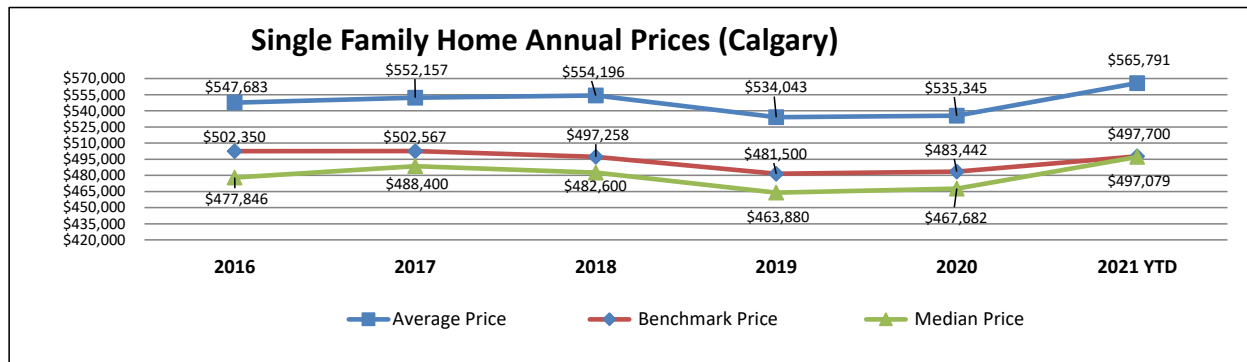
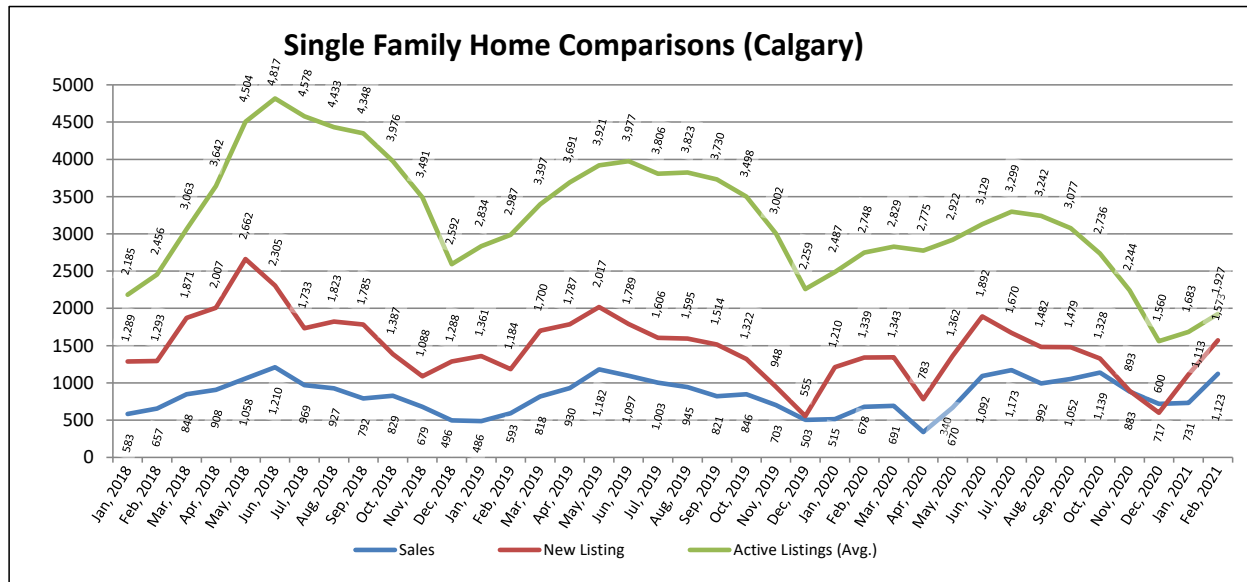


