

INSTITUTE *for*
LUXURY HOME
MARKETING®

Home of the CLHMS™

MARCH
2024

MISSISSAUGA

ONTARIO

www.LuxuryHomeMarketing.com

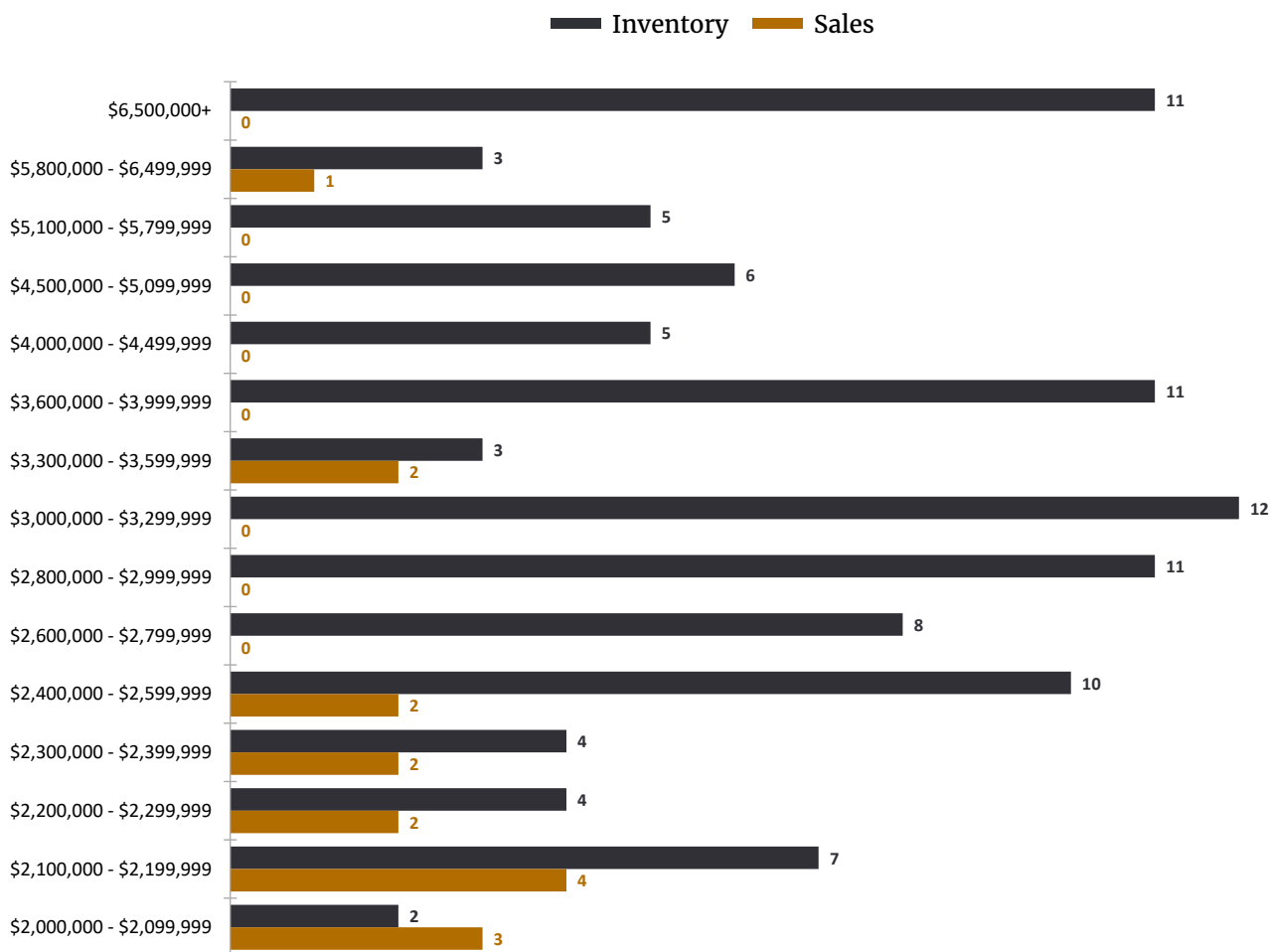
LUXURY INVENTORY VS. SALES | FEBRUARY 2024

