

Condominiums

Purpose - to help people with their real estate needs concerning condo prices in Brockville

Date – document last updated January 2022

Sources – MLS, realtor.ca, invested in the community (living and working)

Data – please use the information provided **as a guide** to help you with your real estate.

Updates – this document will be updated (on www.robandjenn.ca) as new information becomes available.

Brockville - City of the 1000 Islands

www.brockville.com

2010 - Brockville Economic Development office produced an informative booklet on the City. (some info is dated and probably expired but it provides some great history on Brockville)

www.brockville.com/resortliving/pdf/839617424.pdf

Legal question (covers 46 different areas of the law including real estate – excellent source)

www.legalline.ca

Total number of **Condos SOLD** over the **past 5 years in Brockville**

2022 - 75 condo units sold

2021 - 75 condo units sold

2020 – 70 condo units sold

2019 – 83 condo units sold

2018 – 62 condo units sold

Condominium can include high-rise apartment style buildings, townhouses, lofts and detached or semi-detached houses. Each owner has legal title to their own unit and all owners own and share the expenses of ‘common elements’ (gardens, parking, hallways, elevators, recreational facilities, maintenance of the building). Each owner is responsible for the maintenance and repair of their unit and the corporation is responsible for the common elements. All condominium owners are owners in the corporation and are given rights to vote on certain matters. The directors of the corporation, who are elected by the owners, handle the day-to-day running of the condominium.

A **condominium unit** is for the exclusive use of the individual condominium owner and may consist of a residential unit, a storage locker, a parking spot, or a utility closet to name just a few examples. What a condominium unit consists of in any given circumstance is described in the declaration, and the unit boundaries are outlined in a schedule to the declaration. In contrast to condominium units, **common elements** are not for the exclusive use of a particular unit owner, but rather, available for use by all of the condominium owners and their tenants. Common elements consist of those things that are not described and registered as a condominium unit. Examples of common elements include the front lobby, exercise facilities, and outside gardens. It is important to note that in some cases, common elements are for the exclusive use of a

particular unit owner. These elements are called *exclusive use common elements*. For example, a balcony to a condominium unit may or may not be part of the actual unit.

Condominium owners pay for the upkeep of the common elements through maintenance fees known as **common expenses**. Common expenses are sometimes shared equally by all of the owners, while in other buildings the fees are calculated on a percentage basis, (pro-rated so that someone who owns a larger unit will pay a higher percentage of the common expenses).

Amenities –by definition, a desirable or useful feature or facility of a building or place. Heating is regarded as a basic amenity BUT many condos at the expense of the condo owner.

Status Certificate – contains basic, essential and financial status about a particular unit and the condo corporation. (condo declaration, by-laws, budget, reserve fund, insurance, management contract, rules, minutes of the last annual general meeting, and any lawsuit involving the corporation.

Reserve Fund – as named – should have sufficient funds to cover ongoing maintenance and repair of the condominium’s major capital items.

Declaration, description, and the condominium corporation

New condominiums are legally created once two documents are registered. These are the **description** and the **declaration**. The description consists of building plans and a property survey. The declaration is the equivalent of a constitution of the condominium corporation. It sets things such as the definition of units and common elements, outlines the division of ownership of each, and outlines how much each unit owner must pay in monthly condo fees.

In addition to these two documents, condominiums also have by-laws and rules. By-laws deal with matters such as the duties and powers of the board of directors of the condominium, collection of common expenses, and how meetings are conducted. Rules cover the everyday rights and obligations of the residents and owners of the condominium, including such issues as the ownership of pets, and what documents owners must file if they want to rent their unit.

Each condominium development becomes a condominium corporation when the declaration and description are registered. All condominium owners are owners in the corporation and are given rights to vote on certain matters. The directors of the corporation, who are elected by the owners, handle the day-to-day running of the condominium.

