



2026

MARCH

MEAFORD

Real Estate Market Report



Disclaimer:

Please note that we have recently transitioned to a new board and reporting system. While we strive to ensure that the information provided in this market report is as accurate and up-to-date as possible, there may be occasional discrepancies or errors in the data.

OVERVIEW

BUYER'S MARKET

The [Meaford](#) real estate market remained firmly in buyer's market territory this March, with mixed pricing trends and a notable slowdown in sales activity year over year. The median sale price dipped slightly by 0.68% to \$727,500, while the average sale price jumped 89.94% to \$1,747,000, likely reflecting the influence of a few high-value transactions. Overall activity softened considerably, with sales volume falling 40.65% to \$8,735,000 and unit sales declining sharply by 62.5% to just 6 transactions. New listings also decreased by 23.81%, while expired listings fell 21.43%. With the unit sales-to-listings ratio dropping to 18.75%, conditions continue to favour buyers, who benefit from increased choice and negotiating leverage.



March year-over-year sales volume of \$8,735,000

Down -40.65% from 2025's \$14,716,600 with unit sales of 6 down -62.5% from last March's 16. New listings of 32 are down -23.81% from a year ago, with the sales/listing ratio of 18.75% down -50.78%.



Year-to-date sales volume of \$18,199,500

Down -27.44% from 2025's \$25,082,840 with unit sales of 17 down -43.33% from 2025's 30. New listings of 90 are down -7.22% from a year ago, with the sales/listing ratio of 18.89% down -38.93%.



Year-to-date average sale price of \$1,168,244

Up from \$800,226 one year ago with median sale price of \$727,500 down from \$729,000 one year ago. Average days-on-market of 93 is up 45 days from last year.

MARCH NUMBERS

Median Sale Price

\$727,500

-0.68%

Average Sale Price

\$1,747,000

+89.94%

Sales Volume

\$8,735,000

-40.65%

Unit Sales

6

-62.5%

New Listings

32

-23.81%

Expired Listings

11

-21.43%

Unit Sales/Listings Ratio

18.75%

-50.78%

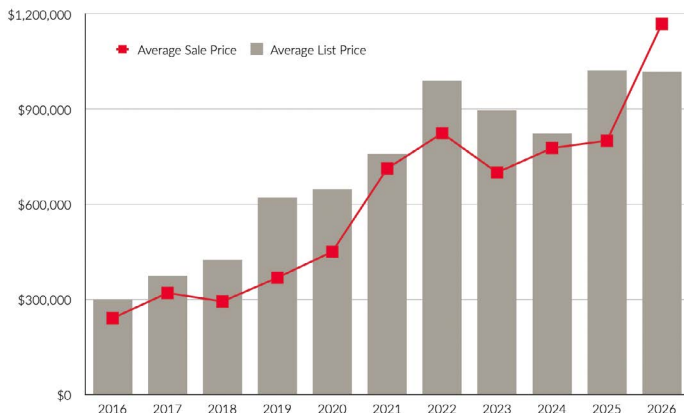
*Year-over-year comparison
(March 2026 vs. March 2025)*

