HOUSING MARKET INFORMATION

HOUSING NOW
Atlantic Region

CANADA MORTGAGE AND HOUSING CORPORATION

Date Released: Second Quarter 2013

First Quarter Housing Starts

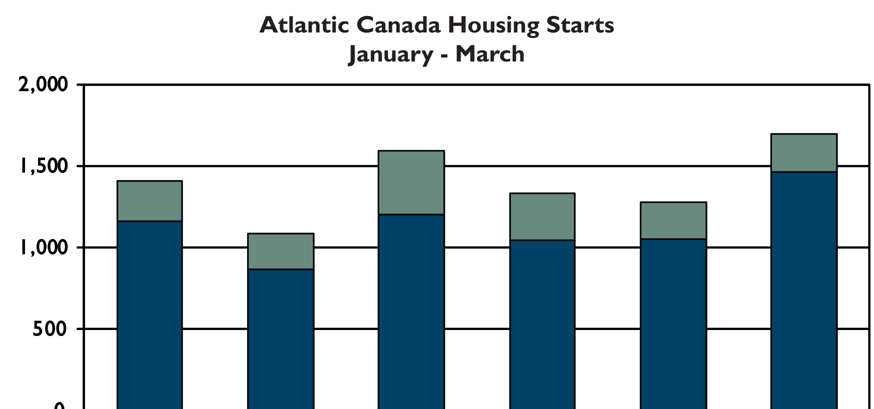
Housing starts in Atlantic Canada increased close to 33 per cent in the first quarter of 2013, as a result of a significant increase in multiple starts.

Single starts in Atlantic Canada were down close to 24 per cent in the first quarter, with none of the four Atlantic Provinces showing growth.

The declines reported included 34 per cent for PE, 33 per cent for NS, 27 per cent for NB and a more moderate decline of eight per cent for NL.

Multiple starts in Atlantic Canada more than doubled in the first quarter compared to last year. Although apartment starts accounted for the majority of the increase in the quarter, row starts were also up significantly compared to the first quarter of

Figure 1



	2008	2009	2010	2011	2012	2013
Rural	243	214	388	284	223	235
Urban	1,163	871	1,205	1,049	1,056	1,462

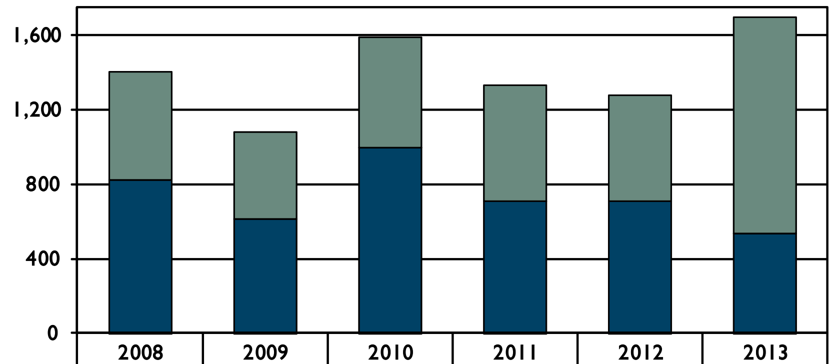
Source: CMHC

Table of Contents

1 First Quarter Housing Starts
2 Urban Starts
2 MLS® Sales
2 MLS® Prices
2 Economic Factors
4 Housing Now Report Tables
5 Report Tables (Page 5-48)
49 Methodology
51 CMHC – Home to Canadians

Figure 2

Atlantic Canada Housing Starts by Type
January - March



	2008	2009	2010	2011	2012	2013
Multiples	579	469	597	619	570	1,161
Singles	827	616	996	714	709	536

Source: CMHC

2012. Semi-detached units were down moderately with four units less compared to the first quarter of 2012.

Urban Starts

Of the six large urban centres in Atlantic Canada, four reported growth in starts activity in the first quarter. The centres reporting the largest increases included Halifax, up over 80 per cent and Charlottetown, with starts more than doubling in the quarter. Moncton was up over 50 per cent and Fredericton reported an increase of close to 30 per cent. Declines reported in the quarter included Saint John, with starts down over 50 per cent, and St John's, down close to 40 per cent.

