

# Media Release

## Residential Listings See Large Decrease for October

**Edmonton, November 2, 2022:** Total residential unit sales in the Greater Edmonton Area (GEA) real estate market for October decreased 6.7% compared to September 2022 and saw a year-over-year decrease of 21% from October 2021.

New residential listings decreased 13% month-over-month from September 2022 and saw a small increase of 0.8% from October of last year.

Single-family home unit sales were down both 22.59% from October 2021 and 2.8% from September 2022 at 869. Condo unit sales saw a decrease of 14.7% from October 2021 and were down 13.9% from September 2022. Duplex/rowhouse unit sales were down both 27% year-over-year and 12.4% from last month.

Single-family homes averaged \$462,858, a 2.7% year-over-year increase and a month-over-month loss of 0.3%. Condominiums sold for an average of \$224,252, seeing a small decrease of 0.3% year-over-year and increasing 1.7% when compared to September 2022. Duplex prices increased 3.7% from October 2021, selling at \$372,027, and saw a 1% decrease from September 2022.

The MLS® Home Price Index (HPI) composite benchmark price\* in the GEA came in at \$378,900, both a 0.7% decrease from October 2021, and decrease of 2.5% from September 2022.

“While we saw marginal month-over-month changes across the single family, condo and duplex/row homes categories, our all-residential listings were down substantially from September 2022” says REALTORS® Association of Edmonton Chair Paul Gravelle. “The all-residential sales were also down from the previous month and from October of 2021.”

Single-family homes averaged 44 days on the market, seeing no month-over-month increase. Condos averaged 55 days on the market, decreasing by one day month-over-month, while duplexes averaged 48 days on the market, increasing by three days as compared to last month. Overall, all residential listings averaged 47 days on the market, decreasing one day month-over-month and no change being recorded from October 2021.

*\*The MLS® Home Price Index (HPI) is a measure of real estate prices that provides a clearer picture of market trends over traditional tools such as mean or median average prices. It is designed to be a reliable, consistent, and timely way of measuring changes in home prices over time. You can find more information on the following pages.*

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Review these statistics and more at [www.realtorsofedmonton.com](http://www.realtorsofedmonton.com).

MLS® HPI Benchmark Price* (for all-residential sales in GEA <sup>1</sup> )	October 2022	M/M % Change	Y/Y % Change
SFD <sup>2</sup> benchmark price	\$429,100	-2.5%	-0.3%
Apartment benchmark price	\$181,000	-2.5%	-2.7%
Townhouse benchmark price	\$231,200	-3.2%	-1.2%
Composite <sup>7</sup> benchmark price	\$378,900	-2.5%	-0.7%

What is the MLS® HPI Benchmark Price? Find out [here](#).

MLS® System Activity 2022 (for all-residential sales in GEA <sup>1</sup> )	October 2022	M/M % Change	Y/Y % Change
SFD <sup>2</sup> average <sup>3</sup> selling price – month	\$462,858	-0.3%	2.7%
SFD median <sup>4</sup> selling price – month	\$420,000	-2.3%	1.2%
Condominium average selling price	\$224,252	1.7%	-0.3%
Condominium median selling price	\$195,000	0.0%	-2.5%
All-residential <sup>5</sup> average selling price	\$381,451	1.5%	1.1%
All-residential median selling price	\$365,000	-0.3%	1.8%
# residential listings this month	2,650	-13%	0.8%
# residential sales this month	1,469	-6.7%	-21%
# residential inventory at month end	7,143	-7.6%	0.7%
# Total <sup>6</sup> MLS® System sales this month	1,831	-6.5%	-21.6%
\$ Value Total residential sales this month	\$ 590,940,969	-4.4%	-19.5%
\$ Value of total MLS® System sales – month	\$693,489,486	-6.5%	-22.2%
\$ Value of total MLS® System sales - YTD	\$10,827,321,902	6.8%	2.8%

<sup>1</sup> Greater Edmonton Area (Edmonton and municipalities in the four surrounding counties)

<sup>2</sup> Single-family Dwelling

<sup>3</sup> Average: The total value of sales in a category divided by the number of properties sold

<sup>4</sup> Median: The middle figure in an ordered list of all sales prices

<sup>5</sup> Residential includes SFD, condos, duplex/row houses and mobile homes

<sup>6</sup> Includes residential, rural and commercial sales

<sup>7</sup> Includes SFD, condos, duplex/row houses and mobile homes

<sup>3</sup>Average prices indicate market trends only. They do not reflect actual changes for a particular property, which vary from house to house and area to area. **Sales are compared to the month end reports from the prior period and do not reflect late reported sales.** The RAE trading area includes communities beyond the GEA (Greater Edmonton Area) and therefore average and median prices include sold properties outside the GEA. For information on a specific area, contact your local REALTOR®.

*The REALTORS® Association of Edmonton (Edmonton Real Estate Board), founded in 1927, is a professional association of real estate Brokers and Associates in the greater Edmonton area. The Association administers the Multiple Listing Service®, provides professional education to its members and enforces a strict Code of Ethics and Standards of Business Practice. The Association also advertises property listings and publishes consumer information on the Internet at [www.realtorsofedmonton.com](http://www.realtorsofedmonton.com), and [www.REALTOR.ca](http://www.REALTOR.ca). REALTORS® support charities involving shelter and the homeless through the REALTORS® Community Foundation.*

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### **\*MLS® HPI Benchmark Price**

*The MLS® Home Price Index (HPI) provides timely, accurate, and detailed information on home price trends in residential markets of participating real estate boards in Canada. Average or median prices can change a lot from one month to the next and paint an inaccurate or even unhelpful picture of price values and trends. The MLS® HPI is based on the value home buyers assign to various housing attributes, which tend to evolve gradually over time. It therefore provides an “apples to apples” comparison of home prices across the entire country.*

*Each month, the MLS® HPI uses more than 15 years of MLS® System data and sophisticated statistical models to define a “typical” home based on the features of homes that have been bought and sold. These benchmark homes are tracked across Canadian neighbourhoods and different types of houses.*

*More information on the MLS® HPI can be found on the [REALTORS® Association of Edmonton website](#) or the [Canadian Real Estate Association website](#).*

