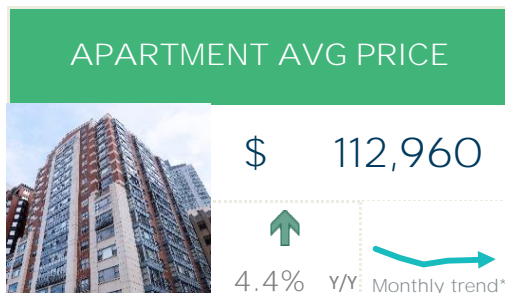
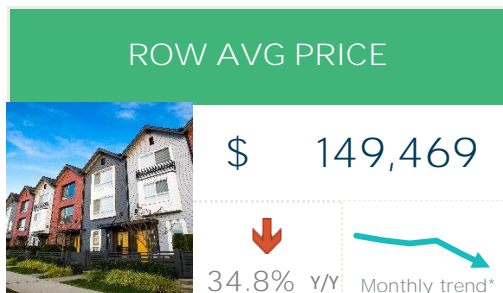
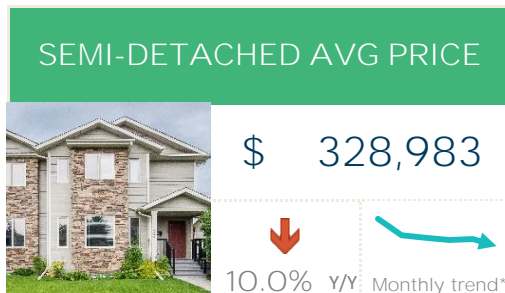
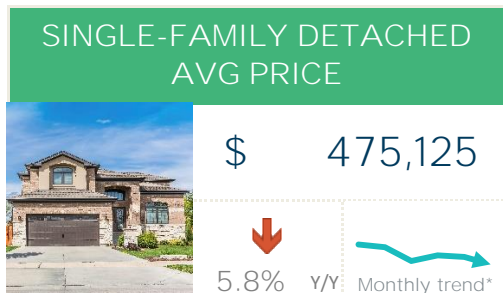
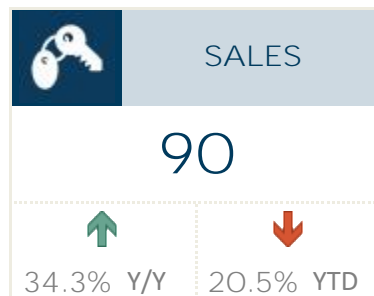


September 2023

Strong year-over-year growth in September sales was not enough to offset earlier declines, leaving year-to-date sales nearly 20 per cent below last years levels. While sales remain well below levels seen prior to 2014, activity has remained consistent with levels seen prior to the pandemic.

The pullback in new listings this month did little to cause any changes to overall inventory levels keeping the months of supply just below six months. Better supply choice in this market has likely weighed on prices in the area. However, some of the price adjustment is also related to changing composition of sales. The centre has seen a detached homes account for a smaller share of total sales activity compared to last year. Year-to-date total residential average prices eased by nearly 11 per cent and detached home prices declined by nearly seven percent.



Fort McMurray, Anzac, Gregoire Lake, Sapræe Creek Monthly Statistics

September 2023

September 2023

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Single Family Detached	38	19%	109	0%	352	-4%	35%	9.26	-4%	\$475,125	-6%
Mobile with Land	8	300%	14	-42%	42	-33%	57%	5.25	-33%	\$303,113	108%
Semi-Detached	6	-40%	14	27%	35	-3%	43%	5.83	-3%	\$328,983	-10%
Row	13	44%	11	-59%	42	-26%	118%	3.23	-26%	\$149,469	-35%
Apartment	25	79%	17	-41%	47	-24%	147%	1.88	-24%	\$112,960	4%
Total Residential	90	34%	165	-18%	518	-11%	55%	5.76	-11%	\$302,452	-14%

