



creb<sup>®</sup>

serving calgary and area REALTORS<sup>®</sup>

MONTHLY STATISTICS PACKAGE

# City of Calgary

February  
2026



creb.com

**February 2026**

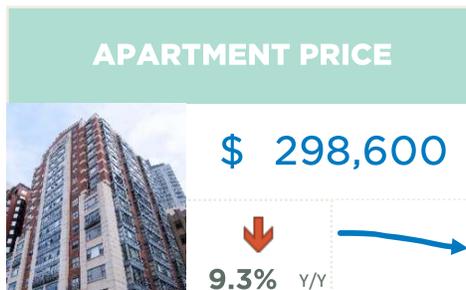
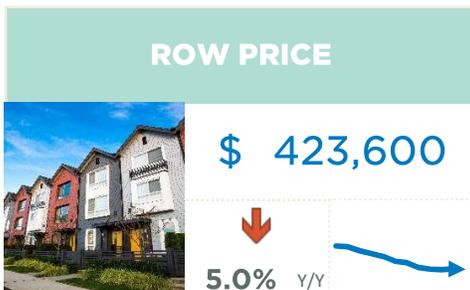
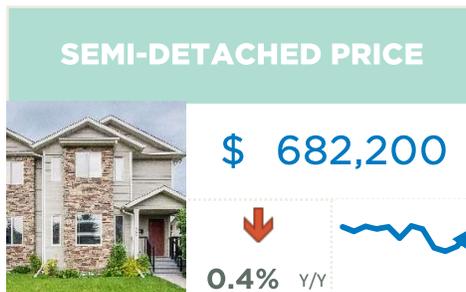
## Detached market tightens while apartments remain oversupplied

Calgary, Alberta, March 2, 2026 – Calgary continued to see market conditions vary by property type in February. The tightest conditions occurred in detached and semi-detached properties, reporting less than three months of supply. Row homes reported slightly higher supply levels relative to demand but remained relatively balanced. Meanwhile, apartment-style properties are dealing with excess supply, as conditions continue to favour the buyer.

“Slowing migration levels are coming at a time when supply for apartment-style homes is rising. Calgary reported record high starts last year, mostly due to gains in apartment starts where there are nearly 18,000 units currently under construction. While a large share of the units is targeted for rental, this also impacts condo ownership markets,” said Ann-Marie Lurie, CREB’s Chief Economist. “Meanwhile, on the opposite end of the spectrum, the detached market remains relatively balanced in the higher price ranges and continues to struggle with limited supply for homes priced below \$700,000.”

Tighter conditions for detached homes offset the higher supply levels in the apartment condominium sector, leaving citywide conditions relatively balanced at three months of supply and a sales-to-new-listings ratio of 55 per cent. Inventory levels reached 4,822 units in February, with condominiums and row homes representing more than half of all the inventory. At the same time, there were 1,526 sales in February, an 11 per cent decline over last February, mostly due to a sharp pullback in row and apartment sales.

Typical seasonal patterns tend to drive monthly gains in prices early in the year following the monthly slides reported at the end of the previous year. While February did report monthly benchmark price gains for most property types, prices continued to slide for apartment-style homes. However, monthly gains for lower-density homes offset the pullbacks for apartment units, leaving the total residential benchmark price of \$560,500 one per cent higher than January, but still four per cent lower than last year’s levels.



## February 2026

### February 2026

|                          | Sales        |             | New Listings |            | Inventory    |            | S/NL       | Months of Supply |            | Benchmark Price  |            |
|--------------------------|--------------|-------------|--------------|------------|--------------|------------|------------|------------------|------------|------------------|------------|
|                          | Actual       | Y/Y%        | Actual       | Y/Y%       | Actual       | Y/Y%       | Ratio      | Actual           | Y/Y%       | Actual           | Y/Y%       |
| Detached                 | 736          | -4%         | 1,269        | 0%         | 1,941        | 14%        | 58%        | 2.64             | 19%        | \$734,300        | -3%        |
| Semi                     | 175          | 7%          | 253          | 5%         | 414          | 27%        | 69%        | 2.37             | 19%        | \$682,200        | 0%         |
| Row                      | 270          | -15%        | 491          | 4%         | 887          | 34%        | 55%        | 3.29             | 58%        | \$423,600        | -5%        |
| Apartment                | 345          | -27%        | 753          | -12%       | 1,580        | 8%         | 46%        | 4.58             | 48%        | \$298,600        | -9%        |
| <b>Total Residential</b> | <b>1,526</b> | <b>-11%</b> | <b>2,766</b> | <b>-2%</b> | <b>4,822</b> | <b>16%</b> | <b>55%</b> | <b>3.16</b>      | <b>31%</b> | <b>\$560,500</b> | <b>-4%</b> |

### Year-to-Date

### February 2026

|                          | Sales        |             | New Listings |            | Inventory    |            | S/NL       | Months of Supply |            | Benchmark Price  |            |
|--------------------------|--------------|-------------|--------------|------------|--------------|------------|------------|------------------|------------|------------------|------------|
|                          | Actual       | Y/Y%        | Actual       | Y/Y%       | Actual       | Y/Y%       | Ratio      | Actual           | Y/Y%       | Actual           | Y/Y%       |
| Detached                 | 1,392        | -3%         | 2,509        | 1%         | 1,846        | 17%        | 55%        | 2.65             | 21%        | \$729,150        | -3%        |
| Semi                     | 293          | -10%        | 507          | -1%        | 418          | 33%        | 58%        | 2.85             | 47%        | \$674,600        | -1%        |
| Row                      | 456          | -19%        | 996          | 5%         | 836          | 34%        | 46%        | 3.67             | 65%        | \$422,200        | -5%        |
| Apartment                | 619          | -27%        | 1,539        | -13%       | 1,508        | 9%         | 40%        | 4.87             | 49%        | \$299,900        | -9%        |
| <b>Total Residential</b> | <b>2,760</b> | <b>-13%</b> | <b>5,551</b> | <b>-3%</b> | <b>4,607</b> | <b>18%</b> | <b>50%</b> | <b>3.34</b>      | <b>36%</b> | <b>\$557,450</b> | <b>-5%</b> |



### Detached

Both sales and new listings in February were similar to levels reported last year. With 736 sales and 1,269 new listings, the sales-to-new-listings ratio was 58 per cent. While this did not prevent further inventory gains, months of supply remained relatively balanced at just under three months. Conditions did vary across the city as the North East district struggled with excess supply, preventing any improvement in monthly prices. Meanwhile, the West district reported the tightest conditions with less than two months of supply. In February, the unadjusted benchmark price for a detached home was \$734,300, over one per cent higher than January, but still three per cent lower than last year's levels. The only districts to report both month-over-month and year-over-year gains were the City Centre and the West district.



### Semi-Detached

Sales improved in February, reaching 175 units. At the same time, new listings rose to 253 units, causing the sales-to-new-listings ratio to rise to 69 per cent and preventing any improvement in inventory levels compared to January. This caused the months of supply to drop to 2.4 months, the lowest out of the four property types. While this is a smaller segment of the market, the tighter conditions did result in slightly higher monthly price gains. As of February, the unadjusted benchmark price was \$682,200, over two per cent higher than January and comparable to levels reported last year. Year-over-year price changes varied by district, with gains in the City Centre, North West and West offsetting declines in the North East, North, South, South East and East. In addition to typical seasonal factors, tighter conditions at the start of the year are helping support monthly price gains in most districts.



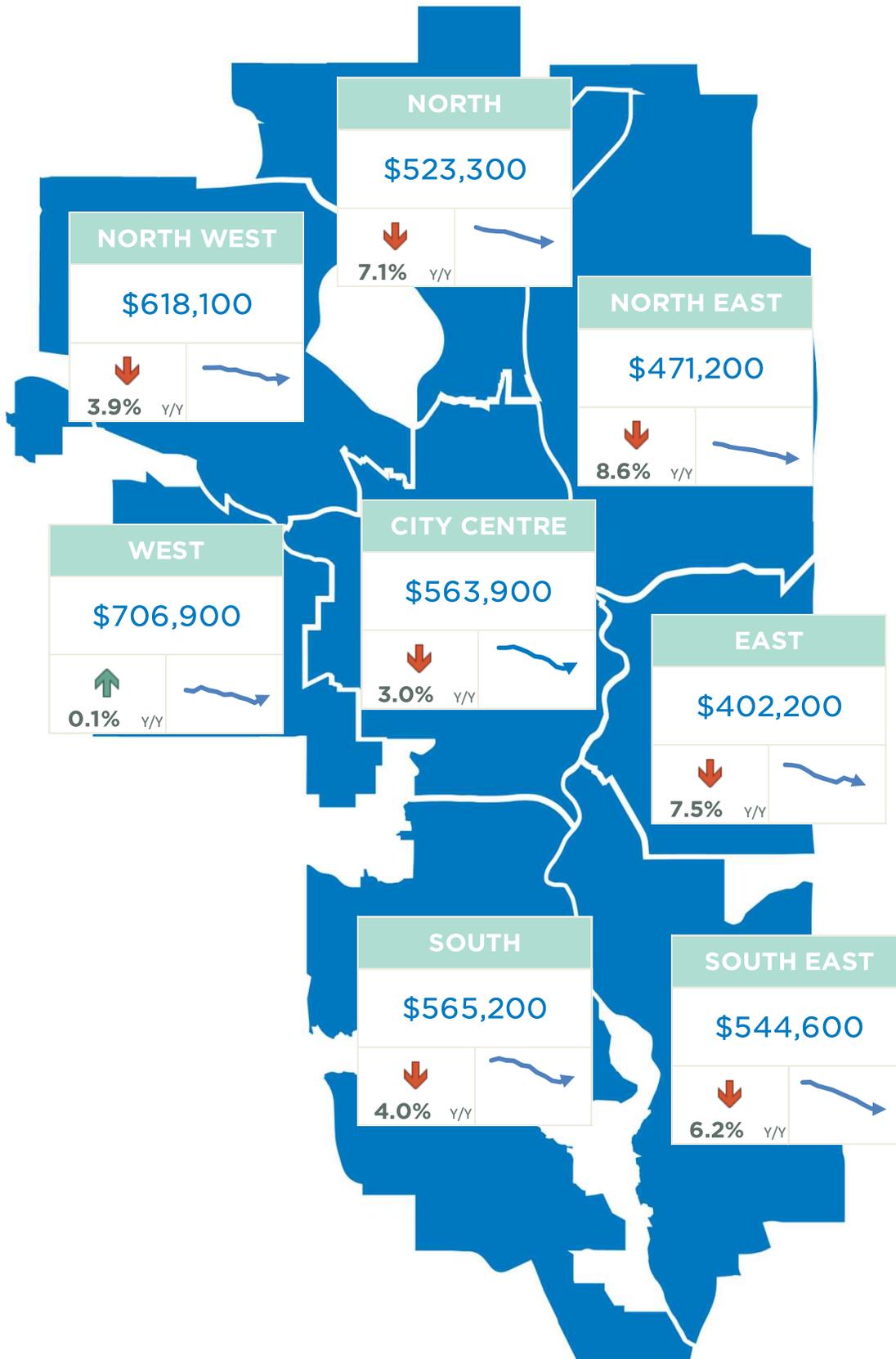
### Row

Sales picked up in February compared to January, reaching 270 units. Meanwhile, after January's surge in new listings, levels slowed to 491 units, helping bring the sales-to-new-listings ratio into more balanced territory at 55 per cent. While inventories did rise, the monthly gains in sales helped reduce the months of supply from over four months in January to just over three months in February. The unadjusted benchmark price rose to \$423,600 in February, in line with typical seasonal expectations. While prices are still five per cent lower than last February, there is significant variation between districts. The steepest year-over-year declines have occurred in the North East and East districts at over 10 per cent. Meanwhile, prices in both the West and City Centre are only slightly lower than levels reported last February.



### Apartment

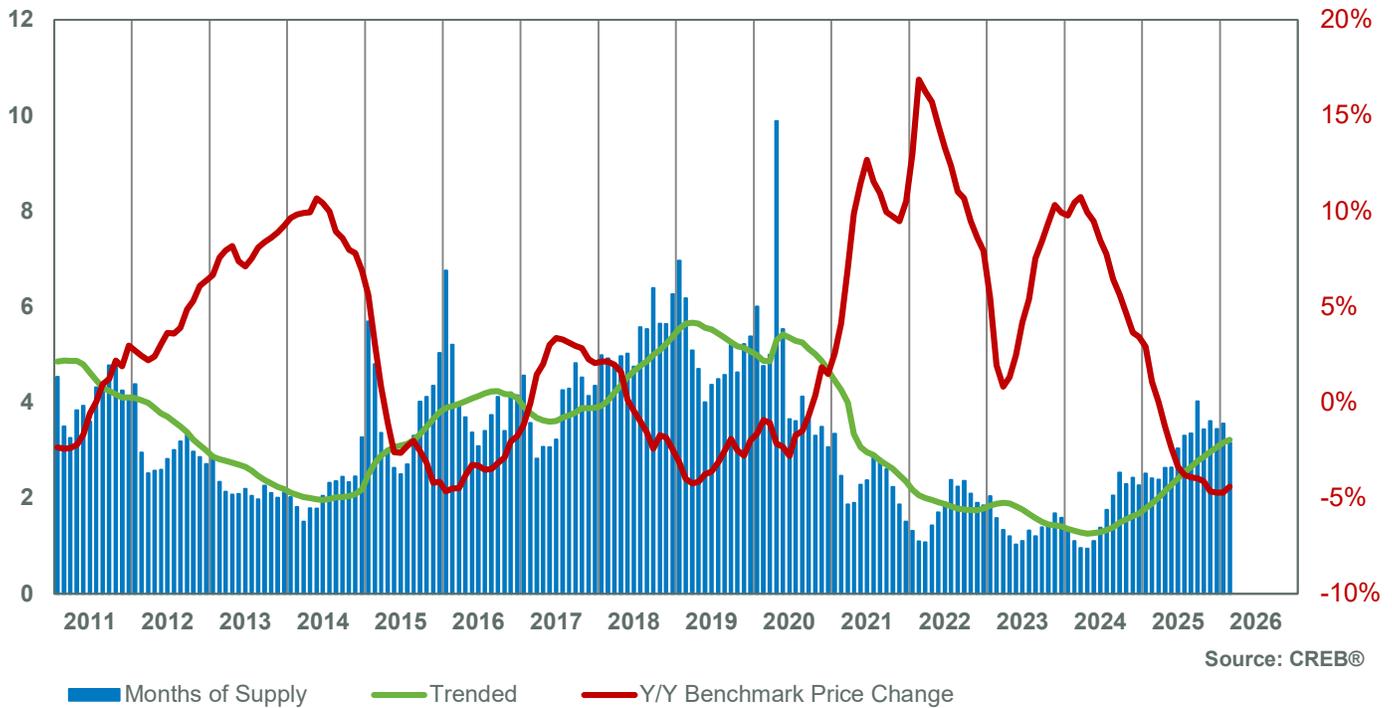
Despite a pullback in new listings in February, with 753 new listings and 345 sales, the sales-to-new-listings ratio remained low at 46 per cent, contributing to further inventory gains. February reported 1,580 units in inventory, high enough to keep the months of supply well over four months. The persistently higher supply levels continued to weigh on prices in February, as the monthly benchmark price dropped to \$298,600, nearly one per cent below January and over nine per cent lower than prices reported last February. Conditions do vary across the city. After the first two months of the year, the months of supply have ranged from over 11 months in the North East to below four months in the South district. The higher supply levels are weighing on prices across all districts. The largest year-over-year price adjustments have occurred in the North East, East and South East districts, which have seen declines surpassing 10 per cent.



|                        | Feb-25          | Feb-26        | Y/Y %<br>Change | 2025 YTD        | 2026 YTD        | %<br>Change |
|------------------------|-----------------|---------------|-----------------|-----------------|-----------------|-------------|
| <b>CITY OF CALGARY</b> |                 |               |                 |                 |                 |             |
| Total Sales            | 1,718           | 1,526         | -11.18%         | 3,167           | 2,760           | -12.85%     |
| Total Sales Volume     | \$1,052,323,485 | \$958,085,959 | -8.96%          | \$1,928,911,505 | \$1,720,502,363 | -10.80%     |
| New Listings           | 2,830           | 2,766         | -2.26%          | 5,726           | 5,551           | -3.06%      |
| Inventory              | 4,147           | 4,822         | 16.28%          | 3,894           | 4,607           | 18.33%      |
| Months of Supply       | 2.41            | 3.16          | 30.91%          | 2.46            | 3.34            | 35.77%      |
| Sales to New Listings  | 60.71%          | 55.17%        | -5.54%          | 55.31%          | 49.72%          | -5.59%      |
| Sales to List Price    | 98.96%          | 97.87%        | -1.09%          | 98.77%          | 97.78%          | -0.99%      |
| Days on Market         | 33              | 42            | 27.52%          | 36              | 47              | 29.01%      |
| Benchmark Price        | \$586,300       | \$560,500     | -4.40%          | \$584,050       | \$557,450       | -4.55%      |
| Median Price           | \$566,500       | \$565,000     | -0.26%          | \$570,000       | \$560,000       | -1.75%      |
| Average Price          | \$612,528       | \$627,841     | 2.50%           | \$609,066       | \$623,370       | 2.35%       |
| Index                  | 275.3           | 263.1         | -4.43%          | 278.6           | 269.0           | -3.43%      |