**5 Year Residential Activity  
Greater Edmonton Area<sup>1</sup>  
October 2022**

	2022	2021	2020	2019	2018
<b>Single Family Detached</b>					
New Listings / YTD	1,530 / 19,798	1,456 / 18,533	1,516 / 15,450	1,382 / 17,380	1,473 / 18,771
Sales / YTD	869 / 12,987	1,121 / 13,471	1,115 / 9,228	802 / 9,108	780 / 9,261
Sales to New Listings Ratio / YTD	57% / 66%	77% / 73%	74% / 60%	58% / 52%	53% / 49%
Sales Volume	402,223,388	504,785,755	493,858,606	338,560,357	334,105,557
Sales Volume YTD	6,331,680,643	6,166,485,377	3,954,190,813	3,882,371,803	4,038,791,830
Average Sale Price	462,858	450,300	442,923	422,145	428,340
Average Sale Price YTD	487,540	457,760	428,499	426,260	436,108
Median Sale Price	420,000	415,000	400,000	382,000	388,500
Median Sale Price YTD	450,000	420,000	394,500	391,500	399,500
Average Days on Market / YTD	44 / 33	40 / 36	47 / 53	60 / 58	62 / 54
Median Days on Market / YTD	32 / 20	27 / 21	30 / 34	46 / 42	48 / 39
Average Days on Market (Cum.) / YTD	62 / 44	56 / 50	75 / 84	89 / 90	99 / 81
Median Days on Market (Cum.) / YTD	43 / 21	34 / 23	40 / 46	62 / 56	73 / 51
<b>Condominium</b>					
New Listings / YTD	794 / 10,581	835 / 10,830	838 / 8,212	650 / 8,227	725 / 9,677
Sales / YTD	395 / 5,786	463 / 4,948	345 / 3,237	338 / 3,635	321 / 3,729
Sales to New Listings Ratio / YTD	50% / 55%	55% / 46%	41% / 39%	52% / 44%	44% / 39%
Sales Volume	88,579,411	104,110,517	79,887,112	76,997,114	71,019,984
Sales Volume YTD	1,345,229,504	1,147,779,228	719,093,652	826,629,436	898,861,593
Average Sale Price	224,252	224,861	231,557	227,802	221,246
Average Sale Price YTD	232,497	231,968	222,148	227,408	241,046
Median Sale Price	195,000	200,000	215,000	210,000	205,000
Median Sale Price YTD	214,500	215,000	207,000	212,500	220,000
Average Days on Market / YTD	55 / 52	62 / 56	58 / 67	76 / 72	70 / 71
Median Days on Market / YTD	44 / 36	47 / 40	46 / 50	55 / 54	56 / 55
Average Days on Market (Cum.) / YTD	77 / 80	92 / 88	92 / 108	109 / 111	120 / 112
Median Days on Market (Cum.) / YTD	56 / 45	64 / 54	57 / 71	81 / 76	99 / 79
<b>Duplex/Rowhouse</b>					
New Listings / YTD	246 / 3,682	258 / 3,500	265 / 2,811	266 / 2,884	262 / 2,949
Sales / YTD	170 / 2,709	233 / 2,587	180 / 1,750	145 / 1,546	101 / 1,470
Sales to New Listings Ratio / YTD	69% / 74%	90% / 74%	68% / 62%	55% / 54%	39% / 50%
Sales Volume	63,244,540	83,575,258	60,415,703	47,651,361	33,709,920
Sales Volume YTD	1,042,170,891	909,039,731	581,427,665	517,608,344	502,771,645
Average Sale Price	372,027	358,692	335,643	328,630	333,762
Average Sale Price YTD	384,707	351,388	332,244	334,805	342,022
Median Sale Price	359,999	344,500	320,039	318,000	323,000
Median Sale Price YTD	374,900	337,000	320,000	322,000	328,000
Average Days on Market / YTD	48 / 34	43 / 40	50 / 60	63 / 68	66 / 61
Median Days on Market / YTD	35 / 21	26 / 24	32 / 44	45 / 50	50 / 47
Average Days on Market (Cum.) / YTD	61 / 42	59 / 50	68 / 91	101 / 102	87 / 81
Median Days on Market (Cum.) / YTD	47 / 22	37 / 28	40 / 57	63 / 65	65 / 57
<b>Total Residential<sup>2</sup></b>					
New Listings / YTD	2,650 / 34,962	2,629 / 33,789	2,674 / 27,217	2,366 / 29,403	2,541 / 32,318
Sales / YTD	1,470 / 21,976	1,860 / 21,508	1,670 / 14,534	1,325 / 14,606	1,234 / 14,737
Sales to New Listings Ratio / YTD	55% / 63%	71% / 64%	62% / 53%	56% / 50%	49% / 46%
Sales Volume	560,733,612	701,529,680	637,945,821	468,851,382	447,166,014
Sales Volume YTD	8,812,932,047	8,336,802,212	5,302,310,714	5,274,981,531	5,496,486,132
Average Sale Price	381,451	377,166	382,003	353,850	362,371
Average Sale Price YTD	401,025	387,614	364,821	361,152	372,972
Median Sale Price	365,000	358,625	360,000	330,000	340,000
Median Sale Price YTD	382,000	366,000	348,000	344,250	351,000
Average Days on Market / YTD	47 / 39	47 / 42	50 / 59	65 / 64	66 / 60
Median Days on Market / YTD	35 / 24	32 / 25	34 / 39	48 / 47	51 / 44
Average Days on Market (Cum.) / YTD	66 / 54	66 / 60	79 / 92	98 / 98	107 / 90
Median Days on Market (Cum.) / YTD	47 / 27	42 / 29	43 / 53	66 / 62	80 / 58

<sup>1</sup> Please refer to Appendix A for the full list of areas within the Greater Edmonton Area (GEA).

<sup>2</sup> Total Residential includes residential properties not included in other categories such as vacant lots, parking spaces, mobile homes etc.