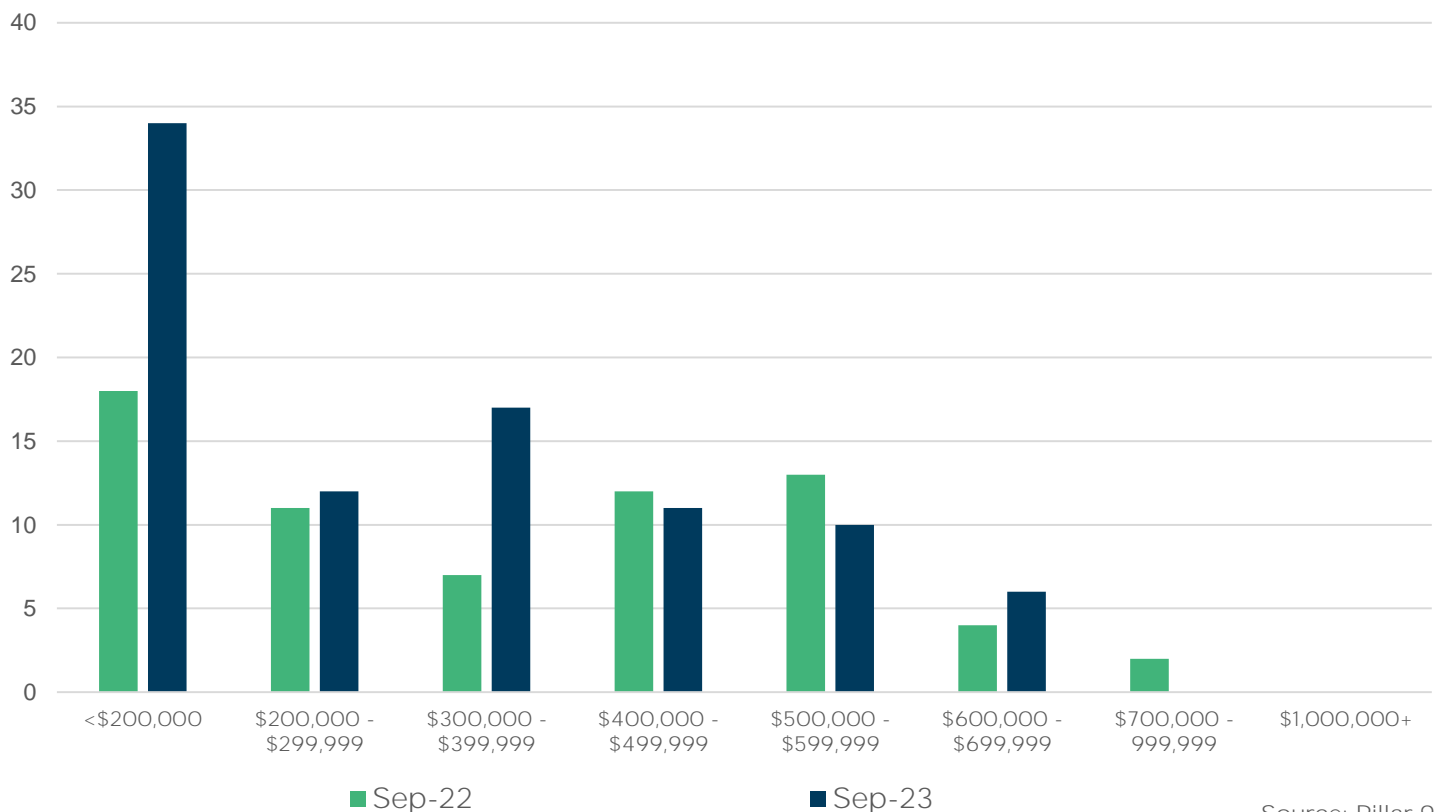
Year-to-Date

September 2023

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Single Family Detached	417	-26%	997	-8%	319	13%	42%	6.88	52%	\$504,122	-9%
Mobile with Land	72	-34%	136	-28%	42	-20%	53%	5.21	21%	\$238,681	1%
Semi-Detached	61	-22%	124	-3%	37	19%	49%	5.44	52%	\$347,007	-12%
Row	111	7%	171	4%	51	43%	65%	4.13	34%	\$208,057	-10%
Apartment	164	-12%	212	-12%	62	17%	77%	3.41	33%	\$116,316	-2%
Total Residential	825	-21%	1640	-9%	510	12%	50%	5.57	41%	\$352,179	-11%

Residential Sales by Price Range

September



Source: Pillar 9