

SELLING PRICE

AVERAGE		\$466K		\$435K	MEDIAN	
Month-over-Month	-0.8%			-0.9%	Month-over-Month	
Year-over-Year	2.9%			0.0%	Year-over-Year	
ALL RESIDENTIAL						

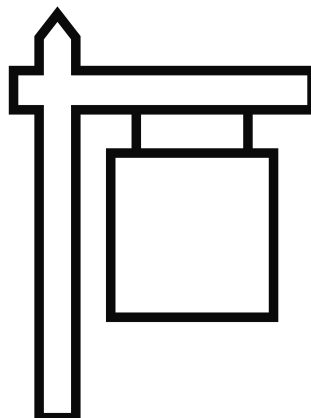
AVERAGE	\$570K		\$515K	MEDIAN
M/M	-1.0%		-1.9%	M/M
Y/Y	2.9%		1.0%	Y/Y
DETACHED				

AVERAGE	\$413K		\$407K	MEDIAN
M/M	-2.7%		-2.6%	M/M
Y/Y	-4.8%		-4.1%	Y/Y
SEMI-DETACHED				

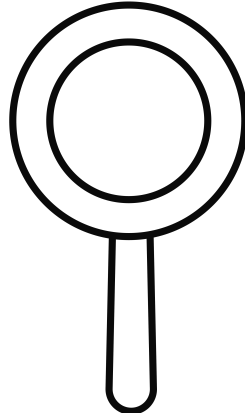
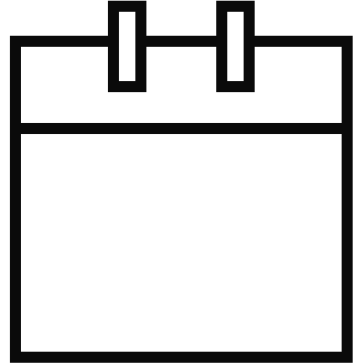
AVERAGE	\$290K		\$295K	MEDIAN
M/M	-2.9%		0.9%	M/M
Y/Y	-4.5%		-3.1%	Y/Y
ROW/TOWNHOUSE				

AVERAGE	\$209K		\$185K	MEDIAN
M/M	-3.1%		-2.9%	M/M
Y/Y	0.6%		-4.2%	Y/Y
APARTMENT CONDOMINIUM				

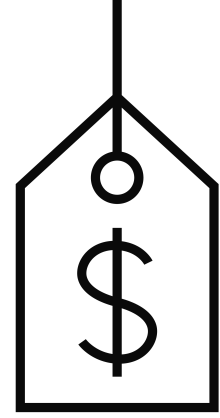
NEW LISTINGS

	CURRENT MONTH		M/M
	3,864	↑	7.2%
	YTD 34K	↑	Y/Y 11.3%

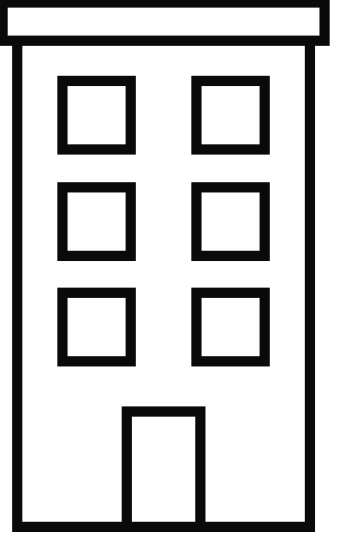
INVENTORY

8,062		4.1	
INVENTORY		MONTHS OF INVENTORY	

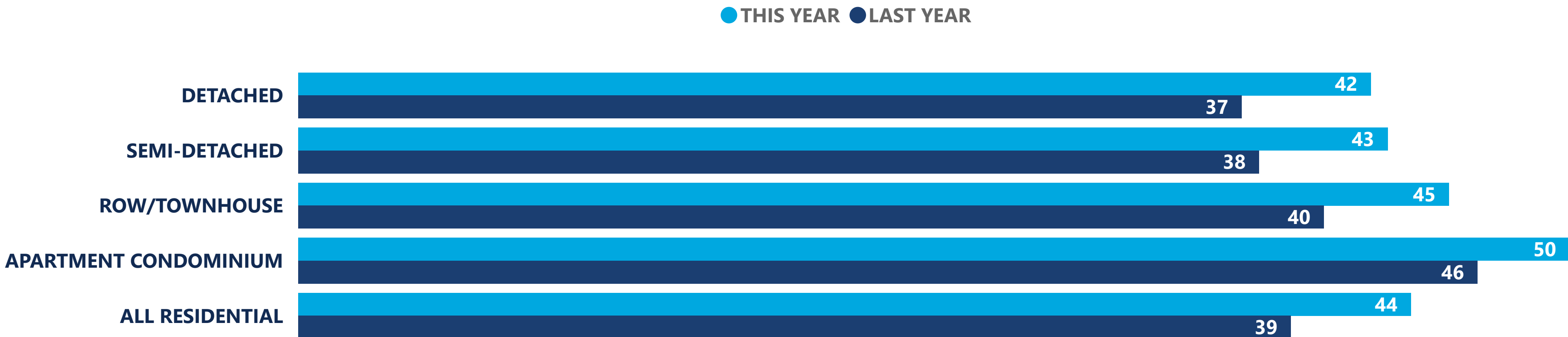
SALES

	CURRENT MONTH		M/M
	1,959	↓	-8.5%
	YTD 19K	↓	Y/Y -10.3%

HIGH ROLLERS

DETACHED	\$3,030,000	
SEMI-DETACHED	\$790,000	
ROW/TOWNHOUSE	\$780,000	
APARTMENT CONDOMINIUM	\$1,750,000	

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.

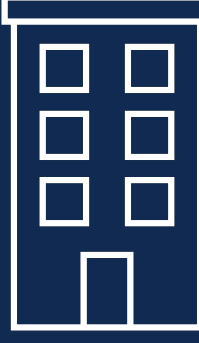
SELLING PRICE

AVERAGE	\$435K		\$415K	MEDIAN
Month-over-Month	-0.4%		0.0%	Month-over-Month
Year-over-Year	3.5%		1.2%	Year-over-Year
ALL RESIDENTIAL				

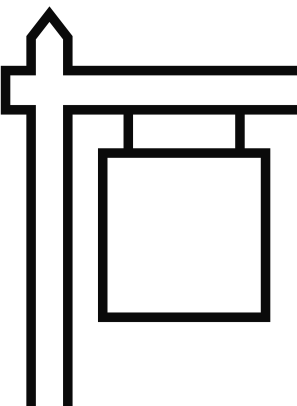
AVERAGE	\$547K		\$490K	MEDIAN
M/M	-1.7%		-3.2%	M/M
Y/Y	1.3%		-1.4%	Y/Y
DETACHED				

AVERAGE	\$409K		\$402K	MEDIAN
M/M	-0.9%		-0.7%	M/M
Y/Y	-4.6%		-4.3%	Y/Y
SEMI-DETACHED				

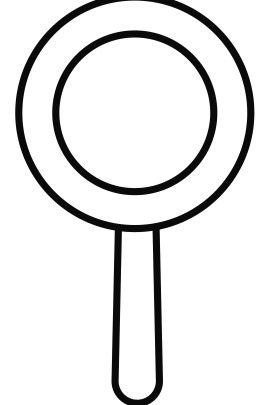
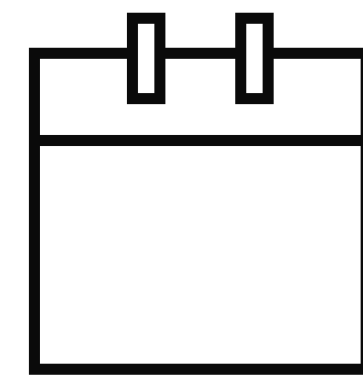
AVERAGE	\$278K		\$258K	MEDIAN
M/M	-6.0%		-9.5%	M/M
Y/Y	-6.3%		-14.1%	Y/Y
ROW/TOWNHOUSE				