**5 Year Rural Activity  
Greater Edmonton Area<sup>1</sup>  
October 2022**

	2022	2021	2020	2019	2018
<b>Acreeage with Home</b>					
New Listings / YTD	110 / 1,843	119 / 1,884	140 / 1,910	132 / 2,049	154 / 2,073
Sales / YTD	74 / 1,028	114 / 1,275	115 / 904	75 / 721	69 / 704
Sales to New Listings Ratio / YTD	67% / 56%	96% / 68%	82% / 47%	57% / 35%	45% / 34%
Sales Volume	50,177,000	74,487,525	71,331,913	42,535,227	41,515,449
Sales Volume YTD	737,192,156	846,751,552	525,231,843	416,467,142	410,457,819
Average Sale Price	678,068	653,399	620,278	567,136	601,673
Average Sale Price YTD	717,113	664,119	581,009	577,624	583,037
Median Sale Price	597,500	639,750	552,000	519,222	504,000
Median Sale Price YTD	655,000	624,000	530,000	520,000	532,250
Average Days on Market / YTD	66 / 46	59 / 57	70 / 81	107 / 85	94 / 79
Median Days on Market / YTD	51 / 26	37 / 31	49 / 55	90 / 62	78 / 55
Average Days on Market (Cum.) / YTD	85 / 68	75 / 84	129 / 138	151 / 130	143 / 123
Median Days on Market (Cum.) / YTD	76 / 29	44 / 38	71 / 84	126 / 79	127 / 79
<b>Vacant Acreeage and Recreational</b>					
New Listings / YTD	35 / 579	62 / 657	44 / 562	21 / 519	45 / 587
Sales / YTD	19 / 279	32 / 342	30 / 199	15 / 138	20 / 185
Sales to New Listings Ratio / YTD	54% / 48%	52% / 52%	68% / 35%	71% / 27%	44% / 32%
Sales Volume	4,700,000	12,931,102	7,502,900	3,713,500	5,224,701
Sales Volume YTD	101,677,361	112,449,881	56,978,555	39,729,452	55,642,686
Average Sale Price	247,368	404,097	250,097	247,567	261,235
Average Sale Price YTD	364,435	328,801	286,324	287,895	300,771
Median Sale Price	250,000	292,000	175,000	180,000	233,750
Median Sale Price YTD	249,900	255,250	217,500	215,000	243,000
Average Days on Market / YTD	154 / 135	131 / 120	105 / 177	88 / 176	208 / 182
Median Days on Market / YTD	80 / 70	73 / 68	72 / 79	53 / 109	80 / 111
Average Days on Market (Cum.) / YTD	191 / 186	156 / 207	201 / 256	105 / 251	257 / 218
Median Days on Market (Cum.) / YTD	97 / 87	93 / 83	93 / 101	87 / 123	129 / 138
<b>Recreational with Home</b>					
New Listings / YTD	1 / 18	1 / 22	0 / 15	4 / 26	2 / 23
Sales / YTD	1 / 10	1 / 12	1 / 7	0 / 8	0 / 12
Sales to New Listings Ratio / YTD	100% / 56%	100% / 55%	0% / 47%	0% / 31%	0% / 52%
Sales Volume	137,500	207,000	375,000	0	0
Sales Volume YTD	4,514,500	4,212,800	1,966,000	2,102,500	4,432,049
Average Sale Price	137,500	207,000	375,000	0	0
Average Sale Price YTD	451,450	351,067	280,857	262,813	369,337
Median Sale Price	137,500	207,000	375,000	0	0
Median Sale Price YTD	337,500	249,500	286,000	236,750	317,500
Average Days on Market / YTD	75 / 55	72 / 55	1 / 129	0 / 70	0 / 100
Median Days on Market / YTD	75 / 44	72 / 28	1 / 64	0 / 61	0 / 100
Average Days on Market (Cum.) / YTD	75 / 55	72 / 64	1 / 604	0 / 86	0 / 218
Median Days on Market (Cum.) / YTD	75 / 44	72 / 56	1 / 289	0 / 61	0 / 113
<b>Total Rural<sup>2</sup></b>					
New Listings / YTD	146 / 2,440	182 / 2,563	184 / 2,487	157 / 2,594	201 / 2,683
Sales / YTD	94 / 1,317	147 / 1,629	146 / 1,110	90 / 867	89 / 901
Sales to New Listings Ratio / YTD	64% / 54%	81% / 64%	79% / 45%	57% / 33%	44% / 34%
Sales Volume	55,014,500	87,625,627	79,209,813	46,248,727	46,740,150
Sales Volume YTD	843,384,017	963,414,233	584,176,398	458,299,094	470,532,554
Average Sale Price	585,261	596,093	542,533	513,875	525,170
Average Sale Price YTD	640,383	591,415	526,285	528,603	522,234
Median Sale Price	535,000	569,000	485,750	475,500	475,000
Median Sale Price YTD	590,000	560,000	485,000	490,000	475,000
Average Days on Market / YTD	84 / 65	75 / 70	76 / 98	104 / 99	120 / 101
Median Days on Market / YTD	57 / 29	39 / 34	53 / 58	89 / 64	78 / 64
Average Days on Market (Cum.) / YTD	106 / 93	93 / 109	143 / 162	144 / 149	168 / 144
Median Days on Market (Cum.) / YTD	79 / 36	58 / 42	76 / 87	112 / 85	127 / 90

<sup>1</sup> Please refer to Appendix A for the full list of areas within the Greater Edmonton Area (GEA).

<sup>2</sup> Rural Sales do not include farms. A farm is a property zoned agricultural that is either revenue producing or 40 or more acres in size.

