

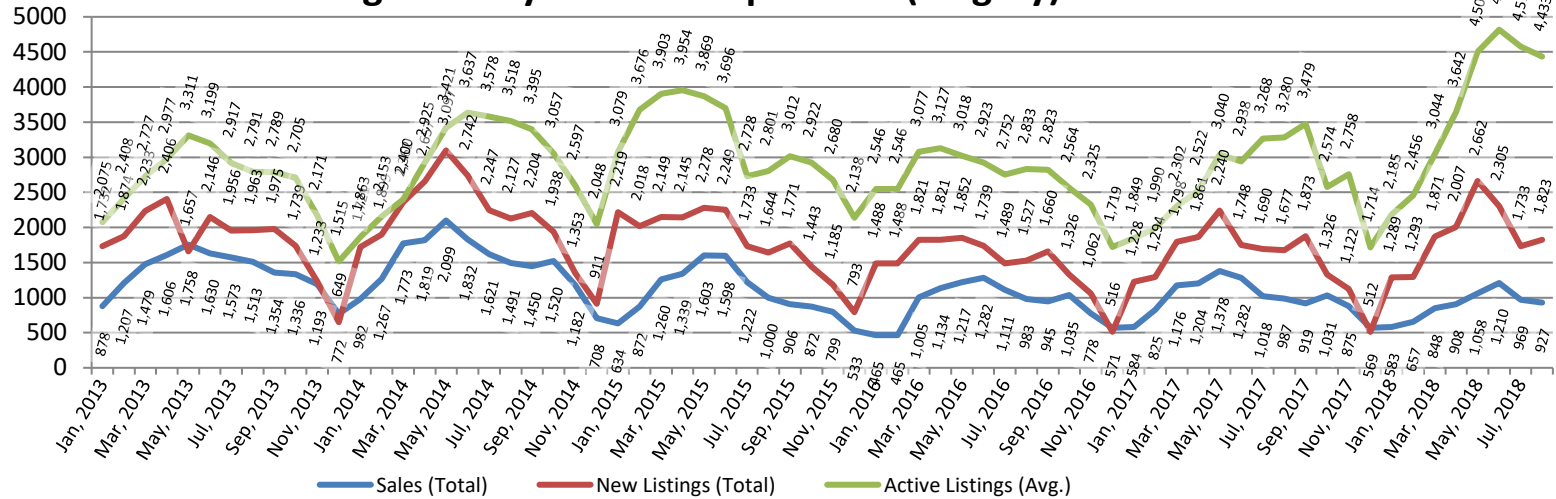
Real Estate and Economic Report

- Calgary Real Estate Market -

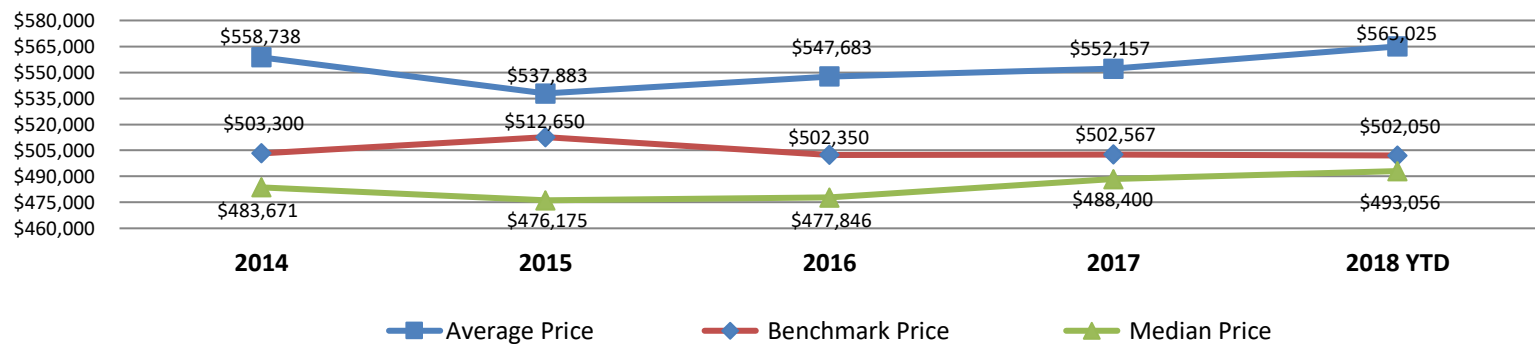
REPORTING PERIOD: from the 1st of August, 2018 to the last day of August, 2018