Total Inventory: **102**

Total Sales: **16**

Total Sales Ratio²: **16%**

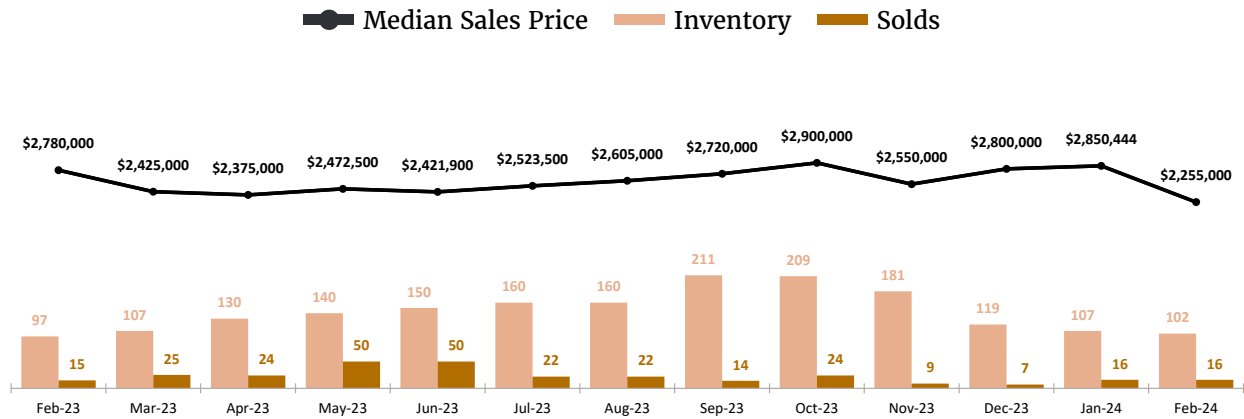
Balanced Market



Beds ³ -Range-	Price -Median Sold-	DOM -Median Sold-	Baths -Median Sold-	Sold -Total-	Inventory -Total-	Sales Ratio -Sold/Inventory-
0-1 Bedrooms	NA	NA	NA	0	0	NA
2 Bedrooms	\$2,005,000	8	1	1	1	100%
3 Bedrooms	\$2,150,000	6	4	2	17	12%
4 Bedrooms	\$2,349,850	5	4	5	58	9%
5 Bedrooms	\$2,295,000	26	6	8	21	38%
6+ Bedrooms	NA	NA	NA	0	5	0%

¹The luxury threshold price is set by The Institute for Luxury Home Marketing. ²Sales Ratio defines market speed and market type: Buyer's < 12%; Balanced >= 12 to < 21%; Seller's >= 21%. If >100% MLS[®] data reported previous month's sales exceeded current inventory.

13-MONTH LUXURY MARKET TREND⁴



MEDIAN DATA REVIEW | FEBRUARY

TOTAL INVENTORY

Feb. 2023 Feb. 2024
97 **102**

VARIANCE: **5%**

TOTAL SOLD

Feb. 2023 Feb. 2024
15 **16**

VARIANCE: **7%**

SALES PRICE

Feb. 2023 Feb. 2024
\$2.78m **\$2.26m**

VARIANCE: **-19%**

SALE PRICE PER SQFT.

Feb. 2023 Feb. 2024
N/A **N/A**

VARIANCE: **N/A**

SALE TO LIST PRICE RATIO

Feb. 2023 Feb. 2024
94.44% **95.65%**

VARIANCE: **1%**

DAYS ON MARKET

Feb. 2023 Feb. 2024
34 **8**

VARIANCE: **-76%**

MISSISSAUGA MARKET SUMMARY | FEBRUARY 2024

- The single-family luxury market is a **Balanced Market** with a **16% Sales Ratio**.
- Homes sold for a median of **95.65% of list price** in February 2024.
- The most active price band is **\$2,000,000-\$2,099,999**, where the sales ratio is **150%**.
- The median luxury sales price for single-family homes is **\$2,255,000**.
- The median days on market for February 2024 was **8** days, down from **34** in February 2023.

³Square foot table does not account for listings and solds where square foot data is not disclosed.