## Real Estate and Economic Report

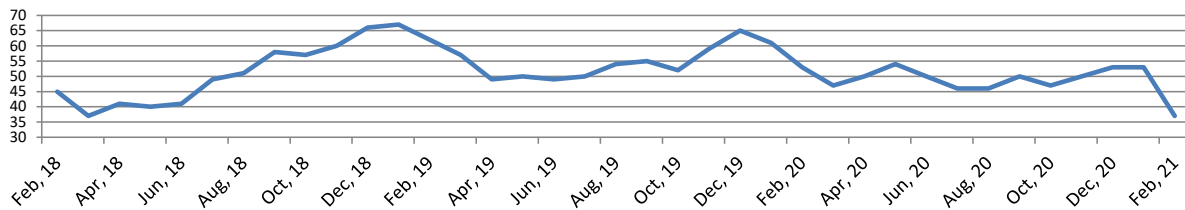
### - Calgary Real Estate Market -

**REPORTING PERIOD:** from the 1st of February, 2021 to the last day of February, 2021

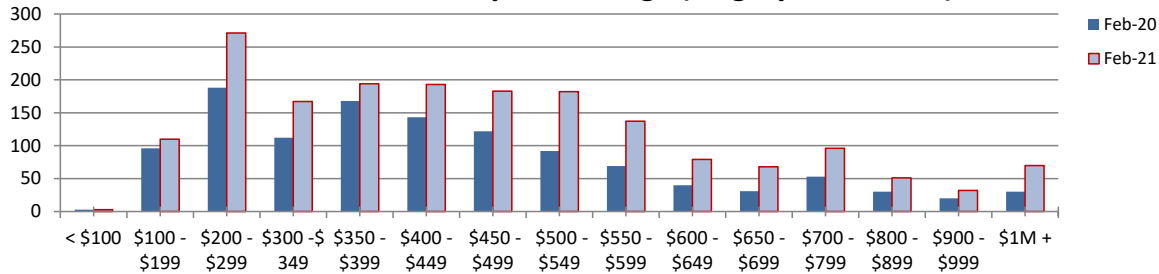
	Sales		New Listings		Sales to New Listings Ratio		Active Listings		Benchmark Price	
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%	BENCHMARK	Y/Y%
<b>CREB Economic Region</b>	2,516	61.90%	3,756	9.63%	66.99%	47.68%	6,312	-22.29%	\$ 433,250	5.46%
<b>Single Family Detached</b>	1,123	65.63%	1,573	17.48%	71.39%	40.99%	1,927	-29.88%	\$ 502,500	5.04%
<b>Apartment</b>	272	30.14%	572	2.33%	47.55%	27.18%	1,433	-2.52%	\$ 246,400	0.78%
<b>Semi-Detached</b>	181	30.22%	250	-1.57%	72.40%	32.31%	366	-39.40%	\$ 384,800	0.00%
<b>Row</b>	260	58.54%	453	24.11%	57.40%	27.75%	792	-6.93%	\$ 284,700	1.24%
<b>YEAR TO DATE (2021):</b> from January 1st, 2021 to the last day of February, 2021										
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%	BENCHMARK	Y/Y%
<b>CREB Economic Region</b>	4,222	56.72%	6,763	3.39%	61.86%	50.96%	6,042	-22.24%	\$ 430,500	4.71%
<b>Single Family Detached</b>	1,854	55.41%	2,686	5.37%	68.54%	47.08%	1,805	-31.04%	\$ 497,700	3.98%
<b>Apartment</b>	458	28.65%	1,124	-0.27%	40.63%	28.42%	1,375	-2.17%	\$ 245,750	0.18%
<b>Semi-Detached</b>	322	44.39%	459	-7.09%	69.93%	55.88%	352	-40.34%	\$ 388,050	0.64%
<b>Row</b>	410	48.01%	825	17.19%	48.86%	24.87%	744.5	-7.80%	\$ 282,800	0.89%



### Single Family Home Average Days on Market (Calgary)



### Number of Sales by Price Range (Calgary Total Sales)



## - Edmonton Real Estate Market -

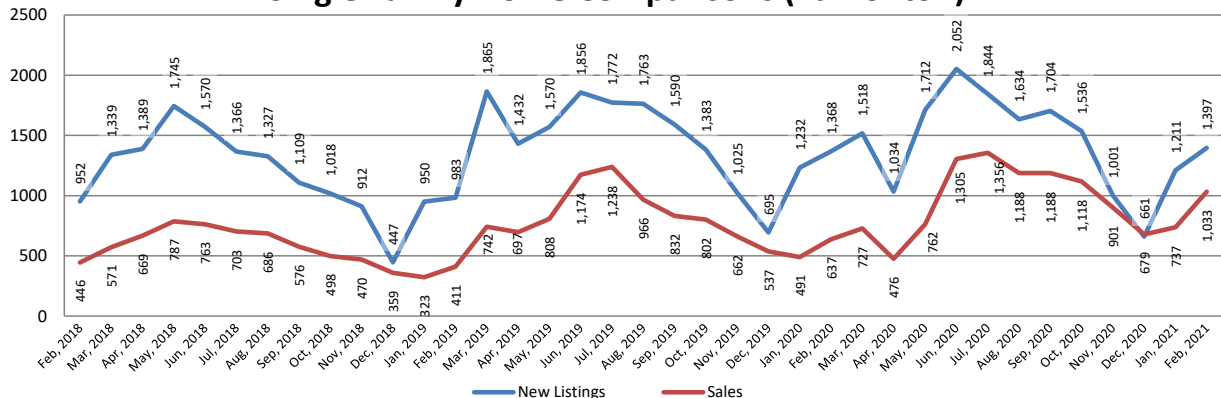
REPORTING PERIOD: from the 1st of February, 2021 to the last day of February, 2021