# 5 Year Commercial Activity (Part 1)

## Greater Edmonton Area<sup>1</sup>

October 2022

	2022	2021	2020	2019	2018
<b>Land</b>					
New Listings / YTD	4 / 130	13 / 125	4 / 115	7 / 150	19 / 151
Sales / YTD	1 / 40	3 / 23	3 / 20	5 / 32	4 / 25
Sales to New Listings Ratio / YTD	25% / 31%	23% / 18%	75% / 17%	71% / 21%	21% / 17%
Sales Volume	530,000	1,184,000	6,680,000	3,155,000	5,087,000
Sales Volume YTD	64,456,030	21,545,158	16,948,000	21,778,849	21,686,076
Average Sale Price	530,000	394,667	2,226,667	631,000	1,271,750
Average Sale Price YTD	1,611,401	936,746	847,400	680,589	867,443
Median Sale Price	530,000	430,000	2,725,000	600,000	801,000
Median Sale Price YTD	730,000	430,000	465,000	599,642	530,000
Average Days on Market / YTD	49 / 184	249 / 243	693 / 332	274 / 298	173 / 248
Median Days on Market / YTD	49 / 96	320 / 92	617 / 217	219 / 183	122 / 138
Average Days on Market (Cum.) / YTD	49 / 316	363 / 454	693 / 335	274 / 305	173 / 273
Median Days on Market (Cum.) / YTD	49 / 164	353 / 137	617 / 217	219 / 192	122 / 203
<b>Investment</b>					
New Listings / YTD	29 / 307	26 / 240	14 / 236	19 / 239	21 / 298
Sales / YTD	6 / 108	8 / 84	12 / 58	8 / 63	14 / 86
Sales to New Listings Ratio / YTD	21% / 35%	31% / 35%	86% / 25%	42% / 26%	67% / 29%
Sales Volume	2,713,345	9,711,000	7,971,000	4,757,892	6,944,673
Sales Volume YTD	94,827,393	70,571,353	38,333,041	57,211,542	69,855,820
Average Sale Price	452,224	1,213,875	664,250	594,737	496,048
Average Sale Price YTD	878,031	840,135	660,915	908,120	812,277
Median Sale Price	499,950	603,000	467,500	282,764	399,325
Median Sale Price YTD	547,500	460,000	405,000	530,000	500,000
Average Days on Market / YTD	213 / 182	89 / 175	198 / 160	341 / 209	145 / 175
Median Days on Market / YTD	95 / 129	77 / 124	97 / 110	253 / 120	139 / 130
Average Days on Market (Cum.) / YTD	356 / 246	124 / 231	214 / 204	341 / 233	200 / 208
Median Days on Market (Cum.) / YTD	95 / 155	77 / 137	97 / 119	253 / 150	185 / 148
<b>Multi Family</b>					
New Listings / YTD	5 / 114	10 / 103	8 / 76	10 / 81	4 / 64
Sales / YTD	2 / 29	4 / 51	2 / 13	1 / 15	0 / 17
Sales to New Listings Ratio / YTD	40% / 25%	40% / 50%	25% / 17%	10% / 19%	0% / 27%
Sales Volume	1,615,000	5,792,500	1,720,000	1,234,000	0
Sales Volume YTD	38,732,500	69,300,750	21,304,200	15,297,250	17,321,100
Average Sale Price	807,500	1,448,125	860,000	1,234,000	0
Average Sale Price YTD	1,335,603	1,358,838	1,638,785	1,019,817	1,018,888
Median Sale Price	807,500	1,389,750	860,000	1,234,000	0
Median Sale Price YTD	1,375,000	1,240,000	1,150,000	783,000	808,000
Average Days on Market / YTD	76 / 90	177 / 179	178 / 202	63 / 159	0 / 101
Median Days on Market / YTD	76 / 64	123 / 125	178 / 115	63 / 131	0 / 98
Average Days on Market (Cum.) / YTD	76 / 110	262 / 216	178 / 267	63 / 159	0 / 101
Median Days on Market (Cum.) / YTD	76 / 78	263 / 132	178 / 115	63 / 131	0 / 98
<b>Hotel/Motel</b>					
New Listings / YTD	0 / 1	0 / 1	0 / 2	0 / 0	0 / 6
Sales / YTD	0 / 0	0 / 0	0 / 0	0 / 0	1 / 2
Sales to New Listings Ratio / YTD	0% / 0%	0% / 0%	0% / 0%	0% / 0%	0% / 33%
Sales Volume	0	0	0	0	3,700,000
Sales Volume YTD	0	0	0	0	9,350,000
Average Sale Price	0	0	0	0	3,700,000
Average Sale Price YTD	0	0	0	0	4,675,000
Median Sale Price	0	0	0	0	3,700,000
Median Sale Price YTD	0	0	0	0	4,675,000
Average Days on Market / YTD	0 / 0	0 / 0	0 / 0	0 / 0	126 / 104
Median Days on Market / YTD	0 / 0	0 / 0	0 / 0	0 / 0	126 / 104
Average Days on Market (Cum.) / YTD	0 / 0	0 / 0	0 / 0	0 / 0	126 / 104
Median Days on Market (Cum.) / YTD	0 / 0	0 / 0	0 / 0	0 / 0	126 / 104

<sup>1</sup> Please refer to Appendix A for the full list of areas within the Greater Edmonton Area (GEA).

## 5 Year Commercial Activity (Part 2)

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### Greater Edmonton Area<sup>1</sup>

October 2022

	2022	2021	2020	2019	2018
<b>Business</b>					
New Listings / YTD	24 / 229	15 / 123	7 / 146	33 / 291	24 / 228
Sales / YTD	3 / 46	4 / 28	5 / 38	5 / 40	3 / 41
Sales to New Listings Ratio / YTD	13% / 20%	27% / 23%	71% / 26%	15% / 14%	13% / 18%
Sales Volume	772,500	535,500	392,500	2,380,000	911,000
Sales Volume YTD	11,808,300	5,575,068	6,625,300	10,888,650	8,643,800
Average Sale Price	257,500	133,875	78,500	476,000	303,667
Average Sale Price YTD	256,702	199,110	174,350	272,216	210,824
Median Sale Price	192,500	142,750	55,000	200,000	386,000
Median Sale Price YTD	179,500	125,000	86,750	154,000	112,000
Average Days on Market / YTD	128 / 152	141 / 158	83 / 120	82 / 154	152 / 143
Median Days on Market / YTD	138 / 136	127 / 146	78 / 102	71 / 122	130 / 130
Average Days on Market (Cum.) / YTD	128 / 160	141 / 178	115 / 166	82 / 171	152 / 149
Median Days on Market (Cum.) / YTD	138 / 136	127 / 146	78 / 127	71 / 125	130 / 142
<b>Lease</b>					
New Listings / YTD	30 / 246	17 / 205	17 / 222	16 / 227	34 / 239
Sales / YTD	4 / 68	5 / 63	4 / 48	10 / 80	11 / 78
Sales to New Listings Ratio / YTD	13% / 28%	29% / 31%	24% / 22%	63% / 35%	32% / 33%
Sales Volume	194,190	550,751	215,738	829,386	1,244,348
Sales Volume YTD	8,955,665	10,515,842	12,700,459	7,131,142	9,253,568
Average Sale Price	48,548	110,150	53,935	82,939	113,123
Average Sale Price YTD	131,701	166,918	264,593	89,139	118,635
Median Sale Price	25,800	105,600	55,862	82,276	104,205
Median Sale Price YTD	92,752	105,750	113,000	66,330	89,063
Average Days on Market / YTD	264 / 204	185 / 213	22 / 172	165 / 149	123 / 154
Median Days on Market / YTD	220 / 107	164 / 135	17 / 149	131 / 102	80 / 108
Average Days on Market (Cum.) / YTD	376 / 230	185 / 220	22 / 176	165 / 151	158 / 173
Median Days on Market (Cum.) / YTD	329 / 133	164 / 145	17 / 149	131 / 102	80 / 109
<b>Farms</b>					
New Listings / YTD	0 / 0	0 / 0	0 / 0	0 / 0	0 / 0
Sales / YTD	0 / 0	0 / 0	0 / 0	0 / 0	0 / 0
Sales to New Listings Ratio / YTD	0% / 0%	0% / 0%	0% / 0%	0% / 0%	0% / 0%
Sales Volume	0	0	0	0	0
Sales Volume YTD	0	0	0	0	0
Average Sale Price	0	0	0	0	0
Average Sale Price YTD	0	0	0	0	0
Median Sale Price	0	0	0	0	0
Median Sale Price YTD	0	0	0	0	0
Average Days on Market / YTD	0 / 0	0 / 0	0 / 0	0 / 0	0 / 0
Median Days on Market / YTD	0 / 0	0 / 0	0 / 0	0 / 0	0 / 0
Average Days on Market (Cum.) / YTD	0 / 0	0 / 0	0 / 0	0 / 0	0 / 0
Median Days on Market (Cum.) / YTD	0 / 0	0 / 0	0 / 0	0 / 0	0 / 0
<b>Total Commercial<sup>2</sup></b>					
New Listings / YTD	92 / 1,030	81 / 798	50 / 801	85 / 992	102 / 986
Sales / YTD	16 / 291	24 / 250	26 / 177	29 / 231	33 / 249
Sales to New Listings Ratio / YTD	17% / 28%	30% / 31%	52% / 22%	34% / 23%	32% / 25%
Sales Volume	5,825,035	17,773,751	16,979,238	12,356,278	17,887,021
Sales Volume YTD	218,779,888	178,258,171	95,911,000	113,587,433	136,110,364
Average Sale Price	364,065	740,573	653,048	426,079	542,031
Average Sale Price YTD	751,821	713,033	541,870	491,720	546,628
Median Sale Price	320,000	380,000	346,500	201,600	270,000
Median Sale Price YTD	415,000	382,500	280,000	250,000	270,074
Average Days on Market / YTD	182 / 173	152 / 189	204 / 177	214 / 187	141 / 165
Median Days on Market / YTD	100 / 105	109 / 126	97 / 115	124 / 120	110 / 119
Average Days on Market (Cum.) / YTD	264 / 225	193 / 239	218 / 208	214 / 198	176 / 186
Median Days on Market (Cum.) / YTD	100 / 135	158 / 135	97 / 133	124 / 124	126 / 127

