



# Ottawa Real Estate Board    Chambre immobilière d'Ottawa

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## News Release

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### Record-Breaking Year for Home Sales in Ottawa

Ottawa, January 9, 2007: Members of the Ottawa Real Estate Board sold 682 homes in December through the Board's Multiple Listing Service® system, setting a new record of 13,783 residential sales for 2006. The previous record was 13,152 in 2004. There were 615 sales in December 2005.

“Overall, it was a very healthy year for Ottawa’s residential real estate market,” said newly elected Board President Diane Hatfield. “The average sale price of a home continued to trend upward, and the still-growing condominium market drove sales numbers all year long. Condos are also selling more quickly than they did in 2005, while residential sales stayed on pace with the previous year.”

The average price of the homes sold in December through the MLS® system in the Ottawa area was \$247,833, and for the year the average price was \$255,889. The Board cautions that average price information can be useful in establishing trends over time but should not be used as an indicator that specific properties have increased or decreased in value. The average price is calculated based on the total dollar volume of all properties sold.

The Ottawa Real Estate Board is an industry association of 2,200 sales representatives and brokers in the Ottawa area. Members of the Board are also members of the Canadian Real Estate Association and thus are entitled to use the term REALTOR®.

The MLS® system is a member based service, paid for by the REALTOR® members of the Ottawa Real Estate Board. The MLS® mark symbolizes the cooperation among REALTORS® to effect the purchase and sale of real estate through real estate services provided by REALTORS®. MLS® commercial and residential listings are available for viewing on the Board's internet site at [www.OttawaRealEstate.org](http://www.OttawaRealEstate.org) and on the national websites of The Canadian Real Estate Association at [www.mls.ca](http://www.mls.ca) and [www.ICX.ca](http://www.ICX.ca). Information about listings and open houses is also available in the Board's weekly newspaper, Ottawa Real Estate Guide.

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[www.OttawaRealEstate.org](http://www.OttawaRealEstate.org)



Diane Hatfield, President  
Heather Skuce, President - Elect

#### Officers

Laurie Gagnier, CIP Vice President  
Carol Mallett, CAE, Executive Vice President



Ottawa Real Estate Board  
Residential and Condominium Sales  
for the Month of December - 2006

Property Class	Type	# Units			Average Sale Price		
		2006	2005	%Chg	2006	2005	%Chg
RES	1.5STY	22	18	22.2	\$183,259	\$187,833	-2.4
	2STOREY	254	269	-5.6	\$283,404	\$272,373	4.1
	3STOREY	23	24	-4.2	\$382,213	\$309,250	23.6
	BUNGLOW	137	118	16.1	\$256,853	\$235,721	9.0
	DBL-SXS	4	6	-33.3	\$311,000	\$259,750	19.7
	DUP-UD	6	14	-57.1	\$316,333	\$256,707	23.2
	HIRANCH	28	18	55.6	\$227,591	\$263,850	-13.7
	LINK	0	1	-100.0	\$0	\$220,000	-100.0
	MOBIL	4	4	0.0	\$62,750	\$65,688	-4.5
	SPLIT	28	20	40.0	\$287,557	\$249,675	15.2
	OTHER	1	3	-66.7	\$220,000	\$132,000	66.7
		507	495	2.4	\$272,255	\$257,900	5.6
CON	1LEVEL	73	50	46.0	\$191,076	\$191,542	-0.2
	2STOREY	84	51	64.7	\$161,624	\$156,838	3.1
	3STOREY	13	10	30.0	\$200,731	\$189,990	5.7
	BUNGLOW	1	3	-66.7	\$257,000	\$289,667	-11.3
	LINK	1	0	.	\$198,000	\$0	.
	SPLIT	0	1	-100.0	\$0	\$150,000	-100.0
	OTHER	3	5	-40.0	\$133,167	\$134,700	-1.1
		175	120	45.8	\$177,080	\$176,402	0.4
		682	615	10.9	\$247,833	\$241,998	2.4

Ottawa Real Estate Board  
Residential and Condominium Sales  
Year-To-Date up to December - 2006

Property Class	Type	# Units			Average Sale Price			
		2006	2005	%Chg	2006	2005	%Chg	
RES	1.5STY	412	362	13.8	\$192,081	\$184,214	4.3	
	2STOREY	6,125	5,919	3.5	\$286,205	\$270,798	5.7	
	3STOREY	472	464	1.7	\$409,576	\$374,488	9.4	
	BUNGLOW	2,520	2,418	4.2	\$251,893	\$238,642	5.6	
	DBL-SXS	45	47	-4.3	\$299,233	\$279,615	7.0	
	DUP-UD	132	140	-5.7	\$290,124	\$271,027	7.0	
	HIRANCH	490	431	13.7	\$220,622	\$220,900	-0.1	
	LINK	16	11	45.5	\$211,343	\$218,545	-3.3	
	MOBIL	86	92	-6.5	\$62,037	\$63,432	-2.2	
	SPLIT	570	560	1.8	\$271,853	\$262,379	3.6	
	OTHER	33	43	-23.3	\$225,569	\$229,400	-1.7	
			10,901	10,487	3.9	\$274,398	\$260,481	5.3
	CON	1LEVEL	1,175	1,032	13.9	\$204,067	\$197,207	3.5
1.5STY		1	2	-50.0	\$150,000	\$244,000	-38.5	
2STOREY		1,422	1,294	9.9	\$166,834	\$163,982	1.7	
3STOREY		189	171	10.5	\$200,077	\$187,716	6.6	
BUNGLOW		29	33	-12.1	\$267,288	\$227,330	17.6	
HIRANCH		2	6	-66.7	\$143,625	\$143,708	-0.1	
LINK		3	0	.	\$172,667	\$0	.	
SPLIT		8	4	100.0	\$211,813	\$159,875	32.5	
OTHER		53	61	-13.1	\$197,548	\$185,632	6.4	
		2,882	2,603	10.7	\$185,879	\$180,032	3.2	
		13,783	13,090	5.3	\$255,889	\$244,484	4.7	