

Continued snowfall and colder March temperatures have had a dampening effect in Ontario with home sales up slightly at .4% compared to March 2025. Sales for the month remain 37% below the 10-year monthly average with new listings down 9% last month over last year. Active listings decreased by 2% from March 2025 and the current inventory level stands at 4.6 months of supply, well above the 10-year average of 2.3 months.

In the Greater Toronto Area, prices were down by 6.4% in March year-over-year. Sales-to-new-listings remained in buyer's-market territory at 34%, reflecting the combination of the weather and continued economic uncertainty on sales. Negative price growth was seen across all property types with the townhouses performing best, with prices down (6.4%) year-over-year. Sales-to-new-listing ratios in Ottawa (48%), and Hamilton (42%) were holding in low balanced market conditions while London (39%) continued in buyers-market territory in March. Year-over-year home prices decreased in all three.

Employment in Ontario decreased in March 0.1% (5,800), with gains in full-time employment (+0.2%; 12,400) being offset by losses in part-time jobs (-1.3%; 18,200). The unemployment rate held steady at 7.6% (+0.0 percentage points MoM). Employment decreased in the Trade sector and increased in the Professional Services and Finance.



Number of Residential Sales  
**11,838**  
(+0.4% YOY)



Average Home Price  
**\$791,038**  
(-4.5% YOY)

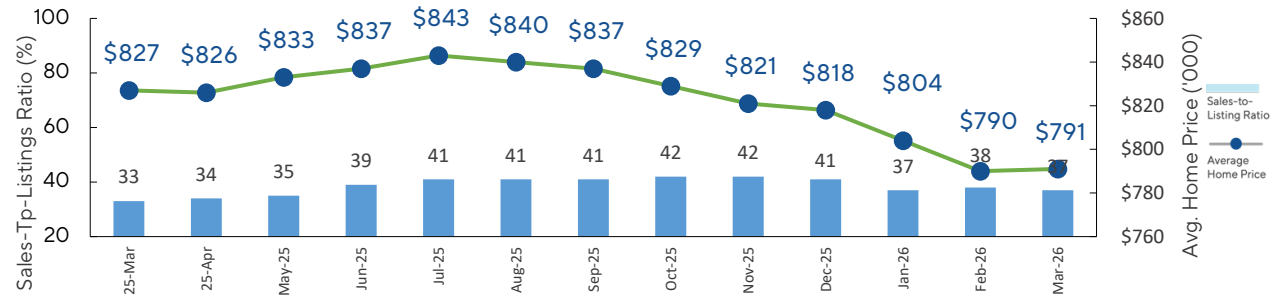


Sales-to-Listing Ratio  
**37%**  
(+4.0 points YoY)



Unemployment  
**7.6%**  
(+0.0 point MoM)

### Ontario Sales-to-Listing Ratio & Average Home Price Trend



|                       | Number Sold | % YOY | Average Price | % YOY | New Listings | % YOY | Sales to Listing Ratio | Market   | UE % |
|-----------------------|-------------|-------|---------------|-------|--------------|-------|------------------------|----------|------|
| <b>GTA</b>            | 4,546       | +4.3  | 1,007,490     | -6.4  | 13,245       | -16.9 | 34                     | Buyers   | 8.1  |
| <b>Hamilton</b>       | 639         | -3.2  | 799,078       | -5.7  | 1,538        | -8.7  | 42                     | Balanced | 6.5  |
| <b>Ottawa</b>         | 912         | -2.9  | 691,951       | +1.8  | 1,888        | +2.6  | 48                     | Balanced | 6.1  |
| <b>KW</b>             | 341         | +11.8 | 728,325       | -3.0  | 768          | -11.4 | 43                     | Balanced | 8.6  |
| <b>London</b>         | 524         | +5.4  | 617,107       | -2.9  | 1,328        | -2.6  | 39                     | Buyers   | 9.1  |
| <b>Barrie</b>         | 309         | -6.1  | 754,546       | -9.1  | 1,153        | -7.5  | 27                     | Buyers   | 8.5  |
| <b>Kingston</b>       | 191         | -13.2 | 564,286       | -10.4 | 560          | +0.4  | 34                     | Buyers   | 6.1  |
| <b>Sudbury</b>        | 168         | -11.6 | 464,583       | -6.5  | 263          | -16.5 | 64                     | Sellers  | 5.9  |
| <b>St. Catharines</b> | 213         | -9.7  | 670,259       | -5.3  | 626          | -14.2 | 34                     | Buyers   | 6.5  |
| <b>Windsor</b>        | 415         | +3.2  | 530,577       | -6.0  | 1,167        | -2.3  | 36                     | Buyers   | 8.5  |

SOURCE: Statistics Canada, Canadian Real Estate Association. This information has been provided by the external sources listed above. Sagen Canada is not responsible for the accuracy, reliability or timeliness of the information supplied by these external sources. This information does not necessarily reflect the views or position of Sagen Canada. Anyone wishing to rely upon this information should consult directly with the source of the information.