Of the smaller centres in the Atlantic region, a total of five, including Summerside PE, New Glasgow and Truro NS; and Bathurst and Miramichi, NB, reported higher starts in the first quarter.

There were 2,485 completions in Atlantic Canada in the first quarter compared to 2,707 completions in the first quarter of 2012. Units under construction increased close to 20 per cent at the end of March 2013.

MLS® Sales

MLS® sales in Atlantic Canada were down close to 17 per cent in the first quarter (unadjusted) compared to a year ago. All four provinces saw reduced sales, with PE down over 28 per cent, followed by NS down 25 per cent, with NB and NL down the least at eight per cent and three per cent, respectively.

MLS® Prices

The average MLS® price in Atlantic Canada was up two per cent (unadjusted) in the first quarter to $209,154. Prices increased in three of the four provinces, including NL at close to nine per cent, NS up nearly two per cent and NB up close to one per cent. In PE, prices declined close to four per cent in the first quarter.

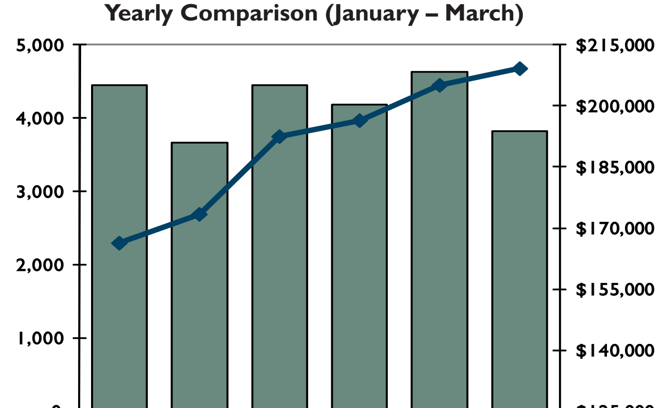
The number of new listings reported in the first quarter, on an unadjusted basis, decreased close to four per cent compared to first quarter 2012.

Economic Factors

The labour force increased by one per cent in the first quarter in Atlantic Canada (seasonally adjusted). There was an increase of 0.4 per cent in total employment during the quarter. At the end of the first quarter, the overall unemployment rate in Atlantic

Figure 3

MLS® Sales Activity – Atlantic Canada
Yearly Comparison (January – March)



	2008	2009	2010	2011	2012	2013
Sales	4,450	3,665	4,449	4,189	4,625	3,827
Avg. Price	$166,341	$173,403	$192,486	$196,409	$205,070	$209,154

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
Source: Canadian Real Estate Association

Canada increased moderately to 10.5 per cent compared to last year's rate of 10.1 per cent.

Other economic factors including population and migration were not as strong based on the most recent data available. Population declined 0.1 per cent in the first quarter of 2013 as a result of a 0.18 per cent decline in NS and a 0.15 per cent decline in NB. The population level was flat in PE and up marginally in NL at 0.03 per cent.

The most recent data for migration demonstrates further that the population declines being reported are related to the recent increases in out-migration. The most recent data available, to the end of 2012, reported 10,587 persons leaving Atlantic Canada to go elsewhere in the country. This was not fully offset by the rise in international migration of 7,354 persons coming to the region from outside Canada in 2012. Overall there was a net decline of 3,233 for migration to the region. The two largest provinces reported net declines including NS at – 1,737 and NB at – 1,569. The other two provinces showed virtually no gains in migration with NL reporting a small increase of 70 people and PE with just three net migrants.

The most recent data on retail sales is showing that the majority of consumers in Atlantic Canada have become more cautious in the first quarter. Retail spending has declined over one per cent to the end of February 2013 with seasonally adjusted declines of close to four per cent in NB and close to two per cent in NS and PE, whereas retail spending in NL continued to be positive rising over three per cent so far in 2013.

Weekly earnings were up just over one per cent, to the end of March 2013. With the rate of inflation also up one per cent across Atlantic Canada, real income growth is negligible so far in 2013.