MONTHS OF SUPPLY AND PRICE CHANGES

RESIDENTIAL



|                                      | Feb-25        | Feb-26        | Y/Y %<br>Change | 2025 YTD        | 2026 YTD        | % Change |
|--------------------------------------|---------------|---------------|-----------------|-----------------|-----------------|----------|
| <b>DETACHED</b>                      |               |               |                 |                 |                 |          |
| Total Sales                          | 764           | 736           | -3.66%          | 1,436           | 1,392           | -3.06%   |
| Total Sales Volume                   | \$614,945,771 | \$594,189,116 | -3.38%          | \$1,139,237,277 | \$1,106,358,892 | -2.89%   |
| New Listings                         | 1,265         | 1,269         | 0.32%           | 2,494           | 2,509           | 0.60%    |
| Inventory                            | 1,698         | 1,941         | 14.31%          | 1,575           | 1,846           | 17.21%   |
| Months of Supply                     | 2.22          | 2.64          | 18.66%          | 2.19            | 2.65            | 20.91%   |
| Sales to New Listings Ratio          | 60.40%        | 58.00%        | -2.40%          | 57.58%          | 55.48%          | -2.10%   |
| Sales to List Price Ratio            | 99.64%        | 98.50%        | -1.14%          | 99.28%          | 98.30%          | -0.99%   |
| Days on Market                       | 28            | 35            | 25.24%          | 32              | 41              | 27.63%   |
| Benchmark Price                      | \$758,400     | \$734,300     | -3.18%          | \$753,850       | \$729,150       | -3.28%   |
| Median Price                         | \$720,000     | \$687,750     | -4.48%          | \$710,500       | \$683,750       | -3.76%   |
| Average Price                        | \$804,903     | \$807,322     | 0.30%           | \$793,341       | \$794,798       | 0.18%    |
| <b>APARTMENT</b>                     |               |               |                 |                 |                 |          |
| Total Sales                          | 473           | 345           | -27.06%         | 843             | 619             | -26.57%  |
| Total Sales Volume                   | \$167,026,746 | \$122,797,113 | -26.48%         | \$297,562,475   | \$213,654,662   | -28.20%  |
| New Listings                         | 852           | 753           | -11.62%         | 1,774           | 1,539           | -13.25%  |
| Inventory                            | 1,464         | 1,580         | 7.92%           | 1,379           | 1,508           | 9.32%    |
| Months of Supply                     | 3.10          | 4.58          | 47.96%          | 3.27            | 4.87            | 48.88%   |
| Sales to New Listings Ratio          | 55.52%        | 45.82%        | -9.70%          | 47.52%          | 40.22%          | -7.30%   |
| Sales to List Price Ratio            | 97.67%        | 96.56%        | -1.11%          | 97.73%          | 96.51%          | -1.22%   |
| Days on Market                       | 42            | 54            | 28.01%          | 46              | 58              | 27.60%   |
| Benchmark Price                      | \$329,100     | \$298,600     | -9.27%          | \$327,800       | \$299,900       | -8.51%   |
| Median Price                         | \$330,000     | \$303,500     | -8.03%          | \$322,500       | \$300,000       | -6.98%   |
| Average Price                        | \$353,122     | \$355,934     | 0.80%           | \$352,980       | \$345,161       | -2.22%   |
| <b>CITY OF CALGARY SEMI-DETACHED</b> |               |               |                 |                 |                 |          |
| Total Sales                          | 164           | 175           | 6.71%           | 324             | 293             | -9.57%   |
| Total Sales Volume                   | \$117,389,777 | \$117,630,813 | 0.21%           | \$224,119,789   | \$196,103,844   | -12.50%  |
| New Listings                         | 240           | 253           | 5.42%           | 512             | 507             | -0.98%   |
| Inventory                            | 325           | 414           | 27.38%          | 314             | 418             | 33.17%   |
| Months of Supply                     | 1.98          | 2.37          | 19.38%          | 1.94            | 2.85            | 47.26%   |
| Sales to New Listings Ratio          | 68.33%        | 69.17%        | 0.84%           | 63.28%          | 57.79%          | -5.49%   |
| Sales to List Price Ratio            | 99.40%        | 97.87%        | -1.53%          | 99.08%          | 97.84%          | -1.26%   |
| Days on Market                       | 32            | 45            | 39.32%          | 34              | 51              | 50.41%   |
| Benchmark Price                      | \$684,800     | \$682,200     | -0.38%          | \$679,600       | \$674,600       | -0.74%   |
| Median Price                         | \$640,000     | \$585,000     | -8.59%          | \$616,000       | \$585,000       | -5.03%   |
| Average Price                        | \$715,791     | \$672,176     | -6.09%          | \$691,728       | \$669,296       | -3.24%   |
| <b>CITY OF CALGARY ROW</b>           |               |               |                 |                 |                 |          |
| Total Sales                          | 317           | 270           | -14.83%         | 564             | 456             | -19.15%  |
| Total Sales Volume                   | \$152,961,192 | \$123,468,918 | -19.28%         | \$267,991,964   | \$204,384,964   | -23.73%  |
| New Listings                         | 473           | 491           | 3.81%           | 946             | 996             | 5.29%    |
| Inventory                            | 660           | 887           | 34.39%          | 626             | 836             | 33.55%   |
| Months of Supply                     | 2.08          | 3.29          | 57.79%          | 2.22            | 3.67            | 65.18%   |
| Sales to New Listings Ratio          | 67.02%        | 54.99%        | -12.03%         | 59.62%          | 45.78%          | -13.84%  |
| Sales to List Price Ratio            | 99.03%        | 97.85%        | -1.19%          | 98.85%          | 97.91%          | -0.95%   |
| Days on Market                       | 31            | 44            | 38.85%          | 35              | 47              | 35.46%   |
| Benchmark Price                      | \$445,700     | \$423,600     | -4.96%          | \$444,850       | \$422,200       | -5.09%   |
| Median Price                         | \$465,000     | \$444,250     | -4.46%          | \$459,750       | \$430,500       | -6.36%   |
| Average Price                        | \$482,527     | \$457,292     | -5.23%          | \$475,163       | \$448,213       | -5.67%   |

For a list of definitions, see page 29.

| February 2026        | Sales      | New Listings | Sales to New Listings Ratio | New Inventory | Months of Supply | Benchmark Price  | Year-over-year benchmark price change | Month-over-month benchmark price change |
|----------------------|------------|--------------|-----------------------------|---------------|------------------|------------------|---------------------------------------|---|
| <b>Detached</b>      |            |              |                             |               |                  |                  |                                       |   |
| City Centre          | 85         | 145          | 58.62%                      | 250           | 2.94             | \$967,800        | 0.31%                                 | 3.81%                                   |
| North East           | 64         | 188          | 34.04%                      | 361           | 5.64             | \$572,900        | -7.04%                                | -0.09%                                  |
| North                | 107        | 195          | 54.87%                      | 297           | 2.78             | \$645,700        | -5.83%                                | 1.25%                                   |
| North West           | 80         | 128          | 62.50%                      | 166           | 2.08             | \$774,600        | -3.25%                                | 2.58%                                   |
| West                 | 77         | 112          | 68.75%                      | 146           | 1.90             | \$973,500        | 1.42%                                 | 1.53%                                   |
| South                | 157        | 235          | 66.81%                      | 333           | 2.12             | \$702,500        | -4.49%                                | 0.63%                                   |
| South East           | 131        | 208          | 62.98%                      | 297           | 2.27             | \$689,000        | -5.44%                                | 0.69%                                   |
| East                 | 33         | 47           | 70.21%                      | 72            | 2.18             | \$497,500        | -5.27%                                | -2.39%                                  |
| <b>TOTAL CITY</b>    | <b>736</b> | <b>1,269</b> | <b>58.00%</b>               | <b>1,941</b>  | <b>2.64</b>      | <b>\$734,300</b> | <b>-3.18%</b>                         | <b>1.42%</b>                            |
| <b>Apartment</b>     |            |              |                             |               |                  |                  |                                       |   |
| City Centre          | 144        | 312          | 46.15%                      | 634           | 4.40             | \$305,600        | -8.86%                                | -1.29%                                  |
| North East           | 12         | 49           | 24.49%                      | 131           | 10.92            | \$260,600        | -14.02%                               | -2.32%                                  |
| North                | 40         | 79           | 50.63%                      | 146           | 3.65             | \$303,800        | -9.42%                                | -0.95%                                  |
| North West           | 23         | 48           | 47.92%                      | 126           | 5.48             | \$289,000        | -7.16%                                | 0.77%                                   |
| West                 | 30         | 78           | 38.46%                      | 155           | 5.17             | \$327,200        | -7.57%                                | 0.25%                                   |
| South                | 49         | 84           | 58.33%                      | 169           | 3.45             | \$277,400        | -9.26%                                | -0.25%                                  |
| South East           | 41         | 83           | 49.40%                      | 179           | 4.37             | \$314,700        | -11.68%                               | -0.79%                                  |
| East                 | 6          | 19           | 31.58%                      | 39            | 6.50             | \$220,500        | -13.80%                               | -2.69%                                  |
| <b>TOTAL CITY</b>    | <b>345</b> | <b>753</b>   | <b>45.82%</b>               | <b>1,580</b>  | <b>4.58</b>      | <b>\$298,600</b> | <b>-9.27%</b>                         | <b>-0.86%</b>                           |
| <b>Semi-detached</b> |            |              |                             |               |                  |                  |                                       |   |
| City Centre          | 41         | 72           | 56.94%                      | 111           | 2.71             | \$951,400        | 1.52%                                 | 3.49%                                   |
| North East           | 21         | 44           | 47.73%                      | 64            | 3.05             | \$435,500        | -5.39%                                | 0.32%                                   |
| North                | 17         | 18           | 94.44%                      | 38            | 2.24             | \$488,500        | -5.27%                                | 2.78%                                   |
| North West           | 14         | 25           | 56.00%                      | 38            | 2.71             | \$667,800        | 1.27%                                 | 2.53%                                   |
| West                 | 14         | 25           | 56.00%                      | 38            | 2.71             | \$819,900        | 2.87%                                 | 1.62%                                   |
| South                | 33         | 33           | 100.00%                     | 54            | 1.64             | \$507,800        | -5.95%                                | 0.40%                                   |
| South East           | 26         | 27           | 96.30%                      | 56            | 2.15             | \$496,900        | -5.55%                                | 0.79%                                   |
| East                 | 8          | 9            | 88.89%                      | 14            | 1.75             | \$388,900        | -4.94%                                | -2.16%                                  |
| <b>TOTAL CITY</b>    | <b>175</b> | <b>253</b>   | <b>69.17%</b>               | <b>414</b>    | <b>2.37</b>      | <b>\$682,200</b> | <b>-0.38%</b>                         | <b>2.28%</b>                            |
| <b>Row</b>           |            |              |                             |               |                  |                  |                                       |   |
| City Centre          | 35         | 68           | 51.47%                      | 121           | 3.46             | \$594,400        | -1.00%                                | 1.82%                                   |
| North East           | 21         | 81           | 25.93%                      | 163           | 7.76             | \$342,700        | -12.26%                               | -0.38%                                  |
| North                | 38         | 64           | 59.38%                      | 126           | 3.32             | \$388,000        | -8.14%                                | -0.08%                                  |
| North West           | 18         | 49           | 36.73%                      | 88            | 4.89             | \$430,400        | -3.71%                                | 1.56%                                   |
| West                 | 41         | 56           | 73.21%                      | 99            | 2.41             | \$453,300        | -0.44%                                | -0.33%                                  |
| South                | 53         | 64           | 82.81%                      | 99            | 1.87             | \$376,200        | -6.28%                                | 1.40%                                   |
| South East           | 52         | 81           | 64.20%                      | 153           | 2.94             | \$427,700        | -5.79%                                | 0.59%                                   |
| East                 | 11         | 26           | 42.31%                      | 34            | 3.09             | \$265,800        | -14.04%                               | -2.35%                                  |
| <b>TOTAL CITY</b>    | <b>270</b> | <b>491</b>   | <b>54.99%</b>               | <b>887</b>    | <b>3.29</b>      | <b>\$423,600</b> | <b>-4.96%</b>                         | <b>0.67%</b>                            |

\*Total city figures can include activity from areas not yet represented by a community / district

## City of Calgary

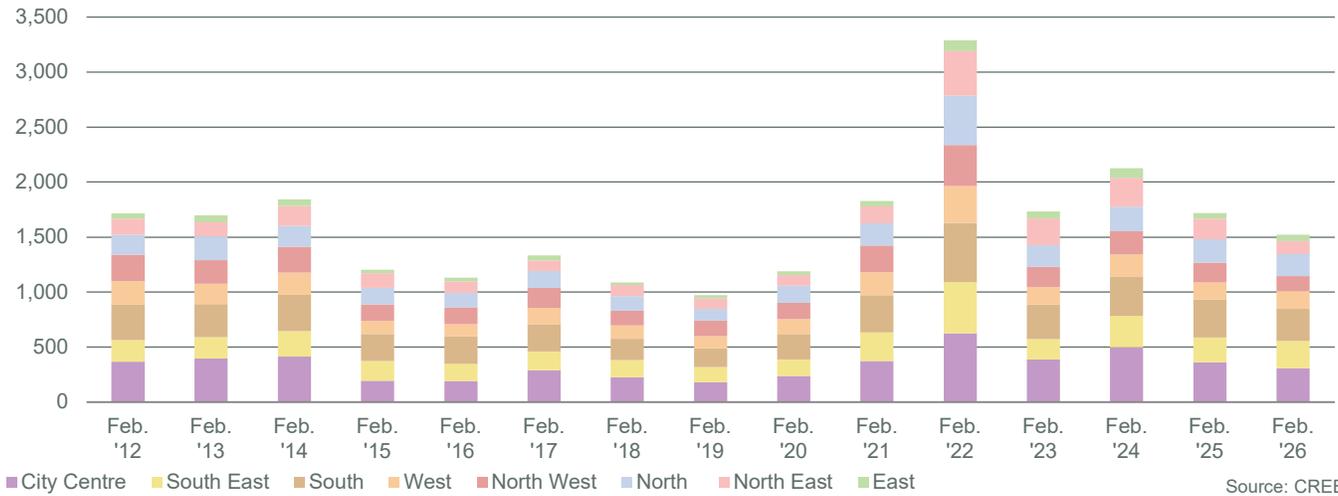
- City Centre
- West
- North
- South East
- North East
- South
- North West
- East