PM - Property Management Companies in Brockville and the Surrounding Area
(property management as known to the author at time of this report)

Alwington Communities Property Management
310 Bagot Street, Kingston,
E – hello@alwington.com
T – 613.777.1676

ARAC Property Management Inc.
T – 1-866.271.8183
www.arcapm.com (Ottawa, Kingston, Brockville)

Bendale Propety Management (919 Sydenham Road, Kingston)
T – 613.531.1336
E – info@bendale.ca
www.bendale.ca

Cogir Real Estate (head office - Whitby)
T – 613.342.6439
E – info@toronto.cogir.net
www.cogir.net

DMS Property Management Ltd (head office – Toronto)
T – 613.342.8833
www.dmsproperty.com

Eastern Ontario Property Management Group (26 Broad St. Brockville)
T – 613.918.0145
E – leasing@eopmg.com

Evolution Property Management (Brockville)
613.246.4077
E – office@evolutionpm.ca
www.evolutionpm.ca

River City Property Management (135 Suite #202 Ormond St. Brockville)
T – 613.498.1598
E – crichards@rivercityproperty.ca
www.rivercityproperty.ca

Realstar
t- 613.345.2002
e – info@realstar.ca
www.realstar.ca

Sheridan Green Townhomes

T – 613.498.2129

E – sheridangreen@thesilvergroup.ca

www.thesilvergroup.ca

Condo Fees – noted whether all are the (same) or the (average) of the fees

Some notable features – comments in general noted about the condo(s) and/or location

South Area

(south of the train tracks to the St. Lawrence River)

County Club Place K6V-6T5 to 6T8

PM - Bendale Property Management (919 Sydenham Road, Kingston)

Leeds Condo Corporation # 16

Condo declaration date – Sept 14th, 1989

54 Condos

Some notable features

On a 5-acre treed setting, due South of the Brockville County Club/Curing Rink and on the St. Lawrence River. 12 townhouses, in traditionally designed Georgian townhouses. Adult oriented community with tennis courts and in-ground pool. 8-inch insulated blocks between condos, forced gas heating and central air. Direct access to a single car garage, 3 bedrooms and 2 plus bathrooms. 12 buildings in total and 2 of them have direct views of the St. Lawrence River.

Sales History

2019 – 1 condo sold for \$242,500 – condo fees \$485

2020 – 4 condos sold – average sale price of \$317,375 and condo fees of \$543 (same fee)

2021 – 3 condos sold – average sale price of \$496,000 and condo fees of \$554

2022 – sales recorded at this end of this document.

The Harbourview

3 Apple St., Brockville, K6V-4X5

PM – Alwington Communities Property Mgt (613.777.1676). www.alwington.com

Live in Superintendent – Roger Hodgkinson T 613.345.5314 email – rhodkinson@bell.net

Leeds Condo Corporation # 4

Condo declaration date – August 28th, 1981

77 condos

Some notable features

Built in the early 1980s – high-rise building with river views and balconies. Conveniently located by the riverfront parks, walking trails, restaurants. Common and exercise room, heated inground pool, 2 elevators and security building. Non-smoking building, no pets, shared laundry room, electric baseboard heat. Smart card laundry. Parking indoor - \$700 plus / year and parking outdoors - \$300 plus / year

Sales History

2019 – 3 condos sold – average sale price of \$233,000 and average condo fees \$394 / month

2020 – 3 condos sold – average sale price of \$283,300 and average condo fees \$416 / month

2021 – 8 condos sold – average sale price of \$269,000 and average condo fees \$431/month

2022 – sales recorded at this end of this document.

The Boardwalk

11 Broad St. Brockville, K6V-4T5

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Leeds Condo Corporation # 18

Condo registration declaration date – February 12/1990

24 residential condos

24 commercial conds

Some notable features

Built in 1987 and located in the Brockville Harbour with 9 floors - Inside parking, storage locker, party room and exercise room. Central heating/air conditioning done by heat pump and back up electric baseboards.

Sales History

2019 – 3 condos sold – average sale price of \$468,000 – average condo fee of \$972 / month

2020 – 2 condos sold – average sale price of \$428,000 – condo fee was \$1071 / month (same fee)

2021 – 1 condo sold - \$529,000 and condo fee 1,126/month

2022 – sales recorded at this end of this document.

Tall Ships Landing Condo

15 St. Andrew St., Brockville, K6V-5S9

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Two Condos on Geowarehouse

Leeds Condo Corporation # 41

Condo Registration declaration date – December 9th 2014

Leeds Condo Corporation #42 (Parking)

Condo registration declaration date – June 30th 2015

88 residential condos

Some notable features

Built in 2015, a 21-storey building in a resort-style setting on the historic St. Lawrence River in the heart of the 1000 Islands. Private marina, clubhouse, fitness centre, restaurant, vacation cottage-iniums and guest rooms and host to the 1000 Islands Ontario's Aquatarium.

www.tallshipslanding.com – telephone for the Tall Ships 613.498.7245

Sales History

2019 – 4 re-sale condos sold, average \$550,000 average condo fee \$773 / month

2020 – 3 re-sale condos sold, average \$540,000 average condo fee \$750 / month

2021 – 5 re-sale condos sold, average \$619,000 average condo fee \$830 / month

2022 – sales recorded at this end of this document.