<sup>1</sup> Please refer to Appendix A for the full list of areas within the Greater Edmonton Area (GEA).

<sup>2</sup> Farms are included in Commercial if the property is zoned agricultural and is either revenue producing or 40 or more acres in size.

**End of Month Active Inventory (Sales Activity)**  
**Greater Edmonton Area<sup>1</sup> and City of Edmonton**  
**October 2022**

Year	Month	GEA Residential <sup>2</sup>	GEA Rural <sup>3</sup>	GEA Commercial <sup>4</sup>	Edmonton Residential <sup>2</sup>	Edmonton Commercial <sup>4</sup>
2018	January	6,507 (940)	847 (50)	574 (18)	4,613 (670)	336 (10)
	February	7,127 (1,108)	917 (50)	633 (22)	5,044 (770)	367 (16)
	March	8,355 (1,380)	1,043 (66)	671 (27)	5,851 (988)	387 (20)
	April	9,203 (1,657)	1,122 (91)	683 (26)	6,461 (1,129)	400 (16)
	May	10,318 (1,904)	1,369 (106)	715 (21)	7,315 (1,310)	423 (14)
	June	10,685 (1,801)	1,506 (120)	727 (19)	7,689 (1,255)	437 (8)
	July	10,544 (1,723)	1,527 (121)	720 (28)	7,623 (1,217)	433 (20)
	August	10,069 (1,678)	1,450 (124)	704 (27)	7,311 (1,152)	419 (21)
	September	9,448 (1,312)	1,305 (84)	680 (28)	6,838 (922)	406 (18)
	October	8,743 (1,234)	1,187 (89)	675 (33)	6,316 (853)	397 (23)
	November	8,096 (1,105)	1,051 (70)	683 (14)	5,835 (796)	402 (8)
	December	6,707 (769)	884 (35)	593 (24)	4,779 (566)	339 (15)
2019	January	7,103 (795)	906 (41)	650 (22)	5,020 (575)	375 (16)
	February	7,457 (976)	948 (43)	678 (18)	5,261 (710)	386 (10)
	March	8,298 (1,197)	1,079 (70)	726 (15)	5,817 (849)	419 (11)
	April	9,015 (1,679)	1,231 (81)	727 (29)	6,383 (1,148)	430 (19)
	May	9,551 (1,977)	1,344 (102)	783 (27)	6,859 (1,360)	458 (17)
	June	9,460 (1,804)	1,416 (116)	741 (24)	6,837 (1,259)	425 (15)
	July	9,130 (1,907)	1,445 (113)	748 (25)	6,644 (1,327)	435 (15)
	August	8,846 (1,566)	1,405 (112)	729 (22)	6,463 (1,104)	413 (11)
	September	8,545 (1,380)	1,316 (99)	715 (20)	6,281 (971)	407 (15)
	October	7,951 (1,325)	1,132 (90)	691 (29)	5,855 (941)	398 (15)
	November	7,307 (1,100)	1,013 (58)	722 (13)	5,383 (807)	432 (8)
	December	6,052 (843)	865 (44)	645 (16)	4,388 (600)	383 (10)
2020	January	6,331 (796)	894 (47)	661 (13)	4,566 (580)	389 (9)
	February	6,865 (1,052)	968 (63)	661 (27)	4,955 (742)	395 (15)
	March	7,282 (1,163)	1,011 (67)	662 (19)	5,254 (810)	399 (11)
	April	7,264 (746)	1,049 (43)	650 (7)	5,250 (514)	383 (6)
	May	7,782 (1,156)	1,150 (77)	660 (7)	5,640 (778)	392 (6)
	June	8,022 (2,046)	1,197 (142)	673 (28)	5,918 (1,365)	400 (16)
	July	8,054 (2,163)	1,180 (204)	697 (14)	5,961 (1,511)	409 (11)
	August	7,840 (1,874)	1,167 (166)	681 (17)	5,893 (1,262)	401 (12)
	September	7,549 (1,868)	1,103 (155)	694 (19)	5,683 (1,297)	406 (9)
	October	7,242 (1,670)	993 (146)	653 (26)	5,514 (1,161)	383 (14)
	November	6,468 (1,393)	824 (127)	667 (16)	4,939 (1,014)	385 (12)
	December	5,232 (1,104)	653 (83)	589 (17)	4,020 (803)	320 (7)
2021	January	5,535 (1,169)	663 (108)	621 (22)	4,171 (828)	343 (14)
	February	5,919 (1,594)	706 (107)	641 (19)	4,469 (1,072)	364 (15)
	March	6,711 (2,436)	788 (187)	648 (31)	5,099 (1,640)	356 (17)
	April	7,454 (2,862)	862 (225)	658 (23)	5,729 (1,928)	352 (14)
	May	7,985 (2,736)	890 (227)	666 (29)	6,196 (1,901)	361 (14)
	June	8,351 (2,717)	954 (186)	657 (29)	6,513 (1,898)	357 (17)
	July	8,302 (2,203)	937 (170)	664 (23)	6,495 (1,534)	359 (17)
	August	7,961 (2,055)	915 (150)	655 (18)	6,263 (1,430)	360 (11)
	September	7,640 (1,876)	858 (122)	641 (32)	6,051 (1,310)	368 (17)
	October	7,092 (1,860)	768 (147)	645 (24)	5,636 (1,304)	365 (16)
	November	6,038 (1,819)	658 (125)	666 (18)	4,837 (1,310)	392 (9)
	December	4,731 (1,316)	513 (87)	586 (35)	3,734 (965)	351 (25)
2022	January	4,693 (1,332)	498 (71)	612 (27)	3,710 (987)	369 (20)
	February	4,745 (2,251)	535 (108)	654 (35)	3,774 (1,675)	397 (25)
	March	5,198 (3,267)	599 (177)	684 (33)	4,145 (2,372)	415 (21)
	April	6,398 (2,885)	685 (193)	699 (44)	5,045 (2,090)	436 (18)
	May	7,441 (2,843)	788 (168)	705 (33)	5,957 (1,967)	445 (18)
	June	7,963 (2,585)	844 (176)	698 (31)	6,341 (1,826)	444 (17)
	July	8,273 (1,966)	887 (123)	740 (28)	6,560 (1,366)	466 (17)
	August	7,862 (1,802)	912 (112)	751 (26)	6,277 (1,244)	474 (15)
	September	7,658 (1,575)	883 (95)	761 (18)	6,101 (1,111)	475 (12)
	October	7,145 (1,470)	782 (94)	769 (16)	5,618 (1,054)	488 (5)