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Activity Summary of Region
2	Starts by Submarket and by Dwelling Type – Current Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range
5	MLS® Residential Activity
6	Economic Indicators
6.1	Growth of Economic Indicators

Available in SELECTED Reports:

1.2	History of Housing Activity (once a year)
2.2	Starts by Submarket, by Dwelling Type and by Intended Market – Current Quarter
2.3	Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
2.4	Starts by Submarket and by Intended Market – Current Quarter
2.5	Starts by Submarket and by Intended Market – Year-to-Date
3.2	Completions by Submarket, by Dwelling Type and by Intended Market – Current Quarter
3.3	Completions by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
3.4	Completions by Submarket and by Intended Market – Current Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
--	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Activity Summary of Atlantic Region First Quarter 2013										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q1 2013	373	62	20	4	15	80	37	871	235	1,697
Q1 2012	495	62	89	0	4	71	19	316	223	1,279
% Change	-24.6	0.0	-77.5	n/a	**	12.7	94.7	175.6	5.4	32.7
Year-to-date 2013	373	62	20	4	15	80	37	871	235	1,697
Year-to-date 2012	495	62	89	0	4	71	19	316	223	1,279
% Change	-24.6	0.0	-77.5	n/a	**	12.7	94.7	175.6	5.4	32.7
UNDER CONSTRUCTION										
Q1 2013	2,457	444	253	24	77	855	119	4,262	998	9,489
Q1 2012	2,228	316	721	1	53	598	78	3,148	770	7,913
% Change	10.3	40.5	-64.9	**	45.3	43.0	52.6	35.4	29.6	19.9
COMPLETIONS										
Q1 2013	1,133	178	100	0	16	88	68	382	520	2,485
Q1 2012	979	270	184	0	16	5	45	459	749	2,707
% Change	15.7	-34.1	-45.7	n/a	0.0	**	51.1	-16.8	-30.6	-8.2
Year-to-date 2013	1,133	178	100	0	16	88	68	382	520	2,485
Year-to-date 2012	979	270	184	0	16	5	45	459	749	2,707
% Change	15.7	-34.1	-45.7	n/a	0.0	**	51.1	-16.8	-30.6	-8.2
COMPLETED & NOT ABSORBED										
Q1 2013	210	83	65	0	27	81	n/a	n/a	n/a	466
Q1 2012	159	97	47	0	11	22	n/a	n/a	n/a	336
% Change	32.1	-14.4	38.3	n/a	145.5	**	n/a	n/a	n/a	38.7
ABSORBED										
Q1 2013	825	155	100	0	11	82	n/a	n/a	n/a	1,173
Q1 2012	724	202	161	0	14	6	n/a	n/a	n/a	1,107
% Change	14.0	-23.3	-37.9	n/a	-21.4	**	n/a	n/a	n/a	6.0
Year-to-date 2013	825	155	100	0	11	82	n/a	n/a	n/a	1,173
Year-to-date 2012	724	202	161	0	14	6	n/a	n/a	n/a	1,107
% Change	14.0	-23.3	-37.9	n/a	-21.4	**	n/a	n/a	n/a	6.0

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1a: Housing Activity Summary of Newfoundland and Labrador
First Quarter 2013

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q1 2013	141	0	16	4	0	8	3	19	84	275
Q1 2012	148	6	64	0	4	71	0	0	83	376
% Change	-4.7	-100.0	-75.0	n/a	-100.0	-88.7	n/a	n/a	1.2	-26.9
Year-to-date 2013	141	0	16	4	0	8	3	19	84	275
Year-to-date 2012	148	6	64	0	4	71	0	0	83	376
% Change	-4.7	-100.0	-75.0	n/a	-100.0	-88.7	n/a	n/a	1.2	-26.9
UNDER CONSTRUCTION										
Q1 2013	1,177	16	33	24	6	274	5	225	521	2,281
Q1 2012	995	12	316	1	37	174	12	34	199	1,780
% Change	18.3	33.3	-89.6	**	-83.8	57.5	-58.3	**	161.8	28.1
COMPLETIONS										
Q1 2013	343	4	55	0	16	88	5	47	210	768
Q1 2012	328	2	117	0	16	0	14	0	343	820
% Change	4.6	100.0	-53.0	n/a	0.0	n/a	-64.3	n/a	-38.8	-6.3
Year-to-date 2013	343	4	55	0	16	88	5	47	210	768
Year-to-date 2012	328	2	117	0	16	0	14	0	343	820
% Change	4.6	100.0	-53.0	n/a	0.0	n/a	-64.3	n/a	-38.8	-6.3
COMPLETED & NOT ABSORBED										
Q1 2013	48	1	6	0	14	0	n/a	n/a	na	69
Q1 2012	34	0	0	0	2	0	n/a	n/a	na	36
% Change	41.2	n/a	n/a	n/a	**	n/a	n/a	n/a	n/a	91.7
ABSORBED										
Q1 2013	264	1	53	0	10	78	n/a	n/a	na	406
Q1 2012	253	0	111	0	14	0	n/a	n/a	na	378
% Change	4.3	n/a	-52.3	n/a	-28.6	n/a	n/a	n/a	n/a	7.4
Year-to-date 2013	264	1	53	0	10	78	n/a	n/a	na	406
Year-to-date 2012	253	0	111	0	14	0	n/a	n/a	na	378
% Change	4.3	n/a	-52.3	n/a	-28.6	n/a	n/a	n/a	n/a	7.4