Ashley Estates

235 King St East Brockville, K6V-1C8

PM - Self-Managed

Leeds Condo Corporation # 23

Condo Registration declaration date – December 19th, 1990

26 Condos

Some notable features

Built in 1991, out-door parking, storage locker, in-unit laundry, smoke and pet free, elevator, sewer/water included, no balconies, 4 storey apartment building.

Sales History

2019 – 5 condos sold, average \$192,000 average condo fees \$386 / month

2020 – 2 condos sold, average \$199,000 average condo fees \$ 297 / month

2021 – 4 condos sold, average \$ 256,000 average condo fees \$411 / month

2022 – sales recorded at this end of this document.

The Executive

55 Water St East Brockville, K6V-1A3

PM - Evolution Property Management (Brockville)

Leeds Condo Corporation #3

Condo Registration declaration date – Feb 6th, 1979

81 condos

Some notable features

Built in the late 1970s - high rise apartment building on the St. Lawrence River. Underground parking, guest suite, indoor gym/exercise area, heated outdoor salt-water pool, squash court. pet restrictions.

Sales History

2019 – 1 condo sold at \$415,000 – condo fee \$447 / month

2020 – 4 condos sold average \$456,250 – average condo fees \$606 / month

2021 – 4 condos sold average \$600,000 – average condo fees \$ 648 / month

2022 – sales recorded at this end of this document

167 Pearl St East Brockville, K6V-1R5

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation #24

Condo Registration declaration date – May 1st, 1991

12 condos

Some notable features

Built in 1961, 3 storey building, in-suite laundry, elevator, storage locker, heat

Sales history

Only one unit sold the past 3 years - \$167,900 condo fee \$460 / month

2022 – sales recorded at this end of this document.

Four Winds

109 King St. East Brockville, K6V-1B8

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation #

Condo Registration declaration date –

?? condos

Some notable features

Built in 1966, 8 floors, 2 elevators, same floor laundry, common area party room, exercise room, sauna, outdoor heated pool, locker area, non-smoking.

Sales History

2019 – 3 condos sold, average \$ 242,000 – condo fee \$ 369 / month (average)

2020 – 8 condos sold, average \$ 231,500 – condo fee \$ 375 / month (average)

2021 – 5 condos sold, average \$260,000 – average condo fee \$345/month

2022 – sales recorded at this end of this document.

CENTRE Area of BROCKVILLE

(south of highway #401 and north of the train tracks)

The Braesides

2 Charlotte Place, Brockville. K6V-6T4

6 Charlotte Place, Brockville, K6V-6S9

14 Charlotte Place, Brockville. K6V-6T2

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation # 10, # 11 and # 15

Condo Registration declaration date – Sept '88, Nov '88 and July '89

24 condos in each building

Some notable features

Built in 1989, 3 buildings at 4 storeys in height. Combining all 3 buildings for sold numbers

Buildings have balconies and water/sewer included in condo fees.

Sales History

2019 – 10 condos sold – average sale price of \$122,000 – average condo fee \$339 / month

2020 – 10 condos sold – average sale price of \$127,000 – average condo fee \$362

2021 – 5 condos sold – average sale price of \$180,000 – average condo fee \$390

2022 – sales recorded at this end of this document.

27 Aldershot, Brockville, K6V-2P7

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation # 12

Condo Registration declaration date – Dec 21st – 1988

Some notable features

5 townhouses generally with 3 bedrooms.

Sales History

2019 – 4 condos sold average \$ 165,430 condo fee \$232 / month average

2020 – 5 condos sold average \$ 214,980 condo fee \$ 276 / month average

2021 – 1 condo sold \$407,000, condo fee \$326 / month

2022 – sales recorded at this end of this document.