<sup>1</sup> Please refer to Appendix A for the full list of areas within the Greater Edmonton Area (GEA).

<sup>2</sup> Residential includes all types of residential properties including Single Family Detached, Condominiums, Duplexes, Rowhouses, vacant lots, parking spaces, mobile homes etc.

<sup>3</sup> Rural Sales do not include farms. A farm is a property zoned agricultural that is either revenue producing or 40 or more acres in size.

<sup>4</sup> Farms are included in Commercial if the property is zoned agricultural and is either revenue producing or 40 or more acres in size.



## October 2022

		2022	2021	2020	2022 YTD	2021 YTD	2020 YTD
<b>Single Family Detached</b>							
<b>Northwest</b>	Sales	29	51	31	461	464	344
	Average	433,741	449,815	409,964	467,771	436,393	430,371
	Median	385,000	415,000	386,000	417,000	399,000	388,500
<b>North Central</b>	Sales	119	149	152	1,839	1,825	1,275
	Average	400,477	396,159	379,244	424,270	397,942	373,451
	Median	375,000	364,000	366,000	405,000	383,000	363,000
<b>Northeast</b>	Sales	37	33	41	513	489	356
	Average	343,873	383,000	362,432	365,278	348,976	324,098
	Median	324,500	340,000	327,000	335,000	325,000	300,000
<b>Central</b>	Sales	22	31	29	359	327	226
	Average	257,382	291,871	278,686	296,794	297,820	280,066
	Median	253,750	261,500	245,000	269,900	274,900	254,250
<b>West</b>	Sales	64	67	79	801	840	587
	Average	517,044	554,477	533,388	565,333	556,848	517,163
	Median	407,500	424,000	395,000	451,000	450,000	409,702
<b>Southwest</b>	Sales	72	114	112	1,157	1,243	819
	Average	595,735	550,011	561,484	607,268	591,022	538,927
	Median	525,750	476,500	472,250	536,500	514,500	476,500
<b>Southeast</b>	Sales	123	128	137	1,516	1,542	1,088
	Average	417,088	410,378	389,256	448,930	420,772	398,866
	Median	385,000	381,250	366,500	420,000	389,500	366,875
<b>Anthony Henday</b>	Sales	125	168	164	2,074	2,064	1,331
	Average	570,466	523,880	507,451	578,688	524,361	494,793
	Median	516,000	492,500	457,500	533,000	476,000	440,000
<b>City of Edmonton Total</b>	Sales	591	740	745	8,720	8,793	6,026
	Average	469,061	464,417	449,489	496,104	469,680	438,162
	Median	422,000	420,000	394,900	455,000	422,000	394,000
<b>Condominiums</b>							
<b>Northwest</b>	Sales	6	18	10	113	129	99
	Average	210,667	311,744	280,910	211,394	240,906	237,535
	Median	180,000	287,450	255,900	185,000	257,500	243,500
<b>North Central</b>	Sales	51	72	36	792	673	422
	Average	204,003	186,283	225,892	210,048	203,468	200,313
	Median	180,000	175,650	232,444	199,949	194,900	196,400
<b>Northeast</b>	Sales	20	21	19	315	232	195
	Average	142,020	165,976	157,184	156,022	156,827	148,377
	Median	125,250	158,000	144,500	150,000	153,250	153,000
<b>Central</b>	Sales	42	55	35	576	598	416
	Average	168,426	252,044	231,829	228,086	243,430	233,419
	Median	133,500	175,000	189,400	190,500	218,500	216,150
<b>West</b>	Sales	30	31	31	419	357	247
	Average	176,480	227,994	216,476	211,257	209,810	193,815
	Median	161,250	218,000	191,000	175,000	177,500	170,900
<b>Southwest</b>	Sales	58	65	50	849	674	460
	Average	243,720	251,173	229,014	253,504	250,625	239,514
	Median	205,000	225,000	214,000	240,000	235,000	226,000
<b>Southeast</b>	Sales	34	49	50	644	529	335
	Average	183,889	177,327	201,006	208,734	203,996	197,688
	Median	181,500	158,000	188,500	195,000	188,500	182,000
<b>Anthony Henday</b>	Sales	84	71	47	1,038	825	456
	Average	251,133	231,376	237,076	258,515	247,725	238,358
	Median	242,750	213,450	224,000	255,000	236,000	234,000
<b>City of Edmonton Total</b>	Sales	325	382	278	4,746	4,017	2,630
	Average	210,338	222,206	220,849	226,986	225,560	215,608
	Median	188,000	195,250	201,750	207,500	209,500	198,900

