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The real estate market in Halton Hills has been on an impressive bull run in 2016, but nothing compared to Halton Region as a whole.

Photo By Aaron Harris/Torstar Network

**Halton real estate market goes bonkers in 2016**

By Graeme Frisque  
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Unless something drastic and unforeseen happens in its final month, 2016 will go down as a banner year for the Halton Hills and Halton Region real estate markets.

According to statistics released by the Toronto Real Estate Board (TREB), the average sale price for all types of homes in Halton Hills was \$583,633 in November 2015. That number was up to \$678,557 in November 2016 a 16.3 per cent year-over-year increase compared to this time last year.

To put those numbers in perspective, between December 2014 and December 2015, the average sale price for a home in Halton Hills increased just three per cent, or \$16,139 for that 12-month period. For the same period between 2013 and 2014, housing prices jumped just \$14,727, or 2.8 per cent.

The 12-month average sale price for Halton Hills in 2015 was \$551,886 with 1040 units sold. Over the first 11 months of 2016, that figure is up to \$630,220 for 980 units sold.

The stats in Halton Hills reflect an eye-opening trend seen across the whole of Halton Region.

The average price of homes sold on a regional level sat at \$681,760 in November 2015, that number was up year-over-year to a staggering \$869,641 last month, representing a 27.5 per cent increase.

Halton's year-over-year regional average price outpaced Toronto gains significantly in 2016, with Canada's largest city clocking in with an overall 22.7 per cent increase over November 2015.

While units-sold figures have remained fairly constant in Halton Hills over 2015, the number of units sold across the whole region is already up significantly this year. A total of 8,801 units were sold across Halton Region in 2015, that number is already up to 9,480 through the first 11 months of this year.

New lending rules passed by the federal government in October in an attempt to cool the country's housing market don't appear to have had much of an effect on the upward price trend, with month-over-month prices up across the whole region in November.

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