274 Ormond St. Brockville K6V-6Z7

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation # 20

Condo Registration declaration date – Dec 7th, 1990

39 condos

Some notable features

Built in 1992 – 4 storey building, elevator, non-smoking, in-suite laundry. Located north of the Central Ave Quickie Store (Central Park Square)

2020 – Elevator was replaced

Sales History

2019 – 2 condos sold average \$ 168,500 – condo fee \$324 / month average

2020 – 2 condos sold average \$186,500 – condo fee \$ 307 / month average

2021 – 4 condos sold average \$240,000 – condo fee \$325 / month average

2022 – sales recorded at this end of this document.

NORTH Area of BROCKVILLE (north of highway #401)

Millwood Manor

1100 Millwood Ave, Brockville, K6V-6Z3

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Leeds Condo Corporation # 17

Condo Registration declaration date –

47 Condos

Some notable features

Built in 1978, non-smoking, elevator, exercise room, shared laundry on each floor, common/party room, located just North of Parkedale Ave.

Pets – 2 small pets with a maximum weight of 10 kgs – no nuisance animals

Senior Citizens Building – No but the majority of residences are seniors

Sales History

2019 ... 8 condos sold average \$142,000 – condo fees \$332 /month (same)

2020 3 condos sold average \$ 154,000 – condo fees \$ 346 / month (same)

2021 – 7 condos sold average \$201,000 – condo fees \$355 / month

2022 – sales recorded at this end of this document.

Meadow Creek

1109 Millwood Ave, Brockville, K6V-0C7

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation # 43

Condo Registration declaration date – May 4th, 2016

Condos

Some notable features

Built in 2016, parking, elevator, in-unit laundry, in-floor radiant natural gas heat/central air conditioning, private balconies. Location – directly behind Canadian Tire at entrance to Memorial Centre rink. Built by Sweet Water Homes (Rob Thompson – Kemptville)

www.sweetwaterhomes.ca has floor plans posted on the website for the units.

2019 ... 4 condos sold average \$291,250

2020 – 1 condo sold for \$ 325,000

2021 – 2 condos sold, average price \$ 332,000 average condo fee \$526 / month

2022 – sales recorded at this end of this document.

1171 Millwood Ave, Brockville, K6V-7L5

PM – Highlands Associates

Leeds Condo Corporation # 38

Condo Registration declaration date – May 6th, 2004

13 condos

Some notable features

2 buildings, 13 units – 1 storey – townhouse style, slab basements, in-unit laundry, in-floor radiant heating,

Sales History

2018 – 1 condo sold \$186,000 condo fee \$ 352/month

2019 – zero sold and 2020 zero sold

2021 – 1 condo sold for \$281,500 – average condo fee \$439 / month

2022 – sales recorded at the end of this document

Camelot Building

21 Liston Ave., Brockville, K6V-7B3

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation # 31

Condo Registration declaration date – June 6th, 1996

Condos

Some notable features

Built in 1996, 4 floors, elevator, small pets, laundry room, located just off Millwood on South side of Liston.

Sales History

2019 8 condos sold average \$138,000, condo fee \$371/month (aveage)

2020 1 condo sold ... \$117,000, condo fee \$365

2021 – 3 condos sold average price of \$229,000, condo fee \$400 / month

2022 – sales recorded at this end of this document.

1199 Millwood Ave, Brockville, K6V-6J4

1201 Millwood

1211 Millwood

1231 Millwood

1221 Millwood

PM – River City Property Management

Leeds Condo Corporation #5

Condo Registration declaration date – Dec 24th, 1981

28 Condos – 4 with 6 condos and 1 building with 4 condos

Some notable features –

Townhouse style with 3 buildings viewing the Memorial Centre and the other two located in the interior of the complex.

Sales history

2019 – 4 condos sold average \$153,500, condo fee \$300 (same)

2020 – 5 condos sold average \$164,500 condo fee \$315 (same)

2021 – 3 condos sold average \$202,000 condo fee \$

2022 – sales recorded at this end of this document.

1249 Millwood Brockville, K6V-6J4

1267 Millwood

1263 Millwood

1265 Millwood

1271 Millwood

1293 Millwood

PM – River City Property Management

Leeds Condo Corporation # 2

Condo Registration declaration date – Aug 10th, 1977

35 Condos – 5 buildings with 6 and 1 building with 5

Some notable features

4 buildings along Vista Drive and 2 interior building in the complex

Sales History

2019 – 2 condos sold average \$ 133,700 condo fee \$300/month (average)

2020 – 3 condos sold average \$ 151,000 condo fee \$ 310/month (average)

2021 – 4 condos sold average \$ 208,000

2022 – sales recorded at this end of this document.