THE MARKET IN DETAIL

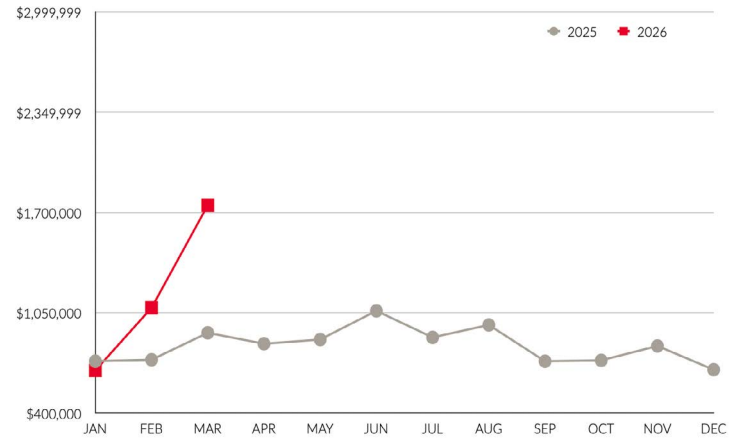
	2024	2025	2026	2025-2026
YTD Volume Sales	\$25,060,500	\$25,082,840	\$18,199,500	-27.44%
YTD Unit Sales	33	30	17	-43.33%
YTD New Listings	123	97	90	-7.22%
YTD Sales/Listings Ratio	26.83%	30.93%	18.89%	-38.93%
YTD Expired Listings	21	35	34	-2.86%
Monthly Volume Sales	\$10,212,000	\$14,716,600	\$8,735,000	-40.65%
Monthly Unit Sales	15	16	6	-62.5%
Monthly New Listings	57	42	32	-23.81%
Monthly Sales/Listings Ratio	26.32%	38.10%	18.75%	-50.78%
Monthly Expired Listings	7	14	11	-21.43%
Monthly Average Sale Price	\$680,800	\$919,788	\$1,747,000	+89.94%
YTD Sales: \$0-\$199K	0	0	0	No Change
YTD Sales: \$200k-349K	4	3	0	-100%
YTD Sales: \$350K-\$549K	9	2	1	-50%
YTD Sales: \$550K-\$749K	11	14	10	-28.57%
YTD Sales: \$750K-\$999K	5	2	1	-50%
YTD Sales: \$1M+	3	9	3	-66.67%
YTD Sales: \$2M+	2	0	2	+200%
YTD Average Days-On-Market	51.67	47.33	92.67	+95.77%
YTD Average Sale Price	\$776,878	\$800,226	\$1,168,244	+45.99%
YTD Median Sale Price	\$594,000	\$729,000	\$727,500	-0.21%