n/a = insufficient data

## October 2022

	2022	2021	2020	2019	2018
<b>Edmonton City Monthly</b>					
New Listings	2,043	2,011	2,060	1,801	1,910
Sales	1,059	1,320	1,175	956	876
Sales Volume	398,611,815	506,916,364	446,911,711	342,188,538	318,462,327
<b>Edmonton City Year to Date</b>					
New Listings	27,116	25,485	20,402	21,908	23,947
Sales	15,860	14,997	10,129	10,388	10,432
Sales Volume	6,394,379,749	5,871,744,057	3,708,984,413	3,768,231,499	3,917,653,159
<b>Edmonton City Month End Active Inventory</b>					
Residential	5,618	5,636	5,514	5,855	6,316
Commercial	488	365	383	398	397
TOTAL	6,106	6,001	5,897	6,253	6,713
<hr/>					
<b>Greater Edmonton Area Monthly</b>					
New Listings	2,888	2,892	2,908	2,608	2,844
Sales	1,580	2,031	1,842	1,444	1,356
Sales Volume	621,573,147	806,929,058	734,134,872	527,456,387	511,793,185
<b>Greater Edmonton Area Year to Date</b>					
New Listings	38,432	37,150	30,505	32,989	35,987
Sales	23,584	23,387	15,821	15,704	15,887
Sales Volume	9,875,095,952	9,478,474,616	5,982,398,112	5,846,868,058	6,103,129,050
<b>Greater Edmonton Area Month End Active Inventory</b>					
Residential	7,145	7,092	7,242	7,951	8,743
Rural	782	768	993	1,132	1,187
Commercial	769	645	653	691	675
TOTAL	8,696	8,505	8,888	9,774	10,605
<hr/>					
<b>Total Board Monthly</b>					
New Listings	3,319	3,340	3,341	3,051	3,303
Sales	1,831	2,336	2,120	1,617	1,536
Sales Volume	693,489,486	891,927,749	807,557,744	572,090,134	554,071,125
<b>Total Board Year to Date</b>					
New Listings	44,461	43,204	35,796	38,841	42,169
Sales	26,796	27,127	18,188	17,766	17,891
Sales Volume	10,827,321,902	10,530,473,016	6,566,826,052	6,384,306,122	6,622,658,465

October 2022

		2022	2021	2020	2022 YTD	2021 YTD	2020 YTD
<b>Barrhead</b>	Sales	6	8	4	62	68	50
	Sales Volume	1,527,900	1,607,000	n/a	14,888,701	16,166,400	11,646,500
	Average Price	254,650	200,875	n/a	240,140	237,741	232,930
	Median Price	232,450	190,000	n/a	226,500	233,750	227,500
<b>Beaumont</b>	Sales	20	34	39	419	478	328
	Sales Volume	10,315,650	13,827,400	18,017,415	212,536,659	213,017,553	136,298,036
	Average Price	515,783	406,688	461,985	507,247	445,643	415,543
	Median Price	536,250	364,500	470,000	498,000	432,250	407,000
<b>Bonnyville</b>	Sales	8	11	4	100	104	61
	Sales Volume	1,830,800	2,743,900	n/a	24,662,507	26,252,500	13,114,350
	Average Price	228,850	249,445	n/a	246,625	252,428	214,989
	Median Price	262,450	240,000	n/a	256,250	250,000	238,500
<b>Cold Lake</b>	Sales	17	26	26	338	367	251
	Sales Volume	5,675,860	7,786,000	7,122,200	104,513,009	108,651,805	73,205,534
	Average Price	333,874	299,462	273,931	309,210	296,054	291,656
	Median Price	340,000	308,850	294,000	320,000	300,000	290,000
<b>Devon</b>	Sales	6	12	4	136	116	70
	Sales Volume	2,155,000	3,324,000	n/a	45,105,349	37,913,799	20,752,150
	Average Price	359,167	277,000	n/a	331,657	326,843	296,459
	Median Price	321,250	265,000	n/a	324,000	324,250	289,050
<b>Drayton Valley</b>	Sales	18	17	16	168	161	97
	Sales Volume	4,164,277	3,275,900	2,485,900	43,496,497	37,049,427	19,466,749
	Average Price	231,349	192,700	155,369	258,908	230,121	200,688
	Median Price	228,889	195,000	135,000	262,450	238,000	205,000
<b>Fort Saskatchewan</b>	SFD Sales	27	40	40	396	446	307
	SFD Average Price	410,385	457,128	423,886	464,518	435,018	400,510
	SFD Median Price	410,000	429,950	399,500	440,000	424,450	385,000
	Condo Sales	2	9	8	87	70	43
	Condo Average Price	n/a	145,528	249,688	218,155	212,908	249,598
	Condo Median Price	n/a	120,000	243,750	220,000	203,000	242,500
	Total Sales Volume	14,869,188	22,726,350	20,784,324	251,259,491	257,866,997	161,394,989
<b>Gibbons</b>	Sales	7	11	2	60	72	61
	Sales Volume	1,771,900	3,391,000	n/a	17,222,691	20,387,735	17,113,650
	Average Price	253,129	308,273	n/a	287,045	283,163	280,552
	Median Price	267,500	350,000	n/a	285,000	276,000	270,000
<b>Leduc</b>	SFD Sales	33	49	41	552	545	338
	SFD Average Price	410,967	392,374	370,921	423,429	400,466	370,309
	SFD Median Price	414,000	370,000	362,500	412,500	380,000	354,000
	Condo Sales	4	6	2	94	78	56
	Condo Average Price	n/a	180,500	n/a	228,789	213,289	218,156
	Condo Median Price	n/a	174,000	n/a	209,500	191,250	203,500
	Total Sales Volume	16,367,424	23,025,733	20,856,104	306,921,233	278,540,403	162,607,847

n/a = insufficient data

<sup>1</sup> Residential includes residential properties not included in other categories such as vacant lots, parking spaces, mobile homes etc.