	Sales		New Listings		Sales to New Listings Ratio		Active Listings		Average Price	
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
CREB Economic Region	1,982	-5.80%	4,045	1.20%	49.00%	-6.92%	11,831	19.18%	\$ 481,077	1.46%
Detached	927	-6.08%	1,823	8.71%	50.85%	-13.61%	4,433	35.15%	\$ 563,468	2.15%
Apartment	243	-2.02%	546	-15.35%	44.51%	15.75%	1,666	-5.77%	\$ 294,292	2.30%
Attached	320	-12.81%	691	0.73%	46.31%	-13.44%	2,022	28.30%	\$ 394,089	-3.88%
YEAR TO DATE (2018): from January 1st, 2018 to the last day of August, 2018										
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
CREB Economic Region	15,087	-13.06%	34,423	4.09%	44.02%	-15.19%	10,427	22.45%	\$ 481,417	-0.31%
Detached	7,160	-16.33%	14,983	7.36%	48.20%	-20.64%	3,710	38.77%	\$ 565,025	0.65%
Apartment	1,893	-7.57%	5,104	-5.20%	37.38%	-1.54%	1,686	2.90%	\$ 295,799	-0.35%
Attached	2,550	-15.11%	6,053	7.08%	42.25%	-19.59%	1,774	30.63%	\$ 401,239	-1.16%

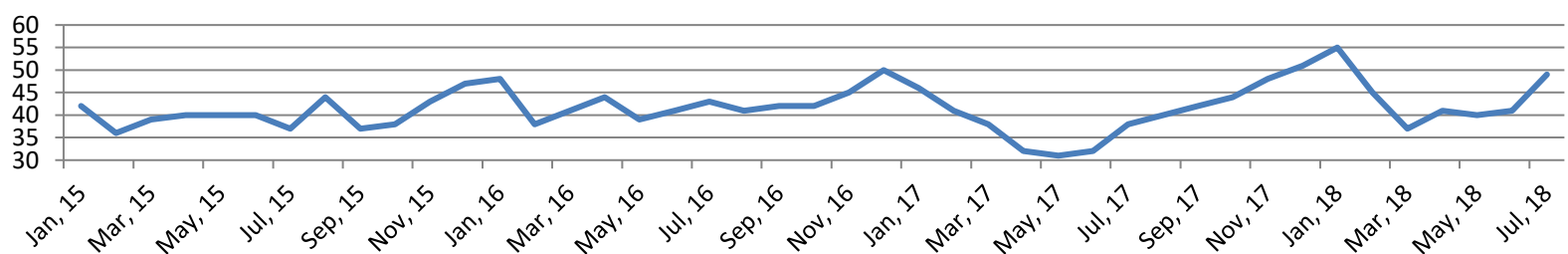
Single Family Home Comparisons (Calgary)

