

SELLING PRICE

AVERAGE	\$447K		\$427K	MEDIAN
Month-over-Month	-1.7%		-0.7%	Month-over-Month
Year-over-Year	2.7%		2.9%	Year-over-Year
ALL RESIDENTIAL				

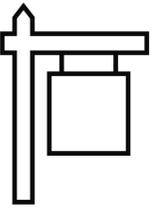
AVERAGE	\$554K		\$510K	MEDIAN
M/M	-1.0%		-0.4%	M/M
Y/Y	2.6%		2.1%	Y/Y
DETACHED				

AVERAGE	\$424K		\$425K	MEDIAN
M/M	-1.2%		0.5%	M/M
Y/Y	5.5%		6.1%	Y/Y
SEMI-DETACHED				

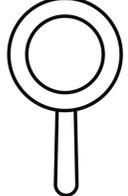
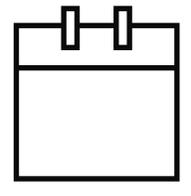
AVERAGE	\$290K		\$283K	MEDIAN
M/M	-2.5%		-8.1%	M/M
Y/Y	0.3%		-2.6%	Y/Y
ROW/TOWNHOUSE				

AVERAGE	\$205K		\$189K	MEDIAN
M/M	1.3%		3.3%	M/M
Y/Y	2.5%		3.5%	Y/Y
APARTMENT CONDOMINIUM				

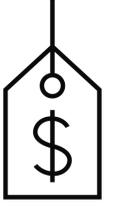
NEW LISTINGS

	CURRENT MONTH	2,285		M/M	-27.9%
	YTD	38K		Y/Y	11.0%

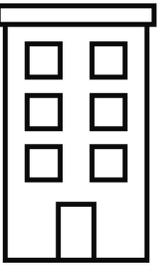
INVENTORY

5,961		3.6	
INVENTORY		MONTHS OF INVENTORY	

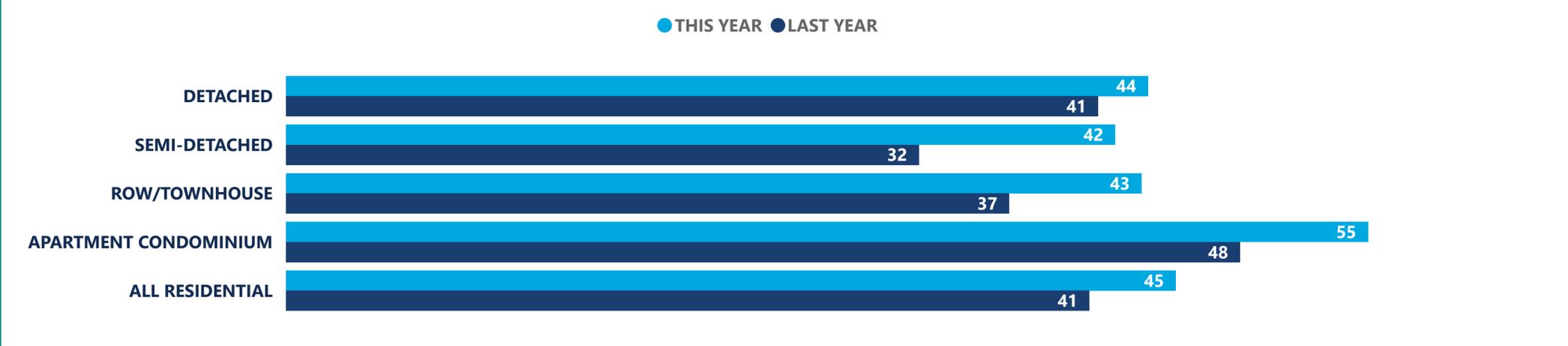
SALES

	CURRENT MONTH	1,654		M/M	-19.7%
	YTD	26K		Y/Y	-13.5%

HIGH ROLLERS

DETACHED	\$5,000,000	
SEMI-DETACHED	\$875,000	
ROW/TOWNHOUSE	\$720,000	
APARTMENT CONDOMINIUM	\$845,000	

AVERAGE DAYS ON MARKET FOR MONTHLY SALES



* Greater Edmonton Area includes Edmonton, Strathcona County, Sherwood Park, Parkland County, St. Albert, Spruce Grove, Leduc, Fort Saskatchewan, Beaumont, Sturgeon County, Stony Plain, Leduc County, Morinville, Devon, Gibbons, Calmar, Redwater, Bon Accord, Bruderheim, Legal, Thorsby, Warburg.

SELLING PRICE

AVERAGE	\$424K		\$410K	MEDIAN
Month-over-Month	-1.1%		-1.2%	Month-over-Month
Year-over-Year	4.3%		4.2%	Year-over-Year
ALL RESIDENTIAL				

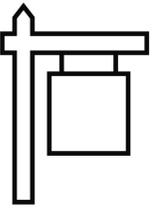
AVERAGE	\$545K		\$500K	MEDIAN
M/M	0.2%		0.6%	M/M
Y/Y	4.6%		2.5%	Y/Y
DETACHED				

AVERAGE	\$420K		\$422K	MEDIAN
M/M	-2.4%		-0.2%	M/M
Y/Y	4.1%		4.9%	Y/Y
SEMI-DETACHED				

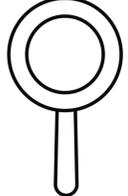
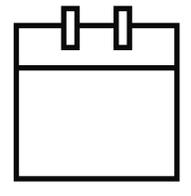
AVERAGE	\$282K		\$275K	MEDIAN
M/M	-3.5%		-10.3%	M/M
Y/Y	0.6%		-3.5%	Y/Y
ROW/TOWNHOUSE				