AVERAGE	\$202K		\$175K	MEDIAN
M/M	-1.0%		-4.3%	M/M
Y/Y	0.5%		-7.6%	Y/Y
APARTMENT CONDOMINIUM				

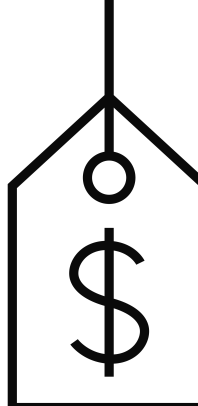
NEW LISTINGS

	CURRENT MONTH		M/M
	2,731	↑	6.3%
	YTD	↑	Y/Y
	24K		9.5%

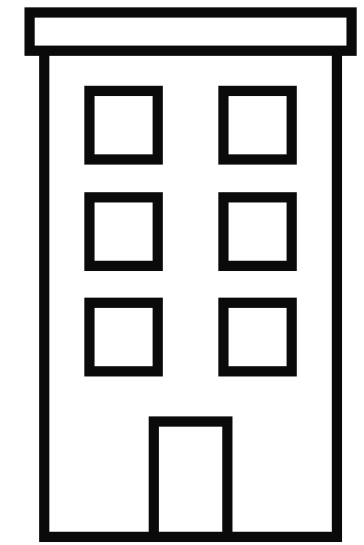
INVENTORY

5,999		4.6	
INVENTORY		MONTHS OF INVENTORY	

SALES

	CURRENT MONTH		M/M
	1,299	↓	-8.8%
	YTD	↓	Y/Y
	13K		-10.5%

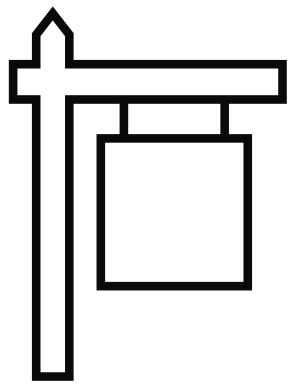
HIGH ROLLERS

DETACHED	\$3,030,000	
SEMI-DETACHED	\$790,000	
ROW/TOWNHOUSE	\$780,000	
APARTMENT CONDOMINIUM	\$1,750,000	

AVERAGE DAYS ON MARKET FOR MONTHLY SALES



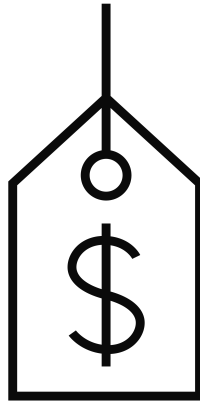
NEW LISTINGS



CURRENT MONTH
3,864  **M/M**
7%

YTD
34K  **Y/Y**
11%

SALES

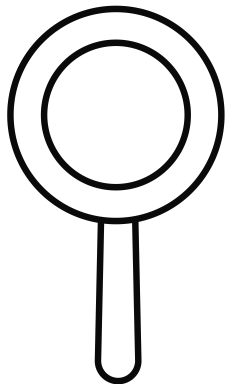


CURRENT MONTH
1,959  **M/M**
-8%

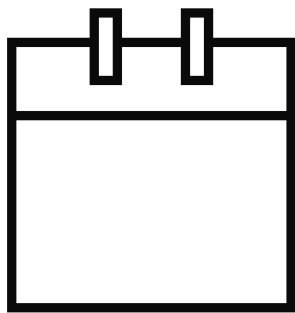
YTD
19K  **Y/Y**
-10%

MONTHS OF INVENTORY

8,062
INVENTORY



4.1
MONTHS OF
INVENTORY



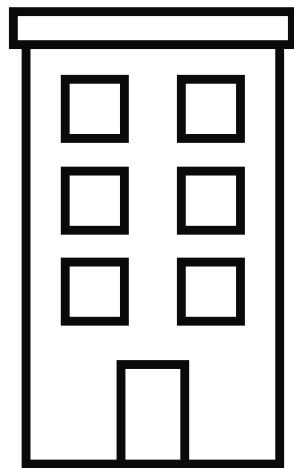
HIGH ROLLERS

DETACHED \$3,030,000

SEMI-DETACHED \$790,000

ROW/TOWNHOUSE \$780,000

APARTMENT CONDOMINIUM \$1,750,000



AVERAGE DAYS ON MARKET FOR MONTHLY SALES



● THIS YEAR ● LAST YEAR

SELLING PRICE COMPARISONS



ALL RESIDENTIAL

AVERAGE \$466,080

M/M -1%

Y/Y 3%

MEDIAN \$435,000

M/M -1%

Y/Y 0%



DETACHED

AVERAGE \$569,878

M/M -1%

Y/Y 3%

MEDIAN \$515,000

M/M -2%

Y/Y 1%



SEMI-DETACHED

AVERAGE \$412,974

M/M -3%

Y/Y -5%

MEDIAN \$406,500

M/M -3%

Y/Y -4%



ROW/TOWNHOUSE

AVERAGE \$289,640

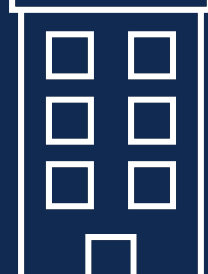