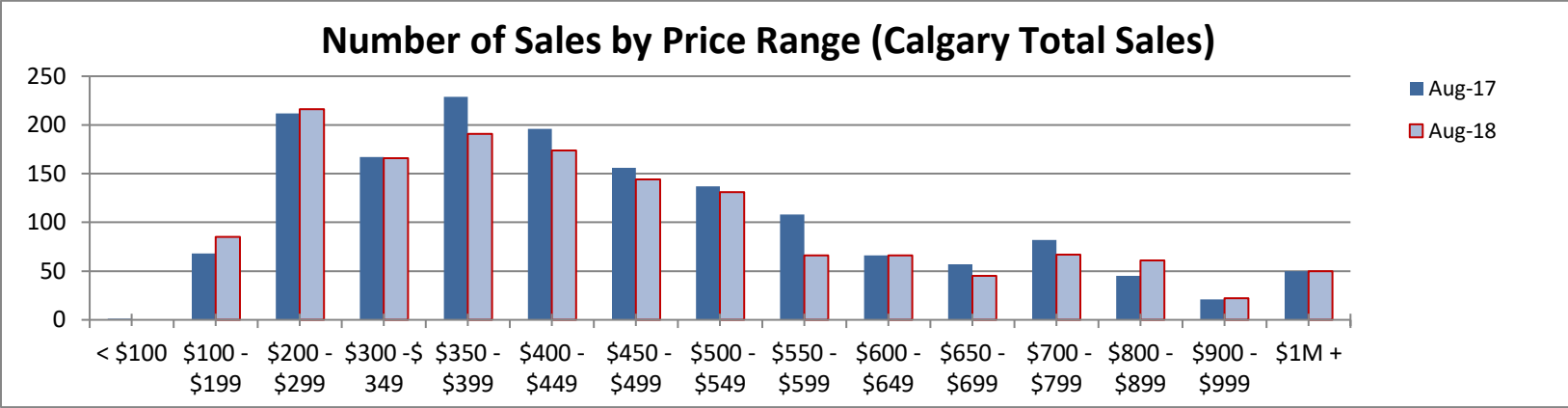


Single Family Home Annual Prices (Calgary)

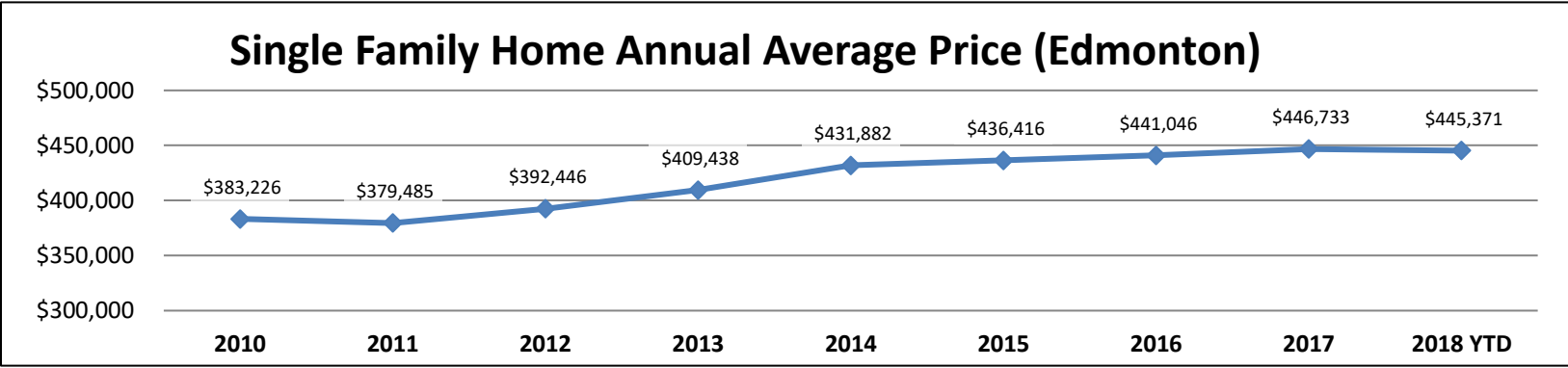
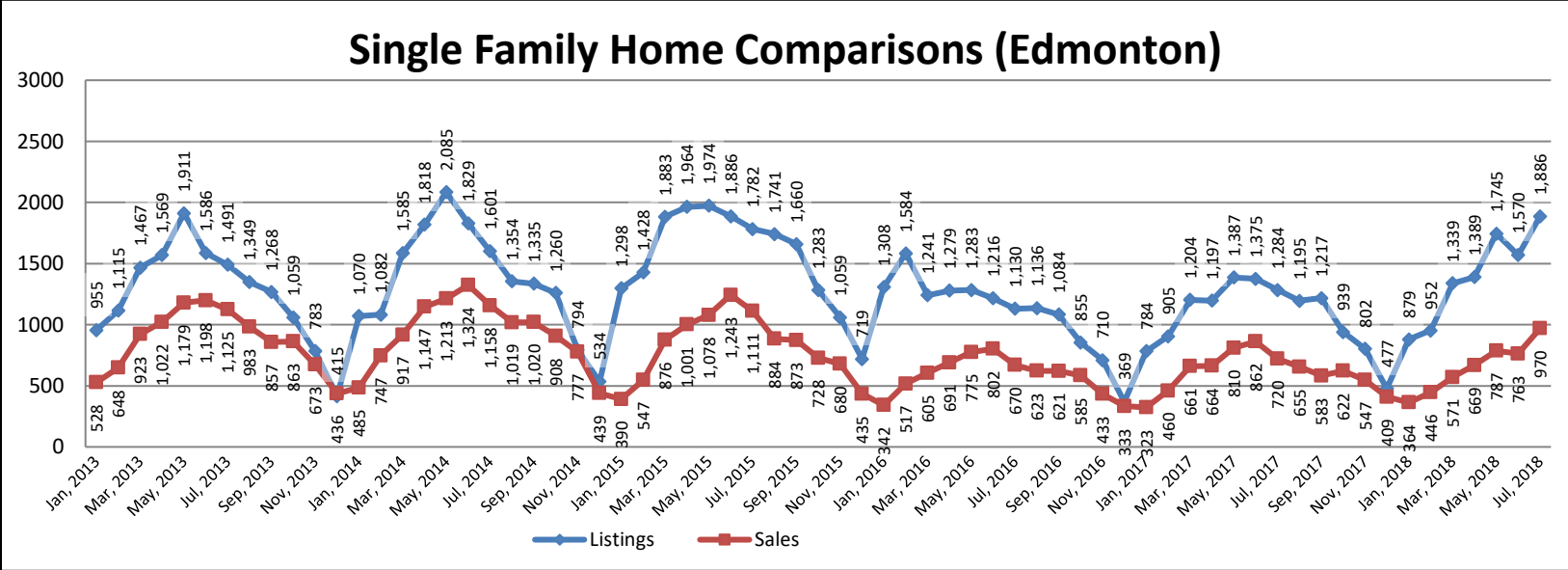