AVERAGE	\$204K		\$187K	MEDIAN
M/M	6.4%		7.1%	M/M
Y/Y	5.0%		5.3%	Y/Y
APARTMENT CONDOMINIUM				

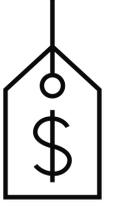
NEW LISTINGS

	CURRENT MONTH	1,669		M/M	-28.0%
	YTD	27K		Y/Y	10.6%

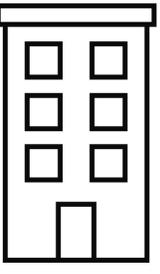
INVENTORY

4,451		3.8	
INVENTORY		MONTHS OF INVENTORY	

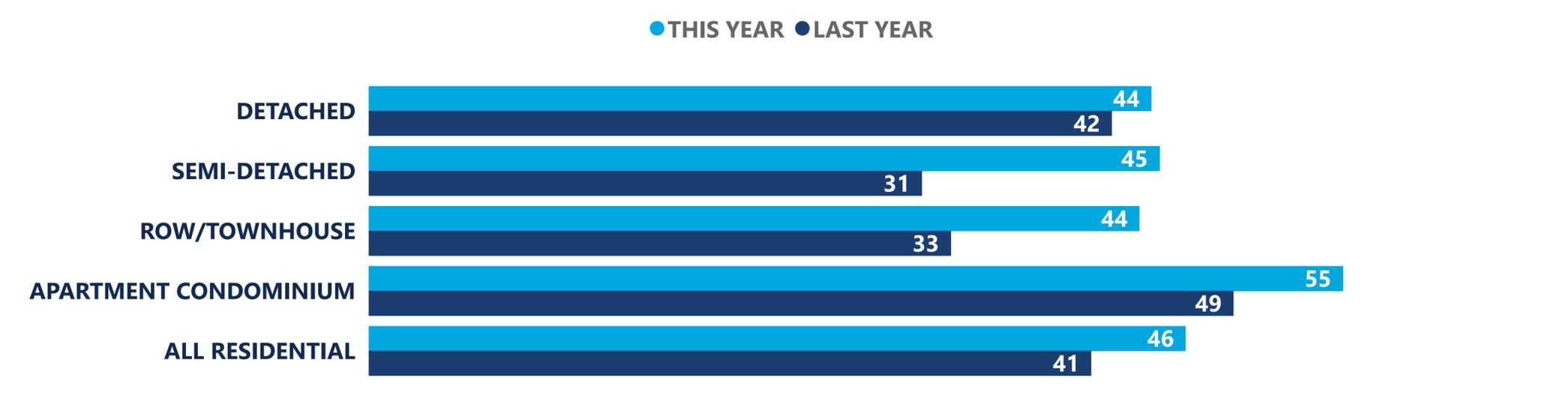
SALES

	CURRENT MONTH	1,163		M/M	-19.1%
	YTD	18K		Y/Y	-14.7%

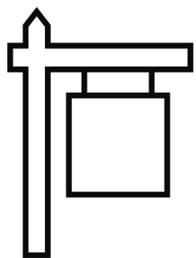
HIGH ROLLERS

DETACHED	\$5,000,000	
SEMI-DETACHED	\$750,000	
ROW/TOWNHOUSE	\$720,000	
APARTMENT CONDOMINIUM	\$845,000	

AVERAGE DAYS ON MARKET FOR MONTHLY SALES



NEW LISTINGS



CURRENT MONTH
2,285 ↓ **M/M**
-28%

YTD
38K ↑ **Y/Y**
11%

SALES

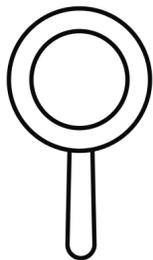


CURRENT MONTH
1,654 ↓ **M/M**
-20%

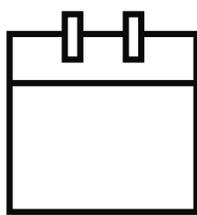
YTD
26K ↓ **Y/Y**
-14%

MONTHS OF INVENTORY

5,961
INVENTORY



3.6
MONTHS OF INVENTORY



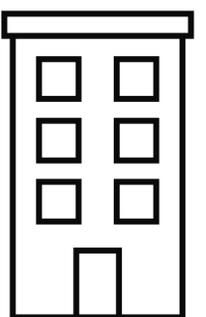
HIGH ROLLERS

DETACHED \$5,000,000

SEMI-DETACHED \$875,000

ROW/TOWNHOUSE \$720,000

APARTMENT CONDOMINIUM \$845,000



AVERAGE DAYS ON MARKET FOR MONTHLY SALES



● THIS YEAR ● LAST YEAR

SELLING PRICE COMPARISONS



ALL RESIDENTIAL

AVERAGE \$447,011