M/M -3%

Y/Y -5%

MEDIAN \$295,000

M/M 1%

Y/Y -3%



APARTMENT
CONDOMINIUM

AVERAGE \$208,672

M/M -3%

Y/Y 1%

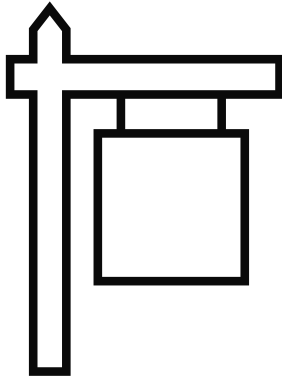
MEDIAN \$184,500

M/M -3%

Y/Y -4%

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NEW LISTINGS



CURRENT MONTH

2,731

↑

M/M

6%

YTD

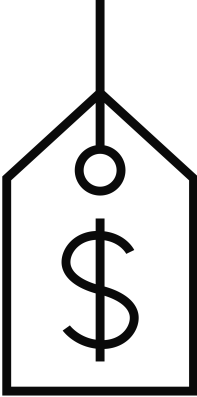
24K

↑

Y/Y

10%

SALES



CURRENT MONTH

1,299

↓

M/M

-9%

YTD

13K

↓

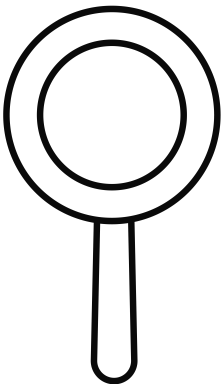
Y/Y

-11%

MONTHS OF INVENTORY

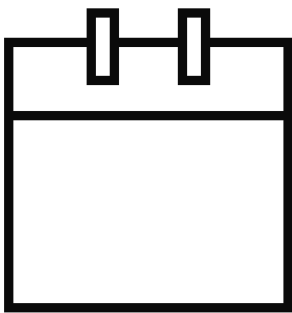
5,999

INVENTORY



4.6

MONTHS OF
INVENTORY



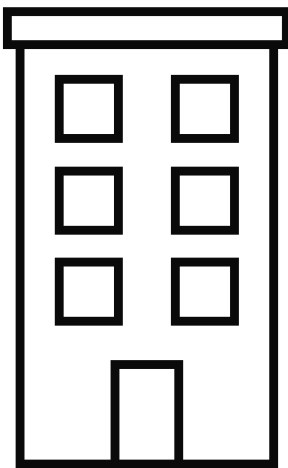
HIGH ROLLERS

DETACHED\$3,030,000

SEMI-DETACHED\$790,000

ROW/TOWNHOUSE\$780,000

APARTMENT CONDOMINIUM\$1,750,000



AVERAGE DAYS ON MARKET FOR MONTHLY SALES



● THIS YEAR ● LAST YEAR

SELLING PRICE COMPARISONS

ALL RESIDENTIAL	DETACHED	SEMI-DETACHED	ROW/TOWNHOUSE	APARTMENT CONDOMINIUM
AVERAGE\$434,888	AVERAGE\$547,426	AVERAGE\$408,859	AVERAGE\$277,682	AVERAGE\$202,377
M/M-0%	M/M-2%	M/M-1%	M/M-6%	M/M-1%
Y/Y4%	Y/Y1%	Y/Y-5%	Y/Y-6%	Y/Y1%
MEDIAN\$415,000	MEDIAN\$490,000	MEDIAN\$402,000	MEDIAN\$257,817	MEDIAN\$175,000
M/M0%	M/M-3%	M/M-1%	M/M-10%	M/M-4%
Y/Y1%	Y/Y-1%	Y/Y-4%	Y/Y-14%	Y/Y-8%

MLS® HOME PRICE INDEX

\$423K

Benchmark Price



-0.9%

Month-over-Month



-0.3%

Year-over-Year

\$466K

Average Sales Price



-0.8%

Month-over-Month



2.9%

Year-over-Year

\$435K

Median Sales Price



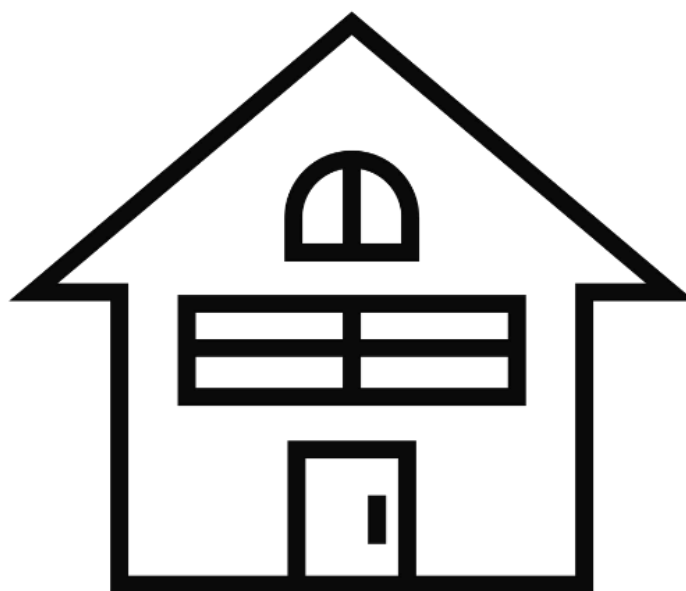
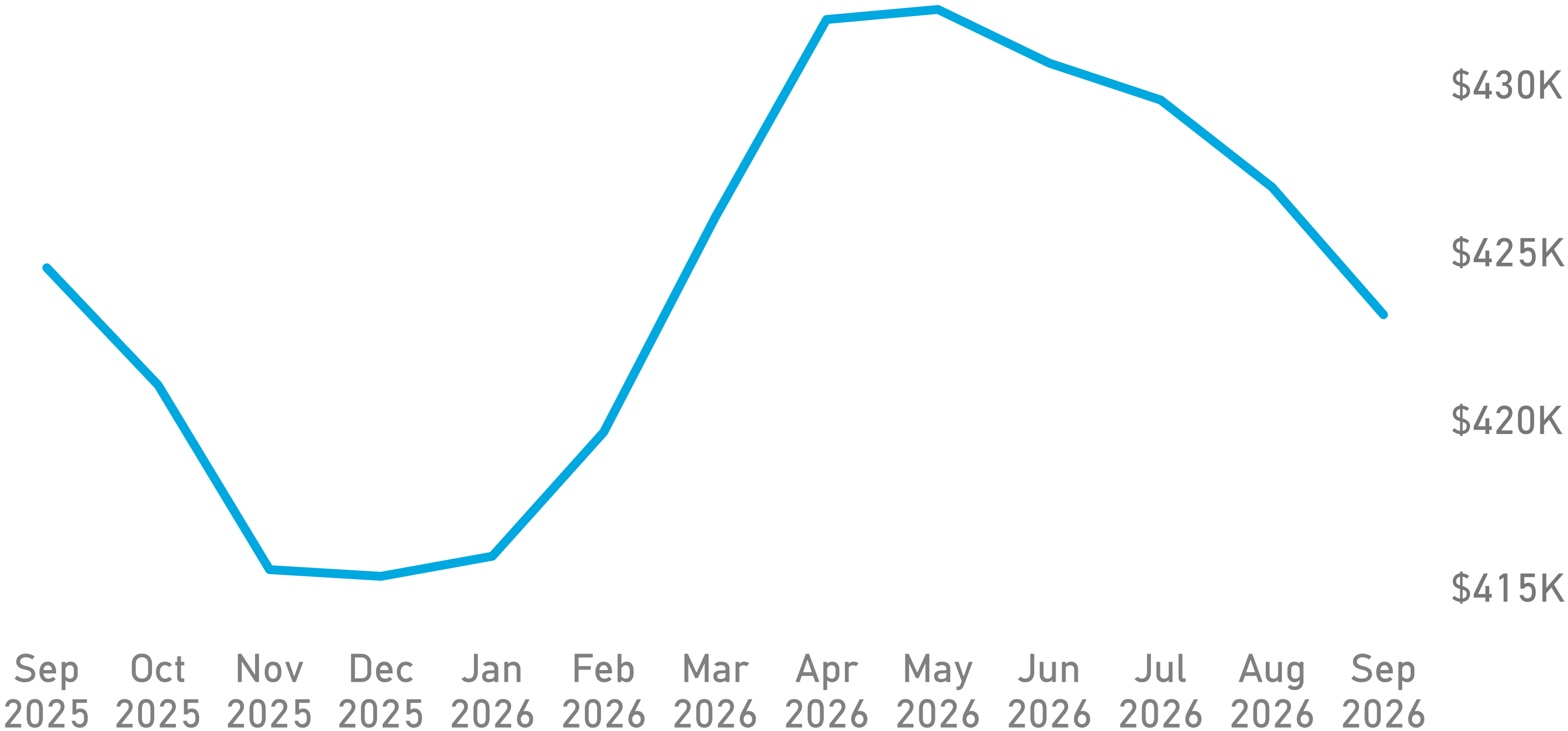
-0.9%