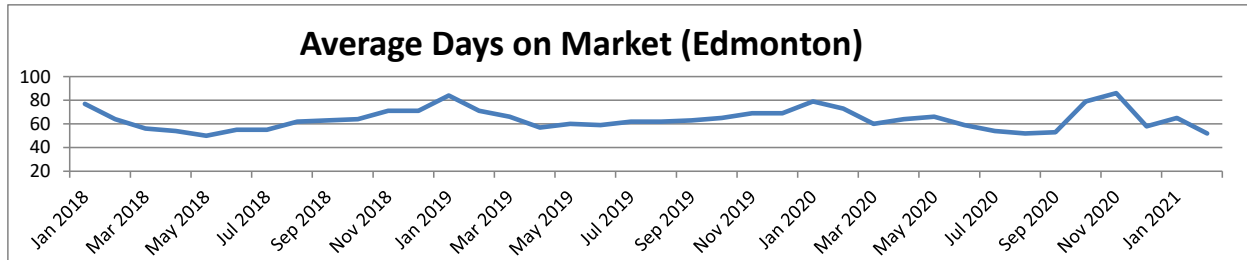
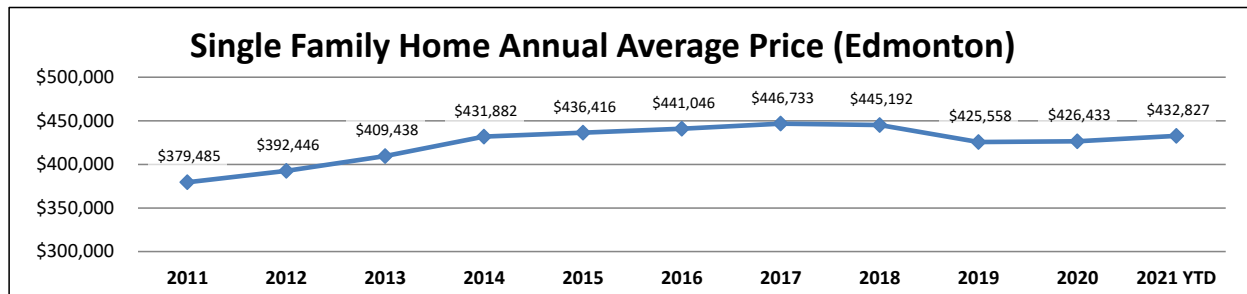
	Sales		New Listings		Sales to New Listings Ratio		Average Price	
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
<b>Total Residential</b>	1,600	52.09%	2,649	7.64%	60.00%	39.53%	\$ 377,931	7.63%
<b>Single Family Detached</b>	1,033	62.17%	1,397	2.12%	74.00%	57.45%	\$ 437,977	3.00%
<b>Condominium</b>	337	19.50%	917	16.52%	37.00%	2.78%	\$ 230,929	8.43%
<b>Duplex/Rowhouse</b>	195	87.50%	260	13.04%	75.00%	66.67%	\$ 343,028	6.57%

YEAR TO DATE (2021): from January 1st, 2021 to the last day of February, 2021

	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
<b>Total Residential</b>	2,771	49.95%	5,049	7.82%	54.50%	38.28%	\$ 370,986	5.65%
<b>Single Family Detached</b>	1,770	56.91%	2,608	0.31%	67.50%	55.17%	\$ 432,827	2.99%
<b>Condominium</b>	603	29.12%	1,785	19.56%	34.00%	9.68%	\$ 223,843	7.27%
<b>Duplex/Rowhouse</b>	331	66.33%	497	12.95%	66.00%	46.67%	\$ 343,714	4.04%