M/M -2%

Y/Y 3%

MEDIAN \$427,000

M/M -1%

Y/Y 3%



DETACHED

AVERAGE \$553,756

M/M -1%

Y/Y 3%

MEDIAN \$510,000

M/M -0%

Y/Y 2%



SEMI-DETACHED

AVERAGE \$423,790

M/M -1%

Y/Y 5%

MEDIAN \$425,000

M/M 0%

Y/Y 6%



ROW/TOWNHOUSE

AVERAGE \$289,605

M/M -3%

Y/Y 0%

MEDIAN \$282,500

M/M -8%

Y/Y -3%



APARTMENT CONDOMINIUM

AVERAGE \$205,314

M/M 1%

Y/Y 3%

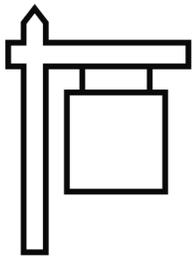
MEDIAN \$188,950

M/M 3%

Y/Y 4%

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NEW LISTINGS



CURRENT MONTH
1,669 ↓ **M/M**
-28%

YTD
27K ↑ **Y/Y**
11%

SALES

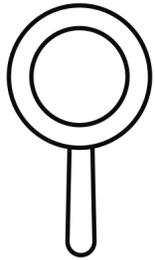


CURRENT MONTH
1,163 ↓ **M/M**
-19%

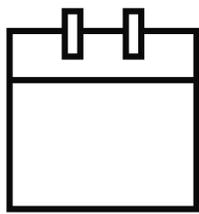
YTD
18K ↓ **Y/Y**
-15%

MONTHS OF INVENTORY

4,451
INVENTORY



3.8
MONTHS OF INVENTORY



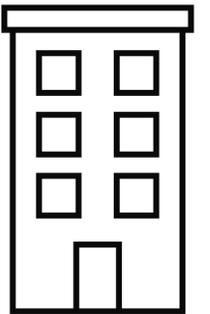
HIGH ROLLERS

DETACHED \$5,000,000

SEMI-DETACHED \$750,000

ROW/TOWNHOUSE \$720,000

APARTMENT CONDOMINIUM \$845,000



AVERAGE DAYS ON MARKET FOR MONTHLY SALES



● THIS YEAR ● LAST YEAR

SELLING PRICE COMPARISONS



ALL RESIDENTIAL

AVERAGE \$424,237
M/M -1%
Y/Y 4%

MEDIAN \$410,000
M/M -1%
Y/Y 4%



DETACHED

AVERAGE \$544,973
M/M 0%
Y/Y 5%

