



# 2023 ANNUAL REPORT FORT ERIE

That takes us to another unique location in the region, Fort Erie. Literally bordering on the US, Lake Erie with the gorgeous waterfront parkway and Crystal Beach, one of Ontario's most beautiful and well-maintained beaches where visitors flock to spend the day relaxing or visiting the local boutique shops etc.

Fort Erie tells a similar story for 2023. Higher number of listings and lower numbers of sales.

Also a more affordable destination to consider for purchase. It is, along with Welland and Port Colborne in the bottom three for average sale price in Niagara, at \$621,901.

If we exclude direct waterfront properties with a higher price tag, then \$581,848.

Days on market has about doubled, at 86 for 2023, so there was lots of room here this past year to take your time and pick the perfect home for yourself.

*If you are interested in taking a deeper look into the Fort Erie real estate market or a specific property, please feel free to reach out anytime.*

LEGEND: # of Sales | Average Sale Price | Cumulative Days on Market

ALL RESIDENTIAL		
2023		% change
577 Sold		+2.7%
\$621,901		-12.2%
86		+91%

EXCLUDES DIRECT WATERFRONT		
2023		% change
549 Sold		+3.8%
\$581,848		-16.6%
83		+93%

NEWER THAN 5 YEARS		
2023		% change
100 Sold		+56.3%
\$802,917		-10.9%
108		+200%

UNDER \$500,000		
2023		% change
229 Sold		+63.6%
\$398,940		-4.2%
68		+33.3%

*\*According to MLS(r) data for residential real estate.*

*\*CDOM represents the cumulative days on market for a property, taking into account previous days on market for a property that is cancelled and re-listed.*