### Single Family Home Comparisons (Edmonton)





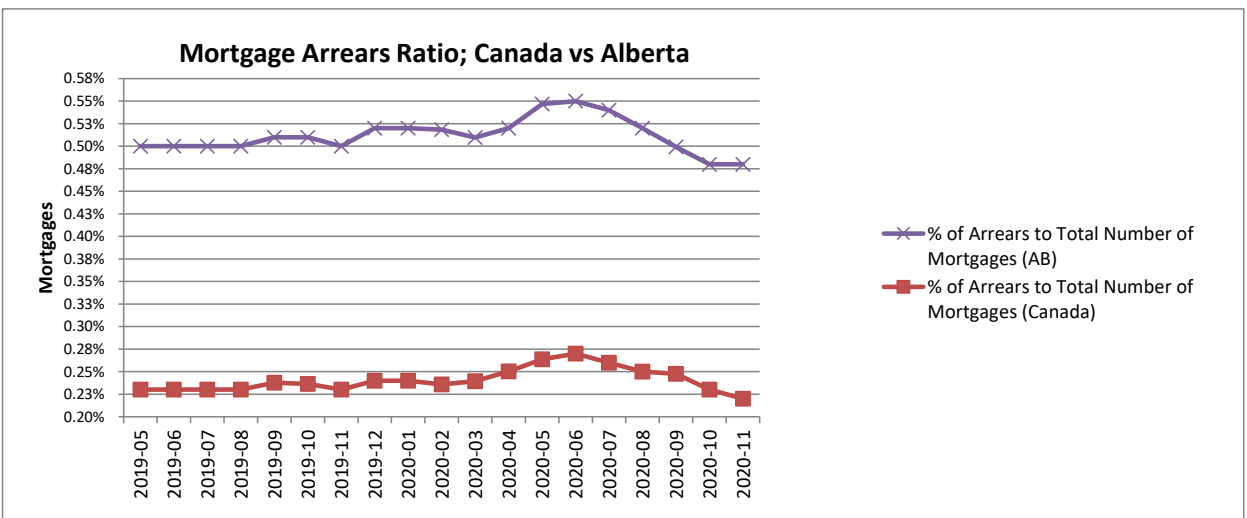
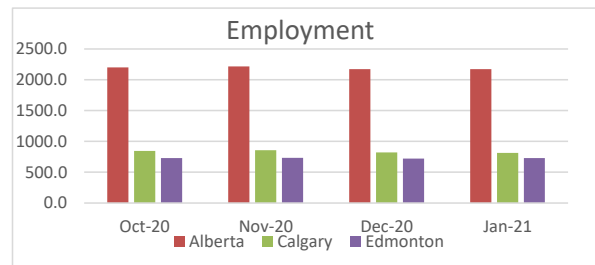
## - Alberta Economic Indicators -