MEDIAN \$500,000
M/M 1%
Y/Y 2%



SEMI-DETACHED

AVERAGE \$419,806
M/M -2%
Y/Y 4%

MEDIAN \$422,250
M/M -0%
Y/Y 5%



ROW/TOWNHOUSE

AVERAGE \$281,588
M/M -4%
Y/Y 1%

MEDIAN \$275,000
M/M -10%
Y/Y -4%



APARTMENT CONDOMINIUM

AVERAGE \$203,505
M/M 6%
Y/Y 5%

MEDIAN \$187,250
M/M 7%
Y/Y 5%

MLS® HOME PRICE INDEX

\$416K

Benchmark Price

↓ -1.3%

Month-over-Month

↑ 3.3%

Year-over-Year

\$447K

Average Sales Price

↓ -1.7%

Month-over-Month

↑ 2.7%

Year-over-Year

\$427K

Median Sales Price

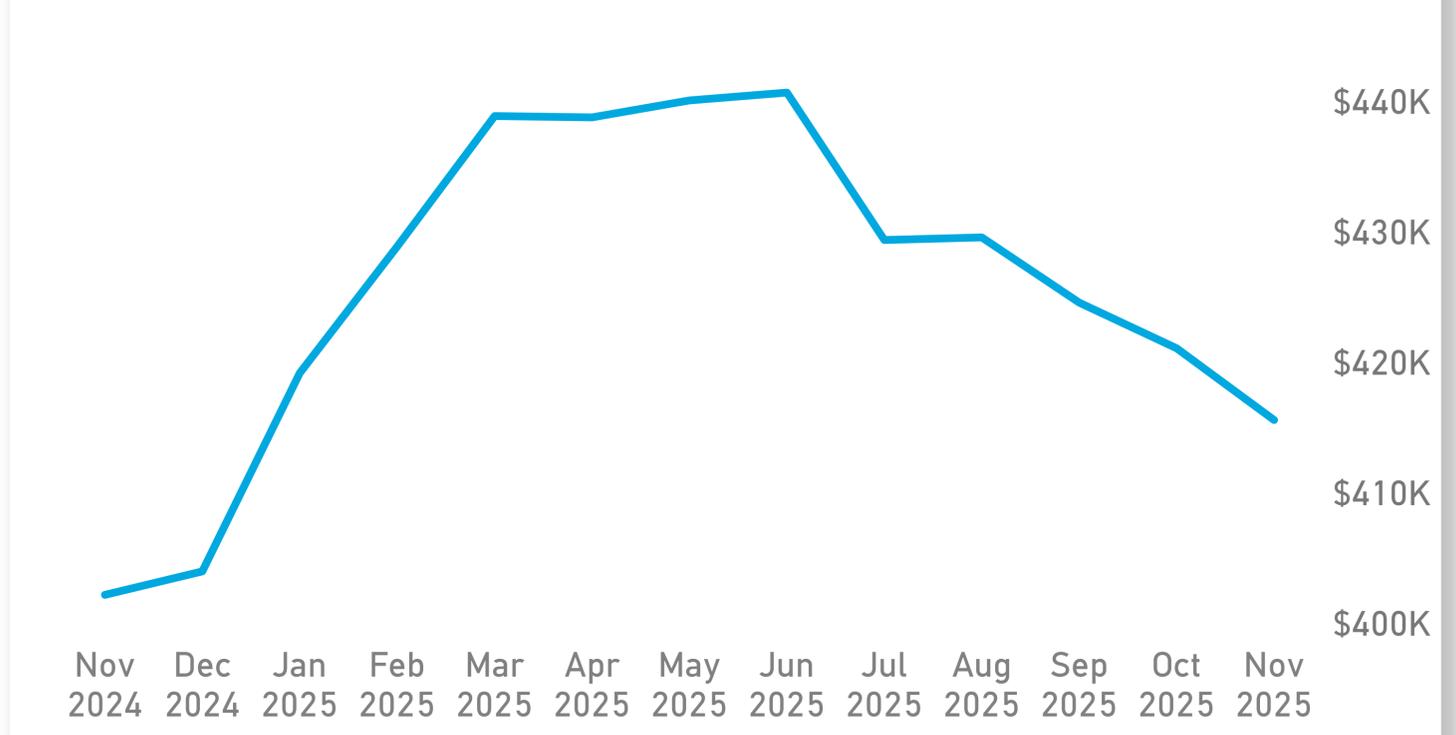
↓ -0.7%

Month-over-Month

↑ 2.9%

Year-over-Year

BENCHMARK PRICE TREND



SINGLE FAMILY

\$508K

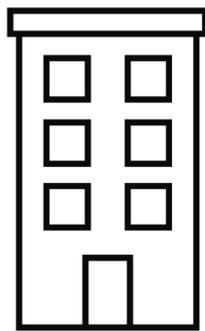
Benchmark Price

↓ -1.5%

Month-over-Month

↑ 7.5%

Year-over-Year



APARTMENT

\$197K

Benchmark Price

↓ -1.1%

Month-over-Month

↑ 1.4%

Year-over-Year



TOWNHOUSE

\$272K

Benchmark Price

↑ 0.1%

Month-over-Month

↑ 1.1%

Year-over-Year

MLS® HOME PRICE INDEX

\$399K

Benchmark Price

↓ -1.4%

Month-over-Month

↑ 3.0%

Year-over-Year

\$424K

Average Sales Price

↓ -1.1%

Month-over-Month

↑ 4.3%

Year-over-Year

\$410K

Median Sales Price

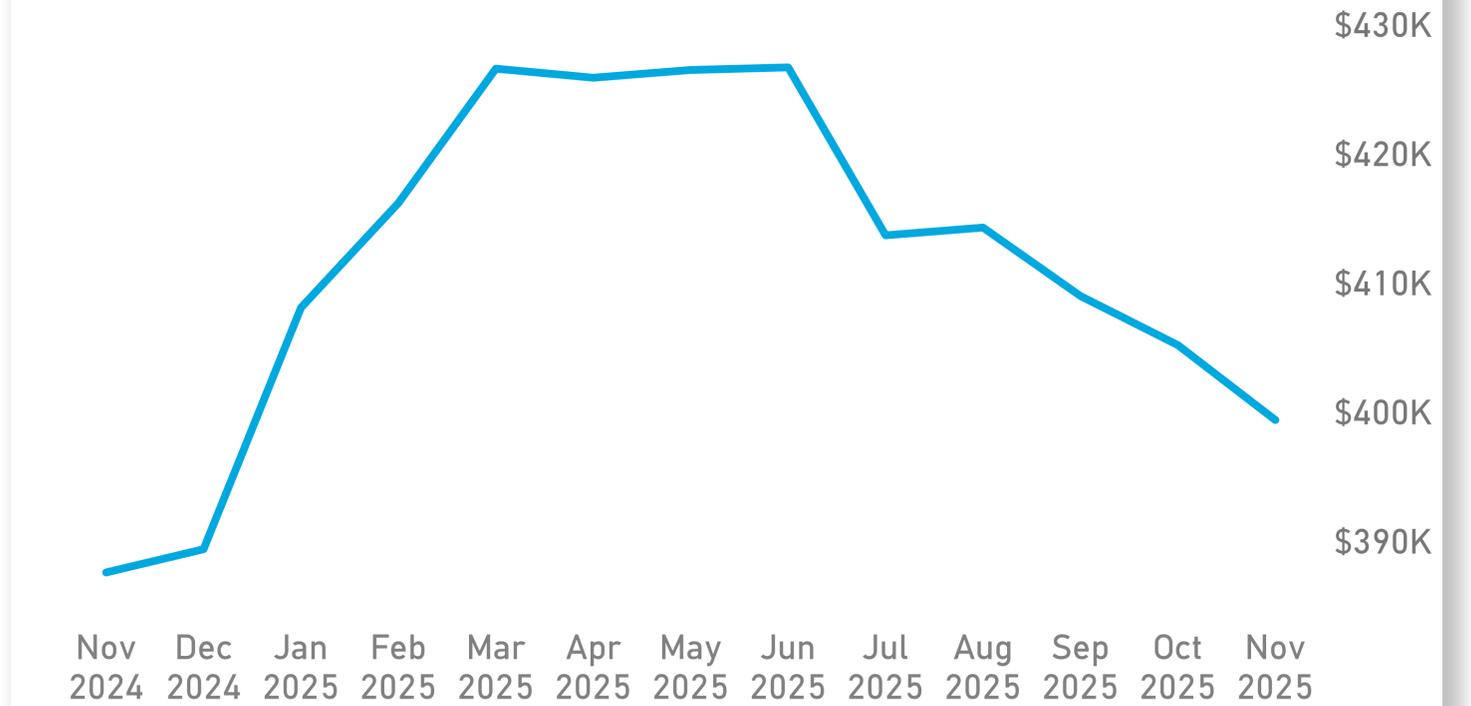
↓ -1.2%

Month-over-Month