⁴Data reported includes Active and Sold properties and does not include Pending properties.

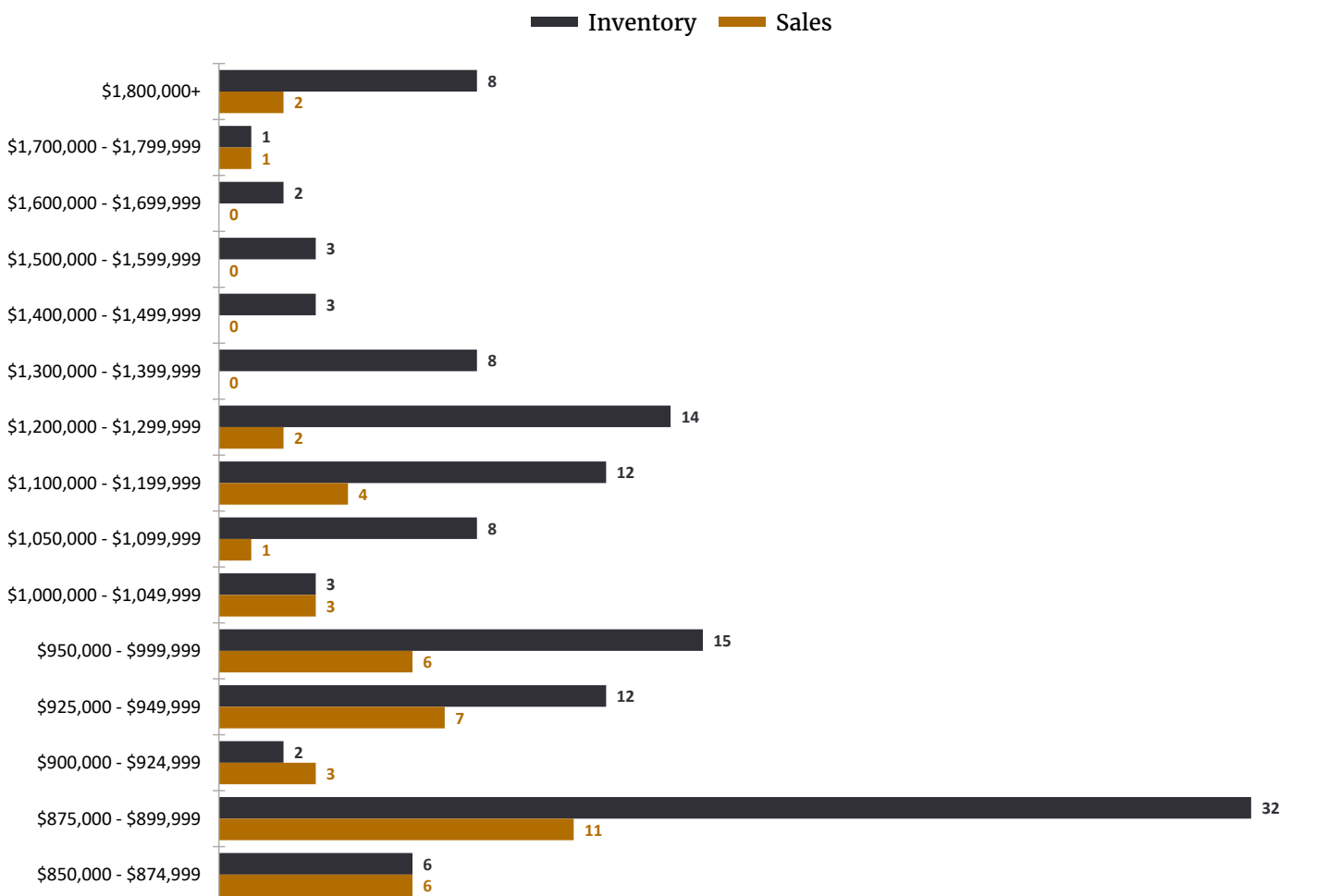
LUXURY INVENTORY VS. SALES | FEBRUARY 2024

