



April 2025

Market Report

The Blue Mountains

Residential Real Estate Statistics As Reported to the OnePoint Association of REALTORS®.

\$1,297,112

YTD April 2024

Average Price

Residential **Freehold Home**

\$1,460,120

YTD April 2025



12.6%

Year-Over-Year
2024 vs 2025

\$727,022

YTD April 2024

Average Price

Residential **Condo & Other**

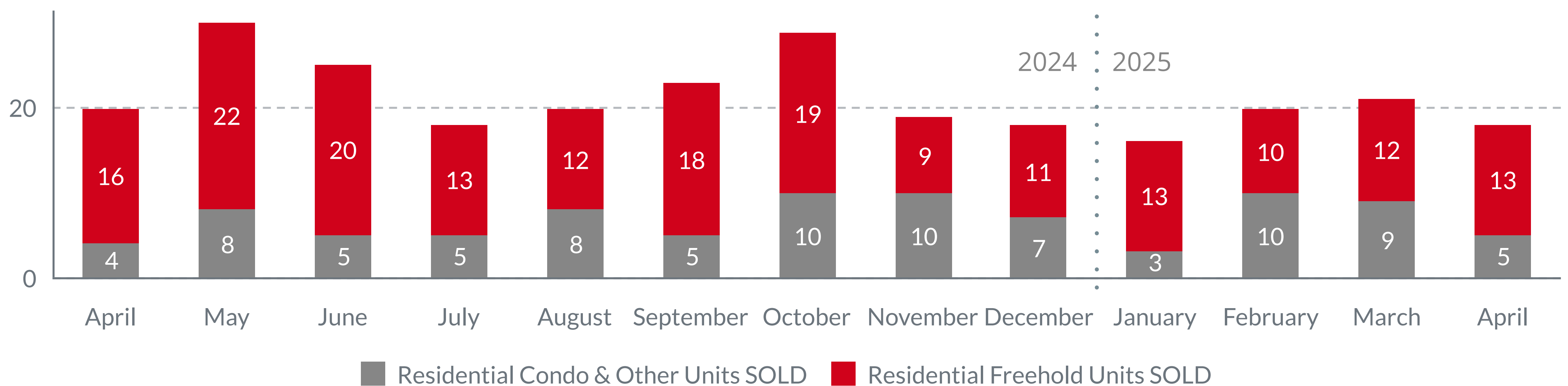
\$594,364

YTD April 2025



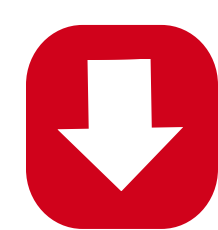
18.3%

Year-Over-Year
2024 vs 2025



84 Unit Sales

January to April **2024**



7.1%

Unit Sales / Year-to-Date
2024 vs 2025

78 Unit Sales

January to April **2025**

Days on Market

86

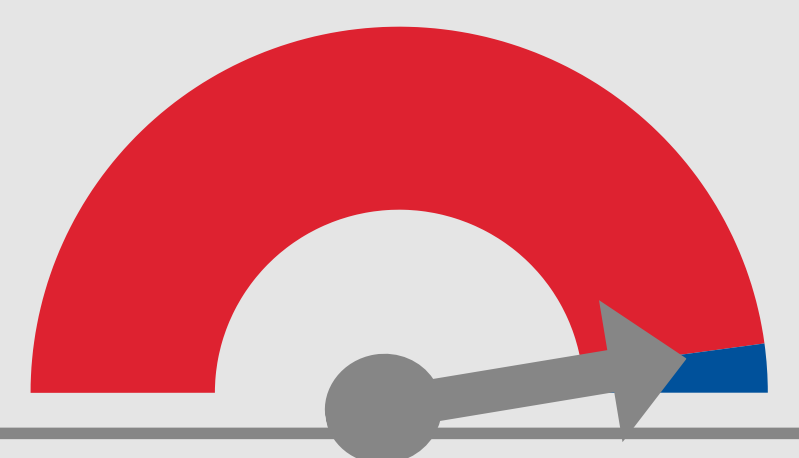
Average YTD

Freehold Home

70

Average YTD

Condo & Other



95% YTD

List to Sale Ratio

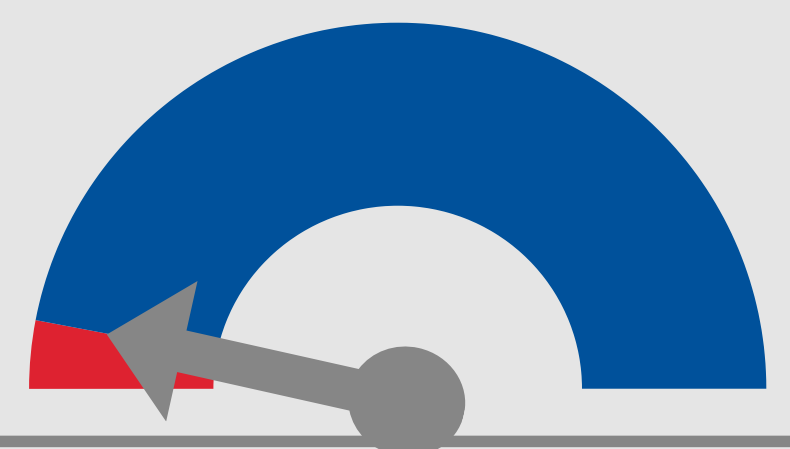
Residential Freehold Home

(Condo & Other = 96%)



5.4%

of **NEW Listings** compared to previous **month**
(for both Freehold Homes + Condo & Other)



6%

Absorption Rate

18 Unit Sales **Sold** in April

Total of 286 Listings **For Sale**