

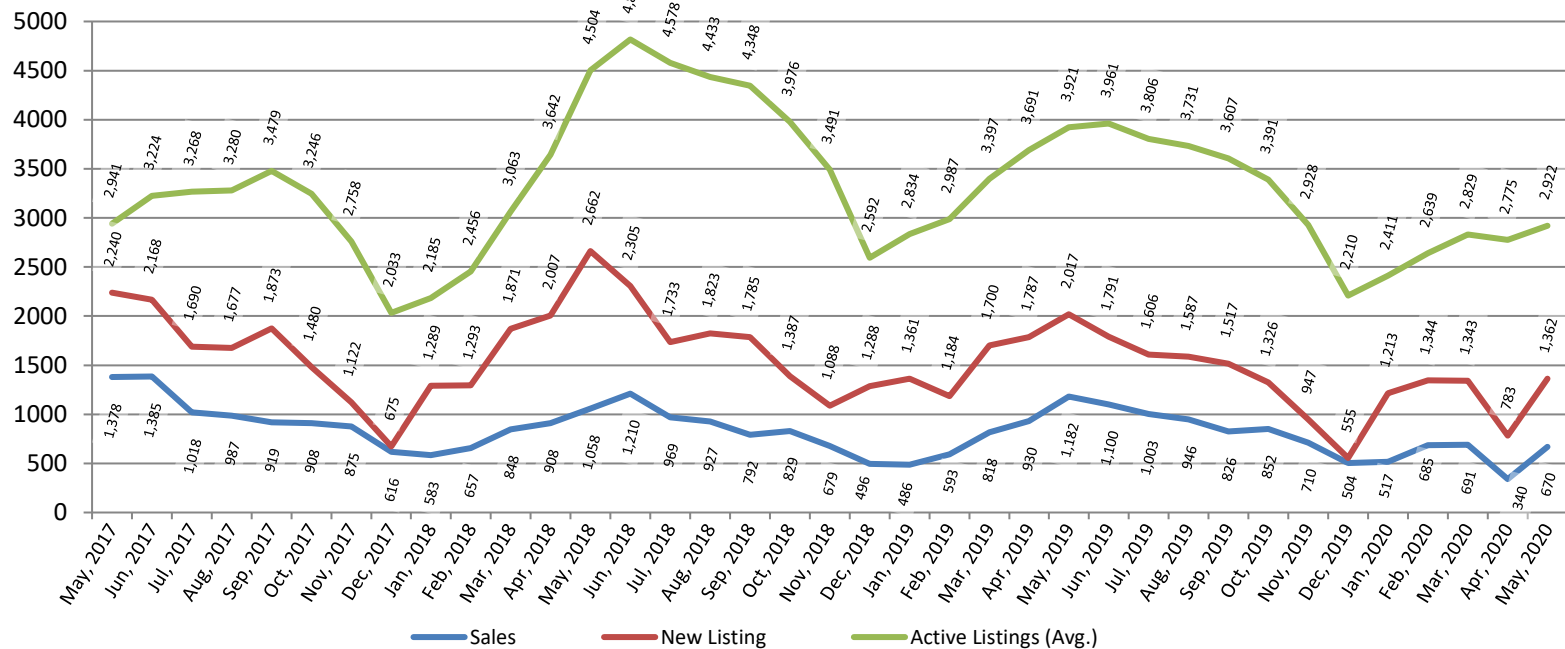
## Real Estate and Economic Report

### - Calgary Real Estate Market -

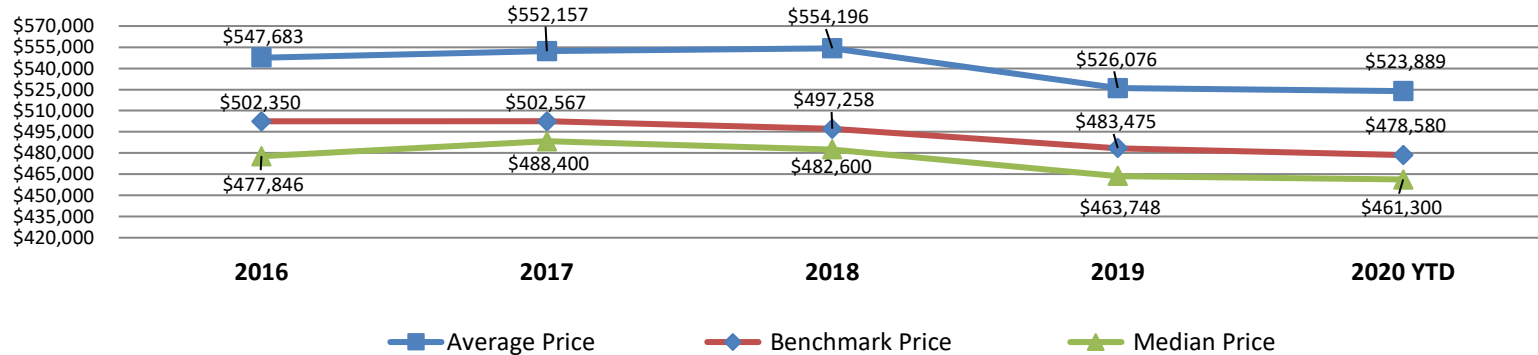
*REPORTING PERIOD: from the 1st of May, 2020 to the last day of May, 2020*

	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>	1,470	-40.73%	3,222	-29.14%	45.62%	-16.35%	8,509	-22.78%	\$ 405,800	-4.09%
<b>Single Family Detached</b>	670	-43.32%	1,362	-32.47%	49.19%	-16.06%	2,922	-25.48%	\$ 474,300	-2.79%
<b>Apartment</b>	137	-56.51%	448	-28.32%	30.58%	-39.32%	1,388	-16.03%	\$ 242,600	-2.26%
<b>Attached</b>	273	-35.61%	608	-21.65%	44.90%	-17.82%	1,503	-20.60%	\$ 306,500	-3.25%
