










# BARBARA ARMSTRONG & IMRE NAGY CENTRAL TORONTO

**Average Freehold House Prices in Central Toronto Neighbourhoods March 31, 2002 to June 31, 2002**

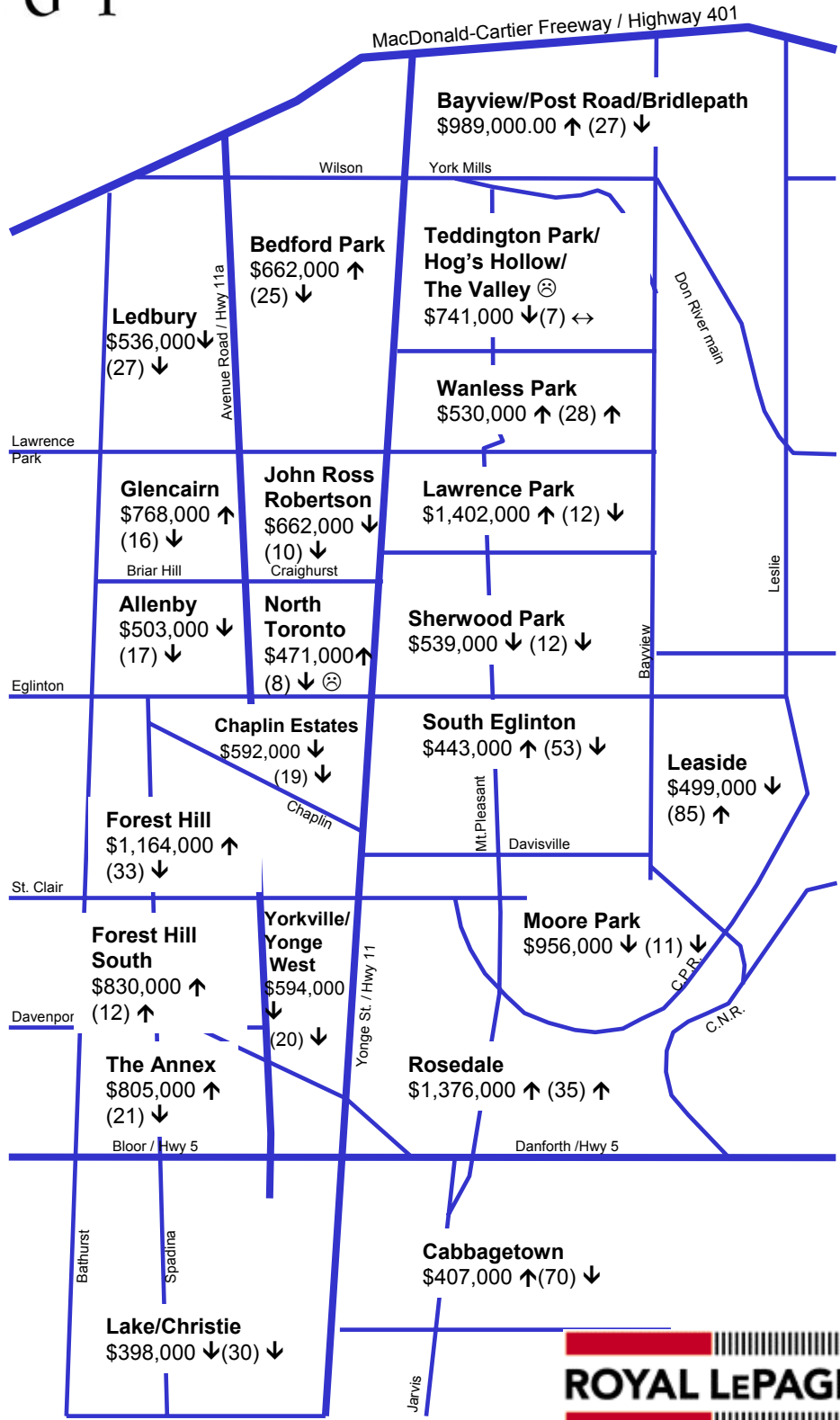
**Five Year Ago Averages:**

-  Bridlepath was \$532,500
-  Bedford was \$374,000
-  Moore Park was \$554,200
-  The Annex was \$379,800
-  Forest Hill was \$678,500
-  Yorkville was \$489,200
-  Lawrence Pk. was \$924,500
-  Lake/Christie was \$263,600
-  Cabbagetown was \$298,800

**Legend**

- \$ = Average House Price
- () = Volume of Houses Sold
- ↑ = Change from previous quarter
- ⊕ = Insufficient Sales (Average not necessarily accurate. Please contact us for details.)

55 St. Clair Avenue West  
 Toronto Ontario  
 M4V 2Y7, Canada  
 Tel: 416-921-1112 (24hr.)  
 Fax: 416-921-7424  
 Email:  
 barb.imre@sympatico.ca  
 www.torontorealestatecentral.com  
 Barbara Armstrong,  
 Imre Nagy,  
 Sales Representatives



This map shows average selling prices for specific neighbourhoods. Figures are based upon Toronto Real Estate Board Multiple Listing Service© statistics, and are simply an indication of trends. They should not be applied to a specific home or situation. If you wish to know changes and trends for your neighbourhood or street, please call Barbara or Imre at your convenience. Stay tuned for more. **Royal LePage Real Estate Services Ltd., Broker**

Second Quarter of

2002

**Compare your area to the last map!**  
(If you have mislaid yours, call and we will replace it.)

### Whoops We Did It Again!

Just when we thought the boom was over, we spent the last quarter with frequent multiple offers and good prices for the sellers. Although this was difficult for first-time buyers; with coaching and understandable nervousness they came through with a wonderful new home (although maybe not the first one they bid on, eventually a much better one, just as we promised). So if you want the best, give us a call - buying or selling - we do it all.

#### We can provide you with:

- A guide for first timers *and* those more experienced.
- An estimate as to the value of your home with a complete statistical backup.
- Advice as to all costs involved in moving.
- Advice on making the most from your present home. (Little things mean a lot - painting the front door makes an instant good and lasting impression).
- The best time to sell your home (you might be very surprised).

All this and more are free for the asking and totally without obligation.

**We are committed to the highest level of professional service for you, guaranteed.**



Barb and Imre



[www.torontorealestatecentral.com](http://www.torontorealestatecentral.com)

#### Marsha's Mousehold Hint:

If possible, try to list the house at what the agent suggests or even a bit less. We do considerable research before suggesting a price and are highly trained in the field. You might even get what you originally hoped or even better as an auction fever may take over.

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Services Ltd., Broker  
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[barb.imre@sympatico.ca](mailto:barb.imre@sympatico.ca)  
Barbara Armstrong,  
Imre Nagy,  
Sales Representatives  
Call Now!