Feb. 2026

TOTAL SALES

FEBRUARY



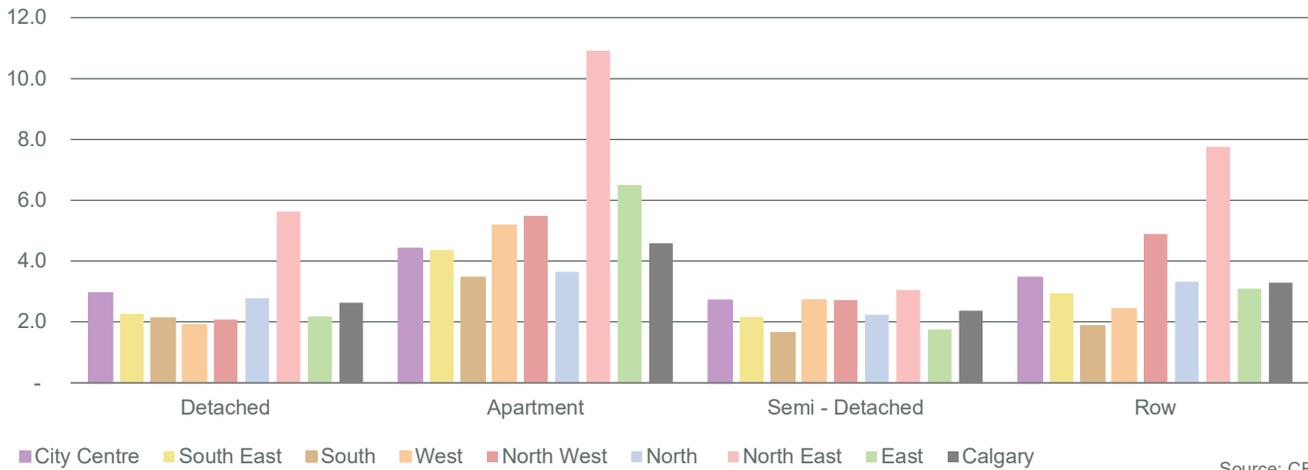
TOTAL INVENTORY

FEBRUARY

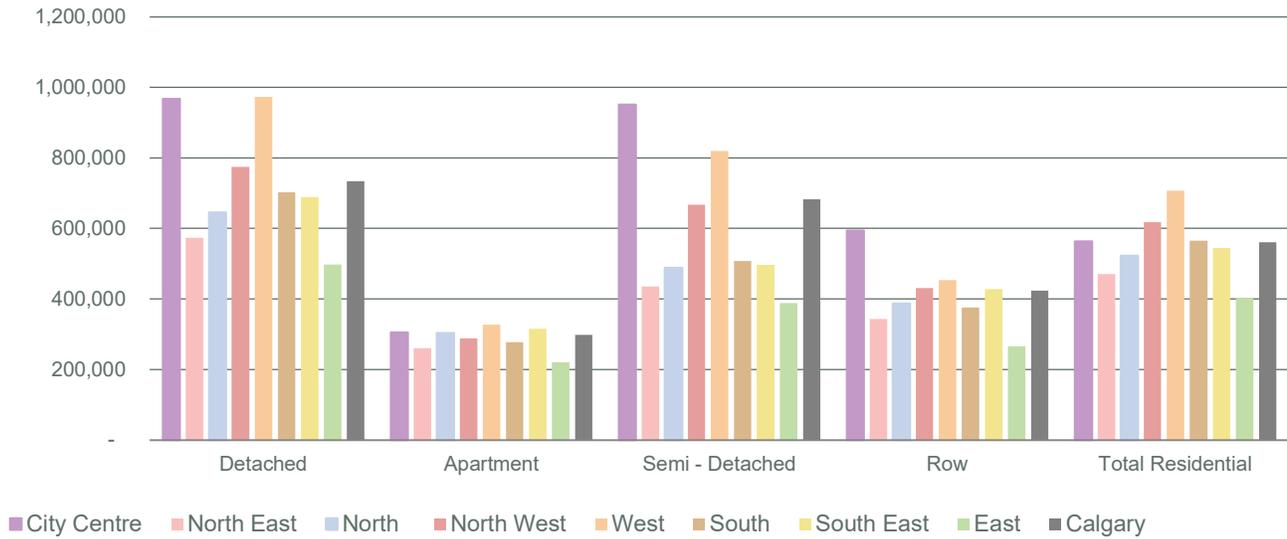


MONTHS OF SUPPLY

FEBRUARY



## BENCHMARK PRICE - FEBRUARY



Source: CREB®

## YEAR OVER YEAR PRICE GROWTH COMPARISON - FEBRUARY

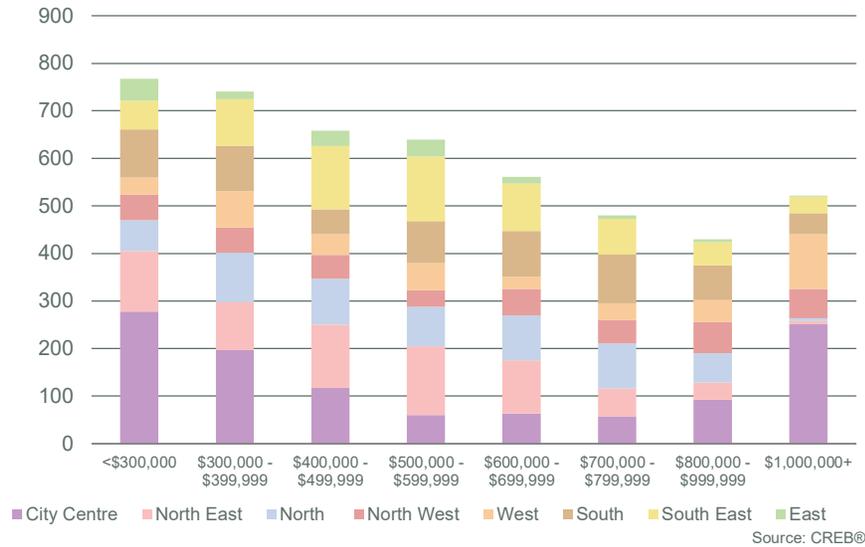


Source: CREB®

## TYPICAL HOME ATTRIBUTES - DETACHED HOMES

|                                  | City Centre | North East | North | North West | West | South | South East | East | City of Calgary |
|----------------------------------|-------------|------------|-------|------------|------|-------|------------|------|-----------------|
| Gross Living Area (Above Ground) | 1257        | 1198       | 1396  | 1582       | 1769 | 1450  | 1522       | 1103 | 1410            |
| Lot Size                         | 5252        | 4119       | 4380  | 5349       | 5608 | 5242  | 4262       | 4871 | 4897            |
| Above Ground Bedrooms            | 3           | 3          | 3     | 3          | 3    | 3     | 3          | 3    | 3               |
| Year Built                       | 1952        | 1985       | 1998  | 1994       | 1998 | 1984  | 2001       | 1973 | 1992            |
| Full Bathrooms                   | 2           | 2          | 2     | 2          | 2    | 2     | 2          | 2    | 2               |
| Half Bathrooms                   | 0           | 1          | 1     | 1          | 1    | 1     | 1          | 0    | 1               |

TOTAL INVENTORY BY PRICE RANGE - FEBRUARY



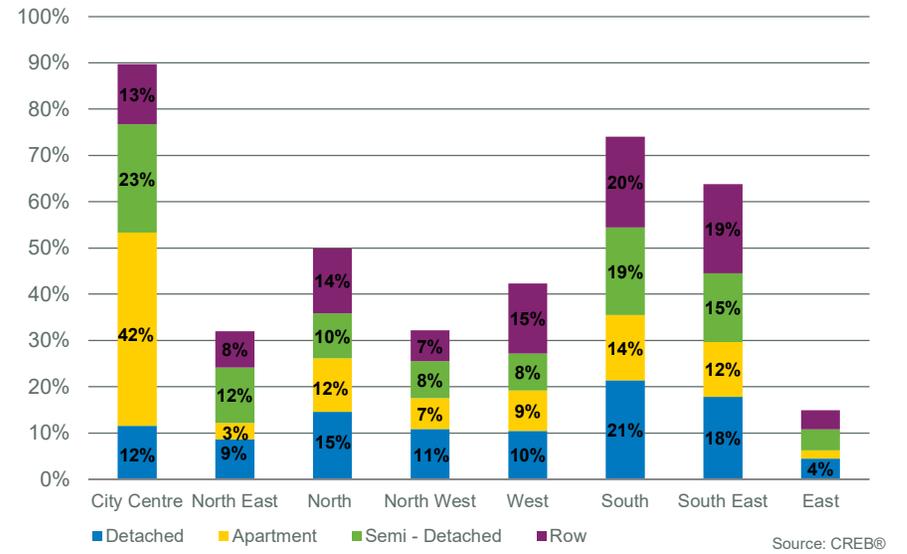
TOTAL SALES BY PRICE RANGE - FEBRUARY



SALES BY PROPERTY TYPE - FEBRUARY



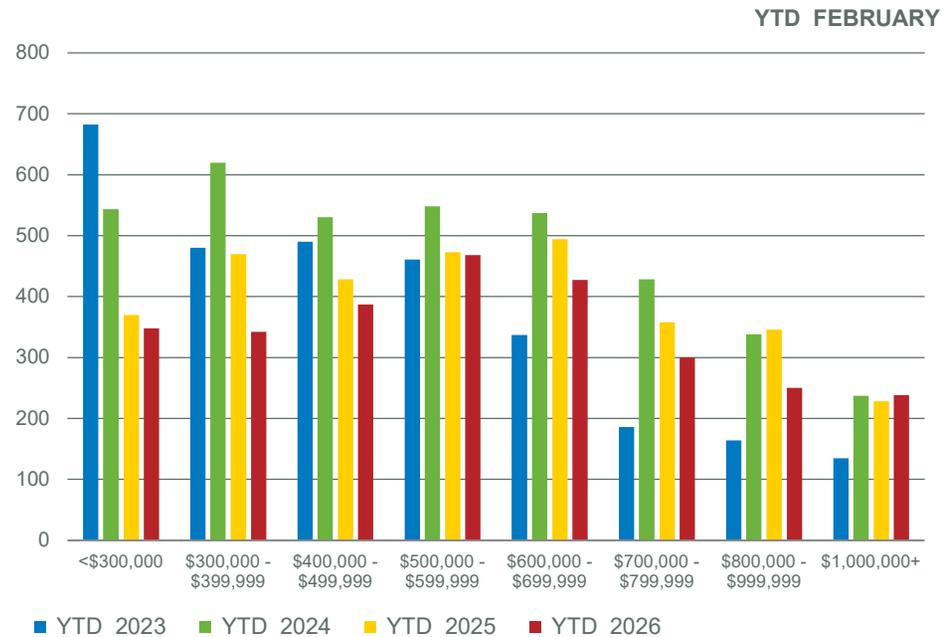
SHARE OF CITY WIDE SALES - FEBRUARY



|                 | Jan.    | Feb.    | Mar.    | Apr.    | May     | Jun.    | Jul.    | Aug.    | Sept.   | Oct.    | Nov.    | Dec.    |
|-----------------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|
| <b>2025</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 1,449   | 1,718   | 2,156   | 2,230   | 2,559   | 2,284   | 2,096   | 1,986   | 1,717   | 1,879   | 1,547   | 1,123   |
| New Listings    | 2,896   | 2,830   | 4,018   | 4,037   | 4,840   | 4,223   | 3,911   | 3,477   | 3,782   | 3,232   | 2,251   | 1,219   |
| Inventory       | 3,640   | 4,147   | 5,153   | 5,868   | 6,744   | 6,944   | 6,919   | 6,659   | 6,918   | 6,471   | 5,587   | 3,871   |
| Days on Market  | 41      | 33      | 29      | 29      | 32      | 33      | 37      | 38      | 42      | 43      | 49      | 53      |
| Benchmark Price | 581,800 | 586,300 | 590,300 | 589,200 | 588,300 | 584,600 | 581,100 | 576,000 | 571,400 | 566,200 | 559,000 | 554,700 |
| Median Price    | 572,000 | 566,500 | 584,750 | 590,000 | 591,500 | 595,000 | 569,750 | 569,500 | 560,000 | 577,000 | 560,000 | 552,000 |
| Average Price   | 604,961 | 612,528 | 639,578 | 646,566 | 650,228 | 646,410 | 617,291 | 612,165 | 615,702 | 643,261 | 616,045 | 605,325 |
| Index           | 273     | 275     | 277     | 277     | 276     | 275     | 273     | 270     | 268     | 266     | 262     | 260     |
| <b>2026</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 1,234   | 1,526   |         |         |         |         |         |         |         |         |         |         |
| New Listings    | 2,785   | 2,766   |         |         |         |         |         |         |         |         |         |         |
| Inventory       | 4,392   | 4,822   |         |         |         |         |         |         |         |         |         |         |
| Days on Market  | 54      | 42      |         |         |         |         |         |         |         |         |         |         |
| Benchmark Price | 554,400 | 560,500 |         |         |         |         |         |         |         |         |         |         |
| Median Price    | 555,500 | 565,000 |         |         |         |         |         |         |         |         |         |         |
| Average Price   | 617,841 | 627,841 |         |         |         |         |         |         |         |         |         |         |
| Index           | 260     | 263     |         |         |         |         |         |         |         |         |         |         |

|                            | Feb-25 | Feb-26 | YTD 2025 | YTD 2026 |
|----------------------------|--------|--------|----------|----------|
| <b>CALGARY TOTAL SALES</b> |        |        |          |          |
| <\$100,000                 | -      | -      | -        | -        |
| \$100,000 - \$149,999      | 2      | 1      | 2        | 6        |
| \$150,000 - \$199,999      | 19     | 32     | 31       | 63       |
| \$200,000 - \$249,999      | 54     | 65     | 104      | 115      |
| \$250,000 - \$299,999      | 118    | 92     | 233      | 164      |
| \$300,000 - \$349,999      | 134    | 94     | 242      | 171      |
| \$350,000 - \$399,999      | 137    | 92     | 228      | 171      |
| \$400,000 - \$449,999      | 113    | 107    | 208      | 195      |
| \$450,000 - \$499,999      | 121    | 105    | 220      | 192      |
| \$500,000 - \$549,999      | 116    | 135    | 212      | 239      |
| \$550,000 - \$599,999      | 125    | 124    | 261      | 229      |
| \$600,000 - \$649,999      | 127    | 125    | 267      | 231      |
| \$650,000 - \$699,999      | 128    | 111    | 227      | 196      |
| \$700,000 - \$749,999      | 115    | 97     | 202      | 176      |
| \$750,000 - \$799,999      | 87     | 64     | 156      | 124      |
| \$800,000 - \$849,999      | 75     | 50     | 133      | 86       |
| \$850,000 - \$899,999      | 58     | 43     | 96       | 75       |
| \$900,000 - \$949,999      | 37     | 22     | 64       | 39       |
| \$950,000 - \$999,999      | 28     | 28     | 53       | 50       |
| \$1,000,000 - \$1,299,999  | 68     | 78     | 124      | 124      |
| \$1,300,000 - \$1,499,999  | 19     | 17     | 36       | 35       |
| \$1,500,000 - \$1,999,999  | 21     | 24     | 43       | 42       |
| \$2,000,000 +              | 16     | 20     | 25       | 37       |
|                            | 1,718  | 1,526  | 3,167    | 2,760    |

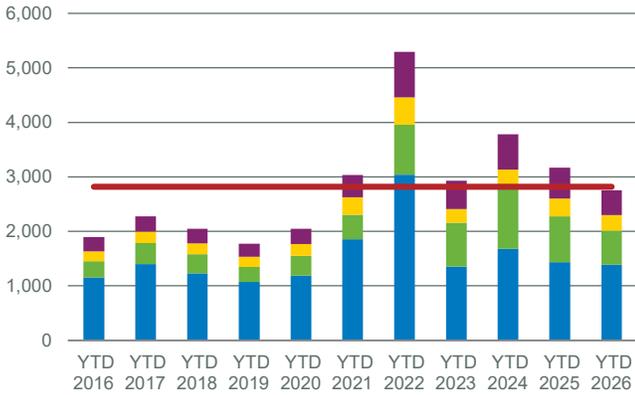
**CITY OF CALGARY TOTAL SALES BY PRICE RANGE**



Source: CREB®

CITY OF CALGARY TOTAL SALES

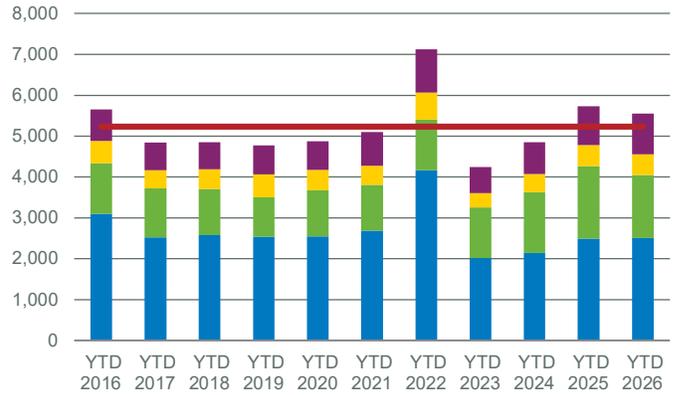
YTD FEBRUARY



Legend: Detached, Apartment, Semi - Detached, Row, 10 Year Average. Source: CREB®

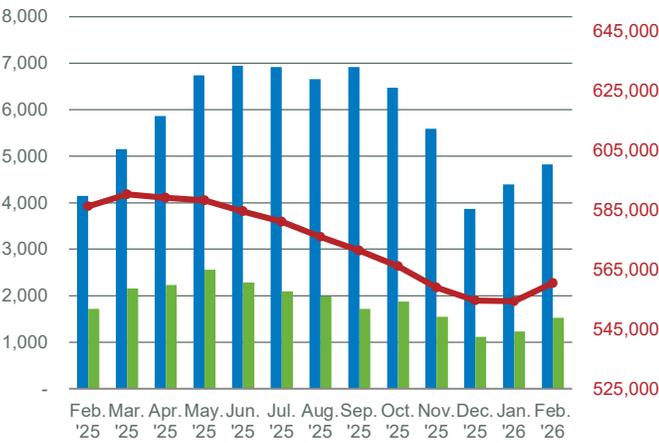
CITY OF CALGARY TOTAL NEW LISTINGS

YTD FEBRUARY



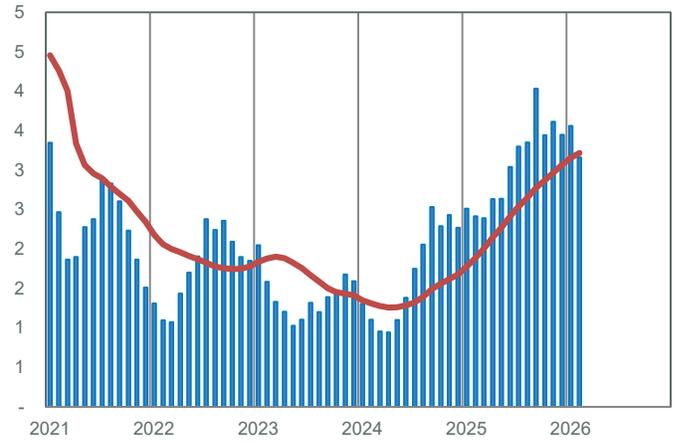
Legend: Detached, Apartment, Semi - Detached, Row, 10 Year Average. Source: CREB®

CITY OF CALGARY TOTAL INVENTORY AND SALES



Legend: Inventory, Sales, Benchmark Price. Source: CREB®

CITY OF CALGARY TOTAL MONTHS OF INVENTORY



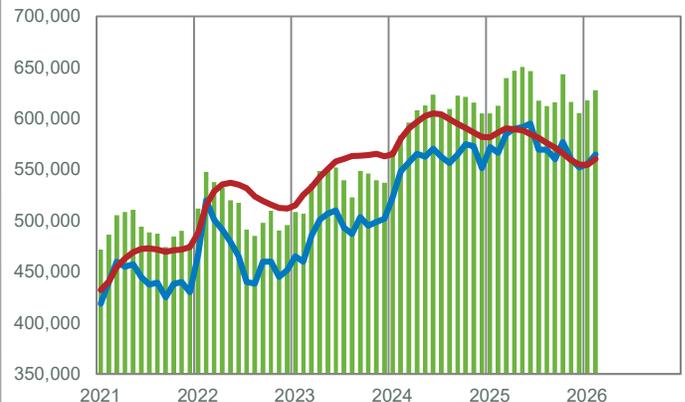
Legend: Months of Supply, Trended. Source: CREB®

CITY OF CALGARY TOTAL PRICE CHANGE



Legend: Average Price Y/Y% Change, Median Price Y/Y% Change, Benchmark Y/Y% Change. Source: CREB®