Month-over-Month

0.0%

Year-over-Year

BENCHMARK PRICE TREND



SINGLE FAMILY

\$519K

Benchmark Price

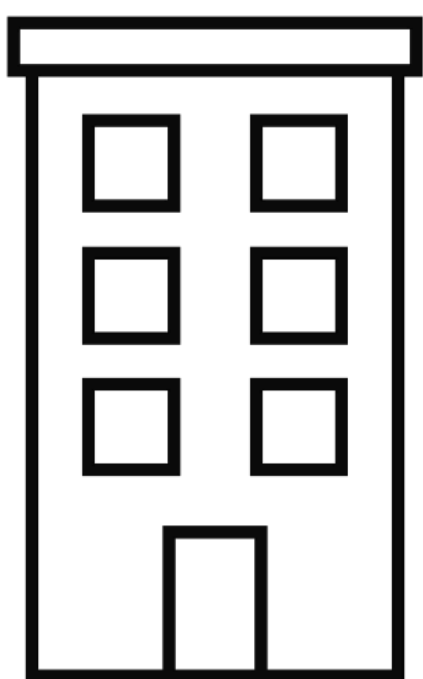


-1.1%

Month-over-Month

0.0%

Year-over-Year



APARTMENT

\$197K

Benchmark Price



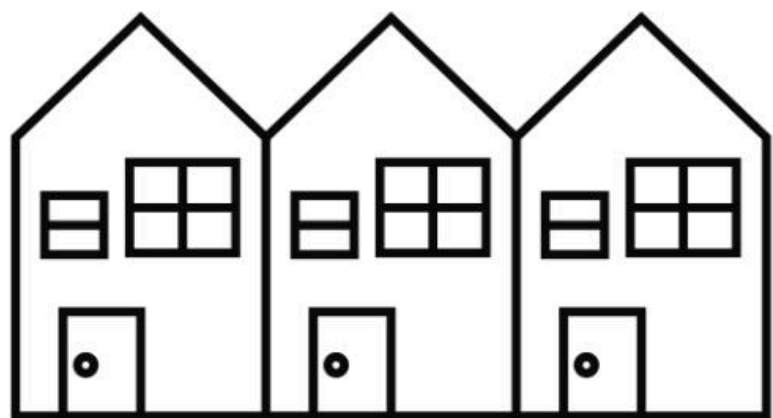
-0.7%

Month-over-Month



-1.1%

Year-over-Year



TOWNHOUSE

\$270K

Benchmark Price



-0.4%

Month-over-Month



-3.4%

Year-over-Year

MLS® HOME PRICE INDEX

\$402K

Benchmark Price

↓ **-1.5%**

Month-over-Month

↓ **-1.8%**

Year-over-Year

\$435K

Average Sales Price

↓ **-0.4%**

Month-over-Month

↑ **3.5%**

Year-over-Year

\$415K

Median Sales Price

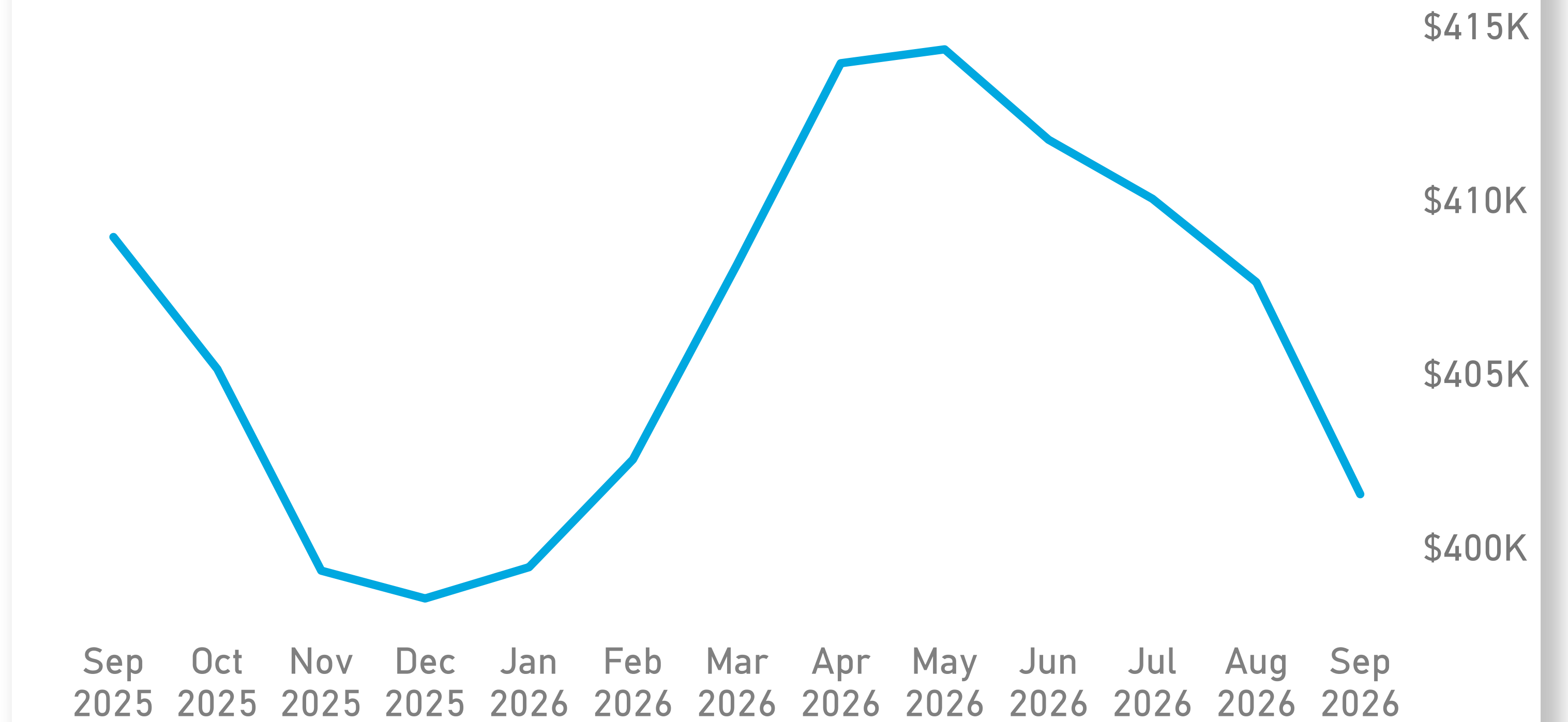
