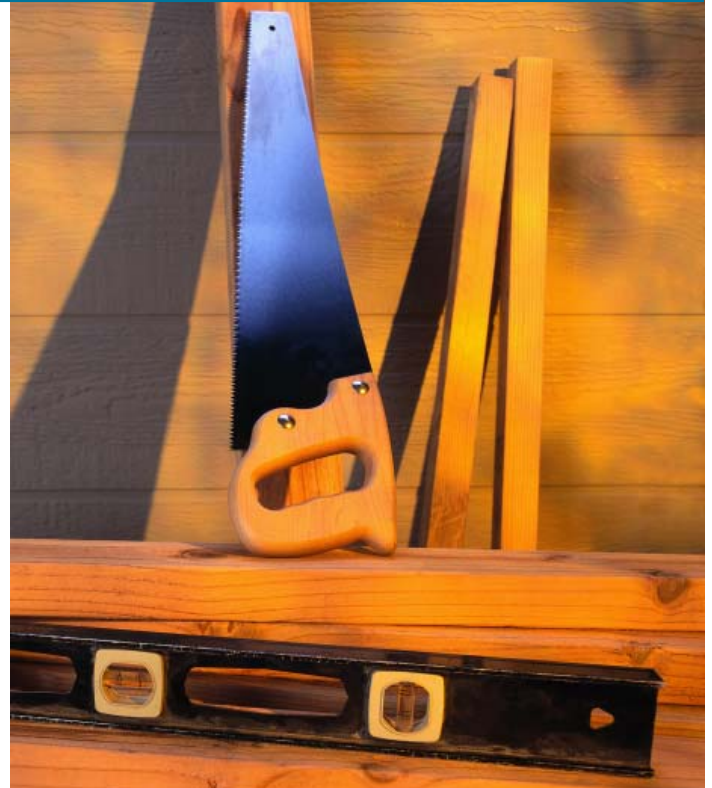


# RENOVATION DETAILED TABLES

Edmonton



CANADA MORTGAGE AND HOUSING CORPORATION

Date Released: 2009

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# TABLE OF CONTENTS

2009

Methodology .....	4
Table 1: Households by Type of Renovation and Period of Construction .....	6
Table 2: Households by Type of Renovation and Age of Respondent .....	6
Table 3: Households by Type of Renovation and Household Income .....	7
Table 4: Households by Type of Renovation .....	7
Table 5: Reasons Households Decide to Renovate .....	8
Table 6: How the Renovation Work was Completed .....	8
Table 7: Average Cost of Renovations by Period of Construction .....	9
Table 8: Average Cost of Renovations by Household Income .....	9
Table 9: How was the Renovation Work Paid for? .....	10

# METHODOLOGY

The Renovation and Home Purchase Survey was conducted in March of 2009.

## **How do we define households who performed renovations in 2008?**

Homeowner households who completed renovations on their primary residence in 2008, spending any amount, are deemed to have performed renovations last year.

## **How do we define households who intend to renovate in 2009?**

Homeowner households who identified that they had commenced renovations of \$1,000 or more in 2009 or plan to commence renovations of \$1,000 or more in 2009 are considered to be renovation intenders. Intenders are divided into three categories – those having very high confidence that they will renovate their home in 2009, those having high confidence that they will renovate their home in 2009, and those having low confidence that they will renovate their home in 2009. Those that have already started renovations are classified as having a very high intention of renovating. Characteristics are only gathered from those households that have a high or very high intention of renovating.

## **How do we define households who purchased a home in 2008?**

All households who signed a final purchase agreement in 2008 are classified as home purchasers.

## **How do we define households who intend to purchase a home in 2009?**

All households who signed a final purchase agreement in 2009 or indicated that they are intending to buy home in 2009 are considered home purchase intenders. Intenders are asked if this intention is very high, high, or low. Households who have signed a final purchase agreement in 2009 are deemed to have a very high intention of purchasing a home. Characteristics are only gathered from those households that have a high or very high intention of purchasing a home.

## **Sample and geographic coverage**

The Renovation and Home Purchase Survey was conducted in the Census Metropolitan Areas of St. John's, Halifax, Québec, Montréal, Ottawa, Toronto, Winnipeg, Calgary, Edmonton and Vancouver. Households in these centres were classified as renovators, renovation intenders, home purchasers, and home purchase intenders. Profile characteristics were collected for renovators in all centres; however, profile characteristics for home purchasers, renovation intenders, and home purchase intenders were only collected for households in five major centres: Halifax, Montréal, Toronto, Calgary, and Vancouver.

The survey was conducted on a random sample of households in each CMA by using a list of geographically stratified telephone numbers. The actual number of households telephoned varied by centre. The sample size was set to get profile characteristics for 400 purchase intenders, 800 renovating households and 1,200 households who intend to renovate. The actual sample size was determined based on the centre's expected response rate and the incidence rate of the four characteristics of interest.