<i>YEAR TO DATE (2020): from January 1st, 2020 to the last day of May, 2020</i>										
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%	BENCHMARK	Y/Y%
<b>CREB Economic Region</b>	6,514	-23.60%	14,879	-22.13%	43.54%	-0.68%	8,151	-15.21%	\$ 410,040	-0.65%
<b>Single Family Detached</b>	2,903	-27.59%	6,045	-24.90%	47.53%	-2.77%	2,715	-19.33%	\$ 478,580	-0.30%
<b>Apartment</b>	805	-21.84%	2,309	-15.48%	35.26%	-4.81%	1,384	-3.47%	\$ 244,260	-2.44%
<b>Attached</b>	1,182	-23.15%	2,783	-21.09%	41.89%	-2.96%	1,442	-15.11%	\$ 308,940	-1.77%

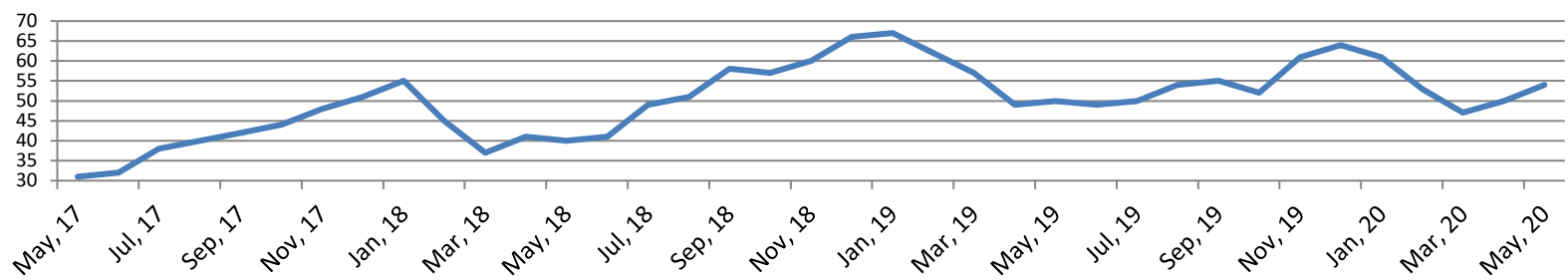
### Single Family Home Comparisons (Calgary)



