



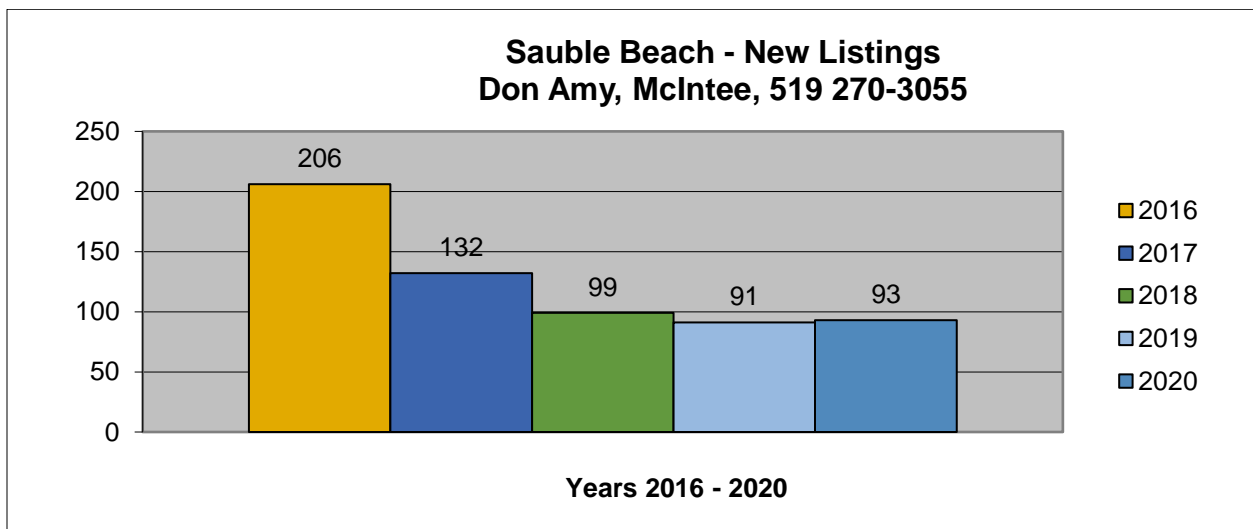
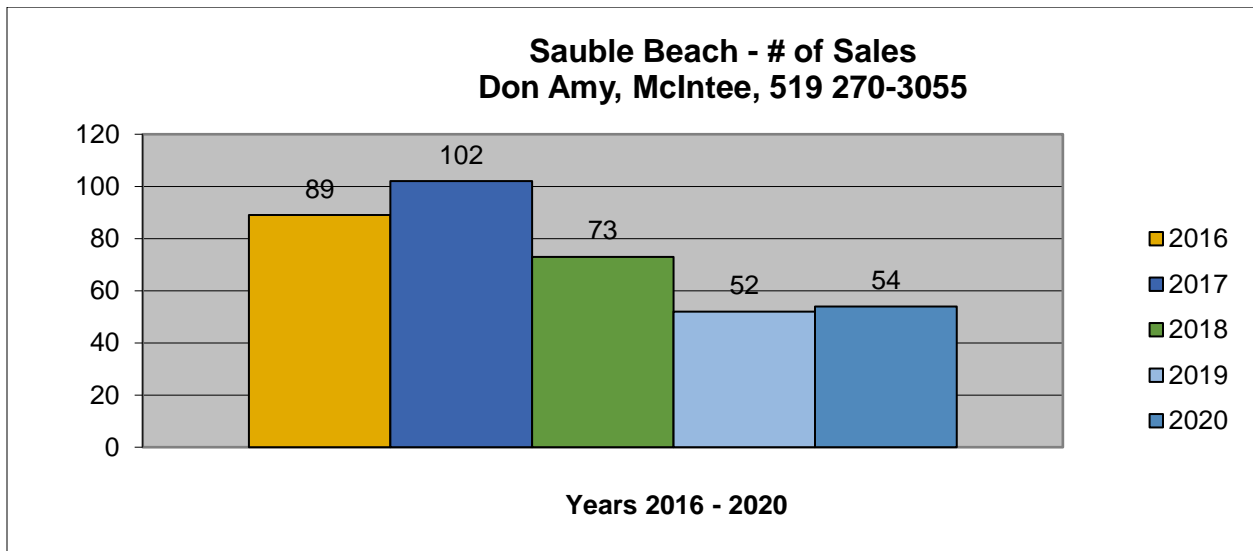
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## Sauble Beach 2020 Real Estate Review

**Quick Sauble Beach 2020 summary:** # of MLS sales **up** 4%, avg. sale price **up** 17% to \$477,528 new listings **up** 2%, avg. days on market **down** 34% to 59 days versus 2019

The number of 2020 Sauble Beach MLS sales rose 4% versus 2019. As viewed in the graph below, there has been a steady decrease in sales for the past few years primarily due to a steady decrease in new listings over the past 5 years.