↑ 4.2%

Year-over-Year

BENCHMARK PRICE TREND



\$508K

Benchmark Price

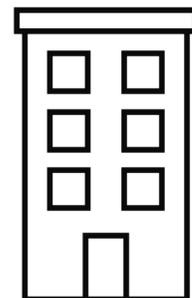
↓ -1.6%

Month-over-Month

↑ 5.0%

Year-over-Year

SINGLE FAMILY



\$191K

Benchmark Price

↓ -1.0%

Month-over-Month

↑ 3.0%

Year-over-Year

APARTMENT



\$273K

Benchmark Price

↓ -0.2%

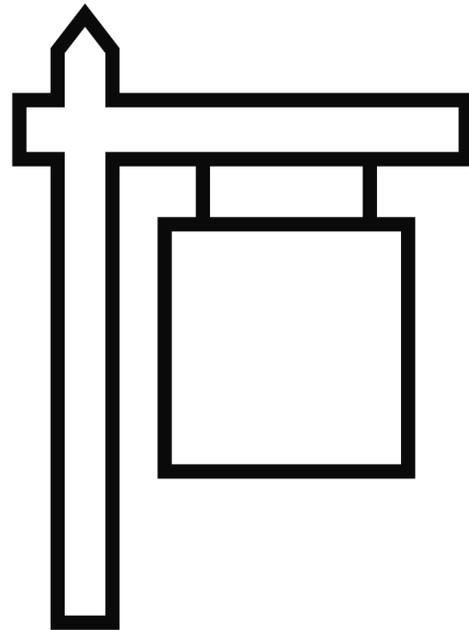
Month-over-Month

↑ 5.1%

Year-over-Year

TOWNHOUSE

NEW LISTINGS



CURRENT MONTH

2,285

YTD

38K

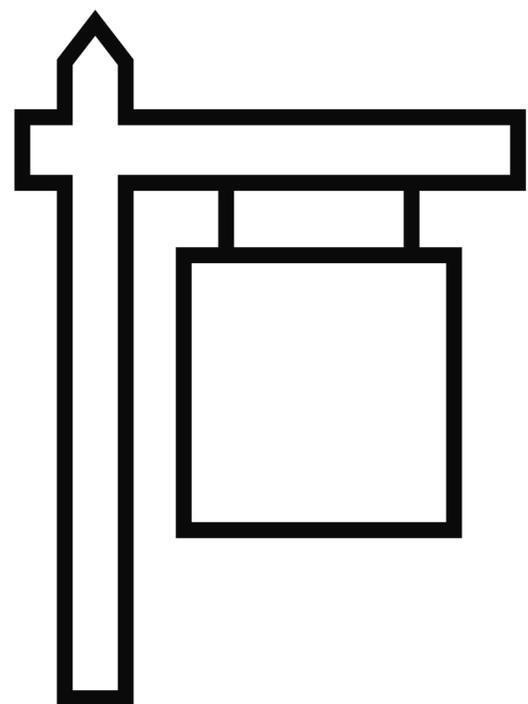
MONTH-OVER-MONTH

↓ **-27.9%**

YEAR-OVER-YEAR

↑ **11.0%**

NEW LISTINGS



CURRENT MONTH

1,669

YTD

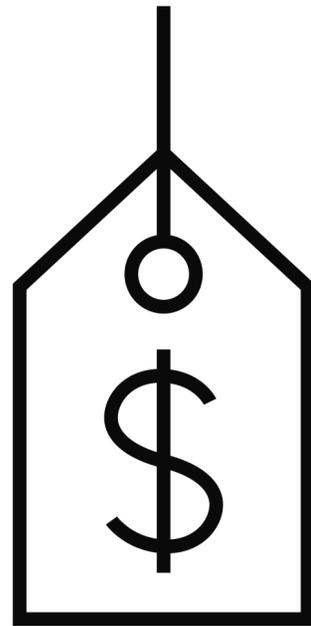
27K

MONTH-OVER-MONTH

↓ -28.0%

YEAR-OVER-YEAR

↑ 10.6%



SALES

CURRENT MONTH

1,654

YTD

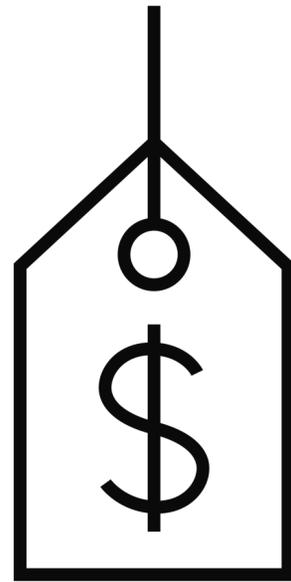
26K

MONTH-OVER-MONTH

↓ **-19.7%**

YEAR-OVER-YEAR

↓ **-13.5%**



SALES

CURRENT MONTH

1,163

YTD

18K

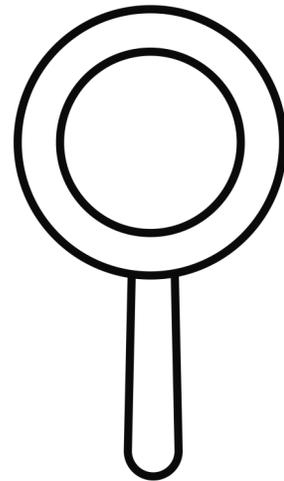
MONTH-OVER-MONTH

↓ **-19.1%**

YEAR-OVER-YEAR

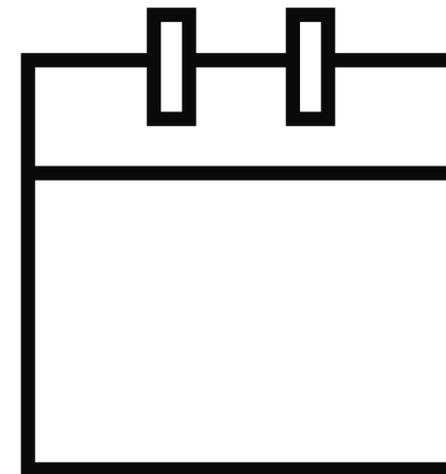
↓ **-14.7%**

5,961



INVENTORY

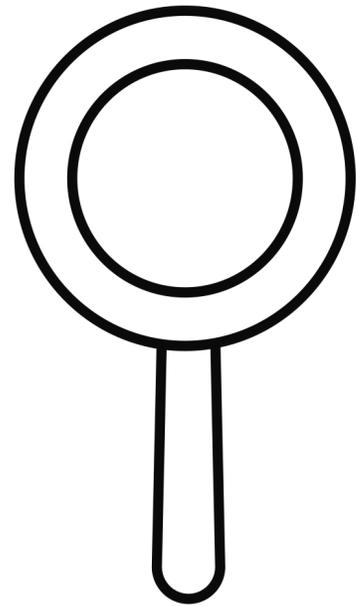
3.6



MOI

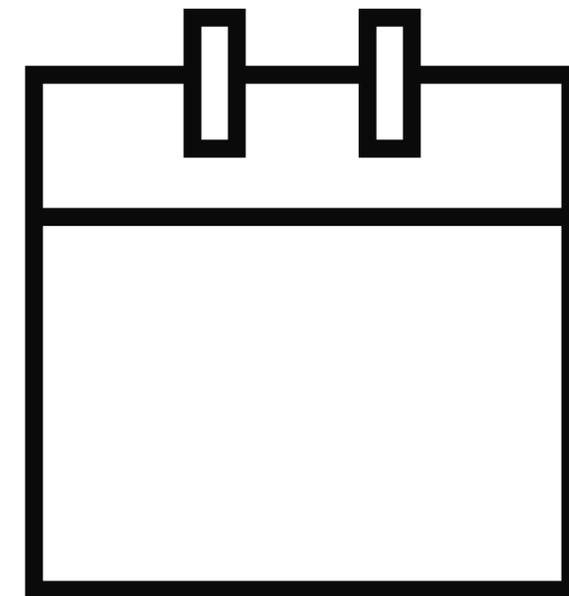
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4,451