Meaford MLS Sales and Listing Summary
2024 vs. 2025 vs. 2026

AVERAGE SALE PRICE

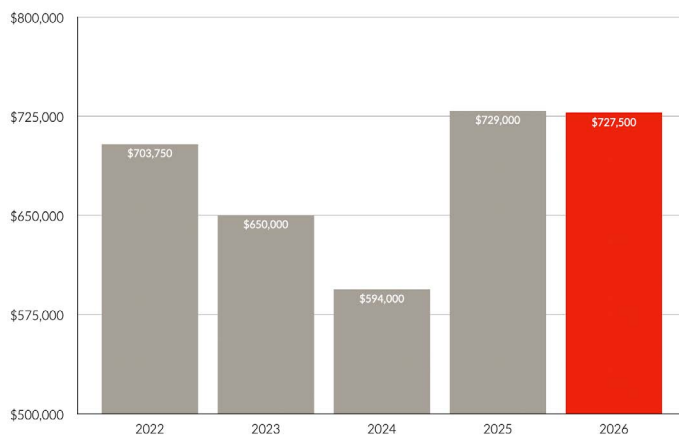


Year-Over-Year

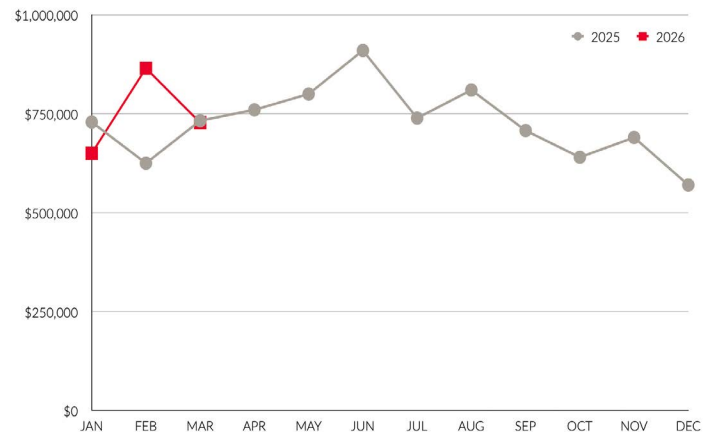


Month-Over-Month 2025 vs. 2026

MEDIAN SALE PRICE



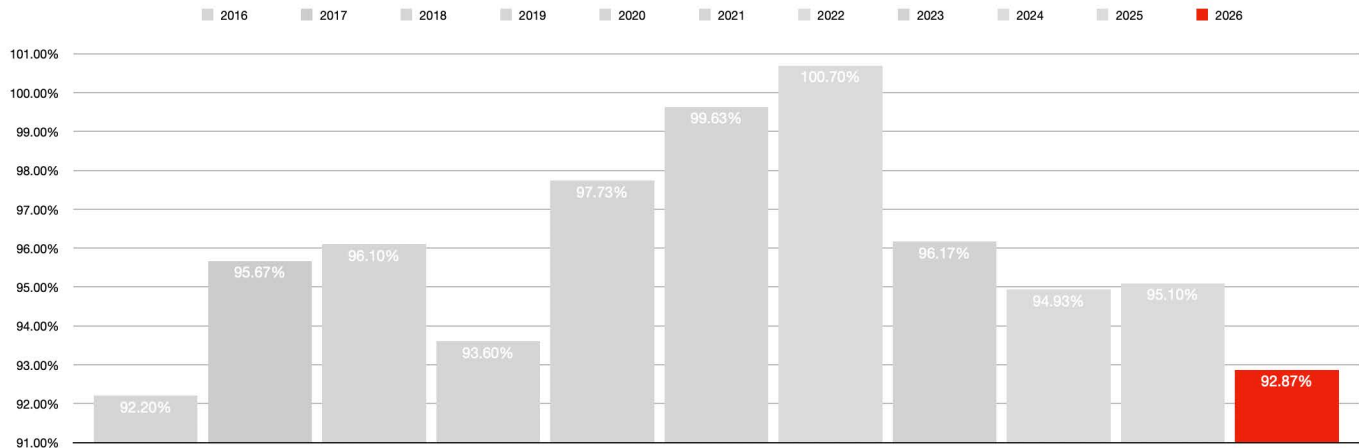
Year-Over-Year



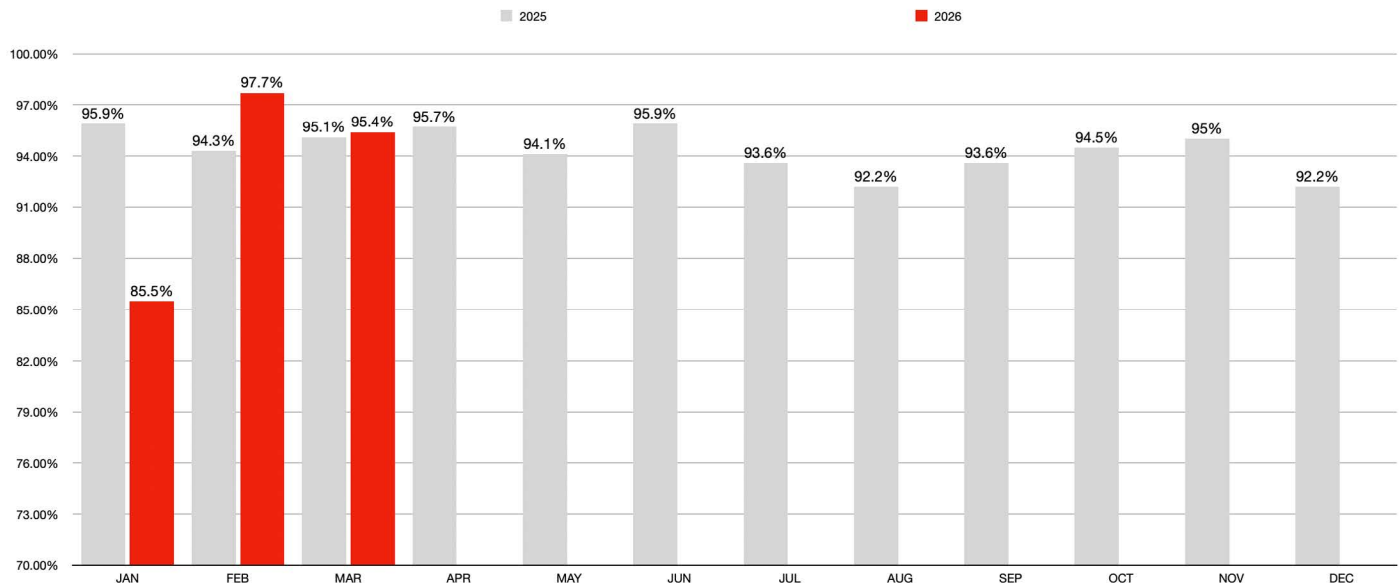
Month-Over-Month 2025 vs. 2026

* Median sale price is based on residential sales (including freehold and condominiums).