0.0%

Month-over-Month

↑ **1.2%**

Year-over-Year

BENCHMARK PRICE TREND



\$513K

Benchmark Price

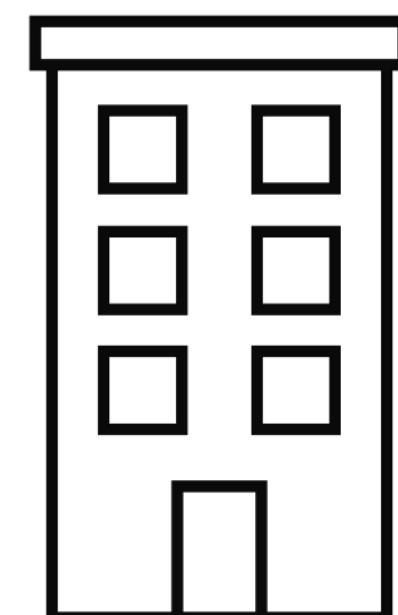
↓ **-1.8%**

Month-over-Month

↓ **-1.4%**

Year-over-Year

SINGLE FAMILY



\$190K

Benchmark Price

↓ **-0.8%**

Month-over-Month

↓ **-1.9%**

Year-over-Year

APARTMENT



\$267K

Benchmark Price

↓ **-0.5%**

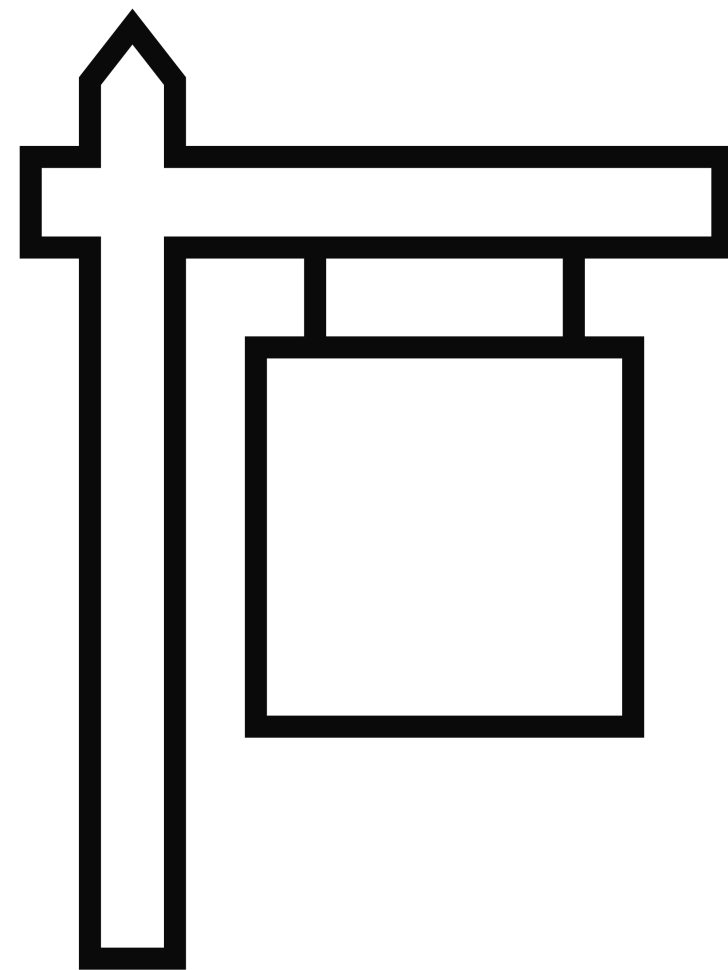
Month-over-Month

↓ **-4.8%**

Year-over-Year

TOWNHOUSE

NEW LISTINGS



CURRENT MONTH

3,864

MONTH-OVER-MONTH

↑ **7.2%**

YTD

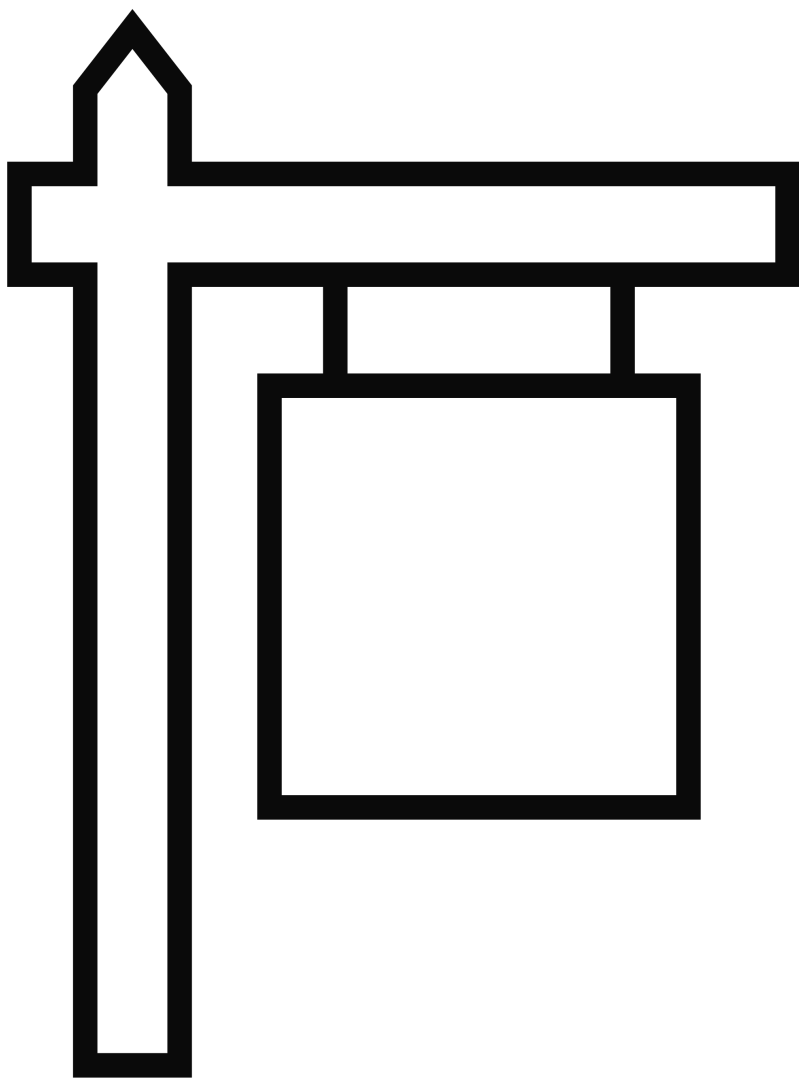
34K

YEAR-OVER-YEAR

↑ **11.3%**

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NEW LISTINGS