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1b: Housing Activity Summary of Prince Edward Island
First Quarter 2013

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q1 2013	10	8	0	0	0	0	9	117	20	164
Q1 2012	21	0	0	0	0	0	3	0	19	43
% Change	-52.4	n/a	n/a	n/a	n/a	n/a	200.0	n/a	5.3	**
Year-to-date 2013	10	8	0	0	0	0	9	117	20	164
Year-to-date 2012	21	0	0	0	0	0	3	0	19	43
% Change	-52.4	n/a	n/a	n/a	n/a	n/a	200.0	n/a	5.3	**
UNDER CONSTRUCTION										
Q1 2013	85	34	4	0	24	35	8	276	54	520
Q1 2012	60	12	16	0	0	0	0	170	74	332
% Change	41.7	183.3	-75.0	n/a	n/a	n/a	n/a	62.4	-27.0	56.6
COMPLETIONS										
Q1 2013	32	14	0	0	0	0	20	8	50	124
Q1 2012	47	10	9	0	0	0	5	72	63	206
% Change	-31.9	40.0	-100.0	n/a	n/a	n/a	**	-88.9	-20.6	-39.8
Year-to-date 2013	32	14	0	0	0	0	20	8	50	124
Year-to-date 2012	47	10	9	0	0	0	5	72	63	206
% Change	-31.9	40.0	-100.0	n/a	n/a	n/a	**	-88.9	-20.6	-39.8
COMPLETED & NOT ABSORBED										
Q1 2013	16	7	0	0	0	3	n/a	n/a	na	26
Q1 2012	10	9	4	0	0	8	n/a	n/a	na	31
% Change	60.0	-22.2	-100.0	n/a	n/a	-62.5	n/a	n/a	n/a	-16.1
ABSORBED										
Q1 2013	44	16	0	0	0	4	n/a	n/a	na	64
Q1 2012	38	9	7	0	0	0	n/a	n/a	na	54
% Change	15.8	77.8	-100.0	n/a	n/a	n/a	n/a	n/a	n/a	18.5
Year-to-date 2013	44	16	0	0	0	4	n/a	n/a	na	64
Year-to-date 2012	38	9	7	0	0	0	n/a	n/a	na	54
% Change	15.8	77.8	-100.0	n/a	n/a	n/a	n/a	n/a	n/a	18.5