Single Family Home Average Days on Market (Calgary)

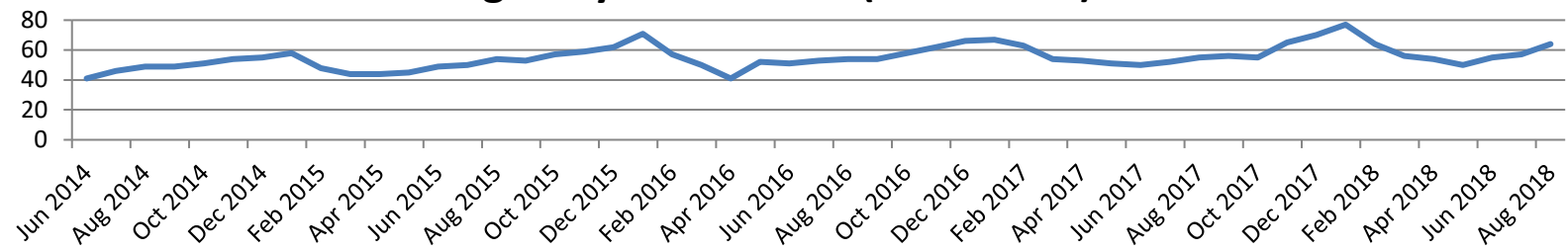




- Edmonton Real Estate Market -								
REPORTING PERIOD: from the 1st of August, 2018 to the last day of August, 2018								
	Sales		New Listings		Sales to New Listings Ratio		Average Price	
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
Total Residential	1,567	35.55%	3,050	33.48%	51.38%	1.55%	\$ 364,925	-2.34%
Single Family Detached	984	50.23%	1,796	50.29%	55.00%	0.00%	\$ 424,471	-3.45%
Condominium	399	12.08%	853	-0.12%	47.00%	11.90%	\$ 244,701	-0.23%
Duplex/Rowhouse	157	24.60%	314	64.40%	50.00%	-24.24%	\$ 330,643	-10.59%
YEAR TO DATE (2018): from January 1st, 2018 to the last day of August, 2018								
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
Total Residential	9,318	5.72%	21,194	15.22%	43.32%	-8.26%	\$ 371,726	-1.51%
Single Family Detached	5,554	7.74%	11,556	23.85%	47.39%	-12.62%	\$ 445,371	-0.99%
Condominium	2,674	1.36%	7,222	1.22%	37.04%	0.79%	\$ 238,318	-4.35%
Duplex/Rowhouse	937	6.96%	1,901	22.57%	48.81%	-13.03%	\$ 350,480	-4.29%