Wilno Place

95 Windsor Drive Brockville K6V-3H7

PM - John Ham Superintendent. T – 613.802.5478

Leeds Condo Corporation # 19

Condo Registration declaration date – July 31st, 1990

28 condos

Some notable features

Built in 1973, 5 storey building, large laundry room on main floor.

2020 ... nothing sold

2019 ... 1 unit sold ... \$152,000

2021 – 2 units sold for an average of \$225,000 and condo fee \$360 / month

2022 – sales recorded at this end of this document.

Wilfred Laurier Building

820 Laurier Blvd, Brockville, K6V-6Z2

PM - River City Property Management (135 suite 202 Ormond St Brockville)

Leeds Condo Corporation # 14

Condo Registration declaration date – May 30th, 1989

55 Condos

Some notable features

Built in 1988, 3 story building with elevator, assigned outdoor parking, storage locker, laundry on each floor. Located one block East of Stewart Blvd, north side of Laurier Blvd.

Sales History

2019 – 5 condos sold average \$127,400 and condo fee \$277/month (same)

2020 ... 6 condos sold average \$ 129,800 and condo fee \$302/month (same)

2021 – zero condos sold

2022 – sales recorded at this end of this document.

Colonial Heights Condominiums

810 Kyle Court Brockville, K6V-6H6

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Leeds Condo Corporation #34

Condo Registration declaration date –

31 condos

Sales History

2019 – 2 condos for an average of \$79,200 – condo fee \$440 (average)

2020 – zero sold

2021 – 1 condo sold for \$109,900 condo fee of \$463 / month

2022 – sales recorded at this end of this document.

815 Kyle Court Brockville, K6V-6J7

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Leeds Condo Corporation #36

Condo Registration declaration date –

47 condos

Some notable features

Sales History

2019 – 3 condos sold for an average of \$67,300 – condo fees \$411 (average)

2020 – zero sold

2021 – zero sold

2022 – sales recorded at this end of this document.

845 Kyle Court Brockville. K6V-6K7

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Leeds Condo Corporation #37

Condo Registration declaration date –

52 condos

Some notable features

Sales History

2019 – 1 condo sold for \$61,000 and condo fee of \$342

2020 – 1 condo sold for \$77,900 and condo fee of \$341

2021 – 1 condo sold for \$100,000 and condo fee of \$481 / month

2022 – sales recorded at this end of this document

815 Macodrum Dr. Brockville, K6V-6P6

PM -

Leeds Condo Corporation # (unknown)

Condo Reg'd declaration date – Nov 26th, 2008

36 Condos

Condo Building owned by Alimari Group Icc

NO Sales listed on the MLS

819 MacOdrum Dr. Brockville, K6V-6P6

825 MacOdrum Dr. Brockville, K6V-6P6

PM - Eastern Ontario Property Management Group (26 Broad St., Brockville)

Leeds Condo Corporation # 25

Condo Registration declaration date – June 7th, 1991

36 Condos

Some notable features

2 buildings – 3 storey high

Sales History

2019 – 8 condos sold average \$87,625 and condo fee 319 / month (same)

2020 – 6 condos sold average \$ 92,000 and condo fee 319 /month (same)

2021 – 8 condos sold average \$135,000 and condo fee \$326 / month

2021 – sales recorded at this end of this document.

2022 – Condos Sold

January	Sold	Condo Fee
1100 Millwood #301	\$271,000	377
815 Kyle #G2	\$155,000	435
21 Liston #402	\$250,000	421
109 King E #1005	\$251,722	378
15 St. Andrew #806	\$375,000	581
February		
1109 Millwood #301	\$475,000	575
845 Kyle #301	\$130,000	281
819 Macodrum #8	\$196,000	366
27 Aldershot #23	\$300,000	261
15 St. Andrew 1902	\$849,500	994
15 St. Andrew 1605	\$790,000	984
15 St. Andrew 706	\$399,000	790
March		
3 Apple #304	\$299,000	410
845 Kyle #309	\$201,000	524
3 Apple #407	\$250,000	357
825 Macodrum #14	\$143,900	366
95 Windsor #401	\$268,000	351
1109 Millwood #203	\$440,000	518
1109 Millwood #101	\$455,000	561
235 King E #404	\$326,000	394
1267 Millwood #27	\$260,000	322
3 Apple #703	\$351,000	462