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1c: Housing Activity Summary of Nova Scotia First Quarter 2013										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q1 2013	173	36	4	0	0	72	18	587	66	956
Q1 2012	252	42	17	0	0	0	12	229	88	640
% Change	-31.3	-14.3	-76.5	n/a	n/a	n/a	50.0	156.3	-25.0	49.4
Year-to-date 2013	173	36	4	0	0	72	18	587	66	956
Year-to-date 2012	252	42	17	0	0	0	12	229	88	640
% Change	-31.3	-14.3	-76.5	n/a	n/a	n/a	50.0	156.3	-25.0	49.4
UNDER CONSTRUCTION										
Q1 2013	804	178	127	0	24	510	91	2,739	207	4,680
Q1 2012	768	112	185	0	6	267	47	2,135	203	3,723
% Change	4.7	58.9	-31.4	n/a	**	91.0	93.6	28.3	2.0	25.7
COMPLETIONS										
Q1 2013	445	50	9	0	0	0	20	200	101	825
Q1 2012	366	104	11	0	0	0	18	164	213	876
% Change	21.6	-51.9	-18.2	n/a	n/a	n/a	11.1	22.0	-52.6	-5.8
Year-to-date 2013	445	50	9	0	0	0	20	200	101	825
Year-to-date 2012	366	104	11	0	0	0	18	164	213	876
% Change	21.6	-51.9	-18.2	n/a	n/a	n/a	11.1	22.0	-52.6	-5.8
COMPLETED & NOT ABSORBED										
Q1 2013	75	16	17	0	0	0	n/a	n/a	na	108
Q1 2012	57	41	0	0	6	0	n/a	n/a	na	104
% Change	31.6	-61.0	n/a	n/a	-100.0	n/a	n/a	n/a	n/a	3.8
ABSORBED										
Q1 2013	259	42	11	0	0	0	n/a	n/a	na	312
Q1 2012	213	56	15	0	0	0	n/a	n/a	na	284
% Change	21.6	-25.0	-26.7	n/a	n/a	n/a	n/a	n/a	n/a	9.9
Year-to-date 2013	259	42	11	0	0	0	n/a	n/a	na	312
Year-to-date 2012	213	56	15	0	0	0	n/a	n/a	na	284
% Change	21.6	-25.0	-26.7	n/a	n/a	n/a	n/a	n/a	n/a	9.9

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1d: Housing Activity Summary of New Brunswick First Quarter 2013										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q1 2013	49	18	0	0	15	0	7	148	65	302
Q1 2012	74	14	8	0	0	0	4	87	33	220
% Change	-33.8	28.6	-100.0	n/a	n/a	n/a	75.0	70.1	97.0	37.3
Year-to-date 2013	49	18	0	0	15	0	7	148	65	302
Year-to-date 2012	74	14	8	0	0	0	4	87	33	220
% Change	-33.8	28.6	-100.0	n/a	n/a	n/a	75.0	70.1	97.0	37.3
UNDER CONSTRUCTION										
Q1 2013	391	216	89	0	23	36	15	1,022	216	2,008
Q1 2012	405	180	204	0	10	157	19	809	294	2,078
% Change	-3.5	20.0	-56.4	n/a	130.0	-77.1	-21.1	26.3	-26.5	-3.4
COMPLETIONS										
Q1 2013	313	110	36	0	0	0	23	127	159	768
Q1 2012	238	154	47	0	0	5	8	223	130	805
% Change	31.5	-28.6	-23.4	n/a	n/a	-100.0	187.5	-43.0	22.3	-4.6
Year-to-date 2013	313	110	36	0	0	0	23	127	159	768
Year-to-date 2012	238	154	47	0	0	5	8	223	130	805
% Change	31.5	-28.6	-23.4	n/a	n/a	-100.0	187.5	-43.0	22.3	-4.6
COMPLETED & NOT ABSORBED										
Q1 2013	71	59	42	0	13	78	n/a	n/a	na	263
Q1 2012	58	47	43	0	3	14	n/a	n/a	na	165
% Change	22.4	25.5	-2.3	n/a	**	**	n/a	n/a	n/a	59.4
ABSORBED										
Q1 2013	258	96	36	0	1	0	n/a	n/a	na	391
Q1 2012	220	137	28	0	0	6	n/a	n/a	na	391
% Change	17.3	-29.9	28.6	n/a	n/a	-100.0	n/a	n/a	n/a	0.0
Year-to-date 2013	258	96	36	0	1	0	n/a	n/a	na	391
Year-to-date 2012	220	137	28	0	0	6	n/a	n/a	na	391
% Change	17.3	-29.9	28.6	n/a	n/a	-100.0	n/a	n/a	n/a	0.0