CITY OF CALGARY TOTAL PRICES

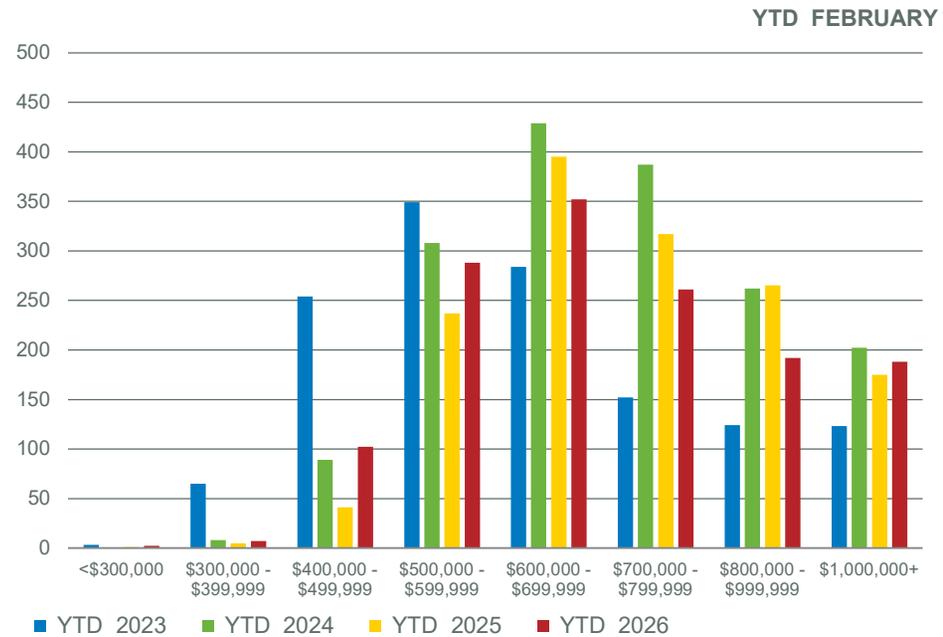


Legend: Average Price, Median Price, Benchmark Price. Source: CREB®

|                 | Jan.    | Feb.    | Mar.    | Apr.    | May     | Jun.    | Jul.    | Aug.    | Sept.   | Oct.    | Nov.    | Dec.    |
|-----------------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|
| <b>2025</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 672     | 764     | 1,034   | 1,098   | 1,273   | 1,192   | 1,029   | 992     | 858     | 1,008   | 819     | 583     |
| New Listings    | 1,229   | 1,265   | 1,894   | 1,907   | 2,417   | 2,144   | 1,887   | 1,747   | 1,904   | 1,593   | 1,075   | 559     |
| Inventory       | 1,452   | 1,698   | 2,202   | 2,512   | 2,993   | 3,107   | 3,079   | 3,051   | 3,201   | 2,913   | 2,447   | 1,594   |
| Days on Market  | 37      | 28      | 27      | 25      | 28      | 30      | 34      | 35      | 38      | 37      | 45      | 52      |
| Benchmark Price | 749,300 | 758,400 | 766,600 | 766,300 | 766,300 | 761,300 | 758,100 | 752,500 | 746,500 | 740,400 | 730,300 | 726,300 |
| Median Price    | 698,194 | 720,000 | 731,750 | 725,000 | 730,000 | 720,000 | 705,000 | 689,500 | 690,000 | 698,000 | 672,036 | 675,000 |
| Average Price   | 780,196 | 804,903 | 839,174 | 839,790 | 847,963 | 820,581 | 800,794 | 781,258 | 782,939 | 816,816 | 756,024 | 772,303 |
| Index           | 309     | 312     | 316     | 316     | 316     | 314     | 312     | 310     | 308     | 305     | 301     | 299     |
| <b>2026</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 656     | 736     |         |         |         |         |         |         |         |         |         |         |
| New Listings    | 1,240   | 1,269   |         |         |         |         |         |         |         |         |         |         |
| Inventory       | 1,751   | 1,941   |         |         |         |         |         |         |         |         |         |         |
| Days on Market  | 48      | 35      |         |         |         |         |         |         |         |         |         |         |
| Benchmark Price | 724,000 | 734,300 |         |         |         |         |         |         |         |         |         |         |
| Median Price    | 675,000 | 687,750 |         |         |         |         |         |         |         |         |         |         |
| Average Price   | 780,747 | 807,322 |         |         |         |         |         |         |         |         |         |         |
| Index           | 298     | 302     |         |         |         |         |         |         |         |         |         |         |

|                            | Feb-25 | Feb-26 | YTD 2025 | YTD 2026 |
|----------------------------|--------|--------|----------|----------|
| <b>CALGARY TOTAL SALES</b> |        |        |          |          |
| <\$100,000                 | -      | -      | -        | -        |
| \$100,000 - \$149,999      | -      | -      | -        | -        |
| \$150,000 - \$199,999      | -      | 1      | -        | 1        |
| \$200,000 - \$249,999      | -      | -      | -        | -        |
| \$250,000 - \$299,999      | 1      | 1      | 1        | 1        |
| \$300,000 - \$349,999      | 1      | -      | 2        | 1        |
| \$350,000 - \$399,999      | 2      | 3      | 3        | 6        |
| \$400,000 - \$449,999      | 6      | 10     | 9        | 27       |
| \$450,000 - \$499,999      | 17     | 35     | 32       | 75       |
| \$500,000 - \$549,999      | 39     | 62     | 83       | 124      |
| \$550,000 - \$599,999      | 73     | 87     | 154      | 164      |
| \$600,000 - \$649,999      | 100    | 91     | 211      | 180      |
| \$650,000 - \$699,999      | 101    | 93     | 184      | 172      |
| \$700,000 - \$749,999      | 102    | 85     | 179      | 155      |
| \$750,000 - \$799,999      | 78     | 57     | 138      | 106      |
| \$800,000 - \$849,999      | 64     | 43     | 116      | 71       |
| \$850,000 - \$899,999      | 42     | 31     | 71       | 56       |
| \$900,000 - \$949,999      | 28     | 13     | 44       | 27       |
| \$950,000 - \$999,999      | 17     | 22     | 34       | 38       |
| \$1,000,000 - \$1,299,999  | 45     | 47     | 83       | 85       |
| \$1,300,000 - \$1,499,999  | 14     | 15     | 29       | 31       |
| \$1,500,000 - \$1,999,999  | 18     | 20     | 38       | 36       |
| \$2,000,000 +              | 16     | 20     | 25       | 36       |
|                            | 764    | 736    | 1,436    | 1,392    |

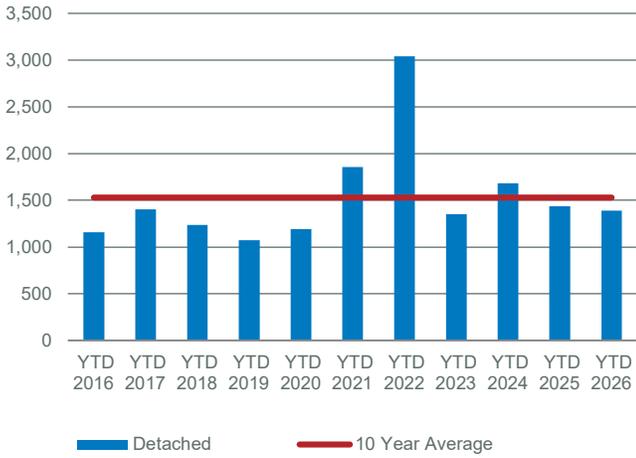
CITY OF CALGARY DETACHED SALES BY PRICE RANGE



Source: CREB®

CITY OF CALGARY DETACHED SALES

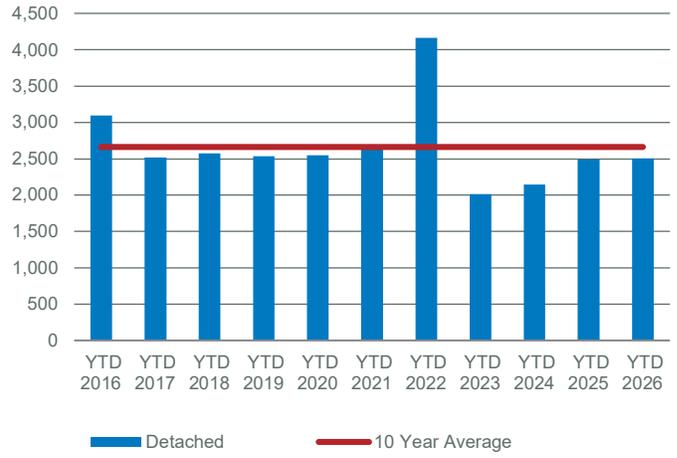
YTD FEBRUARY



Source: CREB®

CITY OF CALGARY DETACHED NEW LISTINGS

YTD FEBRUARY



Source: CREB®

CITY OF CALGARY DETACHED INVENTORY AND SALES



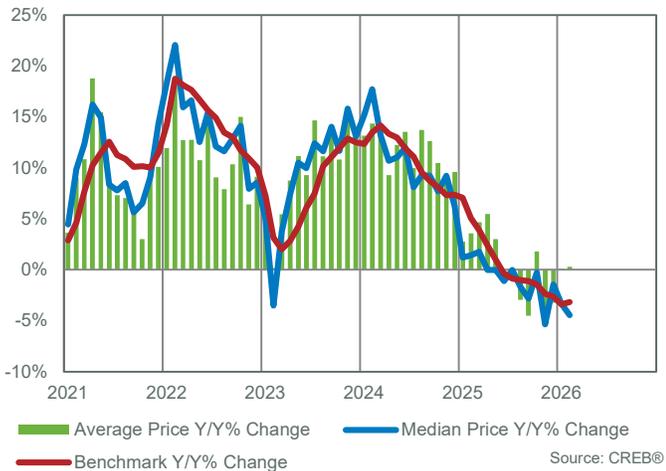
Source: CREB®

CITY OF CALGARY DETACHED MONTHS OF INVENTORY



Source: CREB®  
12 month moving average inventory

CITY OF CALGARY DETACHED PRICE CHANGE



Source: CREB®

CITY OF CALGARY DETACHED PRICES

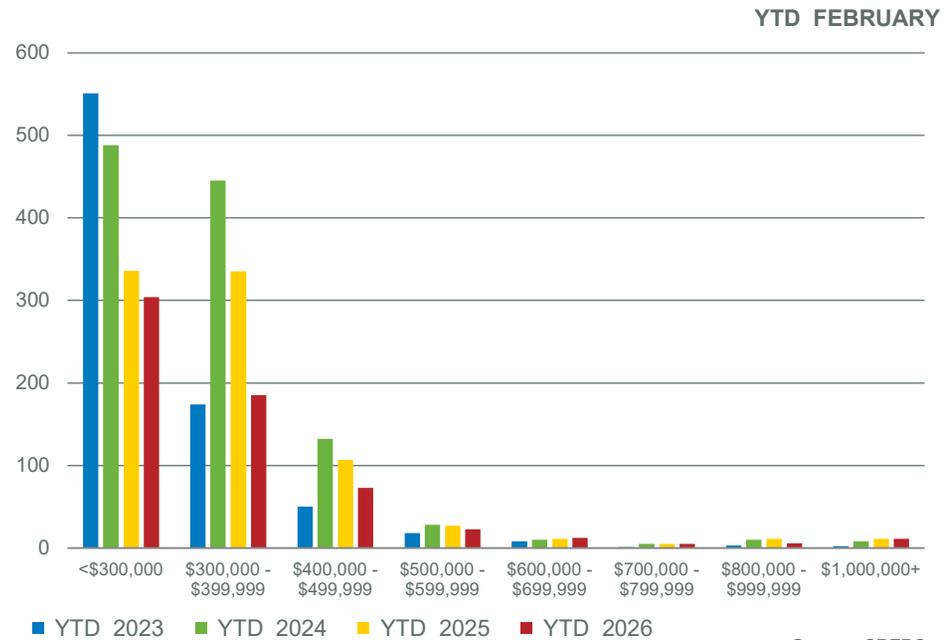


Source: CREB®

|                 | Jan.    | Feb.    | Mar.    | Apr.    | May     | Jun.    | Jul.    | Aug.    | Sept.   | Oct.    | Nov.    | Dec.    |
|-----------------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|
| <b>2025</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 370     | 473     | 539     | 589     | 574     | 531     | 509     | 449     | 400     | 412     | 306     | 273     |
| New Listings    | 922     | 852     | 1,092   | 1,086   | 1,231   | 1,024   | 1,016   | 879     | 927     | 791     | 556     | 353     |
| Inventory       | 1,294   | 1,464   | 1,711   | 1,868   | 2,094   | 2,113   | 2,097   | 1,979   | 2,004   | 1,891   | 1,693   | 1,238   |
| Days on Market  | 51      | 42      | 36      | 36      | 41      | 41      | 45      | 47      | 52      | 52      | 59      | 57      |
| Benchmark Price | 326,500 | 329,100 | 331,000 | 330,800 | 330,300 | 328,400 | 324,800 | 321,700 | 317,700 | 313,700 | 308,400 | 303,600 |
| Median Price    | 311,500 | 330,000 | 328,000 | 327,500 | 318,000 | 317,000 | 310,000 | 308,000 | 318,000 | 302,250 | 296,900 | 290,000 |
| Average Price   | 352,799 | 353,122 | 354,989 | 367,442 | 342,138 | 352,102 | 337,623 | 333,171 | 348,991 | 337,689 | 359,587 | 335,779 |
| Index           | 251     | 253     | 254     | 254     | 254     | 252     | 249     | 247     | 244     | 241     | 237     | 233     |
| <b>2026</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 274     | 345     |         |         |         |         |         |         |         |         |         |         |
| New Listings    | 786     | 753     |         |         |         |         |         |         |         |         |         |         |
| Inventory       | 1,435   | 1,580   |         |         |         |         |         |         |         |         |         |         |
| Days on Market  | 65      | 54      |         |         |         |         |         |         |         |         |         |         |
| Benchmark Price | 301,200 | 298,600 |         |         |         |         |         |         |         |         |         |         |
| Median Price    | 296,219 | 303,500 |         |         |         |         |         |         |         |         |         |         |
| Average Price   | 331,597 | 355,934 |         |         |         |         |         |         |         |         |         |         |
| Index           | 231     | 229     |         |         |         |         |         |         |         |         |         |         |

|                            | Feb-25 | Feb-26 | YTD 2025 | YTD 2026 |
|----------------------------|--------|--------|----------|----------|
| <b>CALGARY TOTAL SALES</b> |        |        |          |          |
| <\$100,000                 | -      | -      | -        | -        |
| \$100,000 - \$149,999      | 2      | 1      | 2        | 6        |
| \$150,000 - \$199,999      | 19     | 31     | 31       | 60       |
| \$200,000 - \$249,999      | 51     | 53     | 100      | 99       |
| \$250,000 - \$299,999      | 98     | 80     | 203      | 139      |
| \$300,000 - \$349,999      | 108    | 67     | 187      | 119      |
| \$350,000 - \$399,999      | 101    | 35     | 148      | 66       |
| \$400,000 - \$449,999      | 40     | 28     | 72       | 49       |
| \$450,000 - \$499,999      | 18     | 14     | 35       | 24       |
| \$500,000 - \$549,999      | 11     | 9      | 20       | 15       |
| \$550,000 - \$599,999      | 5      | 3      | 7        | 8        |
| \$600,000 - \$649,999      | 4      | 4      | 7        | 8        |
| \$650,000 - \$699,999      | 3      | 4      | 4        | 4        |
| \$700,000 - \$749,999      | 1      | 2      | 3        | 4        |
| \$750,000 - \$799,999      | -      | -      | 2        | 1        |
| \$800,000 - \$849,999      | 1      | -      | 1        | 1        |
| \$850,000 - \$899,999      | 4      | 1      | 5        | 1        |
| \$900,000 - \$949,999      | 1      | 2      | 4        | 2        |
| \$950,000 - \$999,999      | 1      | 2      | 1        | 2        |
| \$1,000,000 - \$1,299,999  | 2      | 4      | 5        | 4        |
| \$1,300,000 - \$1,499,999  | 1      | 2      | 3        | 2        |
| \$1,500,000 - \$1,999,999  | 2      | 3      | 3        | 4        |
| \$2,000,000 +              | -      | -      | -        | 1        |
|                            | 473    | 345    | 843      | 619      |

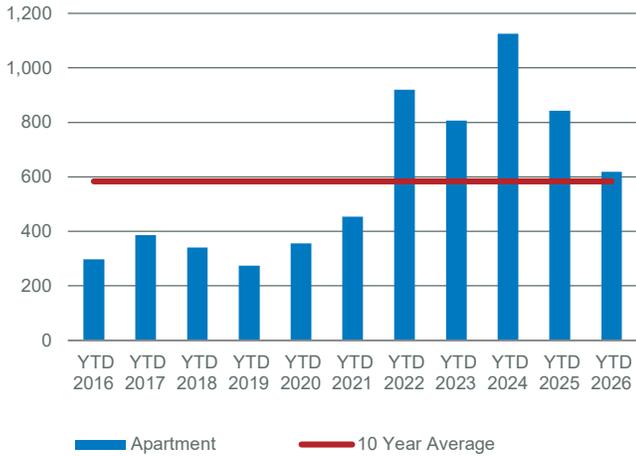
**CITY OF CALGARY APARTMENT SALES BY PRICE RANGE**



