

Sale and Rental Stats for August 2021: 2486/2490 Old Bronte Rd, Oakville

For the month of August 2021 there were just 2 properties that sold and 9 that leased. Summer tend to be slower for real estate and this follows the normal trends. Here's the sale and lease info, the active listings, and how it compares to August 2020.

2 SOLD
AVERAGE SOLD PRICE \$552,952

In August 2021, there were 2 properties that sold....a 1 Bedroom asking \$499,900 that sold just under asking, and a 1+Den asking \$579,900 that sold for about 95% of the asking price. The 1-Bedroom sold quickly in 2 days, where the 1+Den took longer...selling in 41 days.

9 LEASED
1-BEDROOM, 1+DEN, 2 BEDROOM RANGING FROM \$1600 - \$2500 / MONTH

1 ACTIVE CONDO FOR SALE
#706 - 2490 - 2 Bedroom \$659,000 - 4 Days

There were 9 condos that leased...3 of them were 1 bedrooms and rented between \$1600 and \$2500. The one that rented for \$2500 was a fully furnished and all-inclusive for utilities. There was one 1+Den that rented for \$2100, and five 2-Bedrooms that rented between \$2200 and \$2450. They all rented relatively quickly, on average in just under 14 days.

9 ACTIVE CONDOS FOR LEASE
THERE ARE 9 ACTIVE UNITS FOR LEASE
1-BEDROOMS FROM \$1800-\$2495
1+DEN FOR \$2150
2-BEDROOM FROM \$2400-\$3700

Currently there is just 1 condo for sale, and 9 available for rent. The property for sale is a 2-Bedroom 2 Bath unit asking \$659,000. The units for rent are a mix of 1-Bedrooms asking \$1800-2495, a 1+Den for \$2150, and three 2-Bedrooms from \$2400-\$3700.

If we look back to August 2020, that was a pretty busy month. We had 9 sales and 7 leases. The 1-Bedroom units were selling in the \$420,000-\$470,000 range, and the 2-Bedrooms were selling in the \$545,000-\$600,000 range. We had a total of 7 leases....three 1-Bedrooms rented from \$1750-\$1900 and four 2-Bedrooms rented from \$2200-\$2400.

If you are needing to rent your unit...reach out to us! We take all the hard work out of renting! We handle all inquiries, do all the showings, complete the lease documents, tenant pre-qualification, deposits and cheques. If you are thinking about selling let's chat about our **FREE STAGING** we offer for all our listings. A staged property shows much better, and is proven to sell for more and faster!

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