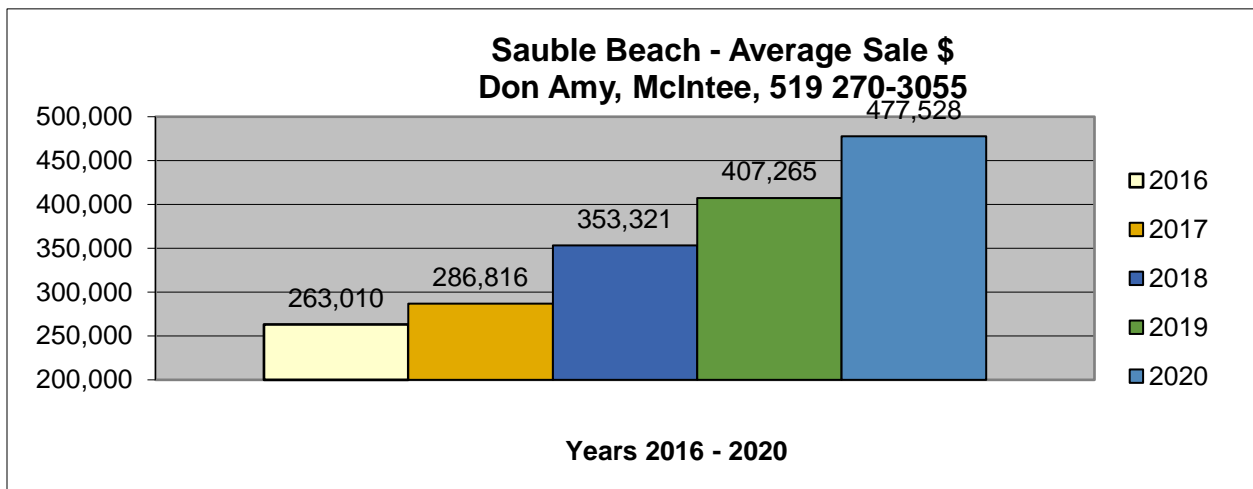
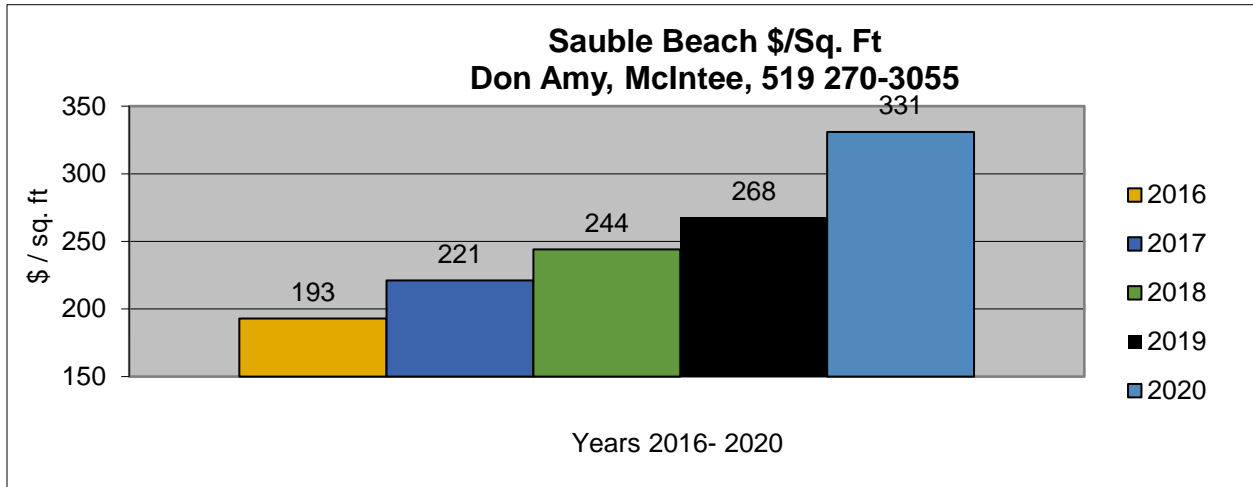




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There was a 24% jump in the average price per square foot and a 17% jump in the average sale price in the 2020 Sauble Beach market to \$477,528. The \$ per sq ft has jumped 71% in the last 5 years.

