

# A Seamless Sale From Start to Finish. Your Home Sold Simply & Stress Free



Jody, Paula & Lexi  
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**WORK HARD.**  
*Be Kind*  
**real**

🏡 BUYING OR SELLING IN PARIS? WE HAVE BUYERS & SELLERS! 🏡

Our current Paris listings are attracting active Buyers and Sellers searching for their next home. Your property could be exactly what they want. 📞 Call Paula at 226-400-6458 or visit [JodyAndPaula.ca](http://JodyAndPaula.ca) to Learn More today!



## Presenting 17 Amelia St, Paris

**Duplex Zoning in Paris, ON!** Looking for a home that can actually help pay your mortgage? Located at 17 Amelia Street in a highly coveted, mature Paris neighborhood, this beautifully updated property offers seamless main-floor bungalow living, a brand-new kitchen built to host 10+ guests, and a deep, fully fenced yard with a massive two-part deck. The real showstopper is the completely independent 1-bed side unit featuring its own private sun deck—perfect for a long term rental, an Airbnb, or a private in-law suite. With updated big-ticket mechanicals (roof, windows, furnace, and A/C) and ultimate layout flexibility, this versatile treasure won't last long. Visit [NowForSale.ca](http://NowForSale.ca) to learn more and view the virtual tour!

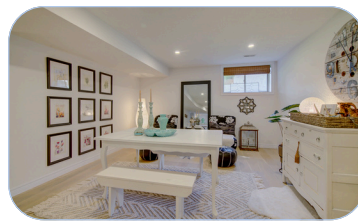
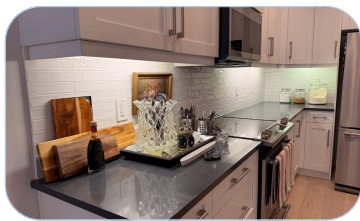


## Presenting 29 Schuyler St Unit #52, Paris

**Luxury Freehold Bungalow with 1.5 Car Garage & Finished Lower Level**

**Welcome to 29 Schuyler St, Unit 52**—This stunning freehold bungalow townhouse perfectly balances sophisticated luxury with effortless, "lock-and-leave" convenience. Key Features include:

- Open layout featuring countertops, pristine cabinetry, and handmade subway tiles.
- A bright, seamless layout anchored by a sophisticated glass-accent fireplace.
- A private, south-facing deck perfect for peaceful, sun-drenched afternoons.
- An expansive, professionally completed lifestyle sanctuary designed for entertaining.
- Features a massive recreation room, a dedicated games area, and a private guest suite with a full bathroom.



### 🎉 Big Congratulations to Our Amazing Clients!

We want to extend a massive congratulations to our incredible sellers at 12 Spencer St, Paris! Not only did we successfully secure a fantastic sale on their beautiful property, but they have also secured their new home! 🏡 ✨ It has been an absolute joy guiding them through both sides of this real estate journey. Navigating a move is a major milestone, and we are so incredibly happy to see them take this next exciting step. Thank you for trusting us with your real estate goals—we wish you a lifetime of wonderful new memories in your new home! 🎉❤️



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## BrantRealEstateNews.CA Market Update

As of June 2026, the real estate landscape across Brantford and Brant County is a predictable, balanced market where buyers enjoy ample selection and sellers must price strategically.

The June 2026 Numbers

- **Brantford Prices:** The benchmark price sits at \$645,900. Single-family detached homes hold steady at \$681,400, while townhouses have adjusted to \$497,000.
- **Brant County Prices:** The County maintains a premium due to larger lots, holding a detached median price of \$870,000.
- **Inventory & Pace:** Active listings in the County have surged 26% year-over-year, and average days on market now span 35 to 48 days.

The "Split" Market

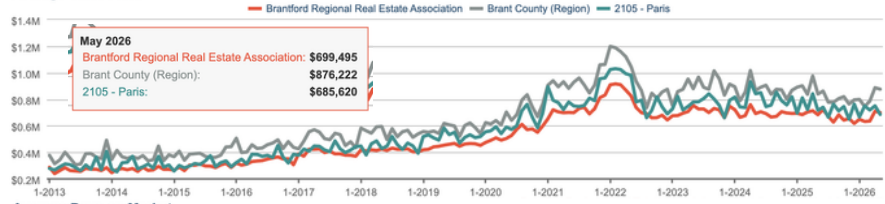
- **Detached Homes:** This remains the strongest sector. Sales are up year-over-year as buyers prioritize space, keeping conditions balanced.
- **Townhouses & Condos:** This segment faces a slowdown with sales down over 33% due to high new-construction inventory, giving buyers a clear advantage.