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: History of Housing Starts of Atlantic Region 2003 - 2012										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2012	4,606	878	865	2	91	416	229	2,604	2,956	12,647
% Change	3.6	7.3	-5.3	0.0	26.4	31.6	29.4	-6.4	-1.4	1.0
2011	4,444	818	913	2	72	316	177	2,783	2,999	12,524
% Change	-13.9	1.2	29.0	-88.9	26.3	38.0	-4.8	31.0	-13.8	-1.9
2010	5,163	808	708	18	57	229	186	2,124	3,479	12,772
% Change	5.6	9.8	42.2	**	-54.8	-16.1	13.4	48.2	25.6	17.2
2009	4,889	736	498	3	126	273	164	1,433	2,771	10,893
% Change	-15.4	-24.3	-21.2	n/a	53.7	5.8	-4.1	10.2	-8.8	-10.9
2008	5,776	972	632	0	82	258	171	1,300	3,038	12,229
% Change	14.3	4.7	16.2	n/a	-5.7	-40.0	-10.0	-7.0	-19.2	-1.3
2007	5,052	928	544	0	87	430	190	1,398	3,762	12,391
% Change	16.9	4.0	-10.1	n/a	19.2	-0.2	-10.4	-16.7	0.6	3.7
2006	4,321	892	605	0	73	431	212	1,679	3,738	11,953
% Change	-8.9	5.6	-6.6	-100.0	92.1	-31.4	-20.0	56.6	-3.0	-1.2
2005	4,744	845	648	1	38	628	265	1,072	3,853	12,094
% Change	-12.2	2.1	19.6	n/a	-40.6	36.8	-28.2	8.9	1.3	-2.9
2004	5,404	828	542	0	64	459	369	984	3,803	12,453
% Change	2.6	32.5	-1.6	n/a	12.3	-13.6	21.4	-39.1	-6.8	-4.9
2003	5,267	625	551	0	57	531	304	1,615	4,080	13,091

Source: CMHC (Starts and Completions Survey)

Table 1.2a: History of Housing Starts of Newfoundland and Labrador 2003 - 2012										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2012	1,547	26	610	0	47	220	6	88	1,341	3,885
% Change	-1.8	85.7	16.9	-100.0	-4.1	182.1	-89.8	**	15.0	11.4
2011	1,576	14	522	2	49	78	59	22	1,166	3,488
% Change	-9.7	-46.2	71.1	-88.9	104.2	**	-10.6	-8.3	-16.3	-3.3
2010	1,746	26	305	18	24	4	66	24	1,393	3,606
% Change	5.2	-18.8	58.0	**	-36.8	-81.0	**	-61.3	34.6	18.0
2009	1,659	32	193	3	38	21	14	62	1,035	3,057
% Change	-6.9	-68.6	-22.2	n/a	58.3	-22.2	-44.0	181.8	0.3	-6.3
2008	1,781	102	248	0	24	27	25	22	1,032	3,261
% Change	22.8	13.3	24.0	n/a	**	-32.5	-10.7	100.0	25.2	23.1
2007	1,450	90	200	0	6	40	28	11	824	2,649
% Change	24.0	-13.5	4.7	n/a	20.0	n/a	n/a	-54.2	11.2	18.6
2006	1,169	104	191	0	5	0	0	24	741	2,234
% Change	-9.5	-28.8	-28.5	n/a	n/a	-100.0	n/a	**	0.5	-10.6
2005	1,292	146	267	0	0	52	0	4	737	2,498
% Change	-13.2	-43.4	-2.2	n/a	-100.0	116.7	-100.0	-86.2	-5.4	-13.0
2004	1,489	258	273	0	14	24	4	29	779	2,870
% Change	4.0	**	-6.2	n/a	100.0	-52.9	-66.7	**	-6.0	6.6
2003	1,432	62	291	0	7	51	12	8	829	2,692

Source: CMHC (Starts and Completions Survey)