Source: CREB®

CITY OF CALGARY APARTMENT SALES

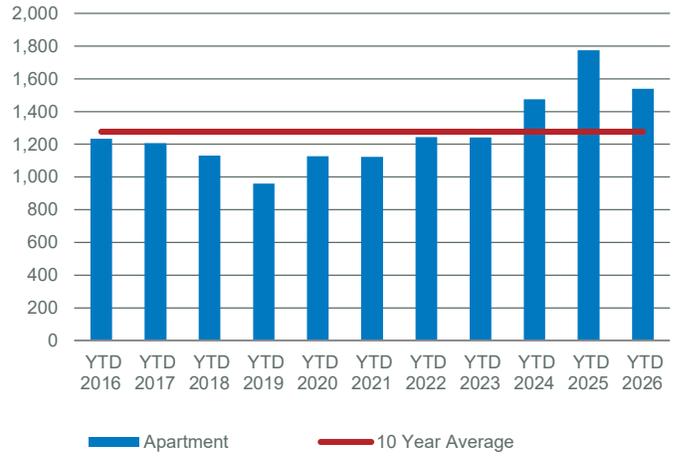
YTD FEBRUARY



Source: CREB®

CITY OF CALGARY APARTMENT NEW LISTINGS

YTD FEBRUARY



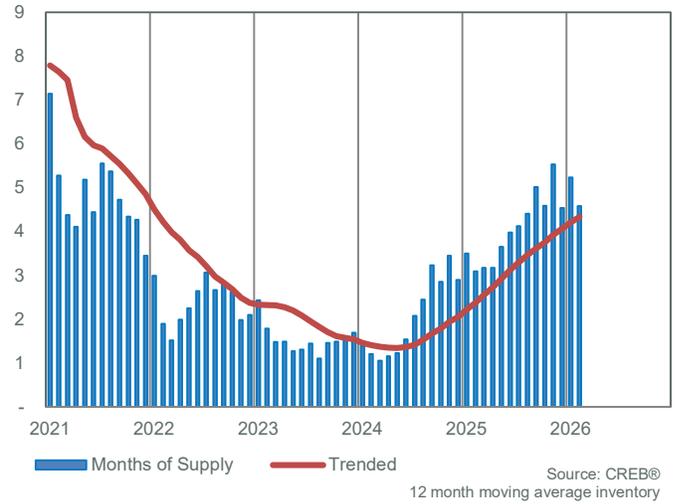
Source: CREB®

CITY OF CALGARY APARTMENT INVENTORY AND SALES



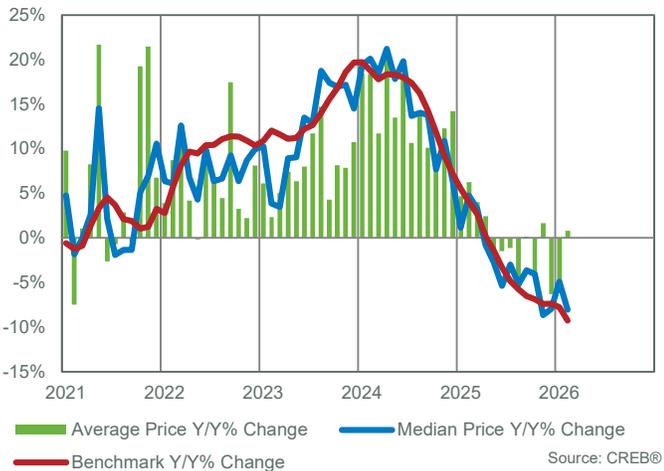
Source: CREB®

CITY OF CALGARY APARTMENT MONTHS OF INVENTORY



Source: CREB®  
12 month moving average inventory

CITY OF CALGARY APARTMENT PRICE CHANGE



Source: CREB®

CITY OF CALGARY APARTMENT PRICES

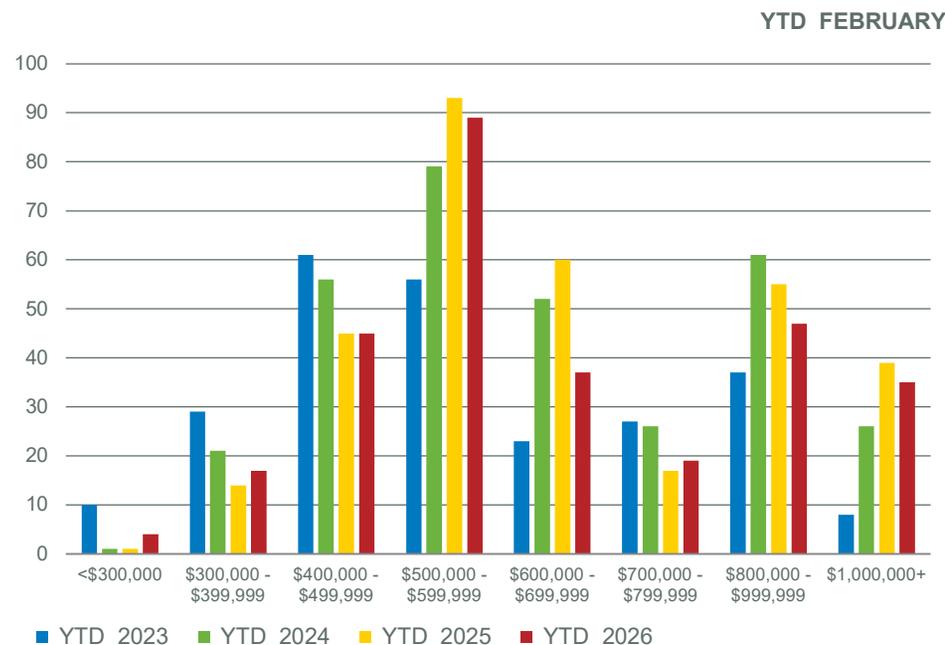


Source: CREB®

|                 | Jan.    | Feb.    | Mar.    | Apr.    | May     | Jun.    | Jul.    | Aug.    | Sept.   | Oct.    | Nov.    | Dec.    |
|-----------------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|
| <b>2025</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 160     | 164     | 184     | 188     | 255     | 212     | 187     | 206     | 156     | 186     | 165     | 96      |
| New Listings    | 272     | 240     | 334     | 350     | 427     | 357     | 329     | 310     | 362     | 328     | 225     | 102     |
| Inventory       | 302     | 325     | 412     | 485     | 540     | 554     | 547     | 529     | 618     | 612     | 546     | 385     |
| Days on Market  | 36      | 32      | 28      | 25      | 29      | 32      | 34      | 35      | 37      | 39      | 45      | 54      |
| Benchmark Price | 674,400 | 684,800 | 692,000 | 692,200 | 697,800 | 697,200 | 697,400 | 687,600 | 688,900 | 683,900 | 672,400 | 667,700 |
| Median Price    | 589,257 | 640,000 | 616,500 | 620,000 | 607,000 | 620,000 | 605,000 | 586,750 | 572,500 | 574,000 | 590,000 | 586,800 |
| Average Price   | 667,063 | 715,791 | 714,510 | 694,405 | 686,155 | 701,429 | 693,191 | 657,177 | 686,834 | 669,865 | 661,236 | 663,064 |
| Index           | 360     | 366     | 370     | 370     | 373     | 372     | 373     | 367     | 368     | 365     | 359     | 357     |
| <b>2026</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 118     | 175     |         |         |         |         |         |         |         |         |         |         |
| New Listings    | 254     | 253     |         |         |         |         |         |         |         |         |         |         |
| Inventory       | 421     | 414     |         |         |         |         |         |         |         |         |         |         |
| Days on Market  | 61      | 45      |         |         |         |         |         |         |         |         |         |         |
| Benchmark Price | 667,000 | 682,200 |         |         |         |         |         |         |         |         |         |         |
| Median Price    | 583,500 | 585,000 |         |         |         |         |         |         |         |         |         |         |
| Average Price   | 665,026 | 672,176 |         |         |         |         |         |         |         |         |         |         |
| Index           | 356     | 364     |         |         |         |         |         |         |         |         |         |         |

|                            | Feb-25 | Feb-26 | YTD 2025 | YTD 2026 |
|----------------------------|--------|--------|----------|----------|
| <b>CALGARY TOTAL SALES</b> |        |        |          |          |
| <\$100,000                 | -      | -      | -        | -        |
| \$100,000 - \$149,999      | -      | -      | -        | -        |
| \$150,000 - \$199,999      | -      | -      | -        | -        |
| \$200,000 - \$249,999      | -      | 2      | -        | 2        |
| \$250,000 - \$299,999      | -      | 2      | 1        | 2        |
| \$300,000 - \$349,999      | -      | 1      | 2        | 3        |
| \$350,000 - \$399,999      | 4      | 11     | 12       | 14       |
| \$400,000 - \$449,999      | 8      | 9      | 15       | 19       |
| \$450,000 - \$499,999      | 12     | 15     | 30       | 26       |
| \$500,000 - \$549,999      | 20     | 28     | 37       | 48       |
| \$550,000 - \$599,999      | 25     | 21     | 56       | 41       |
| \$600,000 - \$649,999      | 16     | 15     | 33       | 22       |
| \$650,000 - \$699,999      | 18     | 11     | 27       | 15       |
| \$700,000 - \$749,999      | 2      | 3      | 6        | 7        |
| \$750,000 - \$799,999      | 5      | 6      | 11       | 12       |
| \$800,000 - \$849,999      | 6      | 7      | 10       | 13       |
| \$850,000 - \$899,999      | 9      | 8      | 16       | 15       |
| \$900,000 - \$949,999      | 7      | 6      | 13       | 9        |
| \$950,000 - \$999,999      | 9      | 4      | 16       | 10       |
| \$1,000,000 - \$1,299,999  | 20     | 25     | 35       | 31       |
| \$1,300,000 - \$1,499,999  | 2      | -      | 2        | 2        |
| \$1,500,000 - \$1,999,999  | 1      | 1      | 2        | 2        |
| \$2,000,000 +              | -      | -      | -        | -        |
|                            | 164    | 175    | 324      | 293      |

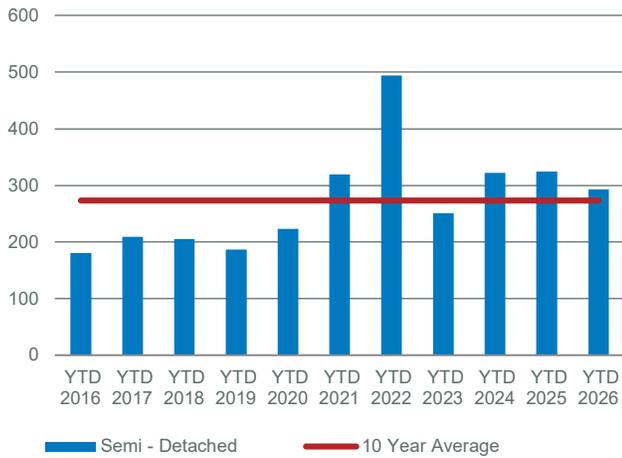
CITY OF CALGARY SEMI-DETACHED SALES BY PRICE RANGE



Source: CREB®

CITY OF CALGARY SEMI-DET. SALES

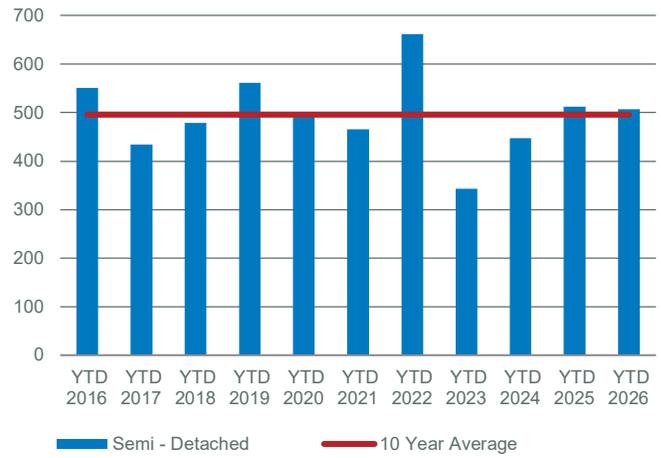
YTD FEBRUARY



Source: CREB®

CITY OF CALGARY SEMI-DET. NEW LISTINGS

YTD FEBRUARY



Source: CREB®

CITY OF CALGARY SEMI-DET. INVENTORY AND SALES



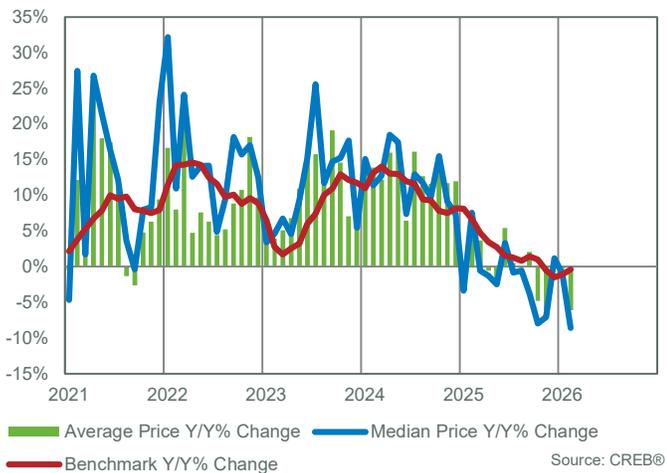
Source: CREB®

CITY OF CALGARY SEMI-DET. MONTHS OF INVENTORY



Source: CREB®  
12 month moving average inventory

CITY OF CALGARY SEMI-DET. PRICE CHANGE



Source: CREB®

CITY OF CALGARY SEMI-DET. PRICES

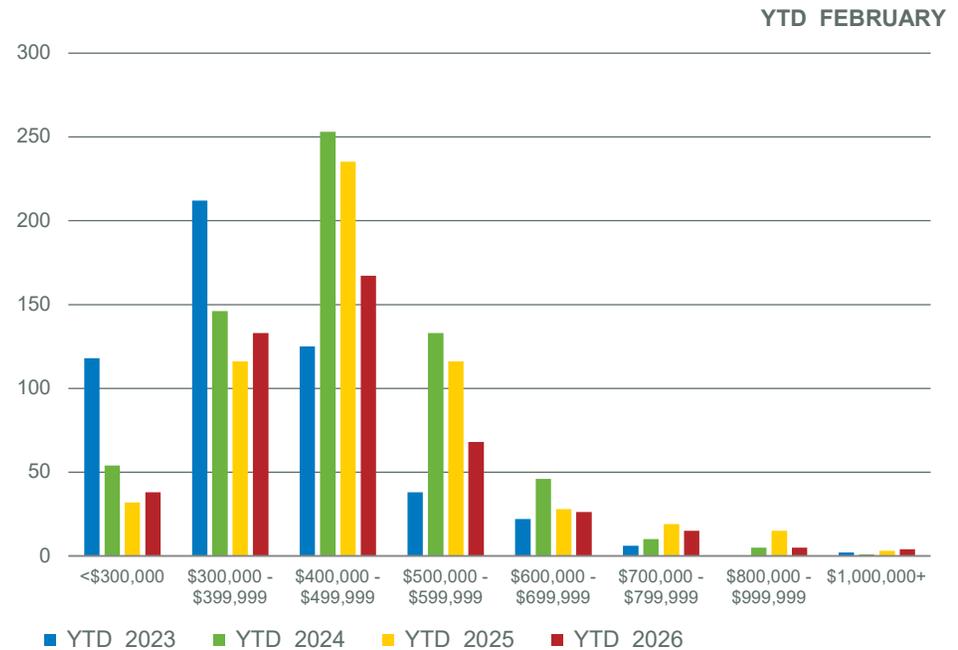


Source: CREB®

|                 | Jan.    | Feb.    | Mar.    | Apr.    | May     | Jun.    | Jul.    | Aug.    | Sept.   | Oct.    | Nov.    | Dec.    |
|-----------------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|
| <b>2025</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 247     | 317     | 399     | 355     | 457     | 349     | 371     | 339     | 303     | 273     | 257     | 171     |
| New Listings    | 473     | 473     | 698     | 694     | 765     | 698     | 679     | 541     | 589     | 520     | 395     | 205     |
| Inventory       | 592     | 660     | 828     | 1,003   | 1,117   | 1,170   | 1,196   | 1,100   | 1,095   | 1,055   | 901     | 654     |
| Days on Market  | 39      | 31      | 27      | 30      | 33      | 33      | 37      | 40      | 45      | 50      | 53      | 50      |
| Benchmark Price | 444,000 | 445,700 | 451,900 | 454,500 | 451,300 | 448,500 | 445,200 | 438,600 | 436,200 | 429,100 | 425,000 | 420,400 |
| Median Price    | 449,500 | 465,000 | 455,000 | 470,000 | 449,000 | 442,000 | 434,900 | 435,000 | 420,000 | 429,900 | 425,000 | 410,000 |
| Average Price   | 465,712 | 482,527 | 472,221 | 486,708 | 466,345 | 465,897 | 453,768 | 459,523 | 457,613 | 445,472 | 446,304 | 433,951 |
| Index           | 288     | 289     | 293     | 295     | 293     | 291     | 289     | 285     | 283     | 279     | 276     | 273     |
| <b>2026</b>     |         |         |         |         |         |         |         |         |         |         |         |         |
| Sales           | 186     | 270     |         |         |         |         |         |         |         |         |         |         |
| New Listings    | 505     | 491     |         |         |         |         |         |         |         |         |         |         |
| Inventory       | 785     | 887     |         |         |         |         |         |         |         |         |         |         |
| Days on Market  | 53      | 44      |         |         |         |         |         |         |         |         |         |         |
| Benchmark Price | 420,800 | 423,600 |         |         |         |         |         |         |         |         |         |         |
| Median Price    | 412,250 | 444,250 |         |         |         |         |         |         |         |         |         |         |
| Average Price   | 435,033 | 457,292 |         |         |         |         |         |         |         |         |         |         |
| Index           | 273     | 275     |         |         |         |         |         |         |         |         |         |         |

|                            | Feb-25 | Feb-26 | YTD 2025 | YTD 2026 |
|----------------------------|--------|--------|----------|----------|
| <b>CALGARY TOTAL SALES</b> |        |        |          |          |
| <\$100,000                 | -      | -      | -        | -        |
| \$100,000 - \$149,999      | -      | -      | -        | -        |
| \$150,000 - \$199,999      | -      | -      | -        | 2        |
| \$200,000 - \$249,999      | 3      | 10     | 4        | 14       |
| \$250,000 - \$299,999      | 19     | 9      | 28       | 22       |
| \$300,000 - \$349,999      | 25     | 26     | 51       | 48       |
| \$350,000 - \$399,999      | 30     | 43     | 65       | 85       |
| \$400,000 - \$449,999      | 59     | 60     | 112      | 100      |
| \$450,000 - \$499,999      | 74     | 41     | 123      | 67       |
| \$500,000 - \$549,999      | 46     | 36     | 72       | 52       |
| \$550,000 - \$599,999      | 22     | 13     | 44       | 16       |
| \$600,000 - \$649,999      | 7      | 15     | 16       | 21       |
| \$650,000 - \$699,999      | 6      | 3      | 12       | 5        |
| \$700,000 - \$749,999      | 10     | 7      | 14       | 10       |
| \$750,000 - \$799,999      | 4      | 1      | 5        | 5        |
| \$800,000 - \$849,999      | 4      | -      | 6        | 1        |
| \$850,000 - \$899,999      | 3      | 3      | 4        | 3        |
| \$900,000 - \$949,999      | 1      | 1      | 3        | 1        |
| \$950,000 - \$999,999      | 1      | -      | 2        | -        |
| \$1,000,000 - \$1,299,999  | 1      | 2      | 1        | 4        |
| \$1,300,000 - \$1,499,999  | 2      | -      | 2        | -        |
| \$1,500,000 - \$1,999,999  | -      | -      | -        | -        |
| \$2,000,000 +              | -      | -      | -        | -        |
|                            | 317    | 270    | 564      | 456      |