The survey results were weighted according to the sampling scheme and adjusted for non-response. The weights were then adjusted to add up to the projected number of households in the CMA as of

March 2009. The weights for households who were asked profile questions were adjusted to aggregate to the number of households expected to have that characteristic in the CMA based on the high level survey results.

## **IMPORTANT: COLUMN TOTALS ARE ROUNDED NUMBERS**

## Abbreviations

DK= Do Not Know

NR = No Response

Hhlds = Households

CMA = Census Metropolitan Area

RRSP = Registered Retirement Savings Plan

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**Table 1: Households by Type of Renovation and Period of Construction**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Period of Construction	Total Owned Hhlds <sup>1</sup>	Type of Renovation <sup>2</sup>									
		Renovation		Repairs or Maintenance		Improvements or Alterations		Both		DK/NR	
		Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%
1920 or before	3,316	2,305	70%	1,486	64%	1,804	78%	985	43%	--	--
1920-1945	7,507	3,447	46%	2,396	70%	2,292	66%	1,241	36%	--	--
1946-1960	42,696	19,062	45%	8,381	44%	14,803	78%	4,122	22%	--	--
1961-1970	33,816	14,222	42%	7,595	53%	10,157	71%	3,530	25%	--	--
1971-1980	75,037	38,766	52%	18,982	49%	30,206	78%	10,647	27%	225	1%
1981-1990	38,910	20,367	52%	10,383	51%	14,745	72%	5,090	25%	329	2%
1991-1995	21,260	5,634	27%	2,337	41%	4,585	81%	1,288	23%	--	--
1996-2000	19,487	7,537	39%	2,326	31%	5,842	78%	631	8%	--	--
2001-2005	37,598	11,976	32%	2,526	21%	11,305	94%	1,854	15%	--	--
2006-2008	15,723	3,889	25%	644	17%	3,733	96%	488	13%	--	--
DK/NR	6,691	1,545	23%	641	41%	1,182	77%	278	18%	--	--
<b>Total</b>	<b>302,041</b>	<b>128,750</b>	<b>43%</b>	<b>57,697</b>	<b>45%</b>	<b>100,654</b>	<b>78%</b>	<b>30,154</b>	<b>23%</b>	<b>554</b>	<b>0%</b>

<sup>1</sup>This refers to households residing in the CMA at the time of the survey who owned and lived in their primary residence in the same CMA last year

<sup>2</sup>As a proportion of those performing renovations in 2008

**Table 2: Households by Type of Renovation and Age of Respondent**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Age	Total Owned Hhlds <sup>1</sup>	Type of Renovation <sup>2</sup>									
		Renovation		Repairs or Maintenance		Improvements or Alterations		Both		DK/NR	
		Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%
18-24 years	2,990	1,346	45%	523	39%	1,115	83%	292	22%	--	--
25-34 years	38,199	17,641	46%	6,889	39%	15,491	88%	4,740	27%	--	--
35-44 years	60,225	29,571	49%	11,898	40%	23,975	81%	6,487	22%	185	1%
45-54 years	77,195	35,763	46%	16,513	46%	27,872	78%	8,847	25%	225	1%
55-64 years	60,584	25,751	43%	10,807	42%	20,493	80%	5,549	22%	--	--
65+ years	61,839	18,172	29%	10,888	60%	11,200	62%	4,060	22%	144	1%
DK/NR	1,009	506	50%	179	35%	506	100%	179	35%	--	--
<b>Total</b>	<b>302,041</b>	<b>128,750</b>	<b>43%</b>	<b>57,697</b>	<b>45%</b>	<b>100,652</b>	<b>78%</b>	<b>30,154</b>	<b>23%</b>	<b>554</b>	<b>0%</b>

<sup>1</sup>This refers to households residing in the CMA at the time of the survey who owned and lived in their primary residence in the same CMA last year

<sup>2</sup>As a proportion of those performing renovations in 2008

**Table 3: Households by Type of Renovation and Household Income**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Income	Total Owned Hhlds <sup>1</sup>	Type of Renovation <sup>2</sup>									
		Renovation		Repairs or Maintenance		Improvements or Alterations		Both		DK/NR	
		Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%	Hhlds	%
Less than \$40,000	34,941	12,611	36%	7,178	57%	8,413	67%	2,980	24%	--	--
\$40,000 - \$59,999	36,268	13,837	38%	7,142	48%	9,567	69%	3,241	23%	368	3%
\$60,000-\$79,999	34,705	16,246	47%	7,531	48%	13,210	81%	4,495	28%	--	--
\$80,000 - \$99,999	45,111	20,305	45%	8,165	48%	15,968	79%	4,013	20%	185	1%
\$100,000+	92,020	44,622	48%	16,842	48%	37,993	85%	10,212	23%	--	--
Income Not Provided	58,996	21,130	36%	10,839	48%	15,504	73%	5,213	25%	--	--
<b>Total</b>	<b>302,041</b>	<b>128,751</b>	<b>43%</b>	<b>57,697</b>	<b>48%</b>	<b>100,655</b>	<b>78%</b>	<b>30,154</b>	<b>23%</b>	<b>553</b>	<b>0%</b>