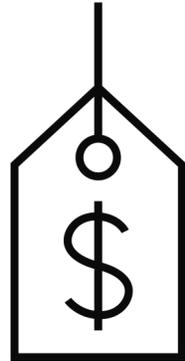


INVENTORY

3.8



MOI

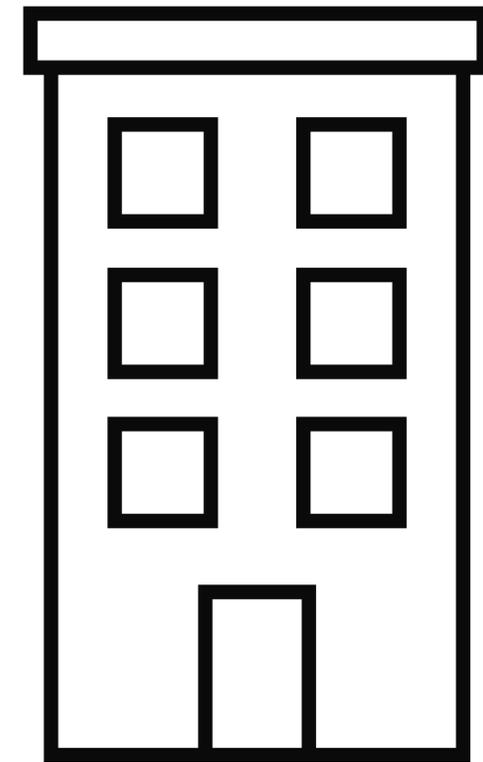


DETACHED **\$5,000,000**

SEMI-DETACHED **\$875,000**

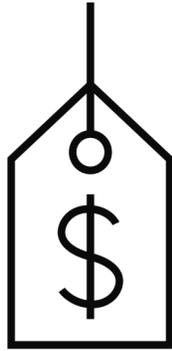
ROW/TOWNHOUSE **\$720,000**

APARTMENT
CONDOMINIUM **\$845,000**



HIGH ROLLERS

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DETACHED

\$5,000,000

SEMI-DETACHED

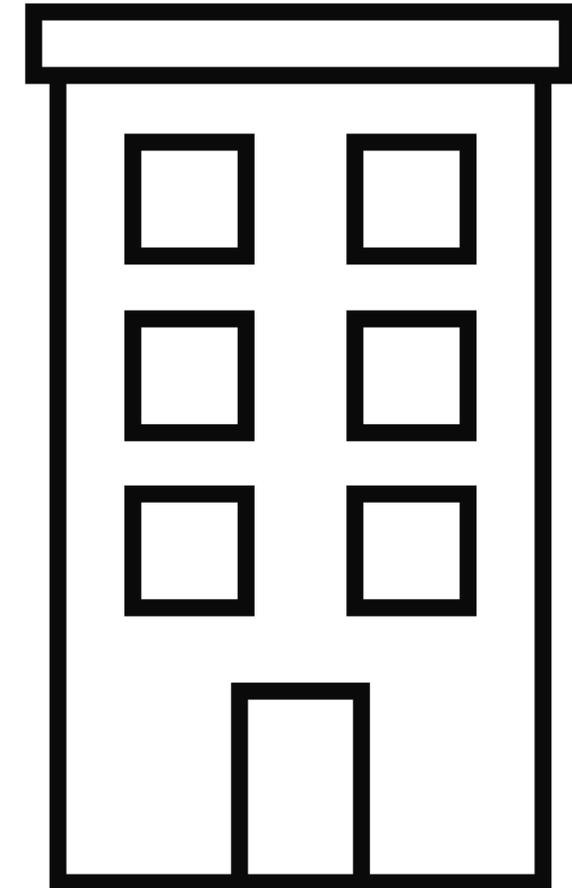
\$750,000

ROW/TOWNHOUSE

\$720,000

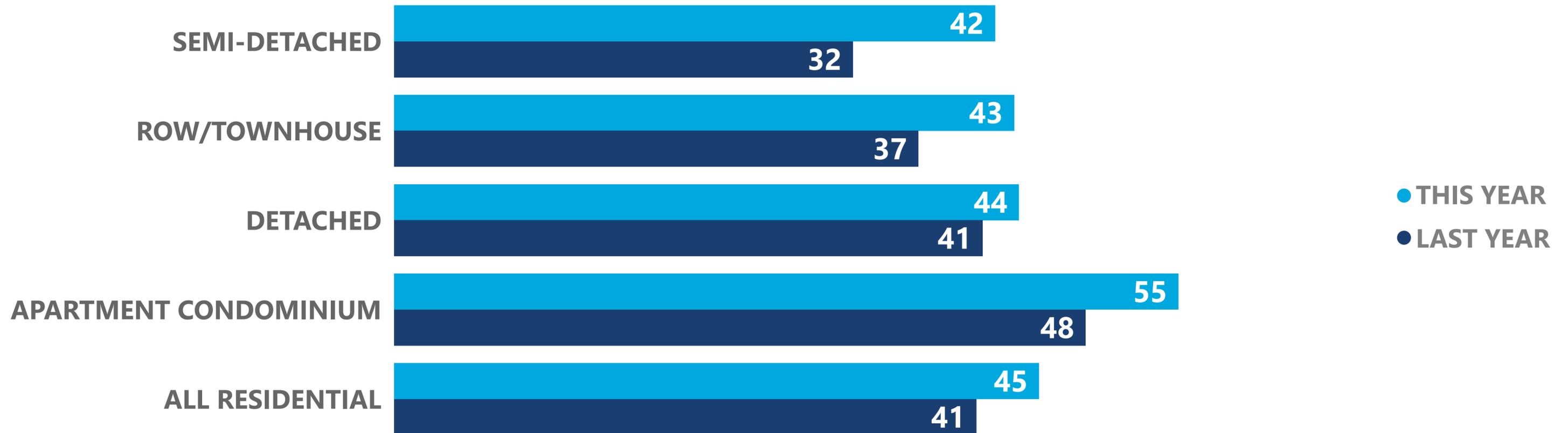
APARTMENT
CONDOMINIUM

\$845,000



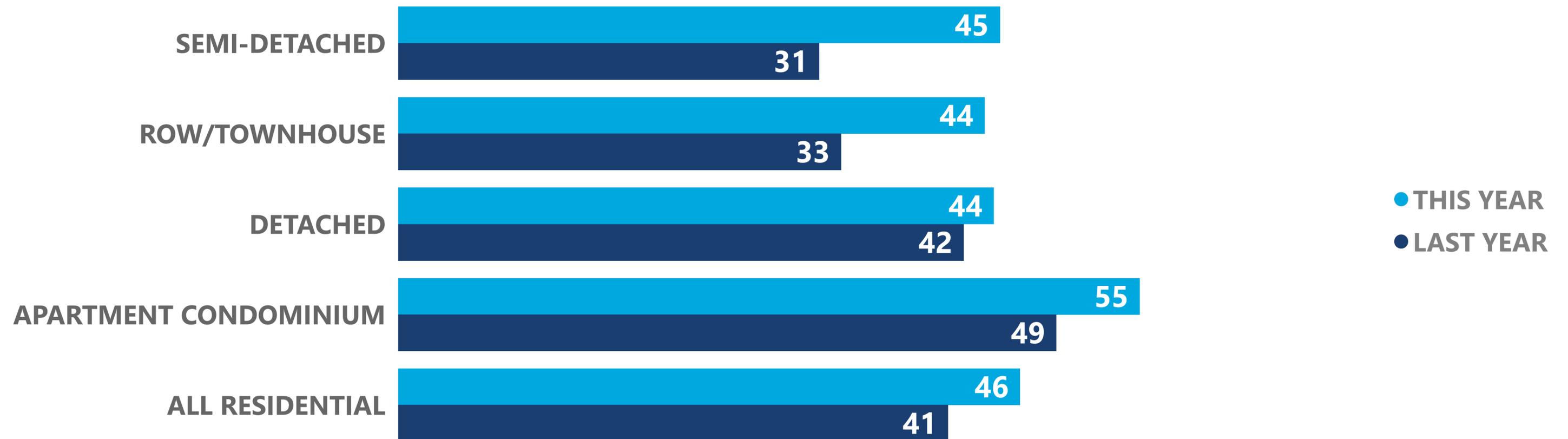
HIGH ROLLERS

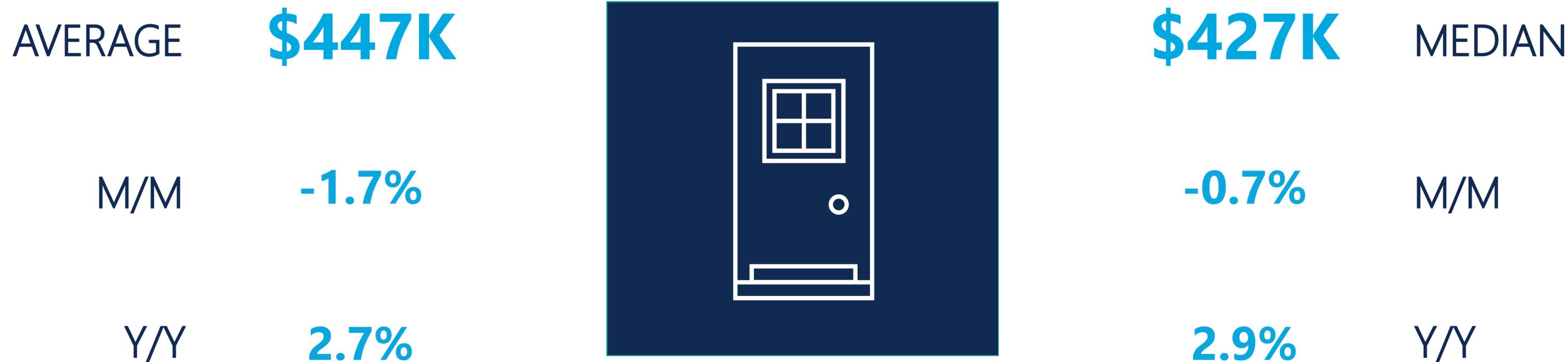
AVERAGE DAYS ON MARKET FOR MONTHLY SALES



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AVERAGE DAYS ON MARKET FOR MONTHLY SALES