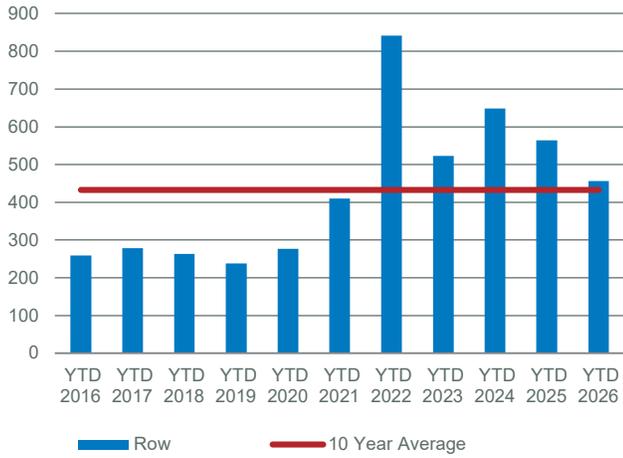
CITY OF CALGARY ROW SALES BY PRICE RANGE



Source: CREB®

CITY OF CALGARY ROW SALES

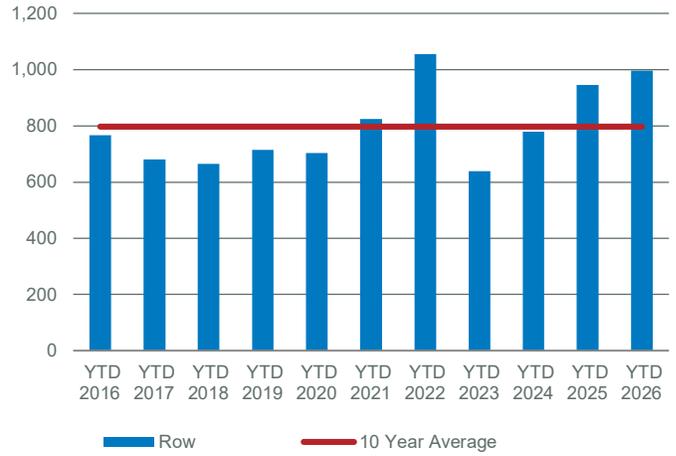
YTD FEBRUARY



Source: CREB®

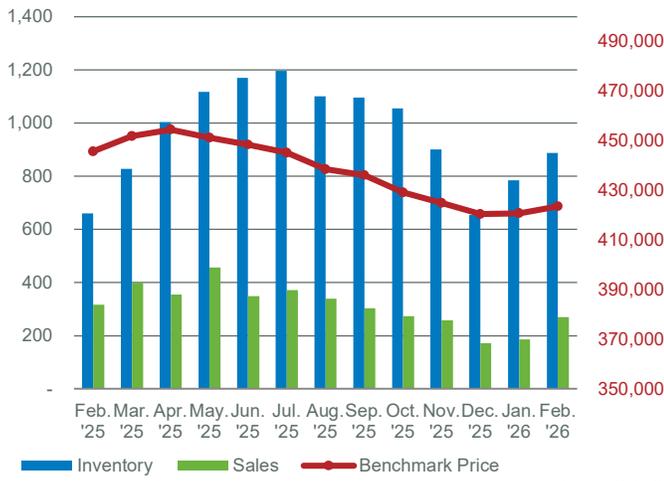
CITY OF CALGARY ROW NEW LISTINGS

YTD FEBRUARY



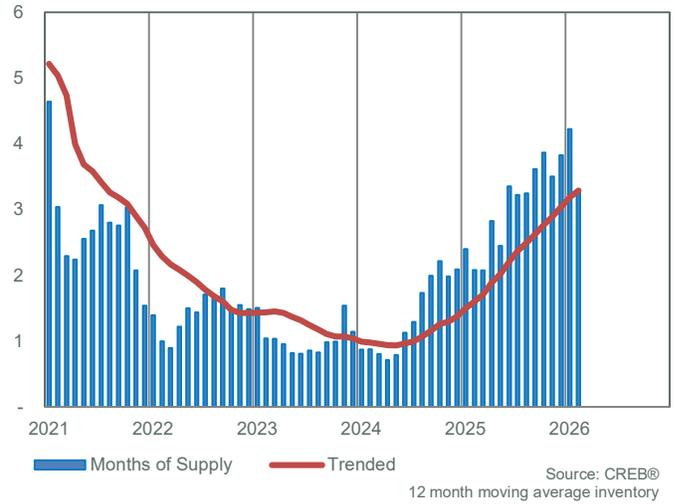
Source: CREB®

CITY OF CALGARY ROW INVENTORY AND SALES



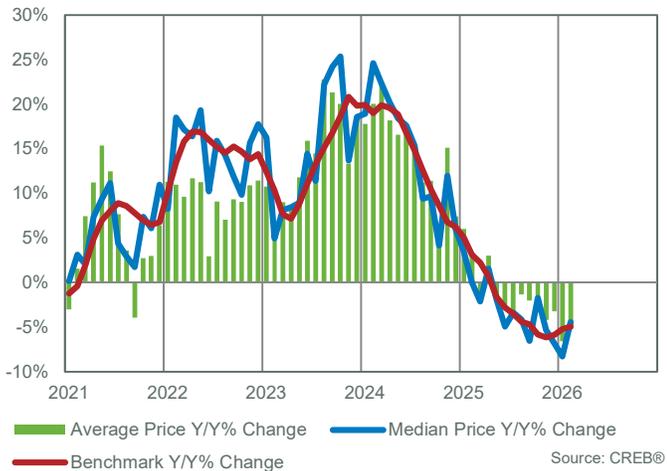
Source: CREB®

CITY OF CALGARY ROW MONTHS OF INVENTORY



Source: CREB®  
12 month moving average inventory

CITY OF CALGARY ROW PRICE CHANGE



Source: CREB®

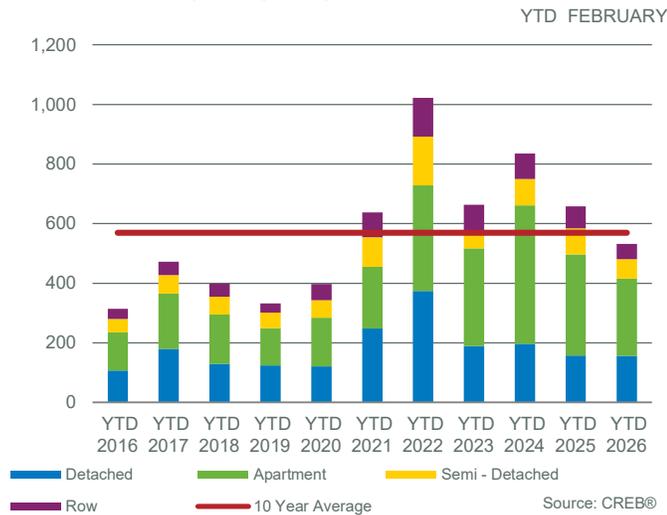
CITY OF CALGARY ROW PRICES



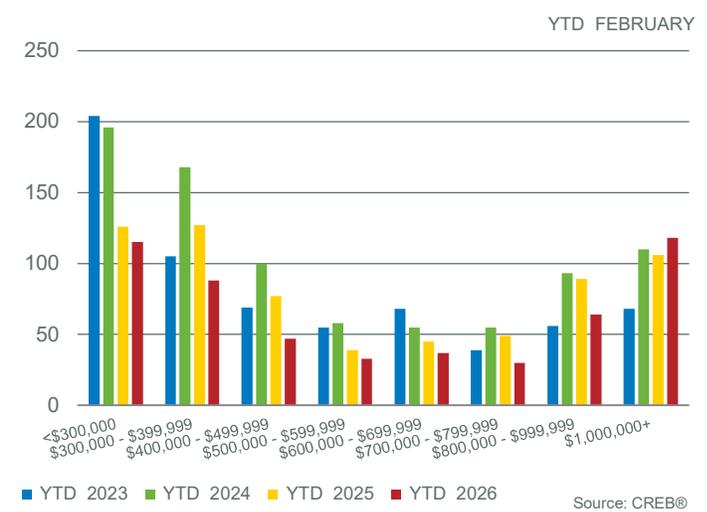
Source: CREB®

CITY CENTRE

CITY CENTRE TOTAL SALES



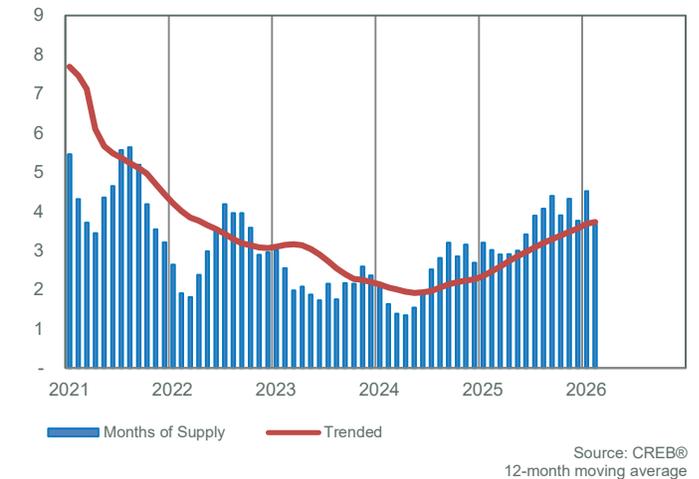
CITY CENTRE TOTAL SALES BY PRICE RANGE



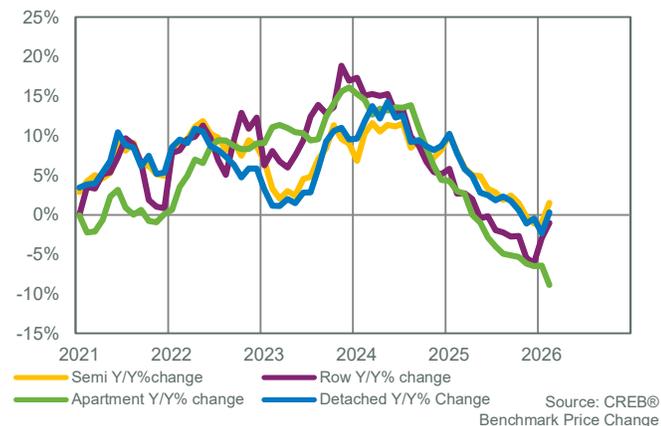
CITY CENTRE INVENTORY AND SALES



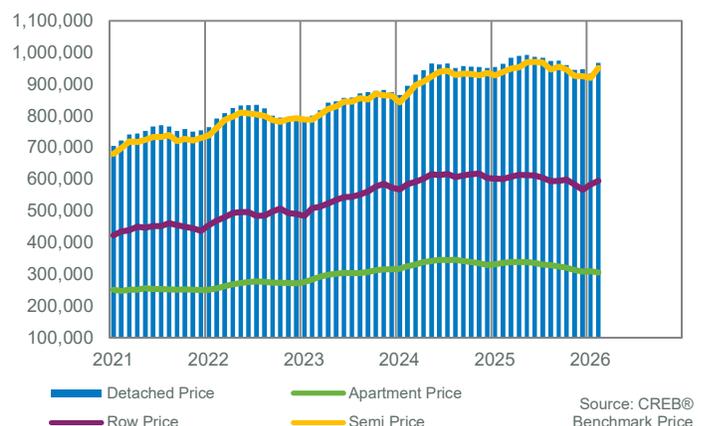
CITY CENTRE MONTHS OF INVENTORY



CITY CENTRE PRICE CHANGE

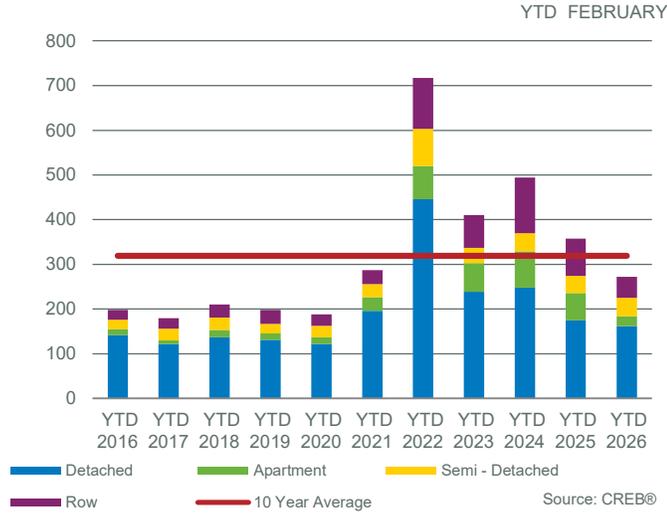


CITY CENTRE PRICES

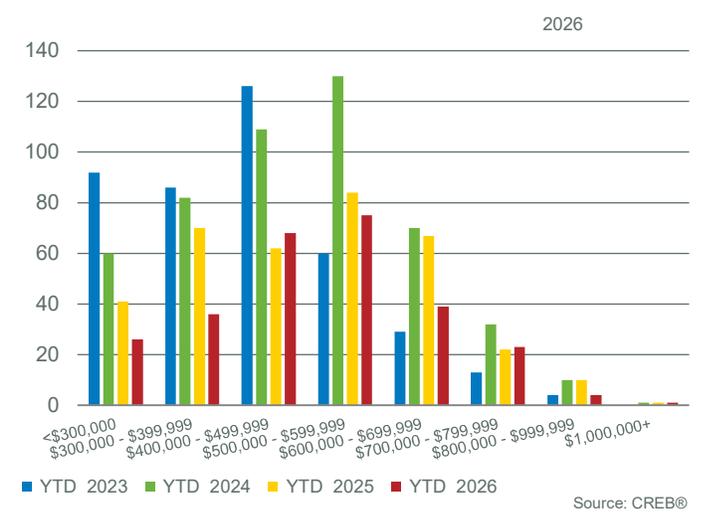


**NORTHEAST**

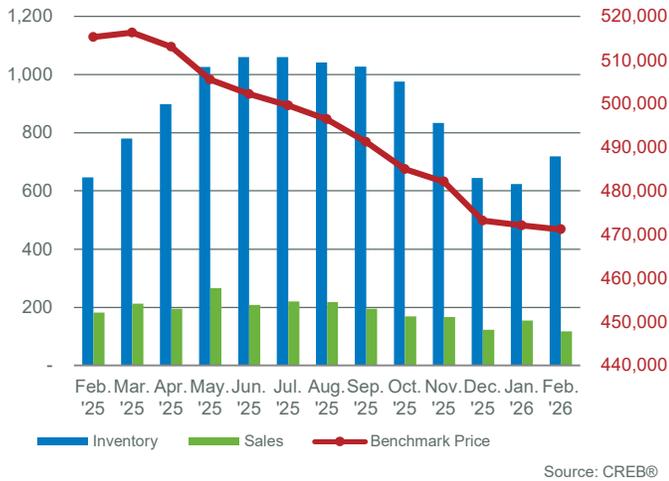
**NORTHEAST TOTAL SALES**



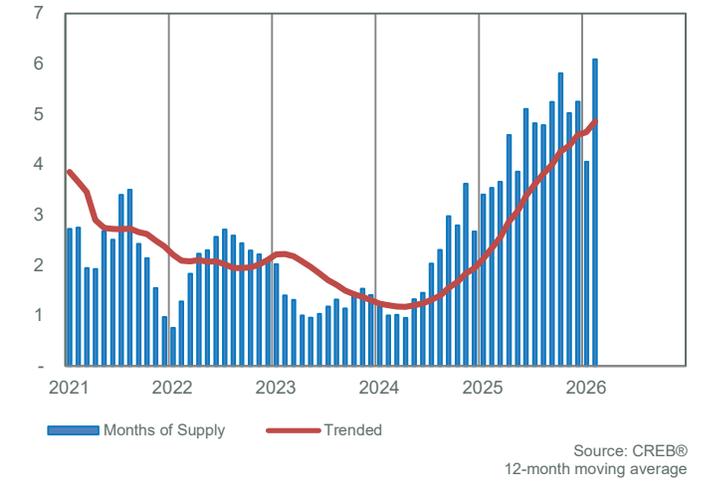
**NORTHEAST TOTAL SALES BY PRICE RANGE**