October 2022

	2022	2021	2020	2022 YTD	2021 YTD	2020 YTD
<b>Morinville</b>						
Sales	10	14	10	260	268	180
Sales Volume	2,844,500	4,582,901	3,497,000	92,579,936	90,842,374	57,715,273
Average Price	284,450	327,350	349,700	356,077	338,964	320,640
Median Price	312,500	367,500	365,250	345,000	355,000	334,000
<b>Sherwood Park</b>						
SFD Sales	61	68	81	764	944	708
SFD Average Price	504,784	449,308	442,841	510,570	467,290	443,191
SFD Median Price	458,000	432,500	417,500	478,000	440,000	421,250
Condo Sales	23	25	28	280	267	174
Condo Average Price	328,204	267,454	291,983	297,810	305,225	288,687
Condo Median Price	290,000	265,000	266,850	285,000	288,000	268,850
Total Sales Volume	41,962,391	40,961,114	46,418,046	504,936,604	563,535,291	388,275,480
<b>Spruce Grove</b>						
SFD Sales	36	46	40	559	594	338
SFD Average Price	449,028	406,210	409,315	452,345	418,800	386,939
SFD Median Price	405,000	390,250	395,000	433,000	405,125	371,250
Condo Sales	3	13	3	102	85	51
Condo Average Price	n/a	220,808	n/a	231,531	223,136	232,406
Condo Median Price	n/a	207,500	n/a	201,250	207,500	230,000
Total Sales Volume	22,131,150	28,168,569	21,072,780	341,323,931	335,962,566	193,216,314
<b>St. Albert</b>						
SFD Sales	54	86	81	847	935	682
SFD Average Price	528,168	487,399	497,109	542,649	500,311	473,238
SFD Median Price	462,700	418,000	449,750	505,000	455,000	435,000
Condo Sales	28	18	18	310	272	188
Condo Average Price	326,247	301,961	267,189	274,697	282,055	255,611
Condo Median Price	311,250	244,000	243,500	248,250	250,000	244,750
Total Sales Volume	38,809,994	52,202,775	48,230,657	573,375,097	577,625,971	392,637,166
<b>St. Paul</b>						
Sales	8	7	8	90	110	67
Sales Volume	751,500	1,315,500	1,584,000	17,493,860	26,225,611	12,712,950
Average Price	93,938	187,929	198,000	194,376	238,415	189,746
Median Price	86,250	190,000	181,500	190,000	250,000	195,000
<b>Stony Plain</b>						
Sales	25	23	36	448	394	270
Sales Volume	8,570,450	8,049,650	13,055,798	163,967,465	135,249,666	88,476,978
Average Price	342,818	349,985	362,661	365,999	343,273	327,693
Median Price	320,000	380,000	360,000	356,500	340,000	331,750
<b>Vegreville</b>						
Sales	5	8	12	98	109	66
Sales Volume	996,000	1,484,900	2,305,250	23,314,000	21,830,700	10,219,150
Average Price	199,200	185,613	192,104	237,898	200,282	154,836
Median Price	200,000	175,500	206,250	223,850	199,000	144,750
<b>Westlock</b>						
Sales	3	7	9	92	90	62
Sales Volume	n/a	1,254,000	2,047,900	20,204,500	18,886,000	11,631,037
Average Price	n/a	179,143	227,544	219,614	209,844	187,597
Median Price	n/a	181,000	210,000	216,750	224,500	182,500
<b>Wetaskiwin</b>						
Sales	12	18	13	210	210	123
Sales Volume	2,578,000	3,906,800	2,800,800	51,920,350	46,267,175	25,843,900
Average Price	214,833	217,044	215,446	247,240	220,320	210,113
Median Price	215,000	204,750	215,000	235,000	210,000	215,000

n/a = insufficient data

<sup>1</sup> Residential includes residential properties not included in other categories such as vacant lots, parking spaces, mobile homes etc.

October 2022

		2022	2021	2020	2022 YTD	2021 YTD	2020 YTD
<b>Sales by County</b>							
<b>Athabasca County</b>	Sales	6	7	6	58	83	64
	Sales Volume	1,666,800	2,044,900	858,500	19,900,275	24,315,600	13,550,300
<b>Bonnyville M.D.</b>	Sales	13	16	13	150	183	109
	Sales Volume	5,468,500	5,865,000	5,350,900	58,046,800	66,370,859	36,690,950
<b>Lac la Biche County</b>	Sales	0	1	0	8	5	0
	Sales Volume	n/a	n/a	n/a	2,204,000	827,000	n/a
<b>Lac Ste. Anne County</b>	Sales	0	0	0	0	0	0
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Leduc County</b>	Sales	9	22	25	220	296	177
	Sales Volume	4,797,000	14,627,500	11,253,200	128,764,915	164,695,640	99,458,929
<b>Parkland County</b>	Sales	36	54	53	527	634	434
	Sales Volume	19,913,800	26,832,600	29,491,653	297,767,735	337,255,914	205,648,507
<b>Smoky Lake County</b>	Sales	3	7	5	44	43	30
	Sales Volume	n/a	1,737,000	1,322,000	9,645,500	12,449,700	5,654,600
<b>St. Paul County</b>	Sales	7	8	6	90	108	75
	Sales Volume	1,021,900	2,795,160	1,476,400	27,557,705	23,713,335	11,325,100
<b>Strathcona County</b>	Sales	25	47	45	341	428	300
	Sales Volume	15,080,000	31,201,652	27,266,150	258,511,141	288,612,856	170,643,403
<b>Sturgeon County</b>	Sales	24	24	23	229	271	199
	Sales Volume	15,223,700	14,963,875	11,198,810	158,340,226	172,849,823	108,425,559
<b>Thorhild County</b>	Sales	1	2	3	39	46	33
	Sales Volume	n/a	n/a	n/a	12,415,028	10,871,352	8,204,780
<b>Two Hills County</b>	Sales	5	0	4	23	17	23
	Sales Volume	1,898,000	n/a	n/a	7,195,400	4,379,900	5,342,500
<b>Vermilion River County</b>	Sales	0	1	0	0	2	3
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a

n/a = insufficient data

<sup>1</sup> Rural Sales do not include farms. A farm is a property zoned agricultural that is either revenue producing or 40 or more acres in size.

October 2022

		2022	2021	2020	2022 YTD	2021 YTD	2020 YTD
<b>Sales by County</b>							
<b>Athabasca County</b>	Sales	1	0	0	3	3	1
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Bonnyville M.D.</b>	Sales	1	0	1	16	14	9
	Sales Volume	n/a	n/a	n/a	5,386,972	5,986,730	6,473,000
<b>Lac la Biche County</b>	Sales	0	0	0	1	0	0
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Lac Ste. Anne County</b>	Sales	0	0	0	2	1	3
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Leduc County</b>	Sales	0	0	0	3	1	1
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Parkland County</b>	Sales	0	0	0	0	3	3
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Smoky Lake County</b>	Sales	0	0	0	1	0	3
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>St. Paul County</b>	Sales	0	0	2	4	11	7
	Sales Volume	n/a	n/a	n/a	n/a	2,029,100	1,580,000
<b>Strathcona County</b>	Sales	0	0	0	0	0	1
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Sturgeon County</b>	Sales	1	1	0	2	2	2
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Thorhild County</b>	Sales	0	0	0	3	0	1
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Two Hills County</b>	Sales	0	0	0	1	1	1
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a
<b>Vermilion River County</b>	Sales	0	0	0	0	0	0
	Sales Volume	n/a	n/a	n/a	n/a	n/a	n/a

n/a = insufficient data

<sup>1</sup> Farms are included in Commercial if the property is zoned agricultural and is either revenue producing or 40 or more acres in size.