April

1171 Millwood #12	\$400,000	451
27 Aldershot #24	\$388,000	316
109 King E #207	\$350,000	404
820 Laurier #218	\$280,000	333
21 Liston #212	\$325,000	421
55 Water #311	\$665,000	533
42 County Club	\$675,000	544
819 Macodrum #18	\$235,000	366
2 Charlotte #11	\$255,000	338
1100 Millwood #111	\$220,100	377
55 Water #405	\$410,000	497
11 Broad #404	\$501,200	1,222
1100 Millwood # 406	\$245,000	378
55 Water # 406	\$510,000	694

May**June****July****August****September****October****November****December**

2021 – Condos Sold

January	Sold \$	Condo Fee
3 Apple St. #101	\$286,000	659
14 Charlotte # 19	\$140,000	406
819 Macodrum #1	\$113,000	342
February		
274 Ormond #402	\$240,000	340
1109 Millwood #201	\$315,000	530
845 Kyle #102	\$100,000	481
819 Macodrum #6	\$113,000	340
March		
1271 Millwood #11	\$185,000	322
274 Ormond # 304	\$241,500	336
1100 Ormond #410	\$192,000	355
15 St. Andrew #606	\$350,000	643
1249 Millwood #30	\$227,786	322
1199 Millwood #83	\$200,100	345
235 King St E #304	\$225,000	365
55 Water St E #406	\$465,000	610
April		
1100 Millwood #207	\$190,000	355
1100 Millwood #208	\$220,000	355
1201 Millwood # 95	\$205,000	315
21 Liston #312	\$247,799	413
1201 Millwood #95	\$205,000	315
3 Apple St #402	\$205,000	293
235 King E # 307	\$318,000	427
274 Ormond # 307	\$260,000	336
6 Charlotte #3	\$128,000	444
6 Charlotte # 6	\$128,000	444

May

3 Apple St #508	\$225,000	497
3 Apple St #403	\$322,000	403
235 King E #206	\$300,000	427
1100 Millwood #210	\$205,000	355
55 Water St. #906	\$805,000	959

June

55 Water St. #111	\$555,111	474
235 King E. #107	\$222,000	427
810 Kyle #202	\$109,000	463
53 Country Club	\$621,500	554
825 MacOdrum #6	\$125,000	343
825 MacOdrum #3	\$125,000	343
1100 Millwood #105	\$149,900	355
11 Broad St #804	\$529,000	1,126
15 St. Andrew #601	\$790,000	972

July

28 County Club	\$427,000	554
1100 Millwood #209	\$243,600	355
1100 Millwood #102	\$211,000	355
1201 Millwood #92	\$200,000	345
274 Ormond #305	\$185,000	285
819 MacOdrum #1	\$128,000	366
3 Apple St #307	\$192,000	360
3 Apple St. #402	\$270,000	408

August

15 St. Andrew #905	\$475,905	670
15 St. Andrew #1103	\$680,000	933
95 Windsor #205	\$225,000	360
95 Windsor # 405	\$226,000	360
21 Liston # 211	\$285,000	414
109 King St E # 405	\$344,000	344
109 King St. E # 807	\$284,900	368
109 King St. E # 101	\$332,500	401
2 Charlotte #16	\$251,797	329

September

21 Liston #111	\$154,950	372
1249 Millwood #33	\$240,000	326
55 Water St #403	\$575,000	550
3 Apple #503	\$315,000	424
15 St. Andrew #1503	\$800,000	933

October

1293 Vista Dr #2	\$241,000	326
1293 Vista Dr #4	\$220,000	343
819 Macodrum #2	\$145,500	254
819 Macodrum #15	\$196,000	366
1171 Millwood #10	\$281,000	439
109 King St E #902	\$309,000	406

November

1109 Millwood #104	\$349,900	522
1263 Millwood #20	\$166,000	326
2 Charlotte #13	\$248,000	329
18 County Club	\$440,000	554
825 Macodrum #5	\$139,900	254
109 King St E #406	\$185,000	206

December

27 Aldershot #1	\$407,000	326
274 Ormond St # 104	\$271,000	343
3 Apple St # 501	\$340,000	410