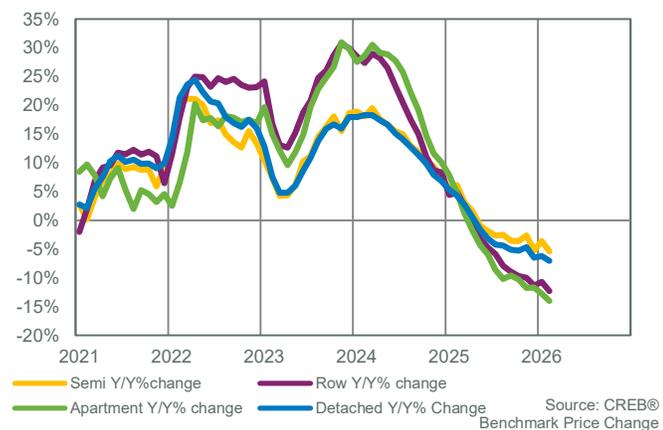
**NORTHEAST INVENTORY AND SALES**



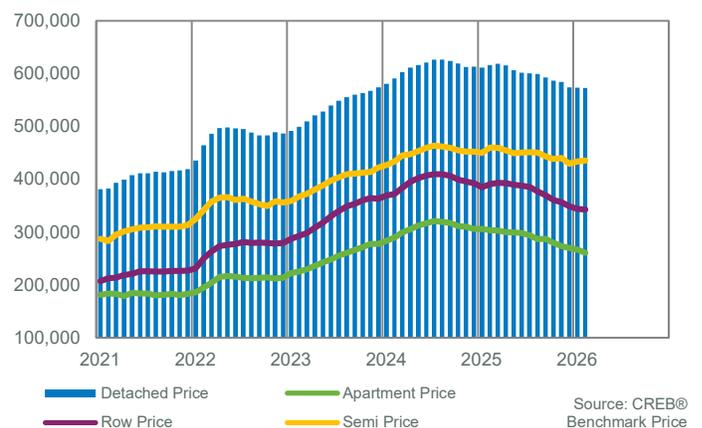
**NORTHEAST MONTHS OF INVENTORY**



**NORTHEAST PRICE CHANGE**

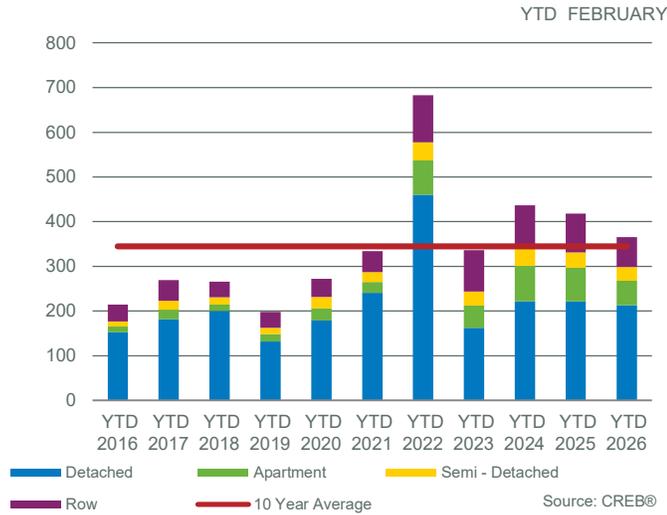


**NORTHEAST PRICES**

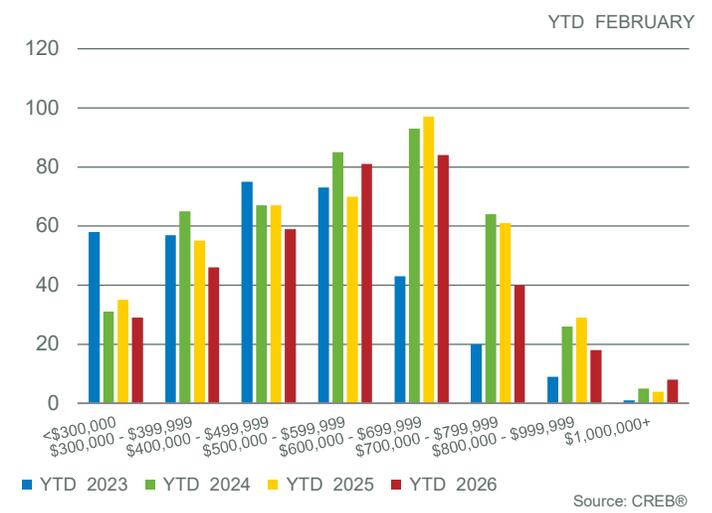


**NORTH**

**NORTH TOTAL SALES**



**NORTH TOTAL SALES BY PRICE RANGE**



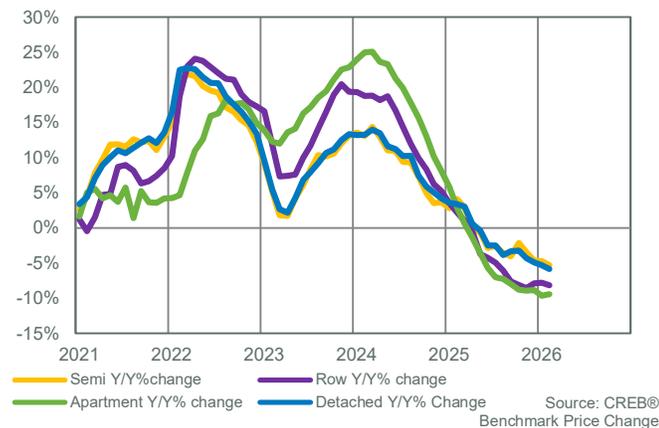
**NORTH INVENTORY AND SALES**



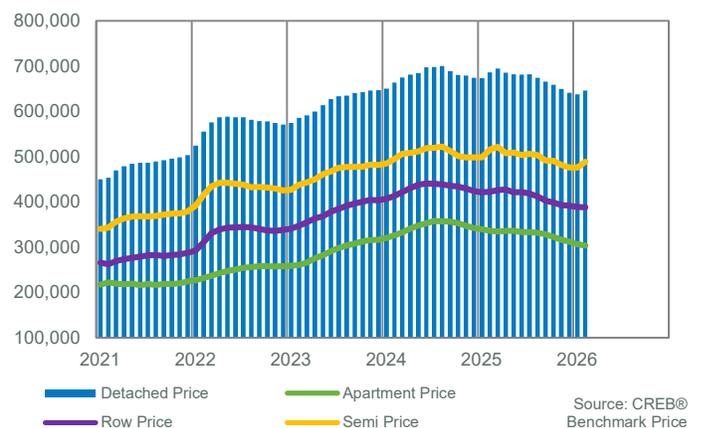
**NORTH MONTHS OF INVENTORY**



**NORTH PRICE CHANGE**

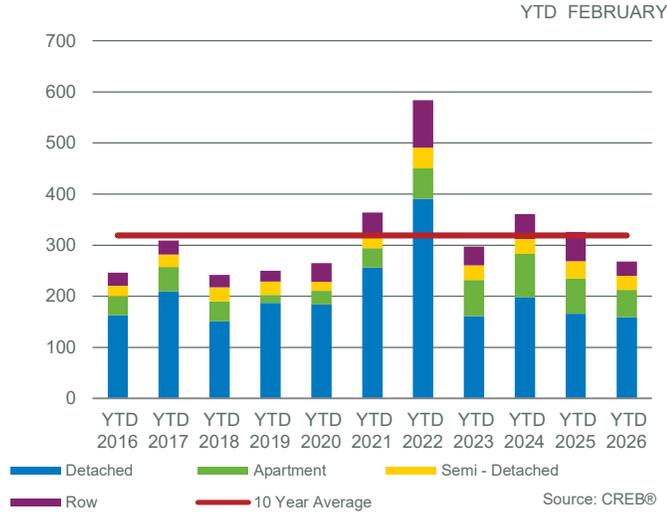


**NORTH PRICES**

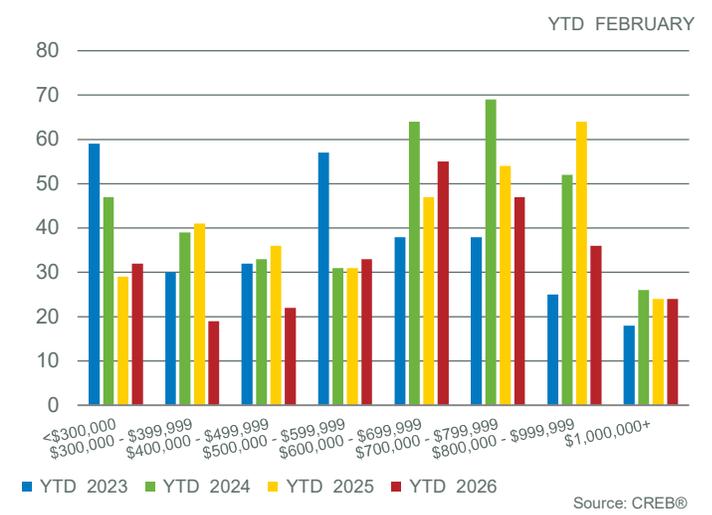


**NORTHWEST**

**NORTHWEST TOTAL SALES**



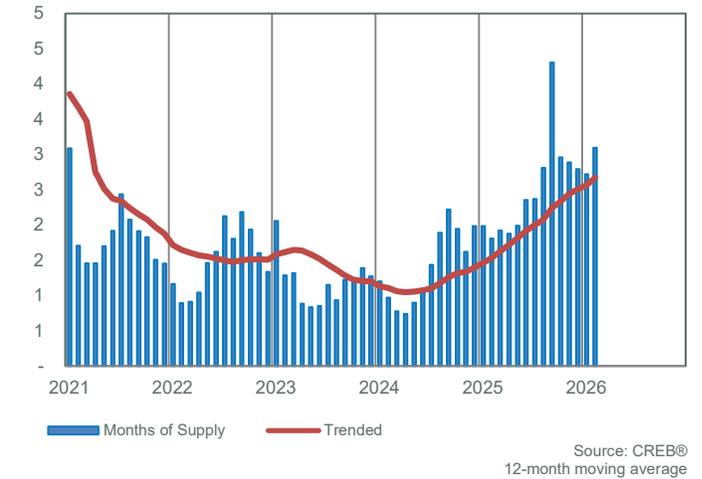
**NORTHWEST TOTAL SALES BY PRICE RANGE**