Average Days on Market (Edmonton)



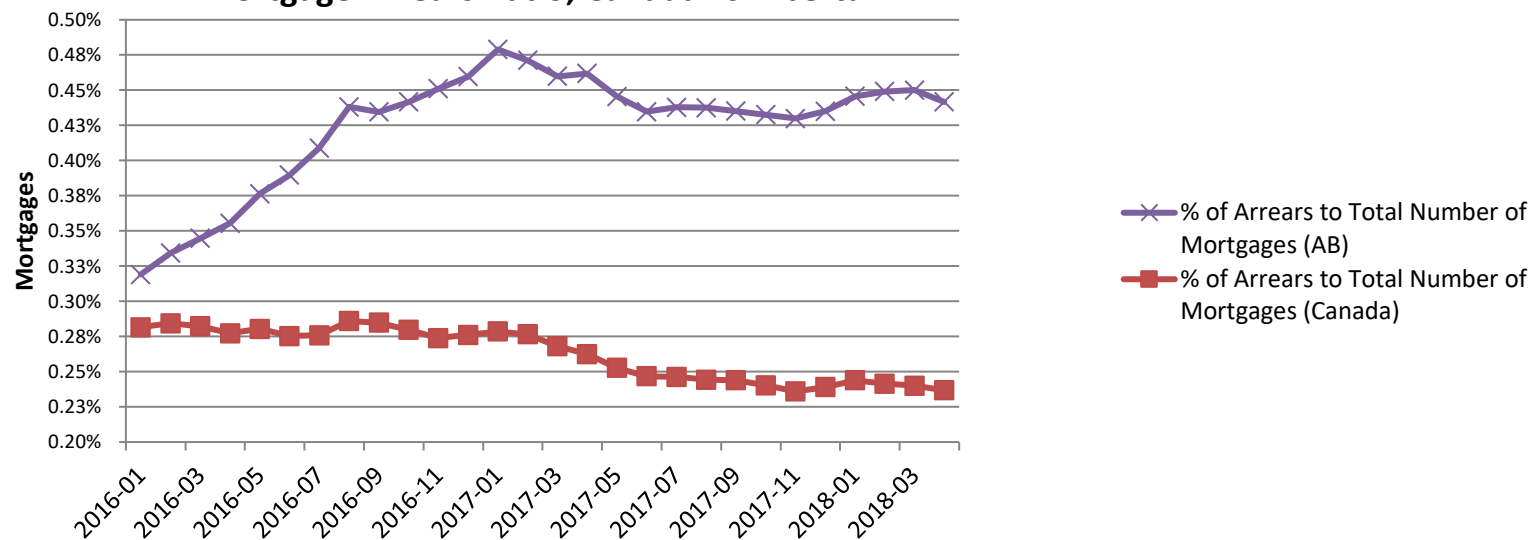
- Alberta Economic Indicators -

*the following information is based on current available data from: <http://economicdashboard.albertacanada.com/>, www.statcan.gc.ca/dai-quo/ and RBC Economic Outlook, <http://www.cba.ca/en/component/content/publication/69-statistics>, <http://www.atb.com/SiteCollectionDocuments>