SALE PRICE VS. LIST PRICE RATIO



Year-Over-Year

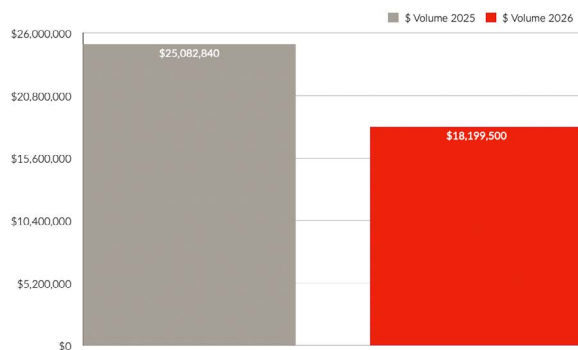


Month-Over-Month 2025 vs. 2026

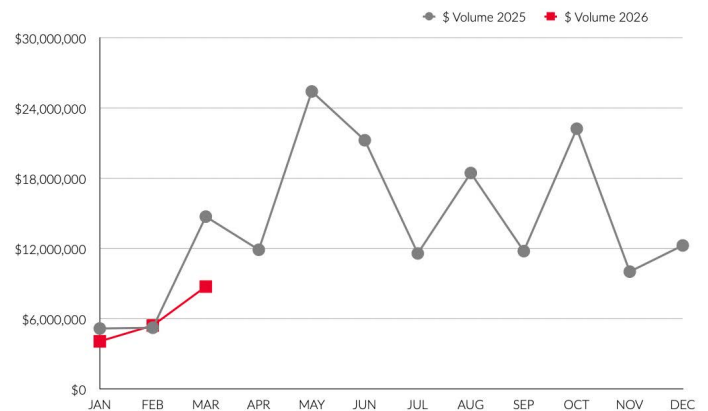
DOLLAR VOLUME SALES



Monthly Comparison 2025 vs. 2026

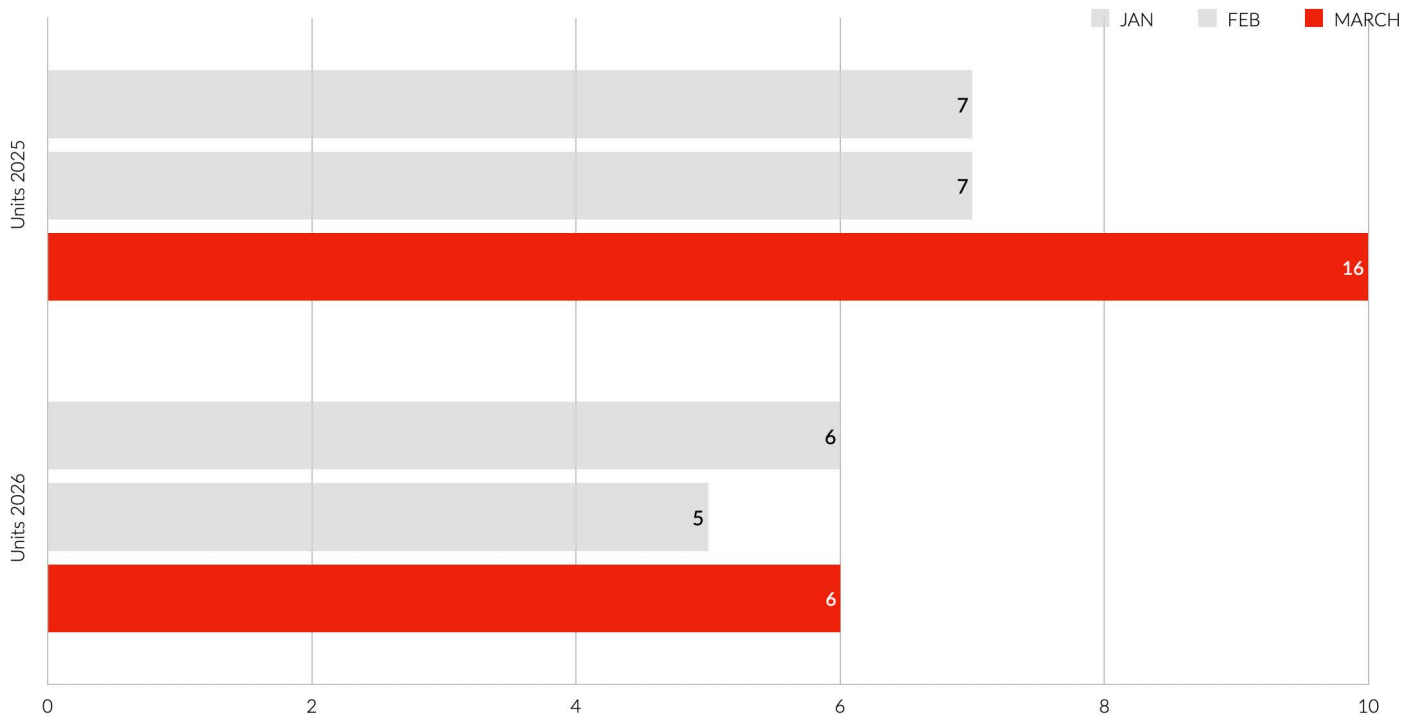


Yearly Totals 2025 vs. 2026

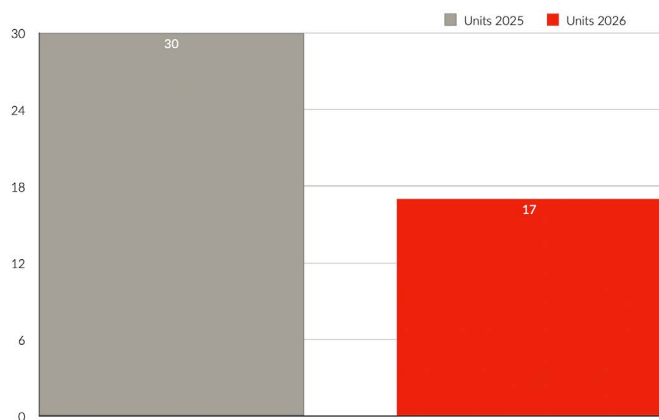


Month vs. Month 2025 vs. 2026

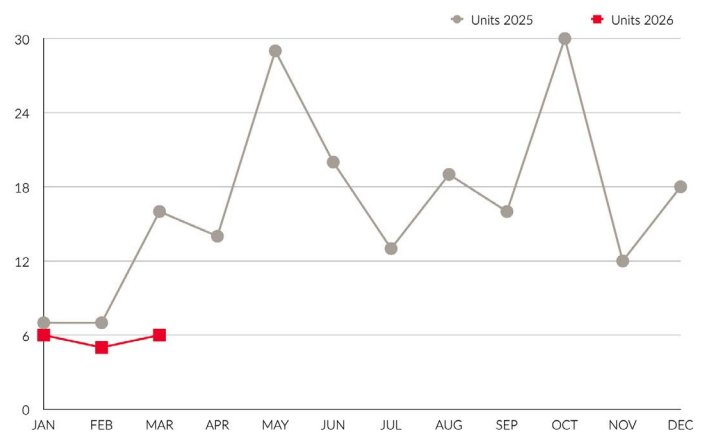
UNIT SALES



Monthly Comparison 2025 vs. 2026

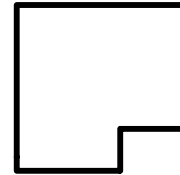