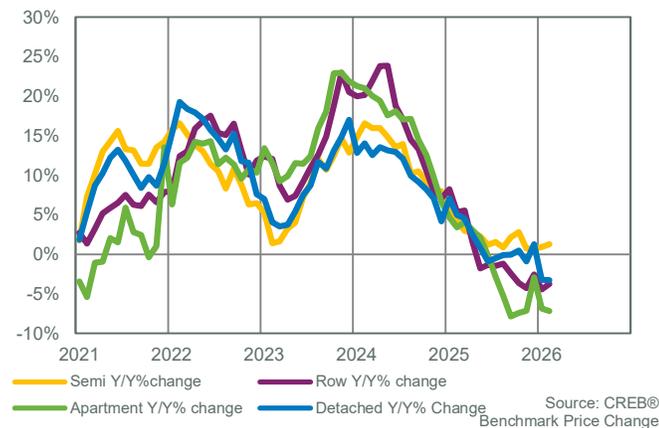
**NORTHWEST INVENTORY AND SALES**



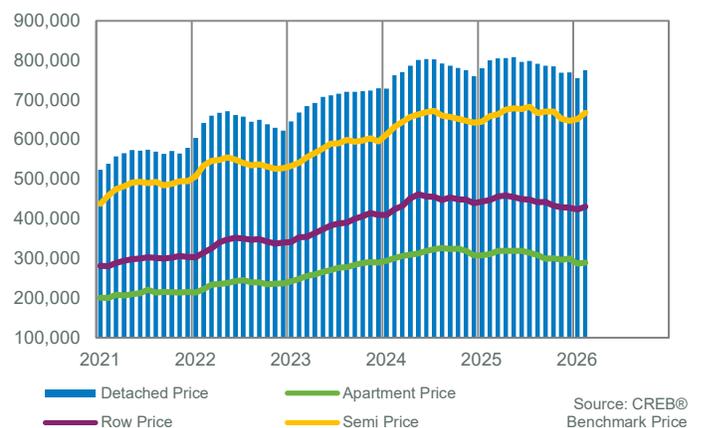
**NORTHWEST MONTHS OF INVENTORY**



**NORTHWEST PRICE CHANGE**

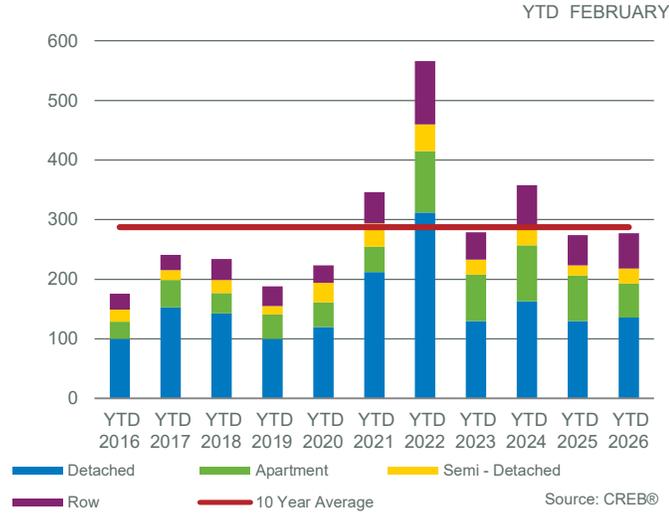


**NORTHWEST PRICES**

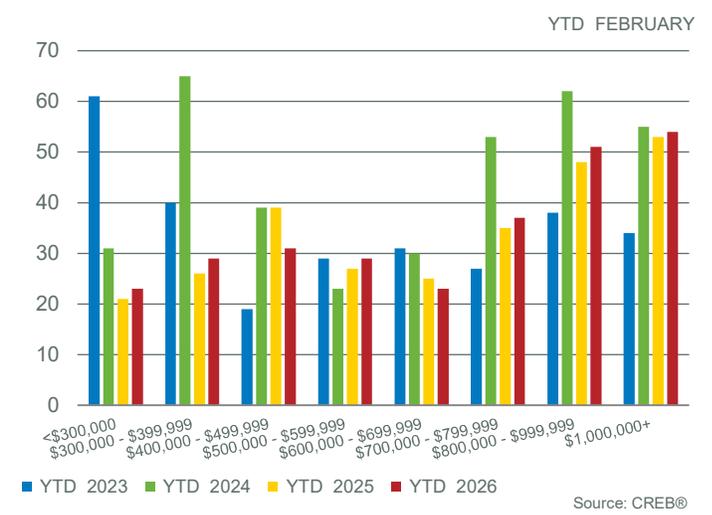


WEST

WEST TOTAL SALES



WEST TOTAL SALES BY PRICE RANGE



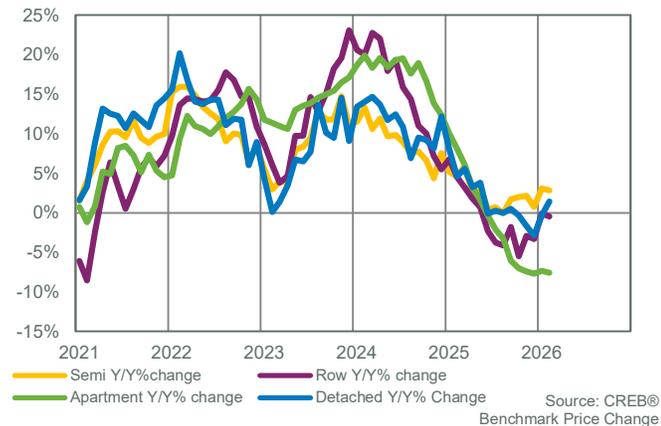
WEST INVENTORY AND SALES



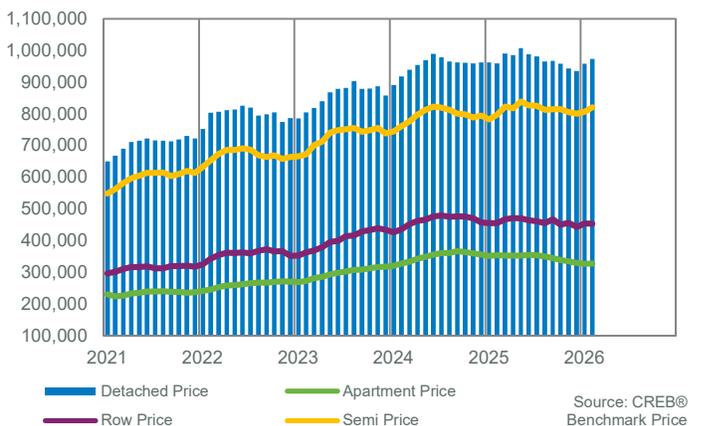
WEST MONTHS OF INVENTORY



WEST PRICE CHANGE

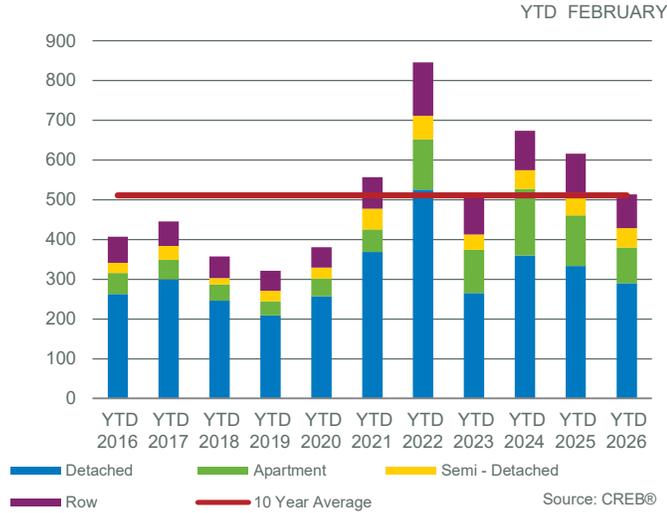


WEST PRICES

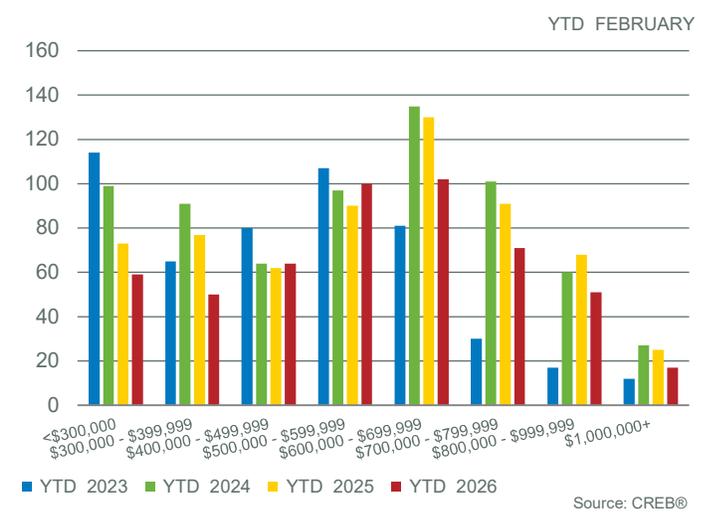


**SOUTH**

**SOUTH TOTAL SALES**



**SOUTH TOTAL SALES BY PRICE RANGE**



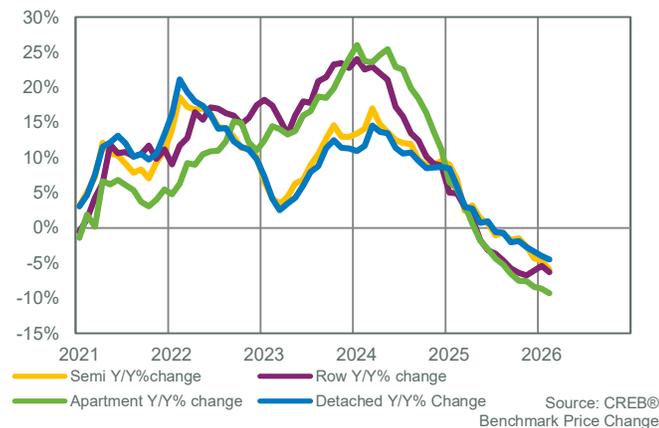
**SOUTH INVENTORY AND SALES**



**SOUTH MONTHS OF INVENTORY**



**SOUTH PRICE CHANGE**

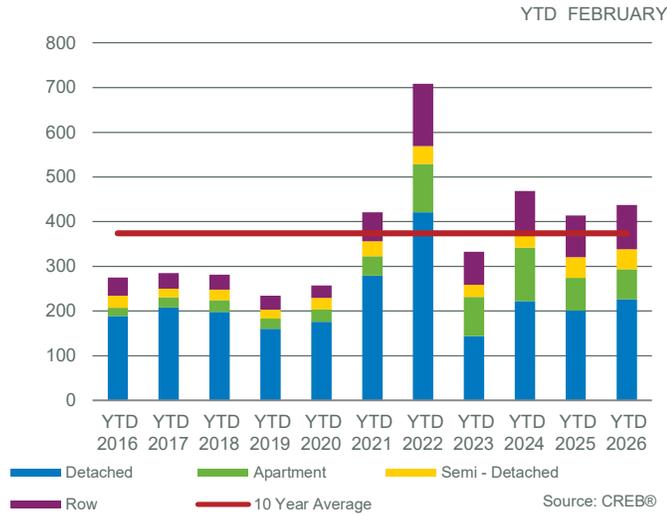


**SOUTH PRICES**

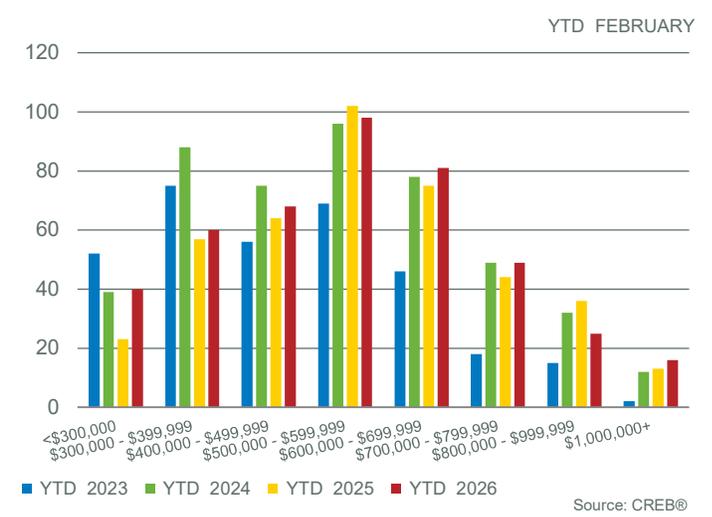


**SOUTHEAST**

**SOUTHEAST TOTAL SALES**



**SOUTHEAST TOTAL SALES BY PRICE RANGE**



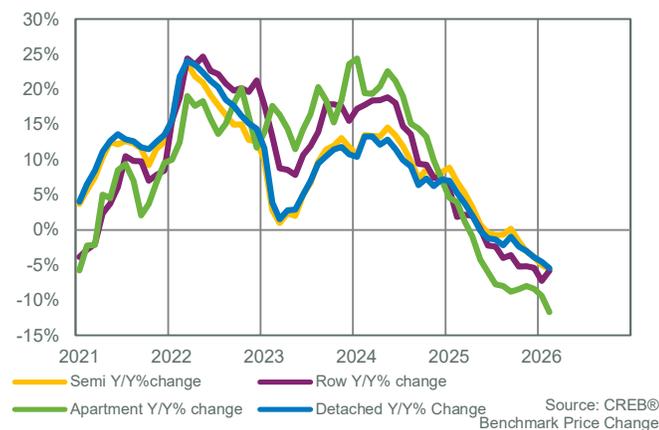
**SOUTHEAST INVENTORY AND SALES**



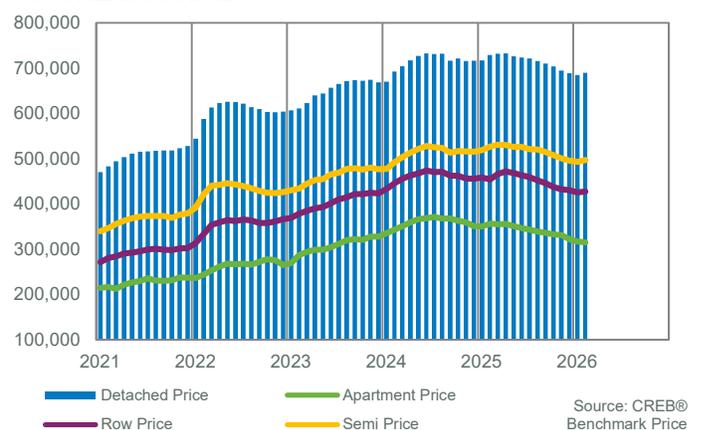
**SOUTHEAST MONTHS OF INVENTORY**



**SOUTHEAST PRICE CHANGE**

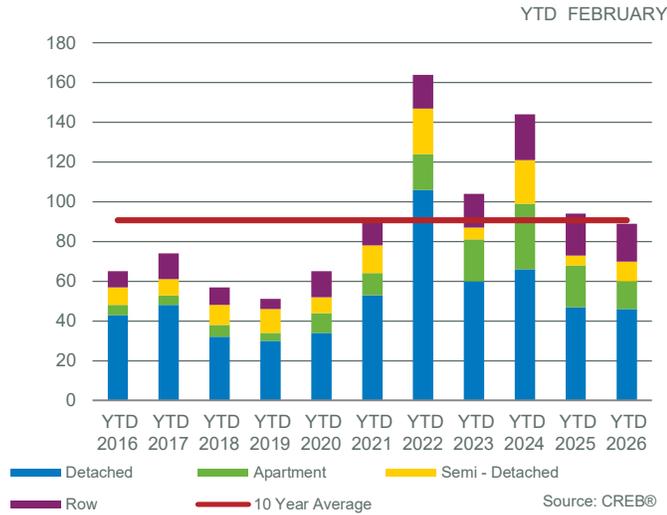


**SOUTHEAST PRICES**

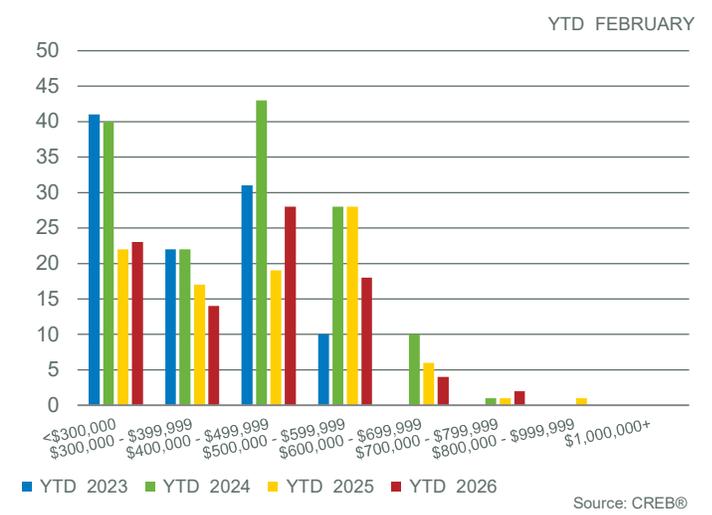


EAST

EAST TOTAL SALES



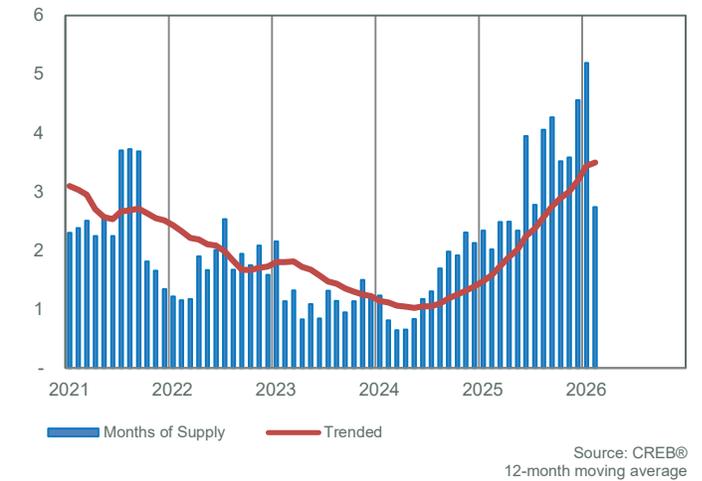
EAST TOTAL SALES BY PRICE RANGE



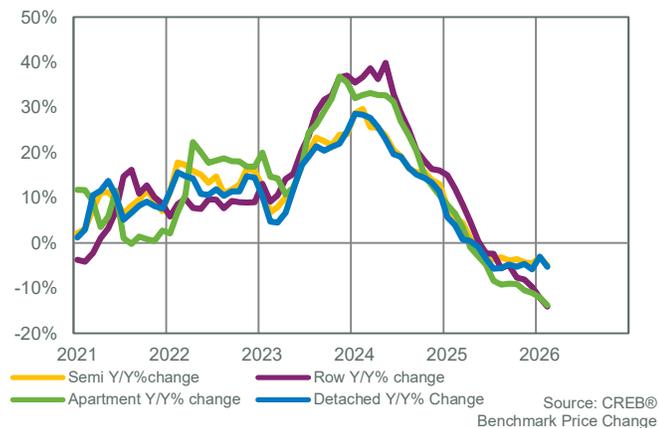
EAST INVENTORY AND SALES



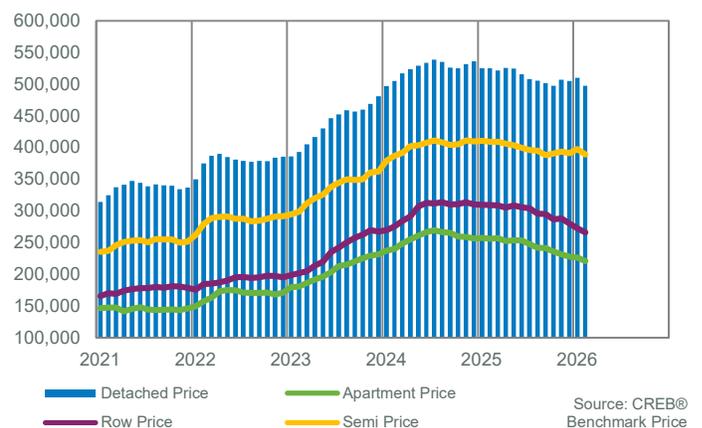
EAST MONTHS OF INVENTORY

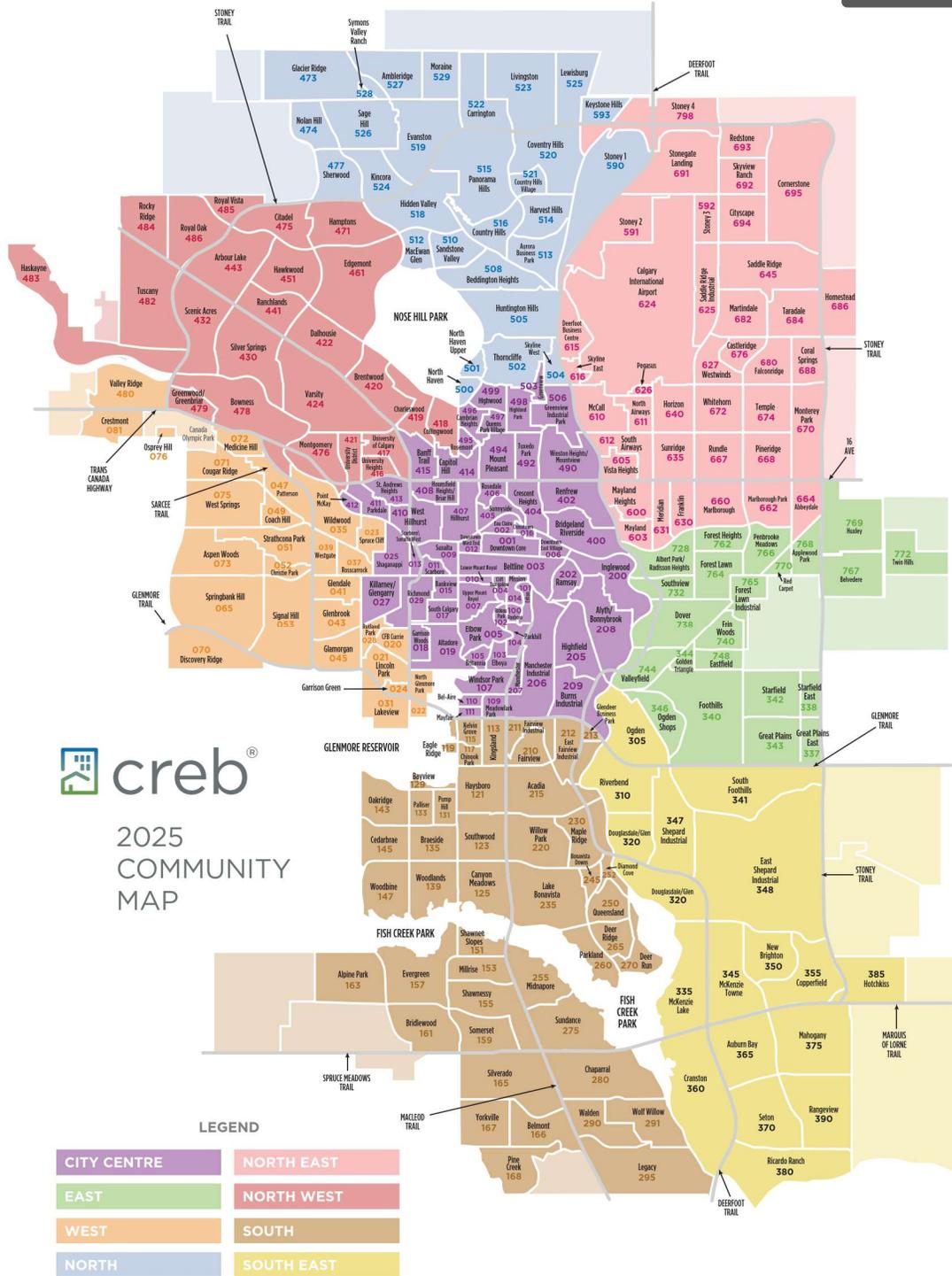


EAST PRICE CHANGE



EAST PRICES





**DEFINITIONS**

- Benchmark Price** - Represents the monthly price of the typical home based on its attributes such as size, location and number of bedrooms.
- MLS® Home Price Index** - Changes in home prices by comparing current price levels relative to January 2005 price level.
- Absorption Rate** - Refers to the ratio between the amount of sales occurring in the market relative to the amount of inventory.
- Months of Supply** - Refers to the ratio between Inventory and sales which represents at the current pace of sales how long it would take to clear existing inventory.
- Detached** - A unit that is not attached to any other unit.
- Semi-detached** - A single dwelling built as one of a pair that share one common wall.
- Row** - A single dwelling attached to each other by a common wall with more than two properties in the complex.
- Attached** - Both row and semi-detached properties.
- Apartment** - A unit within a high rise or low rise condominium building with access through an interior hallway.
- Total Residential** - Includes detached, attached and apartment style properties.
- Exclusions** - Data included in this package do not include activity related to multiple-unit sales, rental, land or leased properties.

**ABOUT CREB®**

CREB® is a professional body of more than 8,700 licensed brokers and registered associates. CREB® is dedicated to enhancing the value, integrity and expertise of its REALTOR® members. Our REALTORS® are committed to a high standard of professional conduct, ongoing education, and a strict Code of Ethics and standards of business practice. Any use or reference to CREB® data and statistics must acknowledge CREB® as the source. The board does not generate statistics or analysis of any individual member or company's market share. All MLS® active listings for Calgary and area may be found on the board's website at [www.creb.com](http://www.creb.com). CREB® is a registered trademark of the Calgary Real Estate Board Cooperative. The trademarks MLS® and Multiple Listing Service® are owned by the Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. The trademarks REALTOR® and REALTORS® are controlled by CREA and identify real estate professionals who are members of CREA, and subsequently the Alberta Real Estate Association and CREB®, used under licence.