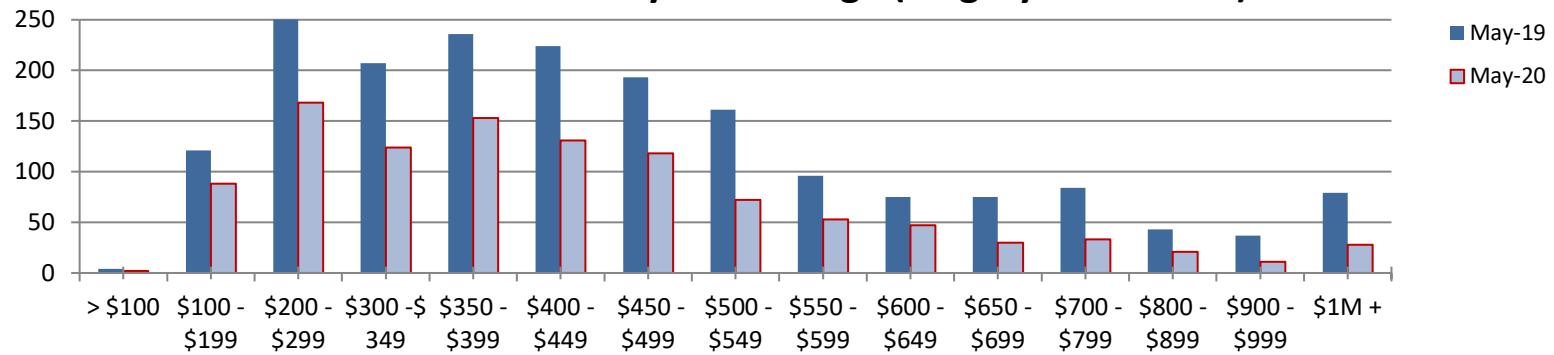
### Single Family Home Annual Prices (Calgary)



Single Family Home Average Days on Market (Calgary)



Number of Sales by Price Range (Calgary Total Sales)



- Edmonton Real Estate Market -

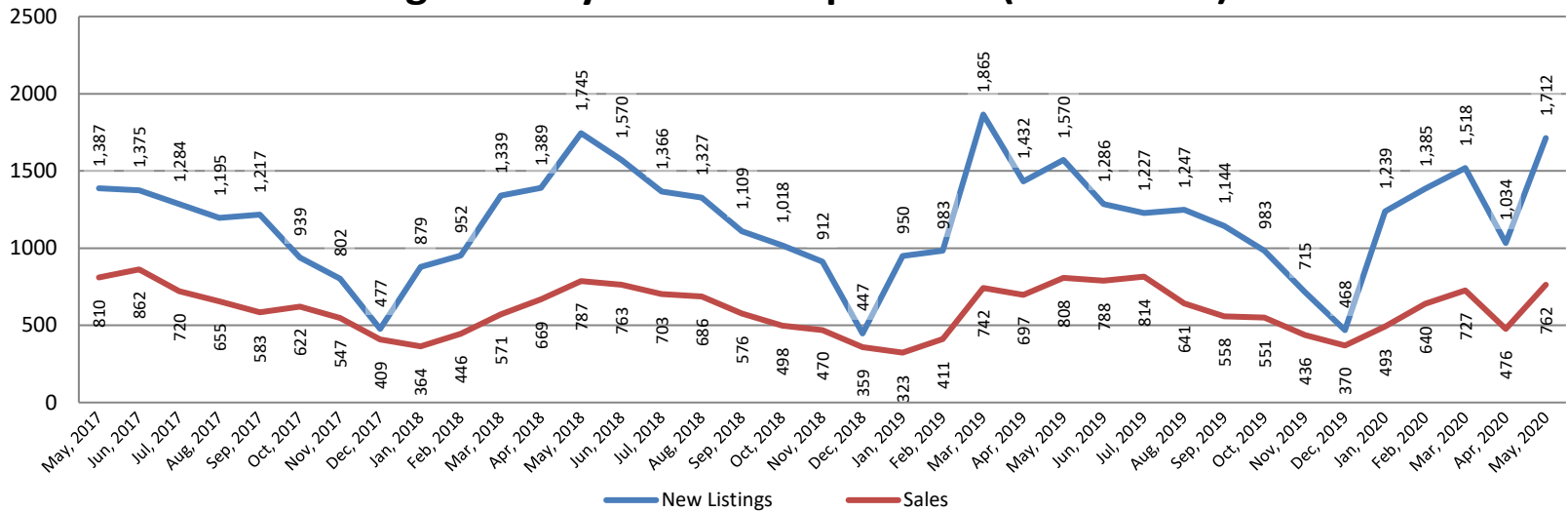
REPORTING PERIOD: from the 1st of May, 2020 to the last day of May, 2020