CURRENT MONTH

2,731

YTD

24K

MONTH-OVER-MONTH

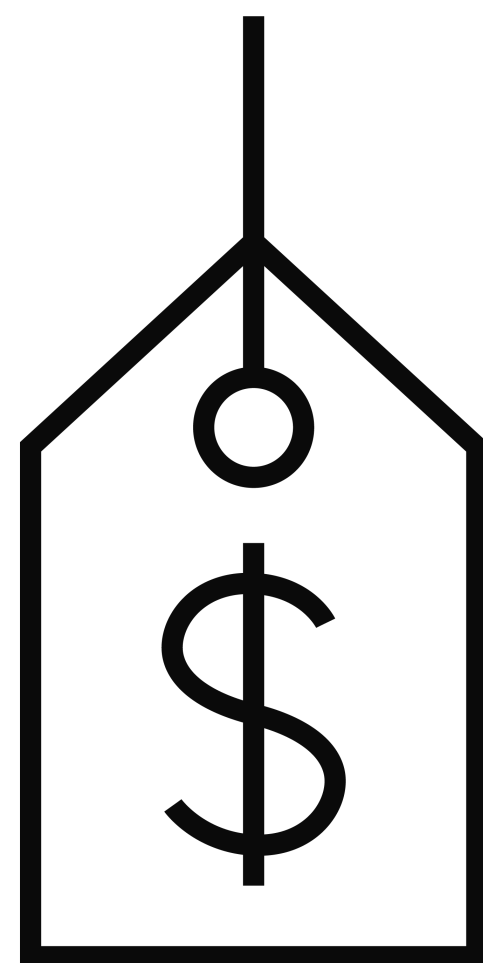


6.3%

YEAR-OVER-YEAR



9.5%



SALES

CURRENT MONTH

1,959

YTD

19K

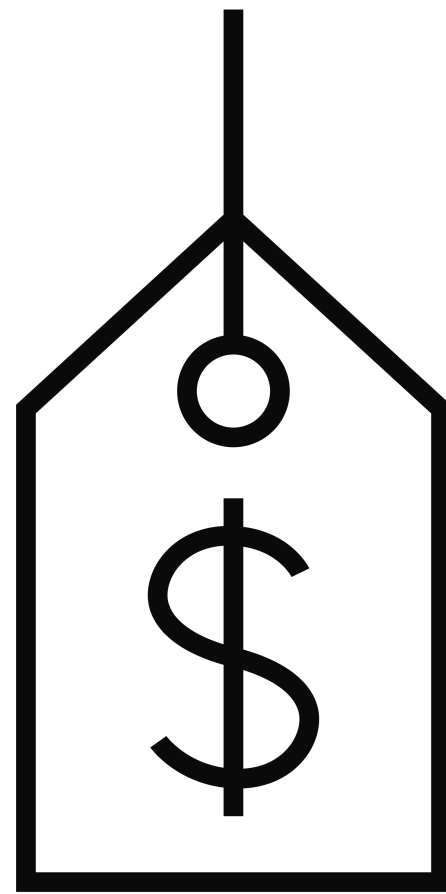
MONTH-OVER-MONTH

↓ **-8.5%**

YEAR-OVER-YEAR

↓ **-10.3%**

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SALES

CURRENT MONTH

1,299

YTD

13K

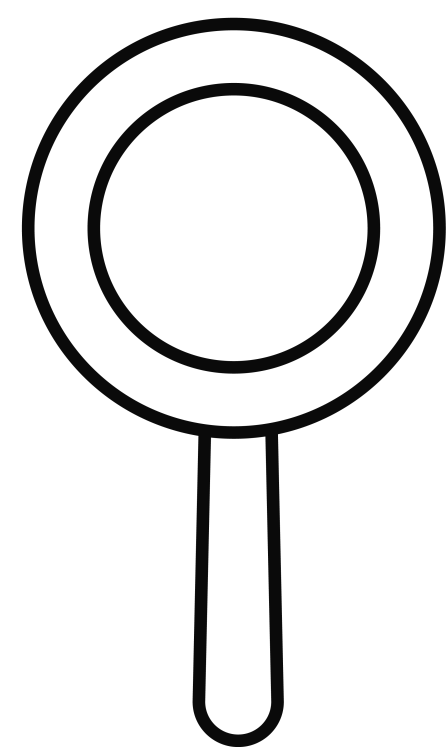
MONTH-OVER-MONTH

↓ **-8.8%**

YEAR-OVER-YEAR

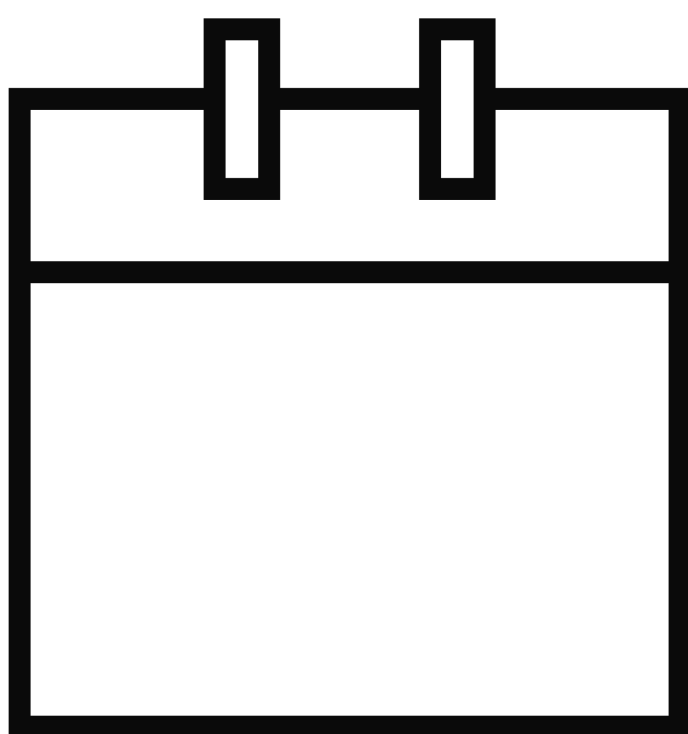
↓ **-10.5%**

8,062



INVENTORY

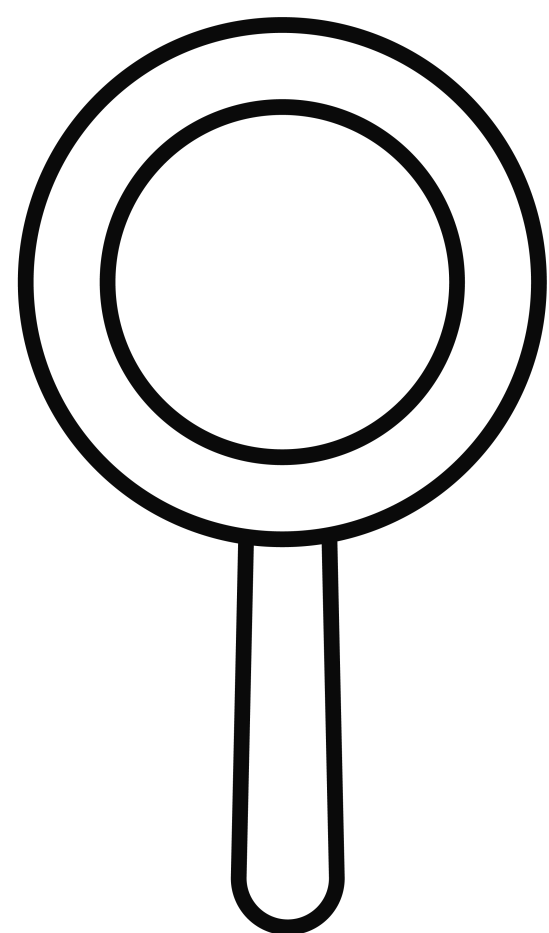
4.1



MOI

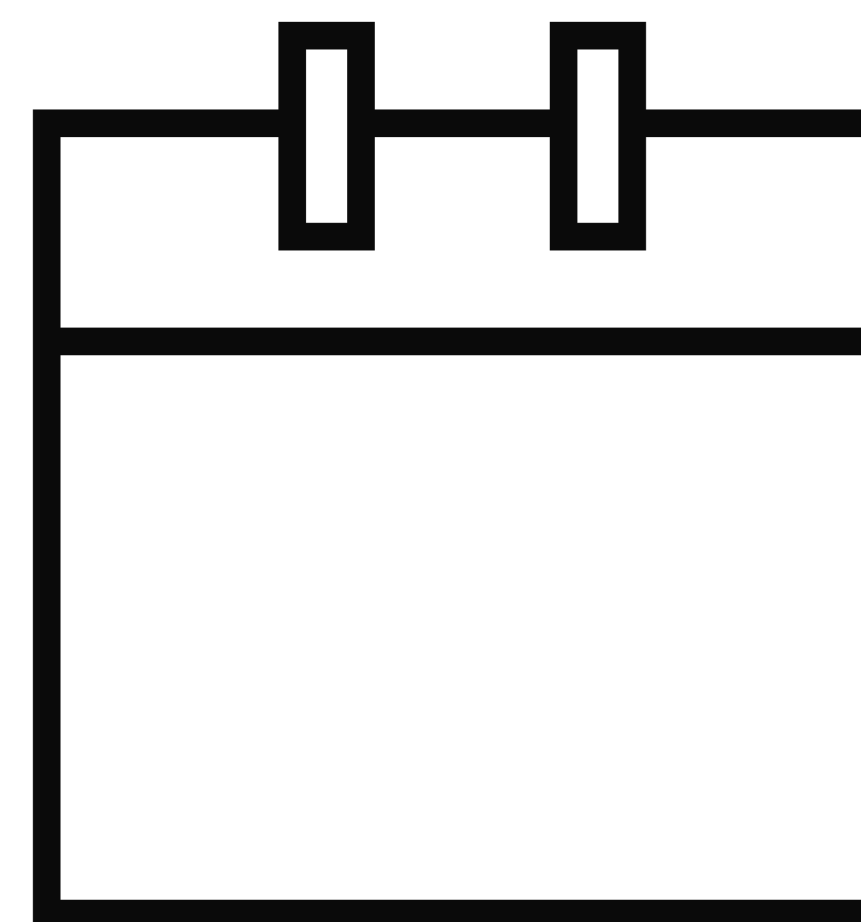
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5,999