What This Means For You

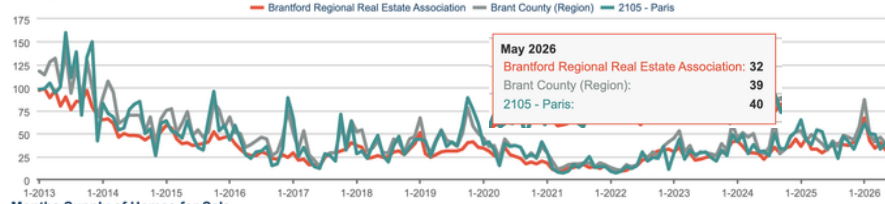
- **For Buyers:** You hold the cards. With a sale-to-list ratio around 97.9%, there is room to negotiate, and standard conditions like home inspections are back.
- **For Sellers:** Precision pricing and flawless presentation are mandatory to prevent your listing from sitting.

Planning a move this year? [Subscribe here](#) to stay in touch with your local real estate market and get updates delivered straight to your inbox!

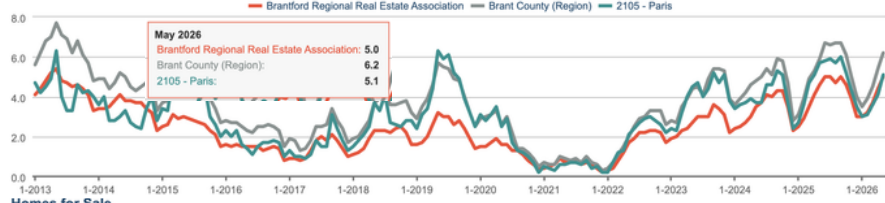
Average Sales Price



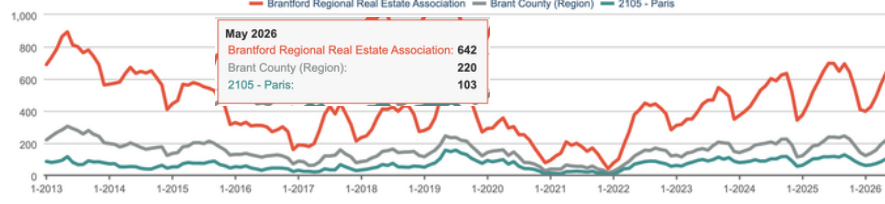
Average Days on Market



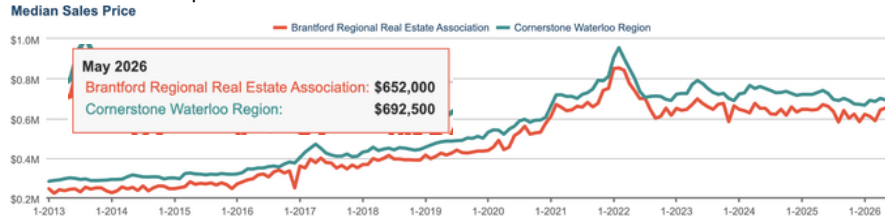
Months Supply of Homes for Sale



Homes for Sale



How Brant Compares to the Tri Cities



## Want to Know How Much Condo Living Really Costs? 🏡

Before downsizing, look past the listing price. High traditional condo fees (\$450-\$700+/month) can quickly drain your retirement cash flow. Discover a smarter route with a low-fee freehold community—like a 2,214 sq. ft. layout for \$799,900 with a tiny \$131/month road fee. Get the maintenance-free lifestyle you want without sacrificing your financial independence. [BrantRealEstateNews.CA](#)



**Why Pollinator Gardens Matter in Brantford & Brant County**

[www.BrantRealEstateNews.ca](http://www.BrantRealEstateNews.ca)

**Buyer's Market vs Seller's Market in Ontario**  
What's Actually Happening Right Now?

[www.BrantRealEstateNews.ca](http://www.BrantRealEstateNews.ca)

**The Downsizing Dilemma: Why a Low Monthly Fee Beats a Lower Purchase Price**

[www.BrantRealEstateNews.ca](http://www.BrantRealEstateNews.ca)

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