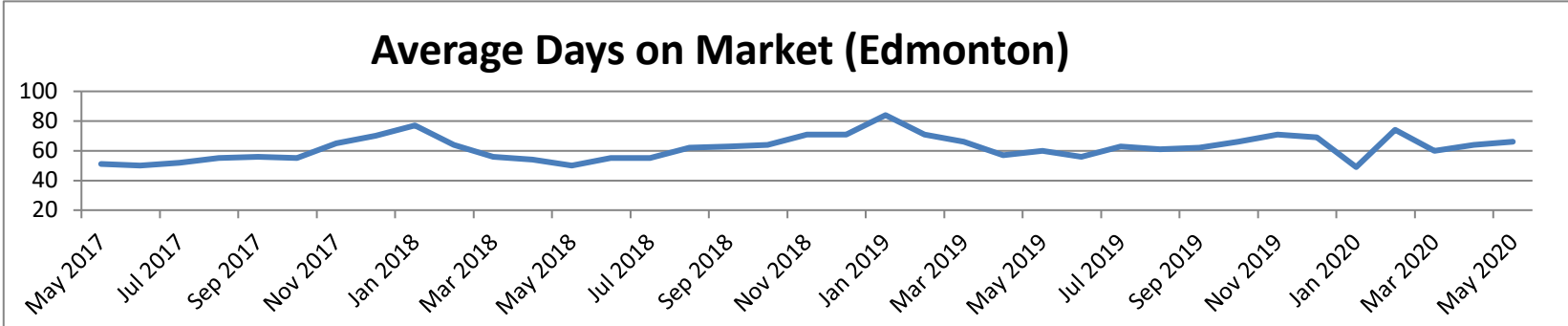
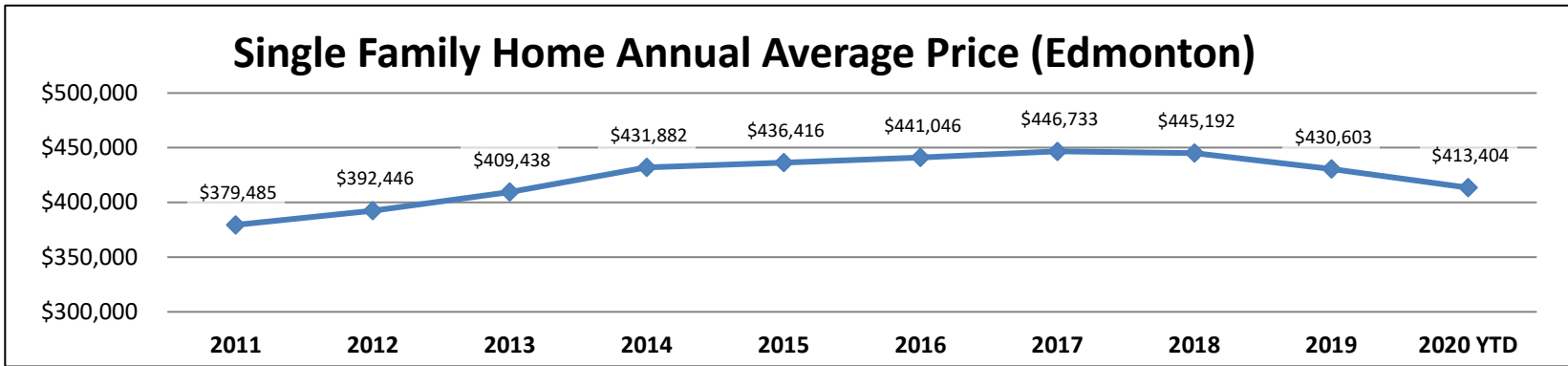
	Sales		New Listings		Sales to New Listings Ratio		Average Price	
	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
Total Residential	1,157	-15.11%	2,967	8.40%	39.00%	-21.69%	\$ 353,953	-3.62%
Single Family Detached	762	-5.69%	1,712	9.04%	45.00%	-11.76%	\$ 412,329	-4.45%
Condominium	214	-46.10%	864	2.13%	25.00%	-46.81%	\$ 204,365	-11.74%
Duplex/Rowhouse	150	15.38%	306	16.35%	49.00%	0.00%	\$ 325,252	-4.81%