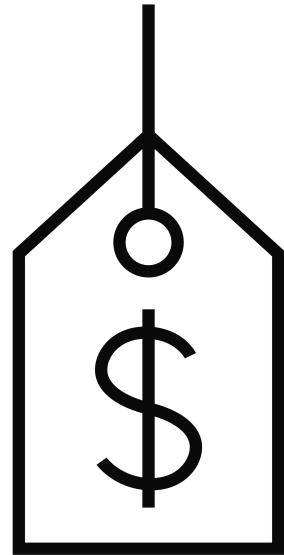


INVENTORY

4.6



MOI

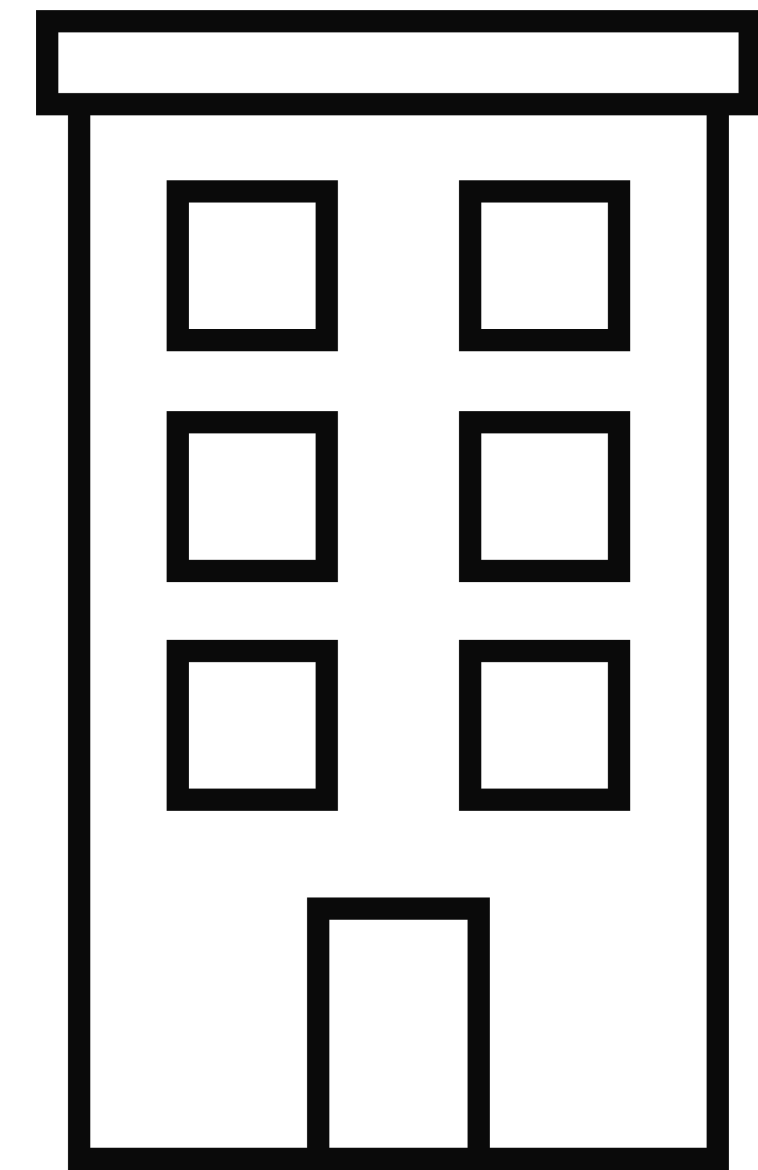


DETACHED **\$3,030,000**

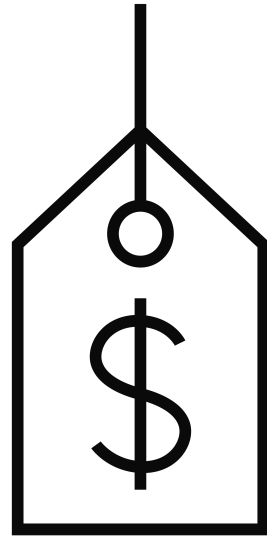
SEMI-DETACHED **\$790,000**

ROW/TOWNHOUSE **\$780,000**

APARTMENT
CONDOMINIUM **\$1,750,000**



HIGH ROLLERS



DETACHED

\$3,030,000

SEMI-DETACHED

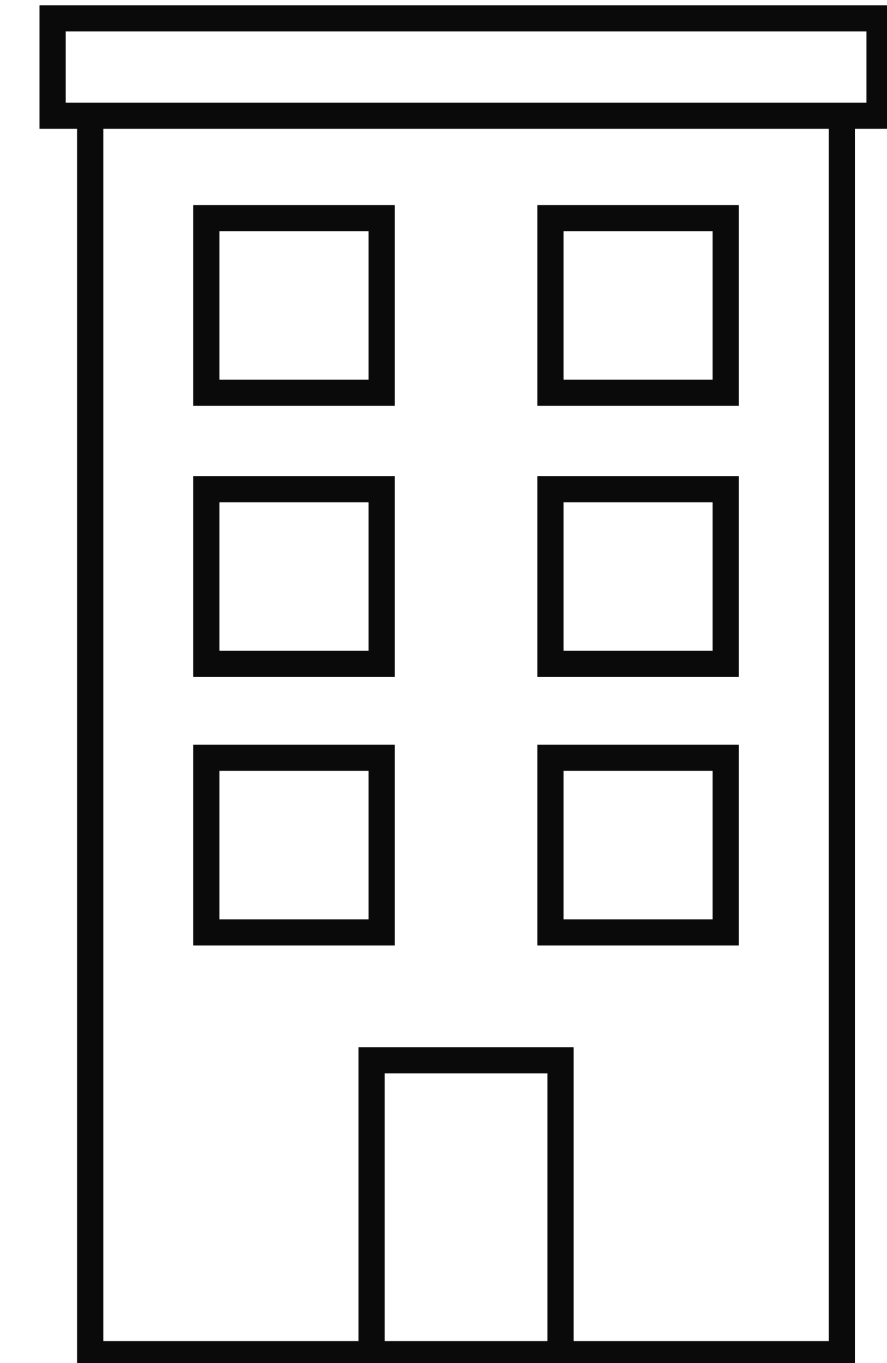
\$790,000

ROW/TOWNHOUSE

\$780,000

APARTMENT
CONDOMINIUM

\$1,750,000



HIGH ROLLERS

AVERAGE DAYS ON MARKET FOR MONTHLY SALES



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AVERAGE DAYS ON MARKET FOR MONTHLY SALES



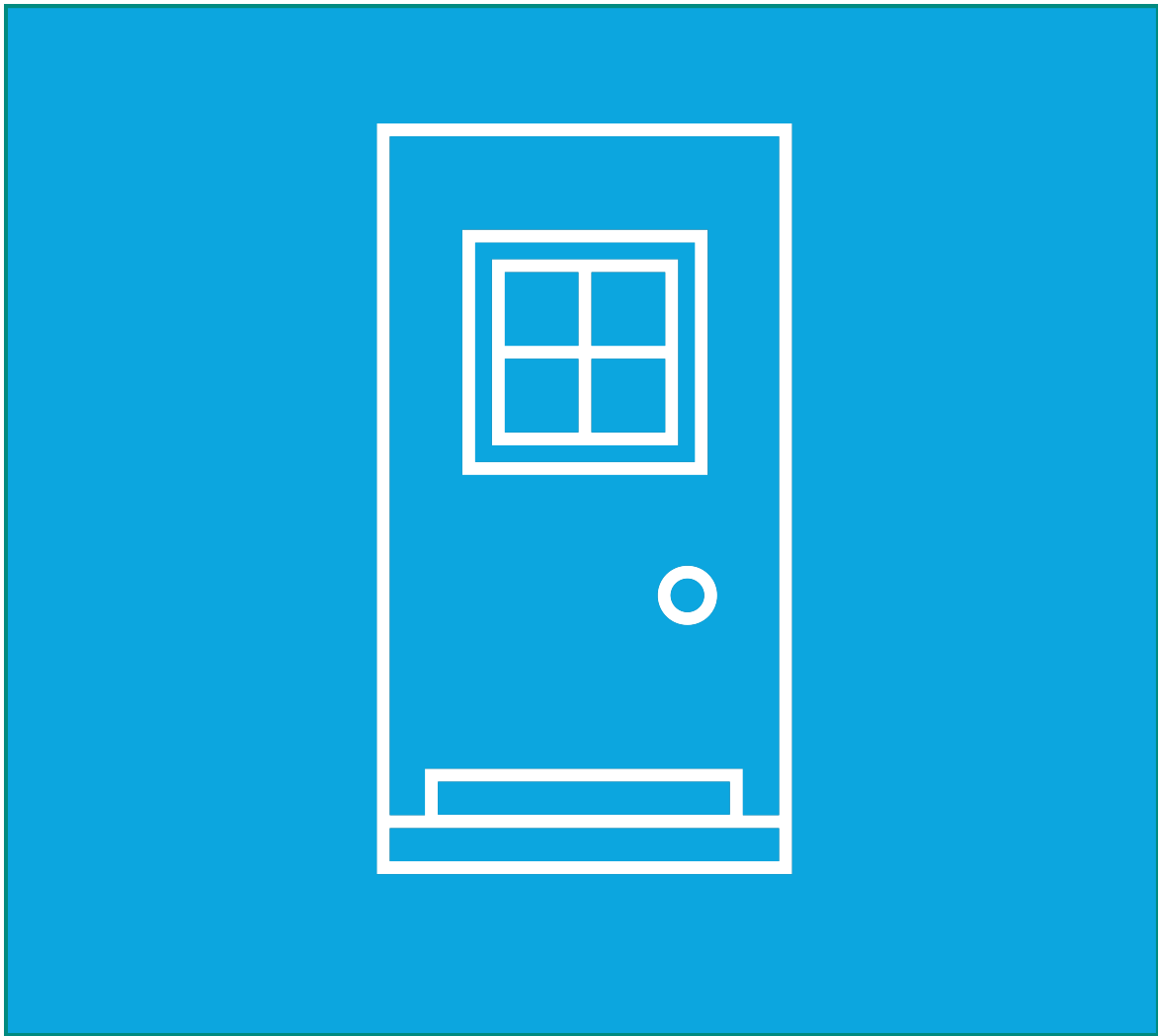


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AVERAGE **\$435K**

M/M **-0.4%**

Y/Y **3.5%**



\$415K MEDIAN

0.0% M/M

1.2% Y/Y

ALL RESIDENTIAL

AVERAGE

\$570K

M/M

-1.0%

Y/Y

2.9%



DETACHED

\$515K

MEDIAN

-1.9%

M/M

1.0%

Y/Y

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AVERAGE **\$547K**

M/M **-1.7%**

Y/Y **1.3%**



DETACHED

\$490K MEDIAN

-3.2% M/M

-1.4% Y/Y

AVERAGE **\$413K**

M/M **-2.7%**

Y/Y **-4.8%**



\$407K MEDIAN

-2.6% M/M

-4.1% Y/Y

SEMI-DETACHED

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AVERAGE

\$409K

M/M

-0.9%

Y/Y

-4.6%



SEMI-DETACHED

\$402K

MEDIAN

-0.7%

M/M

-4.3%

Y/Y

AVERAGE

\$290K

M/M

-2.9%

Y/Y

-4.5%



\$295K

MEDIAN

0.9%

M/M

-3.1%

Y/Y

ROW/TOWNHOUSE

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AVERAGE

\$278K

M/M

-6.0%

Y/Y

-6.3%



\$258K

MEDIAN

-9.5%

M/M

-14.1%

Y/Y

ROW/TOWNHOUSE