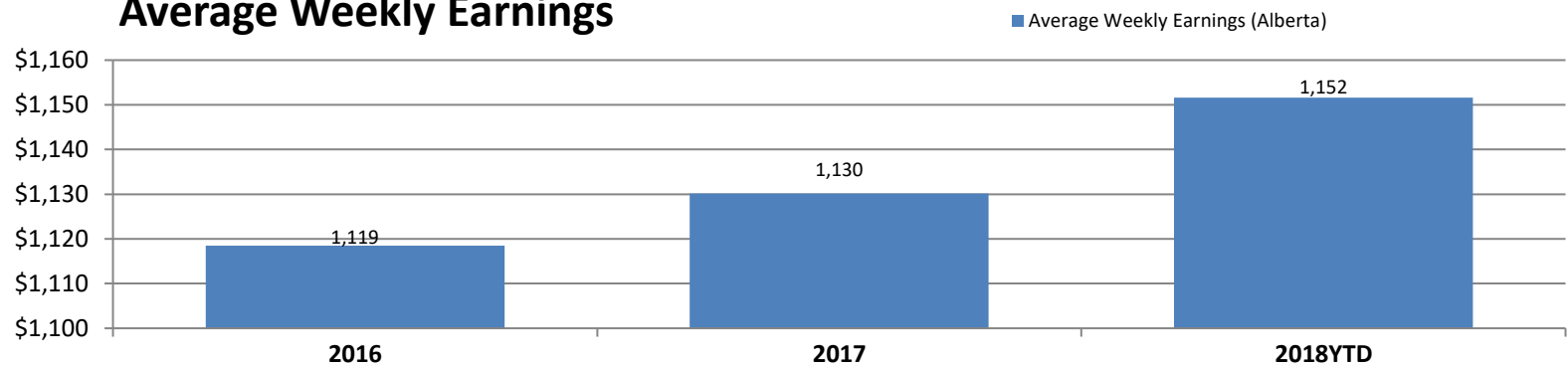
Real GDP Growth		2018f	2019f
Alberta		2.50%	2.50%
Canada		2.10%	2.00%
		TOTAL	Y/Y%
Unemployment Rate Aug-18	in Alberta	6.00%	-12.16%
	in Canada	6.00%	-7.69%
Retail Trade (mill. \$'s) Jun-18	in Alberta	6,882	1.98%
	in Canada	50,666	3.30%
Total Mortgages Mar-18	in Alberta	582,600	0.21%
	in Canada	4,762,952	0.71%