Total Inventory: **129**

Total Sales: **46**

Total Sales Ratio²: **36%**

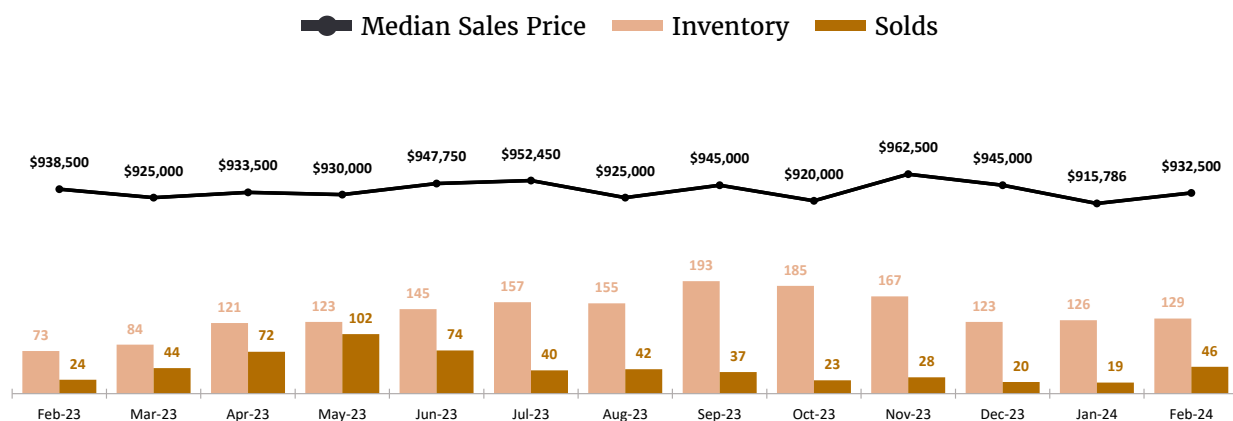
Seller's Market



Beds ³ -Range-	Price -Median Sold-	DOM -Median Sold-	Baths -Median Sold-	Sold -Total-	Inventory -Total-	Sales Ratio -Sold/Inventory-
0-1 Bedrooms	NA	NA	NA	0	1	0%
2 Bedrooms	\$1,030,500	32	2	10	57	18%
3 Bedrooms	\$905,000	10	3	35	68	51%
4 Bedrooms	\$928,000	5	4	1	3	33%
5 Bedrooms	NA	NA	NA	0	0	NA
6+ Bedrooms	NA	NA	NA	0	0	NA

¹The luxury threshold price is set by The Institute for Luxury Home Marketing. ²Sales Ratio defines market speed and market type: Buyer's < 12%; Balanced >= 12 to < 21%; Seller's >= 21%. If >100% MLS[®] data reported previous month's sales exceeded current inventory.

13-MONTH LUXURY MARKET TREND⁴



MEDIAN DATA REVIEW | FEBRUARY

TOTAL INVENTORY

Feb. 2023 Feb. 2024
73 **129**

VARIANCE: **77%**

TOTAL SOLDS

Feb. 2023 Feb. 2024
24 **46**

VARIANCE: **92%**

SALES PRICE

Feb. 2023 Feb. 2024
\$939k **\$933k**

VARIANCE: **-1%**

SALE PRICE PER SQFT.

Feb. 2023 Feb. 2024
N/A **N/A**

VARIANCE: **N/A**

SALE TO LIST PRICE RATIO

Feb. 2023 Feb. 2024
96.58% **100.00%**

VARIANCE: **4%**

DAYS ON MARKET

Feb. 2023 Feb. 2024
19 **11**

VARIANCE: **-42%**

MISSISSAUGA MARKET SUMMARY | FEBRUARY 2024

- The attached luxury market is a **Seller's Market** with a **36% Sales Ratio**.
- Homes sold for a median of **100.00% of list price** in February 2024.
- The most active price band is **\$900,000-\$924,999**, where the sales ratio is **150%**.
- The median luxury sales price for attached homes is **\$932,500**.
- The median days on market for February 2024 was **11** days, down from **19** in February 2023.

³Square foot table does not account for listings and solds where square foot data is not disclosed.

⁴Data reported includes Active and Sold properties and does not include Pending properties.