Yearly Totals 2025 vs. 2026



Month vs. Month 2025 vs. 2026

SALES BY TYPE



	FREEHOLD	CONDOMINIUM	VACANT LAND
YTD Sales Volume	 \$18,199,500 -18.91%	 \$0 -100%	 \$0 -100%
YTD Unit Sales	 17 -32%	 0 -100%	 0 -100%
Average Sale Price	 \$1,070,559 +19.25%	 \$0 -100%	 \$0 -100%
March Sales Volume	 \$8,735,000 -33.48%	 \$0 -100%	 \$0 -100%
March Unit Sales	 6 -53.85%	 0 -100%	 0 -100%

Year-Over-Year Comparison (2026 vs. 2025)

OUR LOCATIONS

COLLINGWOOD

705-445-5520
112 Hurontario St, Collingwood

CREEMORE

705-881-9005
154 Mill St, Unit B, Creemore

MEAFORD

519-538-5755
96 Sykes St N, Meaford

THORNBURY

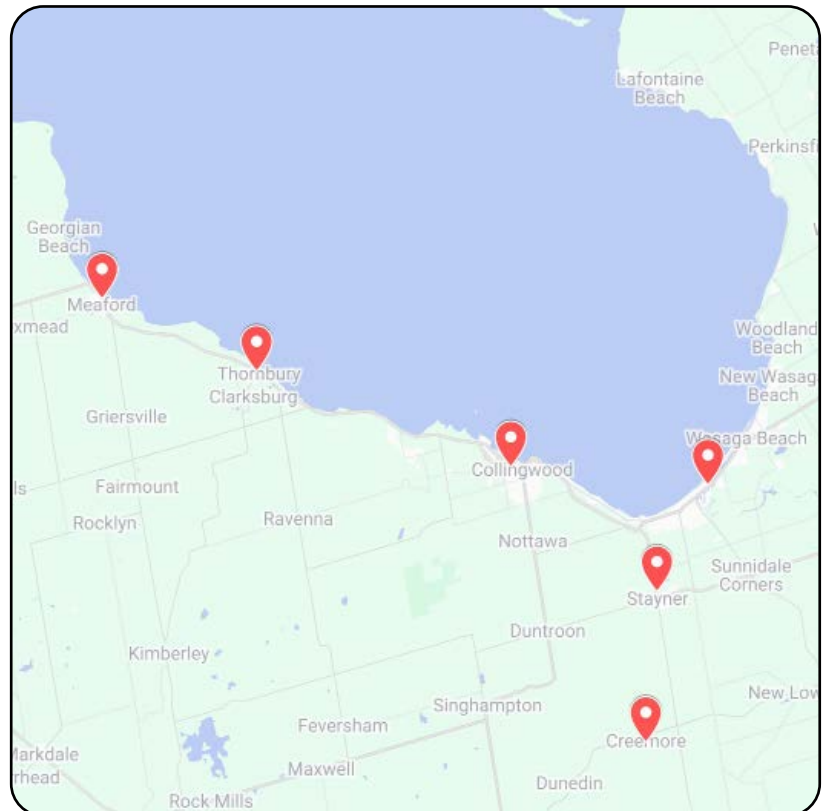
519-599-2136
27 Arthur St W, Thornbury

WASAGA BEACH

705-429-4800
1249 Mosley St, Wasaga Beach

STAYNER

705-428-2800
7458 ON-26 Unit 11, Stayner



/RoyalLePageLocationsNorth



/CollingwoodRealEstate



/LocationsNorth

Helping You Is What We Do.

Find more Real Estate Market Reports for Southern Georgian Bay at:

locationsnorth.com/market-update/