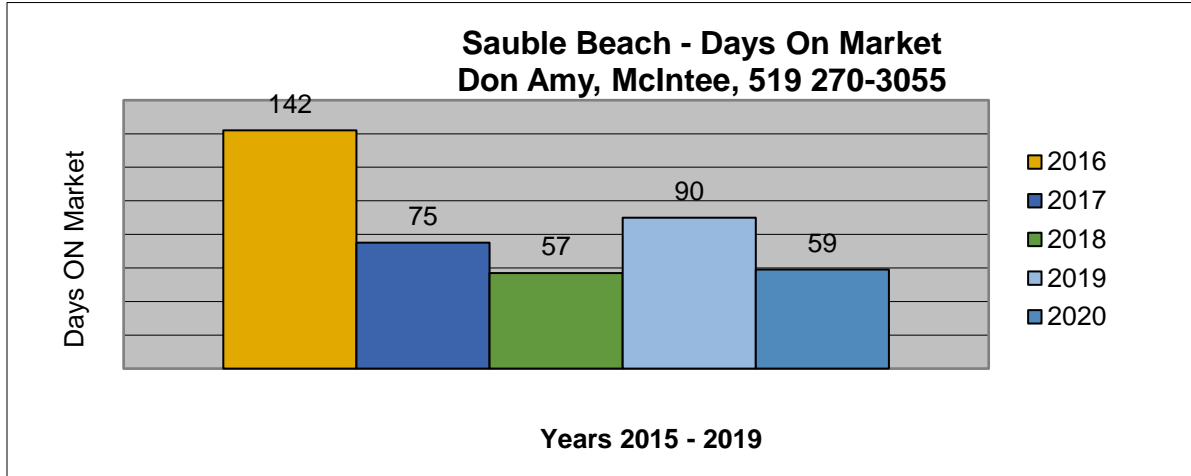




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“Days on the market’ declined up 34% to 59 days in 2020, a strong indication of good demand and a shortage of listings.



The following chart provide a profile of the price range that SOLD in Sauble Beach in 2019 and 2020. Interesting to note that the number of homes selling more than \$300,000 increased from 2019 = 63% to 2020 = 96%.

Home Value	# of Homes	% of Total	# of Homes	% of Total
<b>Year</b>	<b>2019</b>		<b>2020</b>	
<b>200K-250K</b>	4	8%	0	0%
<b>250K-300K</b>	10	19%	2	4 %
<b>300K-400K</b>	14	22%	16	30%
<b>400K-500K</b>	14	27%	12	22%
<b>500K-600K</b>	10	19%	19	35%
<b>600K plus</b>	0	0	5	9%
	52		54	

The following chart provide a profile of the size of the homes that SOLD in Sauble Beach in 2019 and 2020.

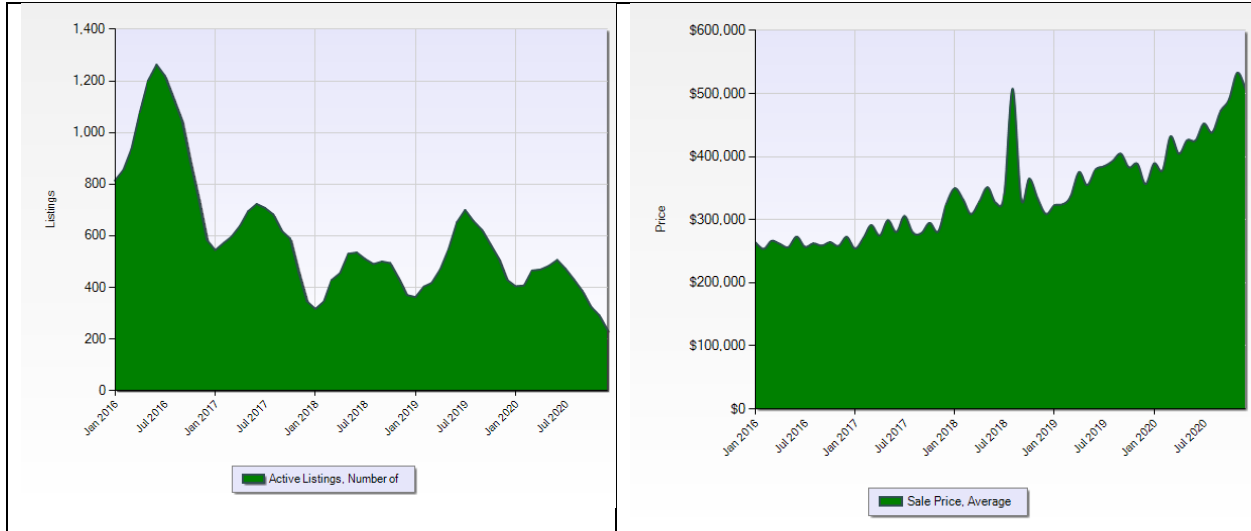
SQ FT	# of Homes	% of Total	# of Homes	% of Total
<b>Year</b>	<b>2019</b>		<b>2020</b>	
<b>1000 less</b>	8	16%	14	27%
<b>1000-1400</b>	20	38%	18	33%
<b>1400-1800</b>	7	13%	9	16%
<b>1800-2400</b>	10	19%	11	20%
<b>2400-3600</b>	6	12%	1	2%
<b>3600 +</b>	1	2%	1	2%
	52		54	



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In all of Bruce County 2020 sales increased 10%, the total number of new listings was down 23% and the average price increased by 21% compared to 2019.



Bruce County

I hope you found this 2020 Sauble Beach housing market review informative and useful. As always, I am happy to help you and your friends with any real estate needs.

*Don Amy*

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