YEAR TO DATE (2020): from January 1st, 2020 to the last day of May, 2020

	TOTAL	Y/Y%	TOTAL	Y/Y%	AVERAGE	Y/Y%	AVERAGE	Y/Y%
Total Residential	4,929	-1.60%	12,259	2.12%	40.11%	-2.42%	\$ 350,667	-1.10%
Single Family Detached	3,098	3.92%	6,888	1.29%	45.00%	4.32%	\$ 413,404	-3.55%
Condominium	1,139	-19.62%	3,699	-0.72%	31.00%	-17.55%	\$ 212,775	-3.24%
Duplex/Rowhouse	575	9.32%	1,285	11.16%	44.40%	-0.89%	\$ 325,842	-2.75%

Single Family Home Comparisons (Edmonton)





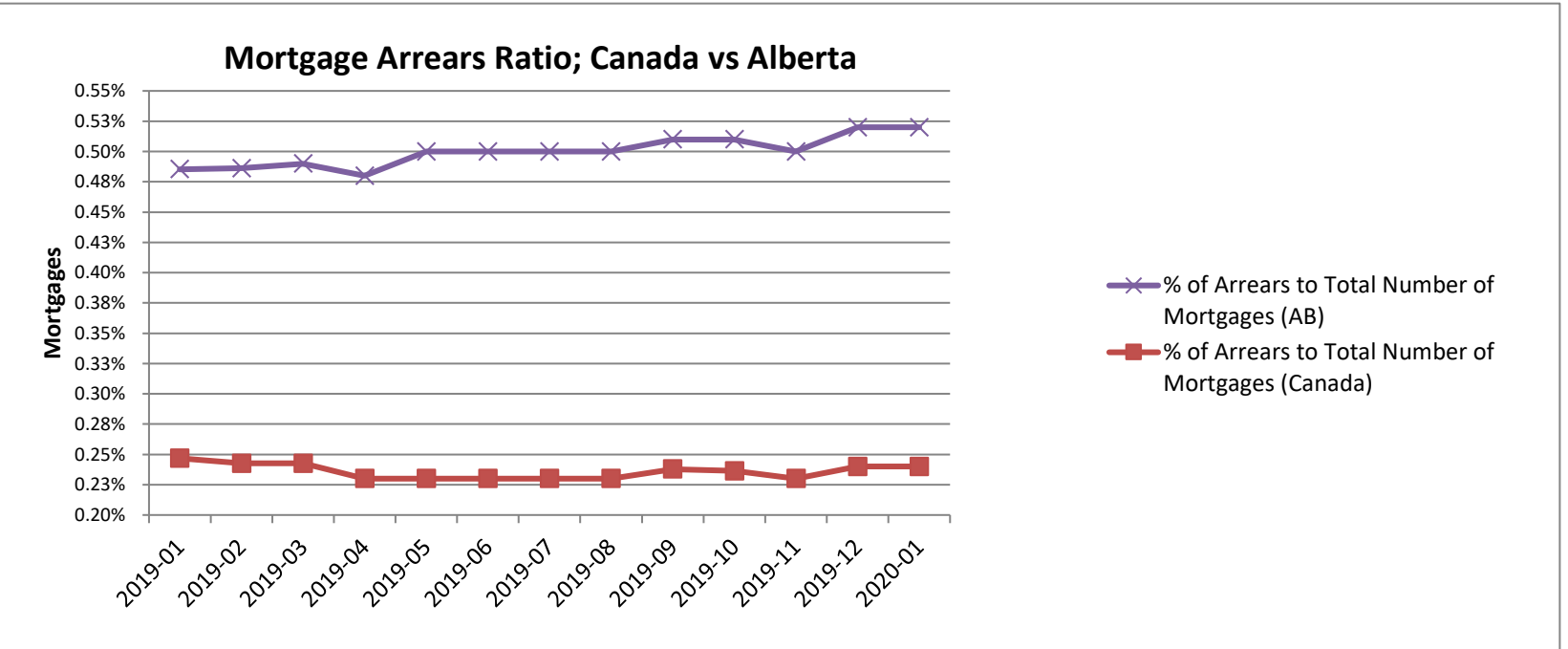
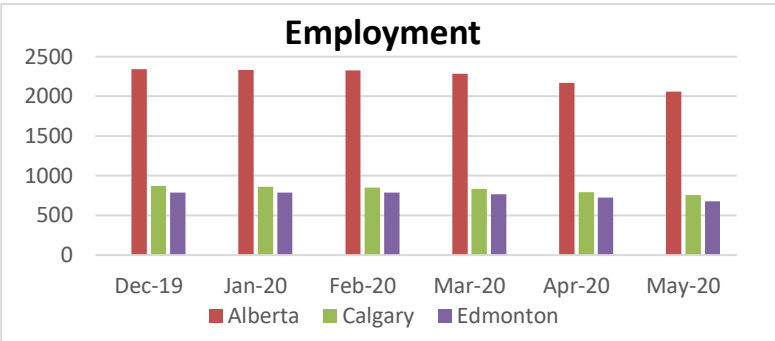
## - Alberta Economic Indicators -