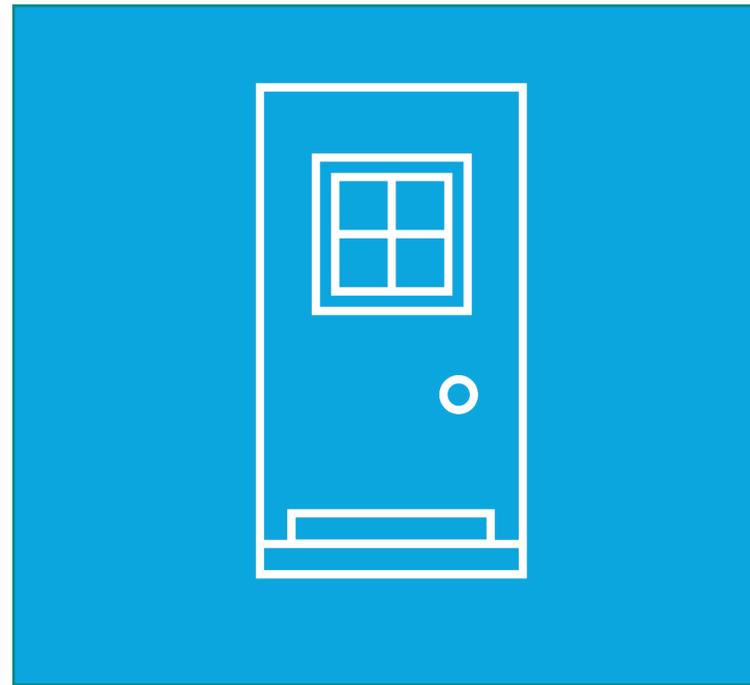
ALL RESIDENTIAL

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AVERAGE **\$424K**

M/M **-1.1%**

Y/Y **4.3%**



\$410K MEDIAN

-1.2% M/M

4.2% Y/Y

ALL RESIDENTIAL

AVERAGE

\$554K

M/M

-1.0%

Y/Y

2.6%



DETACHED

\$510K

MEDIAN

-0.4%

M/M

2.1%

Y/Y

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AVERAGE

\$545K

M/M

0.2%

Y/Y

4.6%



DETACHED

\$500K

MEDIAN

0.6%

M/M

2.5%

Y/Y

AVERAGE

\$424K

M/M

-1.2%

Y/Y

5.5%



\$425K

MEDIAN

0.5%

M/M

6.1%

Y/Y

SEMI-DETACHED

* Greater Edmonton Area includes Edmonton, Strathcona County, Sherwood Park, Parkland County, St. Albert, Spruce Grove, Leduc, Fort Saskatchewan, Beaumont, Sturgeon County, Stony Plain, Leduc County, Morinville, Devon, Gibbons, Calmar, Redwater, Bon Accord, Bruderheim, Legal, Thorsby, Warburg.

AVERAGE

\$420K

M/M

-2.4%

Y/Y

4.1%



\$422K

MEDIAN

-0.2%

M/M

4.9%

Y/Y

SEMI-DETACHED

AVERAGE

\$290K

M/M

-2.5%

Y/Y

0.3%



\$283K

MEDIAN

-8.1%

M/M

-2.6%

Y/Y

ROW/TOWNHOUSE

* Greater Edmonton Area includes Edmonton, Strathcona County, Sherwood Park, Parkland County, St. Albert, Spruce Grove, Leduc, Fort Saskatchewan, Beaumont, Sturgeon County, Stony Plain, Leduc County, Morinville, Devon, Gibbons, Calmar, Redwater, Bon Accord, Bruderheim, Legal, Thorsby, Warburg.

AVERAGE

\$282K

M/M

-3.5%

Y/Y

0.6%



\$275K

MEDIAN

-10.3%

M/M

-3.5%

Y/Y

ROW/TOWNHOUSE