



# Joyce Byrne's Real Estate Team

COMPLIMENTARY  
Staging and Decorating Consultations  
and Property Inspections

"Delivering What Others Only Promise"

## Strong home sales continue in April

- 1,055 homes were sold in April, up 7.7% over April 2018. **It was the fourth consecutive month to post gains** over sales from the previous year, with the number of home resales above the 10-year average.
- London North the average sales price was \$507,052, up 11.6% from the same period last year **up 76.1% compared to just 5 years ago.**
- London South (which also includes data from the west side of London) had an average sales price of \$435,234 in April, up 16.4% compared to April 2018 and **up 72.5% compared to just 5 years ago.**
- The area of London East was \$339,704, up 11% compared to last April and **up 66.8% compared to just 5 years ago.**
- The average sale price in the region was \$421,375 up 14.8% over April 2018 and **up 69.5% from April 2014.**

The largest year-over-year gain was in Elgin County, with an April average sales price of \$411,441 up 37.8% compared to April 2018. Strathroy also made a healthy gain, with an average sales price of \$420,312, a 37.6% increase from the same month last year. Meanwhile, in St. Thomas, the April average sales price was \$356,219, up 25.7% compared to the same time last year.

The home resales activity in April reflects a very robust start to the spring market season. In fact, last month was the third best April, since LSTAR started tracking data in 1978. We continue to trend higher for total sales compared to 2018 with 2,989 units sold, which is ahead 6.4% compared to the same time last year.

It's important to point out that the average sales price does include all housing types, including single detached homes, as well as high rise apartment condominiums. All real estate is local, so your best source for information on the marketplace is going to come from a professional REALTOR®

Area	April Average Sale Price
Elgin County	\$411,441
London	\$429,058
Middlesex County	\$470,499
St. Thomas	\$356,219
Strathroy	\$420,312

It's a great time to contact me if you are considering buying or selling a property, or just have questions. **Just call me at my office at 519-471-8888. I would love to hear from you anytime.**



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