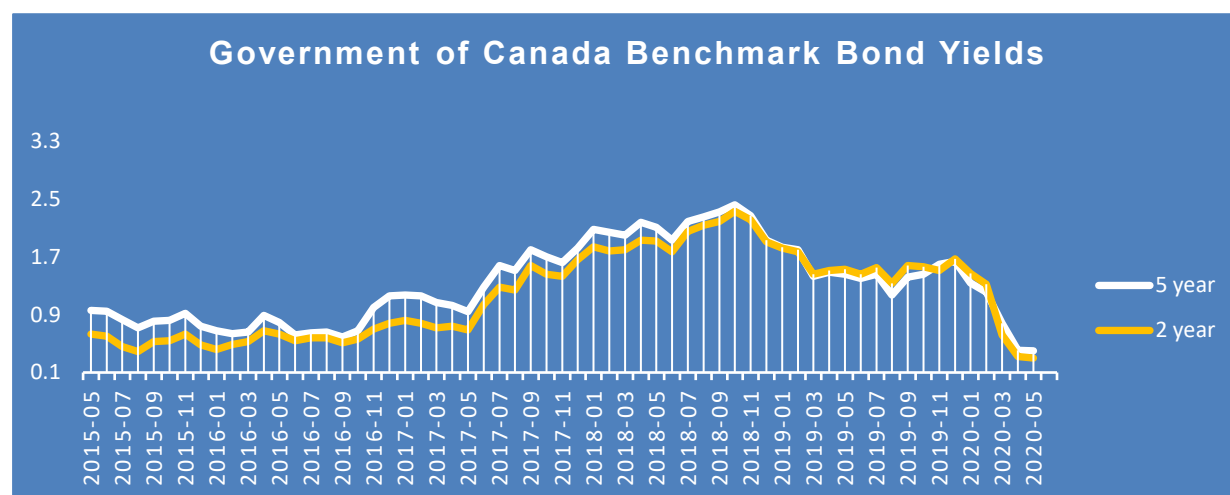
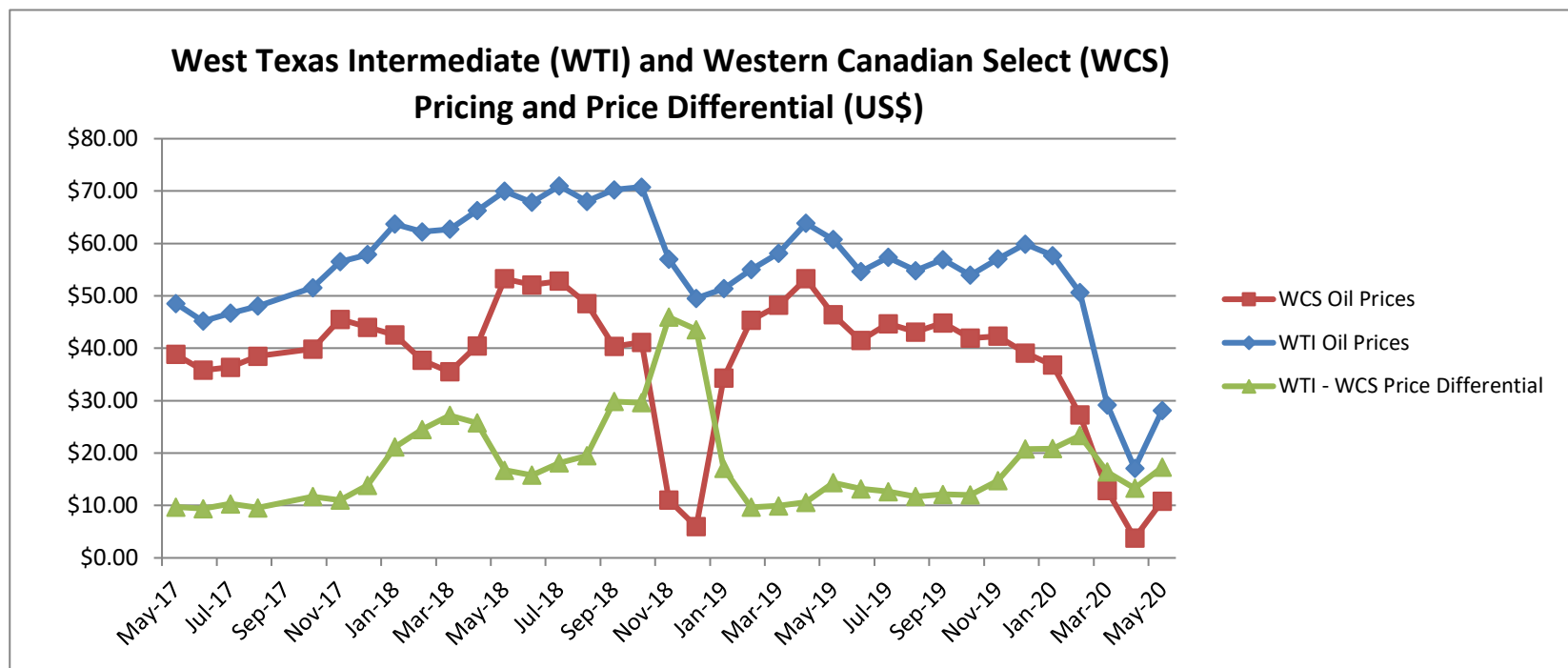
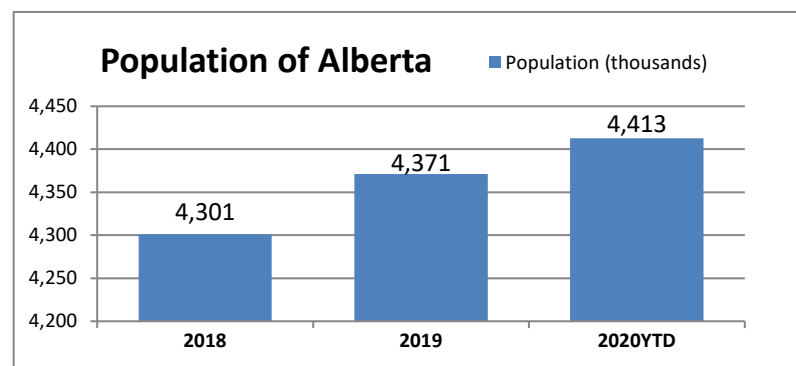
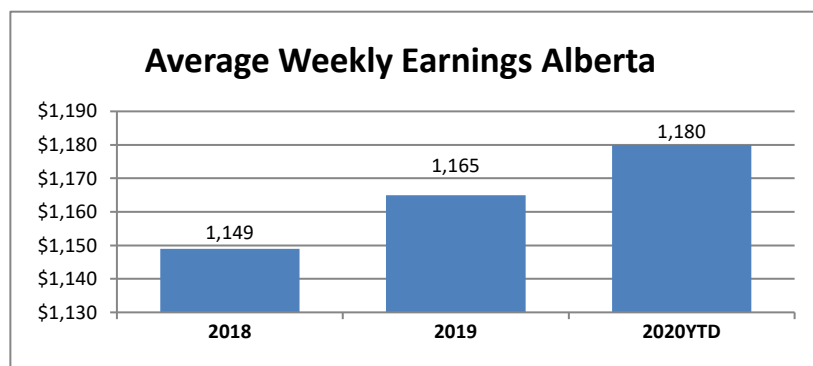
Real GDP Growth as of May 2020		2020f	2021f
Alberta		-11.20%	4.60%
Canada		-7.10%	4.90%
		TOTAL	Y/Y%
Retail Trade (mill. \$'s)	in Alberta	5,940	-14.20%
	in Canada	47,074	-8.43%
Total Mortgages	in Alberta	584,149	0.62%
	in Canada	4,808,172	1.06%
Mortgages 90 Day Arrears	in Alberta	3,049	8.20%
	in Canada	11,510	-1.98%

		TOTAL	Y/Y%
Net Migration to AB	Q4, 2019	12,015	30.65%
Net Interprovincial Migration	Q4, 2019	2,252	-14.14%
Housing Starts (SAAR*, 000's)			
Apr-20		24.60	-4.70%
Avg. Weekly Earnings	in Alberta	\$1,195.94	1.35%
	in Canada	\$1,061.18	3.49%
Unemployment Rate	in Alberta	15.50%	131.34%
	in Canada	13.70%	153.70%

Employment, Seasonally Adjusted (thousands)	Jan-20	Feb-20	Mar-20	Apr-20	May-20
Canada	19,127	19,158	18,842	17,851	16,946
Alberta	2,332	2,329	2,287	2,171	2,060
Calgary	860	852	835	792	759
Edmonton	789	790	768	724	675

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/provincial-outlook-update-march-2020>  
<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>

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

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

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