<sup>1</sup>This refers to households residing in the CMA at the time of the survey who owned and lived in their primary residence in the same CMA last year

<sup>2</sup>As a proportion of those who performed renovations in 2008

**Table 4: Households by Type of Renovation**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Type of Renovation <sup>1</sup>	Hhlds	%
Structural additions or extensions	13,109	10%
Remodelling of rooms	38,568	30%
Fences, driveways, patios, swimming pools or major landscaping	28,532	22%
Roofs and eavestroughing	11,358	9%
Exterior walls	5,143	4%
Windows and doors	26,896	21%
Painting or wallpapering	39,530	31%
Interior walls and ceilings	15,386	12%
Hard surface flooring and wall-to-wall carpeting	43,329	34%
Plumbing fixtures and equipment	22,236	17%
Heating and/or air conditioning equipment	10,344	8%
Electrical Fixtures and Equipment	14,959	12%
Built-in Appliances	7,378	6%
Other	23,378	18%
Don't know/No Response	771	1%

**Households** **128,750**

<sup>1</sup>Multiple responses permitted.

**Table 5: Reasons Households Decide to Renovate**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Reasons <sup>1</sup>	Hhlds	%
<b>Needed Repairs</b>	<b>34,597</b>	<b>27%</b>
Major Repairs	13,617	11%
Minor Repairs	20,838	16%
Don't Know	143	0%
<b>Needed Maintenance</b>	<b>29,576</b>	<b>23%</b>
<b>Wanted to update or add value, or are preparing to sell the residence</b>	<b>76,349</b>	<b>59%</b>
<b>Needed more space</b>	<b>12,005</b>	<b>9%</b>
<b>To make the home more energy efficient</b>	<b>13,200</b>	<b>10%</b>
<b>Other</b>	<b>14,999</b>	<b>12%</b>
<b>DK/NR</b>	<b>393</b>	<b>0%</b>
<b>Households</b>	<b>128,750</b>	

<sup>1</sup>Multiple responses permitted.

**Table 6: How the Renovation Work was Completed**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

How was the work completed?	Hhlds	%
<b>Contracted out all the work (Paid)</b>	<b>34,112</b>	<b>26%</b>
<b>Did the work myself with friends/family (Unpaid)</b>	<b>49,145</b>	<b>38%</b>
<b>Both</b>	<b>39,073</b>	<b>30%</b>
<b>Bought Materials and contracted out the labour</b>	<b>5,349</b>	<b>4%</b>
<b>Other</b>	<b>886</b>	<b>1%</b>
<b>DK/NR</b>	<b>185</b>	<b>0%</b>
<b>Total</b>	<b>128,750</b>	<b>100%</b>



**Table 7: Average Cost of Renovations by Period of Construction**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Period of Construction	Households Performing Renovations		
	Hhlds	Average Cost	Not Providing Costs
1920 or Before	2,305	\$10,044	0
1921-1945	3,447	\$6,659	680
1946-1960	19,062	\$15,550	1,509
1961-1970	14,222	\$13,449	1,164
1971-1980	38,766	\$11,426	2,510
1981-1990	20,367	\$12,449	1,079
1991-1995	5,634	\$11,684	124
1996-2000	7,537	\$10,237	395
2001-2005	11,976	\$9,211	417
2006-2008	3,889	\$12,604	0
DK/NR	1,545	\$6,225	0
<b>Total</b>	<b>128,750</b>	<b>\$11,972</b>	<b>7,878</b>

**Table 8: Average Cost of Renovations by Household Income**  
**Edmonton CMA**  
**Renovation and Home Purchase Survey**  
**Survey Date: March 2009**

Income	Households Performing Renovations		
	Hhlds	Average Cost	Not Providing Costs
Less than \$40,000	12,611	\$9,987	1,023
\$40,000 - \$59,999	13,837	\$11,093	823
\$60,000 - \$79,999	16,246	\$7,460	317
\$80,000 - \$99,999	20,305	\$9,355	616
\$100,000+	44,622	\$16,077	932
DK/NR	21,130	\$10,707	4,169
<b>Total</b>	<b>128,750</b>	<b>\$11,972</b>	<b>7,878</b>

**Table 9: How was the Renovation Work Paid for?**  
**Edmonton CMA**  
**Renovation and Home Purchaser Survey**  
**Survey Date: March 2009**

How was the renovation work paid for? <sup>1</sup>	Hhlds	%
Pay for it from savings	97,579	76%
Using a Loan from a Financial Institution	4,311	3%
Credit Card/Line of Credit	42,773	33%
Financed through Mortgage	5,725	4%
Borrow from Family/Friend	1,289	1%
Other	2,657	2%
DK/NR	1,709	1%
<b>Total</b>	<b>128,749</b>	

<sup>1</sup>Multiple responses permitted.



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