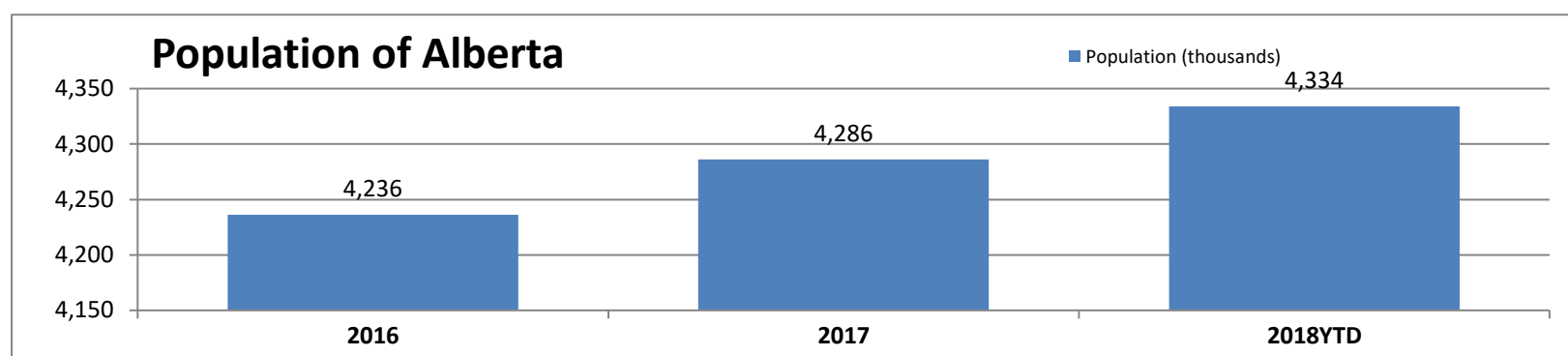
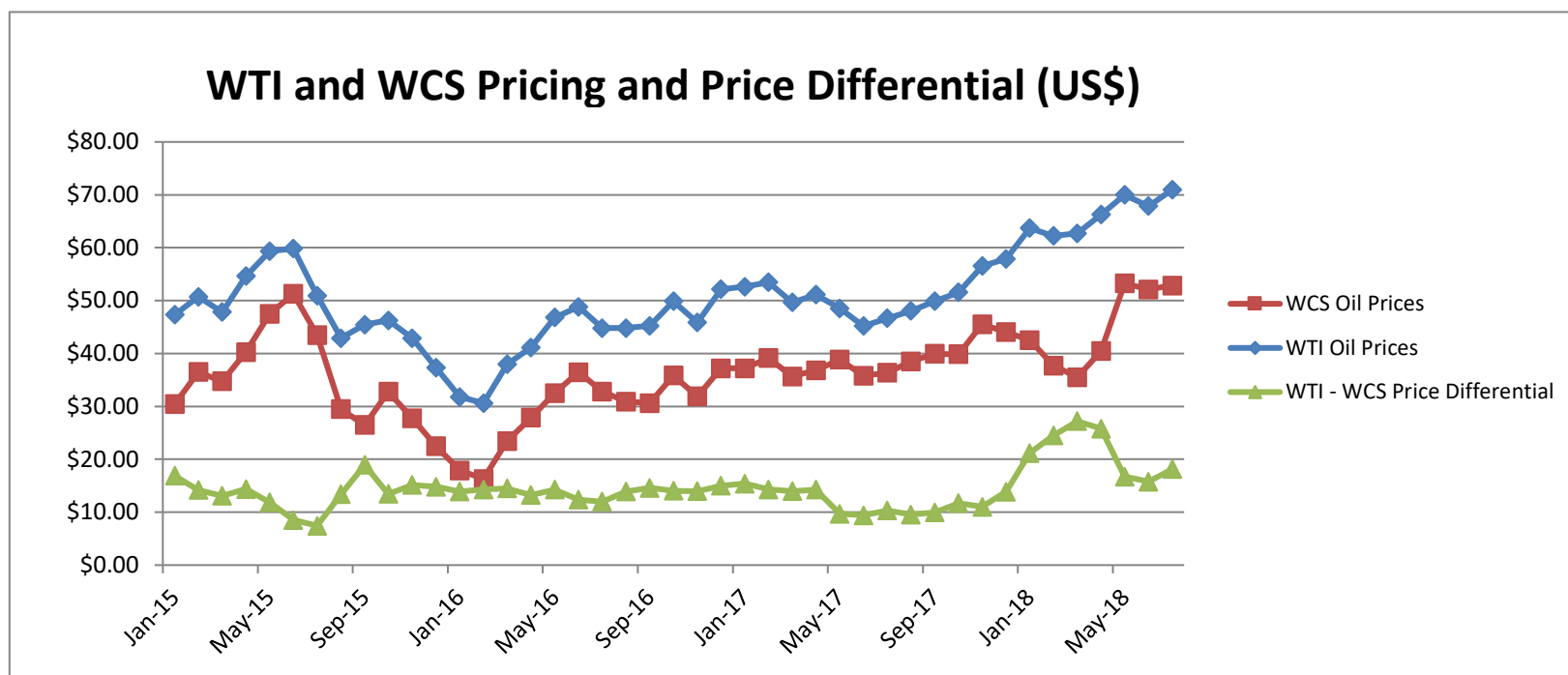
	TOTAL	Y/Y%
Net Migration to AB Dec-17	5,599	92.01%
Housing Starts (SAAR*, 000's) Jul-18	30.11	-11.06%
Avg. Weekly Earnings Mar-18	in Alberta	\$1,154.43
	in Canada	\$1,001.93
Mortgages 90 Day Arrears Apr-18	in Alberta	2,573
	in Canada	11,280
		-4.17%
		-9.14%

Mortgage Arrears Ratio; Canada vs Alberta



Average Weekly Earnings





Resources

<http://www.rbc.com/economics/economic-data/index.html>
<http://www.bankofcanada.ca/wp-content/uploads/2014/12/fsr-december2014.pdf>
<http://economicdashboard.albertacanada.com/>
<http://www.creb.com/>
<http://www.ereb.com/REALTORSAssociationOfEdmonton.html>
<http://www.capp.ca/Pages/default.aspx>
http://homepriceindex.ca/hpi_tool_en.html
<http://www.cba.ca/en/component/content/publication/69-statistics>
<http://www.finance.alberta.ca/aboutalberta/>
<http://www.statcan.gc.ca/dai-quo/>
<http://www.housepriceindex.ca/default.aspx?langue=EN>

*Housing Starts: This represents the seasonally adjusted annual rate (SAAR) for the month.

[Calvert's Economic Definition Reference Guide](#)

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