

The South Common Town Home Report

Peter M. Gibson's Real Estate Newsletter

March 2025



South Common Town Homes Market Watch

For detailed **South Common Town Homes** statistics:
www.SouthCommon.info

Latest 6 Month Recap of Solds – Aug 1, 2024 - Jan 31, 2025

	# sold	avg price	high price	days on market
1.5 to 3 storey detached				
3 bedroom	2	909,000	930,000	88
townhouses				
2 bedroom	2	682,500	685,000	18
3 bedroom	11	817,591	960,000	30
Total	15			36

MISSISSAUGA PRICES HOLD STEADY DESPITE HEFTY INCREASE IN SUPPLY

Average Resale Price

Jan 2025

\$1,047,025

-0.2%

year
year

Jan 2024

\$1,048,658

Market Highlights

- January sales (346 units) were down by 8.0% versus January 2024 and were also below the latest 5-year average for the month of January (427 units)
- New listings (1,090 units) were up by a whopping 63.2% versus last year while total active listings (1,534 units) were up by an even loftier 72.4% versus last year
- Despite the heavily supplied market compared to last year there was enough competition between buyers to maintain home prices at year ago levels
- Average selling price of \$1,047,025 was down slightly by 0.2% versus last year although up by 7.1% versus last month

Resale Home Sales

Jan 2025

346

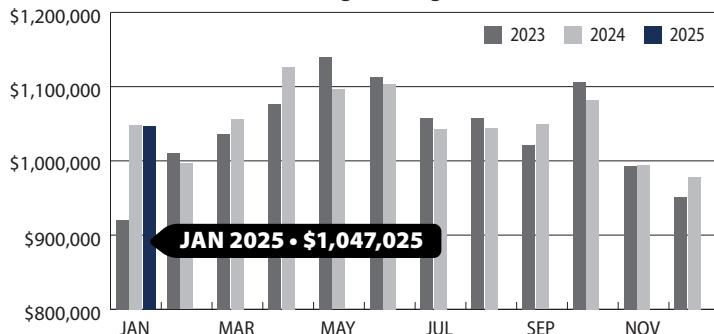
-8.0%

Jan 2024

376



Mississauga Average Resale Price



Message from Peter M. Gibson...

Canadians More Determined to Own Homes in 2025: Survey

A recent survey by digital real estate platform, Wahi, has revealed that Canadians are increasingly committed to homeownership in 2025. The second-annual Homebuyer Intentions Survey of Angus Reid Forum members indicates that more individuals plan to take steps to purchase a home compared to 2024. "The message from many Canadians is clear — they're going to do what it takes to step onto the property ladder," said Wahi CEO Benji Katchen. "While lower interest rates and new mortgage rules have improved housing affordability somewhat, many Canadian homebuyers are taking a more proactive approach." 52% of prospective buyers plan to cut back on spending, according to the survey, which is an increase from 45% in 2024. 31% of respondents intend to alter their investment strategies, which is up from 21%. In terms of working longer hours, 30% of respondents say they will do so, compared to 21% last year.

Peter M. Gibson



Peter M. Gibson
Sales Representative

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PETER'S LISTINGS

2 + 1 BEDROOM, 2 BATHROOM CONDO



For Sale!

Spacious and updated 2 bedroom + den, 2 bathroom condo in a secure gated community. Interested? Contact me for more details. **416-347-1649** or 1pmgibson@gmail.com.

2 BEDROOM, 2 BATHROOM CONDO AVAILABLE



For Sale!

Affordable 2 bedroom, 2 bathroom condo with spectacular views. 2 parking, 1 locker included. Maintenance fee covers all utilities, cable TV and internet. Call me at **416-347-1649** or 1pmgibson@gmail.com.

2 BEDROOM, 2 BATHROOM



Corner Unit For Sale!

Very clean and spacious 2 bedroom, 2 bathroom condo with over 1,200 sq. ft. in Eagle Ridge for sale. Interested? Contact me for more details. **416-347-1649** or 1pmgibson@gmail.com



HOW TO CREATE THE PERFECT HOME OFFICE

There are plenty of benefits to having a hybrid work schedule — a 30-second commute from your bed ranks pretty highly — but getting to design your own home office is definitely up there. If you spend a good amount of time working remotely, you owe it to yourself to create a proper home office workstation to make you as productive as possible. Whether you're decorating an existing home office or converting an area at home, here's what you need for the perfect setup.

The perfect location

If you have a spare room or basement space, choosing where to put your home office might be obvious. However, if you're looking for a space in your home to convert, spend some time thinking about where to set up shop. Lighting and location are important, but lamps and ring lights can improve this easily — and having too good a view can quickly become a distraction. Avoid having to set up your home office area anew each day in high-traffic areas like kitchens and living rooms. Don't forget that even cupboards, under the stairs closets, and corners can be transformed into the cutest home offices with just a little imagination.

A great chair

If you're still working from a sofa or a kitchen chair, it's time to upgrade. Give yourself the gift of an ergonomic chair to support your back and improve your posture. While office chairs can vary in price, there are a few features you won't want to skimp on, like an adjustable height and armrest, lumbar support and a swivel base.

Smart organization

A desk can only house so many notebooks, envelopes and sticky notes, but there are ways to maximize your space without causing clutter. Using storage vertically as well as horizontally, like with bookcases and floating shelves, will avoid taking up too much floor space.

Inject personality

A home office space that bleeds into your home must mesh with your personal style, so forget creating a sterile office space. Use prints, wallpaper, and colour to seamlessly integrate your working area with the rest of your home's unique DNA. Investing in wooden shelving and quirky lighting will work well in your home office but will also look beautiful when it needs to be turned back into a guest room for visitors.

www.SouthCommon.info for the rest of your newsletter...

PRICELESS QUOTES

"There are basically two types of people. People who accomplish things, and people who claim to have accomplished things. The first group is less crowded."

— Mark Twain

"Whenever people agree with me, I always feel I must be wrong."

— Oscar Wilde

"Whoever named it necking was a poor judge of anatomy."

— Groucho Marx

"History will be kind to me for I intend to write it."

— Winston Churchill



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