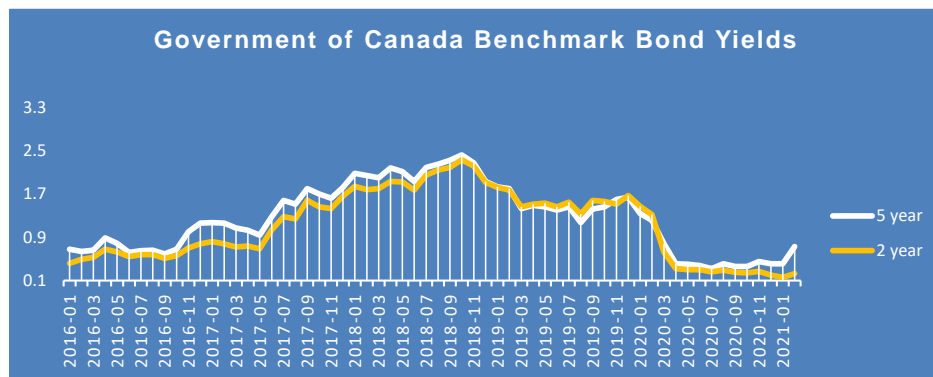
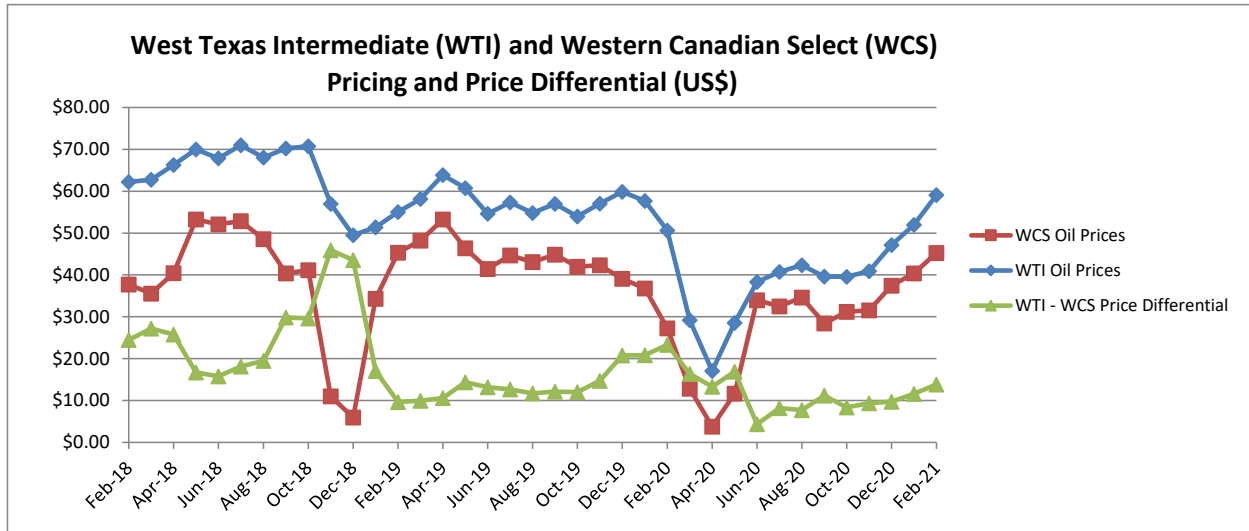
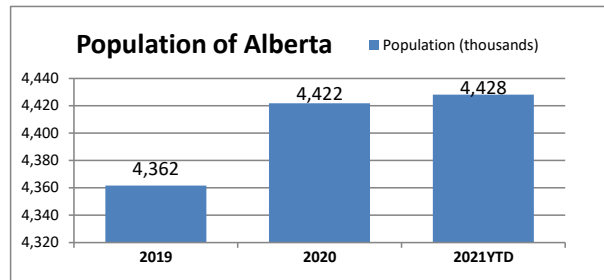
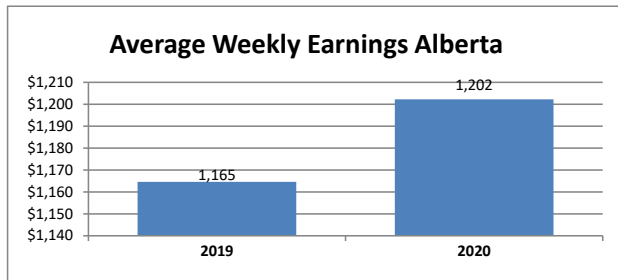
Real GDP Growth as of March 2021		2021f	2022f
Alberta		5.70%	4.70%
Canada		6.30%	4.10%
		TOTAL	Y/Y%
Retail Trade (mill. \$'s)	in Alberta	7,052	4.45%
Dec-20	in Canada	53,378	3.10%
Total Mortgages	in Alberta	591,561	1.70%
Nov-20	in Canada	4,892,625	2.35%
Mortgages 90 Day Arrears	in Alberta	2,851	-3.84%
Nov-20	in Canada	11,360	0.56%

		TOTAL	Y/Y%
Net Migration to AB	Q3, 2020	-545	-103.30%
Net Interprovincial Migration	Q3, 2020	-193	-108.45%
Housing Starts (SAAR*, '000's)	Jan-21	29.62	42.28%
Avg. Weekly Earnings	in Alberta	\$1,199.55	1.72%
Dec-20	in Canada	\$1,125.12	6.62%
Unemployment Rate	in Alberta	10.70%	46.58%
Jan-21	in Canada	9.40%	70.91%

Employment, Seasonally Adjusted (thousands)	Sep-20	Oct-20	Nov-20	Dec-20	Jan-21
Canada	18,136	18,372	18,546	18,502	18,431
Alberta	2,175	2,199	2,216	2,174	2,172
Calgary	828	845	856	821	813
Edmonton	721	727	733	723	731

This chart data represents the number of persons employed during the specific month.





#### Resources

<http://economicdashboard.alberta.ca>  
<https://royal-bank-of-canada-2124.docs.contently.com/v/vaccine-progress-brightens-outlook-for-provincial-economies-pdf>  
<http://rbc.com/economics>  
<http://www.creb.com>  
<http://finance.alberta.ca/aboutalberta>  
<http://www.cba.ca>  
<http://www.finance.alberta.ca/aboutalberta>  
<https://www.statcan.gc.ca/eng/start>  
<https://www.bankofcanada.ca/rates/interest-rates/canadian-bonds>  
[Statistics Canada - Labour Force Characteristics by CMA](#)

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

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

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