



Sutton
HERITAGE

MARKET WATCH SNAPSHOT

AUGUST 2026

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE



DURHAM REGION AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 915,922

↓ 4.9% 2025
↓ 2.0% PRIOR MONTH

SEMI-DETACHED

\$ 697,945

↓ 5.6% 2025
↑ 1.4% PRIOR MONTH

TOWNHOUSE

\$ 730,585

↓ 3.0% 2025
↓ 3.1% PRIOR MONTH

CONDO

\$ 476,311

↓ 2.0% 2025
↑ 0.2% PRIOR MONTH

**TOTAL HOMES
SOLD**

602

↓ 10.9% 2025
↓ 17.0% PRIOR MONTH

**DAYS ON
MARKET**

46

↑ 3 DAYS 2025
↑ 3 DAYS PRIOR MONTH

**TOTAL NEW
LISTINGS**

1,423

↓ 15.0% 2025
↓ 17.2% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.



CLARINGTON AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 822,814

↓ 6.1% 2025
↓ 1.1% PRIOR MONTH

SEMI-DETACHED

\$ 586,667

↓ 17.8% 2025
↑ 1.1% PRIOR MONTH

TOWNHOUSE

\$ 662,580

↓ 4.9% 2025
↑ 1.8% PRIOR MONTH

CONDO

\$ 481,857

↓ 4.9% 2025
↑ 7.2% PRIOR MONTH

**TOTAL HOMES
SOLD**

103

↓ 16.9% 2025
↓ 22.0% PRIOR MONTH

**DAYS ON
MARKET**

43

↑ 7 DAYS 2025
↓ 3 DAYS PRIOR MONTH

**TOTAL NEW
LISTINGS**

249

↓ 19.9% 2025
↓ 15.6% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.



PICKERING AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 1,165,883

↑ 1.4% 2025
↑ 3.2% PRIOR MONTH

SEMI-DETACHED

\$ 806,617

↓ 9.1% 2025
↓ 4.1% PRIOR MONTH

TOWNHOUSE

\$ 760,888

↓ 3.8% 2025
↓ 8.6% PRIOR MONTH

CONDO

\$ 504,492

↓ 13.5% 2025
↑ 6.4% PRIOR MONTH

TOTAL HOMES
SOLD

105

↑ 6.1% 2025
↑ 7.1% PRIOR MONTH

DAYS ON
MARKET

45

↑ 4 DAYS 2025
UNCHANGED PRIOR MONTH

TOTAL NEW
LISTINGS

216

↓ 18.2% 2025
↓ 16.6% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.



AJAX AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 968,031

↓ 0.4% 2025
↓ 6.2% PRIOR MONTH

SEMI-DETACHED

\$ 790,800

↓ 3.7% 2025
↓ 1.3% PRIOR MONTH

TOWNHOUSE

\$ 755,969

↓ 2.7% 2025
↓ 3.9% PRIOR MONTH

CONDO

\$ 446,257

↓ 12.2% 2025
↓ 6.9% PRIOR MONTH

**TOTAL HOMES
SOLD**

72

↓ 23.4% 2025
↓ 35.1% PRIOR MONTH

**DAYS ON
MARKET**

46

↑ 3 DAYS 2025
↑ 9 DAYS PRIOR MONTH

**TOTAL NEW
LISTINGS**

172

↓ 21.8% 2025
↓ 24.2% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.



WHITBY AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 1,010,663

↓ 10.4% 2025
↓ 1.6% PRIOR MONTH

SEMI-DETACHED

\$ 748,214

↓ 4.0% 2025
↓ 6.1% PRIOR MONTH

TOWNHOUSE

\$ 750,781

↓ 3.5% 2025
↑ 0.4% PRIOR MONTH

CONDO

\$ 511,321

↑ 0.2% 2025
↓ 10.3% PRIOR MONTH

**TOTAL HOMES
SOLD**

129

↑ 5.7% 2025
↓ 8.5% PRIOR MONTH

**DAYS ON
MARKET**

42

↓ 3 DAYS 2025
↑ 2 DAYS PRIOR MONTH

**TOTAL NEW
LISTINGS**

274

↓ 8.7% 2025
↓ 15.2% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.



OSHAWA AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 715,831

↓ 13.3% 2025
↓ 8.4% PRIOR MONTH

SEMI-DETACHED

\$ 578,107

↓ 11.5% 2025
↓ 2.9% PRIOR MONTH

TOWNHOUSE

\$ 620,994

↓ 7.7% 2025
↓ 0.6% PRIOR MONTH

CONDO

\$ 405,745

↑ 34.5% 2025
↑ 23.6% PRIOR MONTH

**TOTAL HOMES
SOLD**

143

↓ 22.3% 2025
↓ 19.2% PRIOR MONTH

**DAYS ON
MARKET**

50

↑ 10 DAYS 2025
↑ 7 DAYS PRIOR MONTH

**TOTAL NEW
LISTINGS**

369

↓ 17.3% 2025
↓ 17.8% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.



TORONTO AUGUST 2026

AVERAGE PRICE:

DETACHED

\$ 1,525,749

↑ 0.1% 2025
↓ 1.4% PRIOR MONTH

SEMI-DETACHED

\$ 1,110,639

↓ 1.8% 2025
↓ 1.0% PRIOR MONTH

TOWNHOUSE

\$ 1,026,018

↓ 9.4% 2025
↓ 2.0% PRIOR MONTH

CONDO

\$ 651,648

↓ 2.4% 2025
↓ 3.1% PRIOR MONTH

**TOTAL HOMES
SOLD**

1,767

↓ 0.7% 2025
↓ 21.2% PRIOR MONTH

**DAYS ON
MARKET**

46

↑ 3 DAYS 2025
↑ 9 DAYS PRIOR MONTH

**TOTAL NEW
LISTINGS**

4,200

↓ 7.4% 2025
↓ 15.7% PRIOR MONTH

SUTTON GROUP-HERITAGE REALTY INC., BROKERAGE

Source: TRREB Market Watch 2025/2026 - Brokerage Independently Owned & Operated - Copyright© Sutton Group-Heritage Realty Inc.