Table 1.2b: History of Housing Starts of Prince Edward Island 2003 - 2012										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2012	241	76	4	0	24	35	29	270	262	941
% Change	2.6	35.7	-88.2	n/a	n/a	n/a	**	-19.4	-3.3	0.1
2011	235	56	34	0	0	0	9	335	271	940
% Change	-13.6	-3.4	-32.0	n/a	n/a	n/a	**	58.8	65.2	24.3
2010	272	58	50	0	0	0	1	211	164	756
% Change	-6.8	26.1	42.9	n/a	-100.0	-100.0	-91.7	-13.2	-10.9	-13.8
2009	292	46	35	0	19	46	12	243	184	877
% Change	-6.7	-4.2	16.7	n/a	n/a	**	-57.1	**	-15.2	23.2
2008	313	48	30	0	0	13	28	63	217	712
% Change	-4.0	-40.0	20.0	n/a	n/a	8.3	**	85.3	-18.4	-5.1
2007	326	80	25	0	0	12	7	34	266	750
% Change	5.5	42.9	127.3	n/a	n/a	-50.0	75.0	-71.4	23.7	1.6
2006	309	56	11	0	0	24	4	119	215	738
% Change	-11.0	-44.6	-54.2	n/a	-100.0	n/a	-91.3	**	-30.2	-14.4
2005	347	101	24	0	3	0	46	33	308	862
% Change	-6.7	44.3	-33.3	n/a	n/a	n/a	-8.0	-56.0	-2.5	-6.2
2004	372	70	36	0	0	0	50	75	316	919
% Change	3.9	16.7	**	n/a	n/a	n/a	25.0	-15.7	21.1	12.9
2003	358	60	6	0	0	0	40	89	261	814

Source: CMHC (Starts and Completions Survey)

Table 1.2c: History of Housing Starts of Nova Scotia 2003 - 2012										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2012	1,768	370	124	2	18	161	112	1,370	597	4,522
% Change	11.0	6.3	-27.9	n/a	50.0	2.5	67.2	-20.6	4.9	-2.6
2011	1,593	348	172	0	12	157	67	1,726	569	4,644
% Change	-14.5	20.0	3.0	n/a	n/a	60.2	19.6	62.4	-26.2	7.8
2010	1,864	290	167	0	0	98	56	1,063	771	4,309
% Change	12.7	17.9	21.9	n/a	-100.0	22.5	100.0	69.5	18.4	25.3
2009	1,654	246	137	0	15	80	28	627	651	3,438
% Change	-20.6	-6.8	-15.4	n/a	-11.8	-48.1	-17.6	2.3	-0.6	-13.7
2008	2,083	264	162	0	17	154	34	613	655	3,982
% Change	23.5	2.3	24.6	n/a	-52.8	-48.3	-27.7	-29.1	-54.2	-16.2
2007	1,687	258	130	0	36	298	47	864	1,430	4,750
% Change	11.1	-6.5	-11.0	n/a	140.0	8.4	-9.6	-17.2	-8.9	-3.0
2006	1,519	276	146	0	15	275	52	1,044	1,569	4,896
% Change	-11.1	15.0	-21.1	-100.0	87.5	-41.7	79.3	70.0	3.4	2.5
2005	1,708	240	185	1	8	472	29	614	1,518	4,775
% Change	-11.0	3.4	16.4	n/a	-60.0	11.1	11.5	15.2	8.2	1.2
2004	1,919	232	159	0	20	425	26	533	1,403	4,717
% Change	5.6	-17.4	31.4	n/a	-60.0	-11.5	-43.5	-32.3	-6.8	-7.4
2003	1,817	281	121	0	50	480	46	787	1,505	5,096

Source: CMHC (Starts and Completions Survey)

Table 1.2d: History of Housing Starts of New Brunswick 2003 - 2012										
	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2012	1,050	406	127	0	2	0	82	876	756	3,299
% Change	1.0	1.5	-31.4	n/a	-81.8	-100.0	95.2	25.1	-23.9	-4.4
2011	1,040	400	185	0	11	81	42	700	993	3,452
% Change	-18.8	-7.8	-0.5	n/a	-66.7	-36.2	-33.3	-15.3	-13.7	-15.8
2010	1,281	434	186	0	33	127	63	826	1,151	4,101
% Change	-0.2	5.3	39.8	n/a	-38.9	0.8	-42.7	64.9	27.7	16.5
2009	1,284	412	133	0	54	126	110	501	901	3,521
% Change	-19.7	-26.2	-30.7	n/a	31.7	96.9	31.0	-16.8	-20.5	-17.6
2008	1,599	558	192	0	41	64	84	602	1,134	4,274
% Change	0.6	11.6	1.6	n/a	-8.9	-20.0	-22.2	23.1	-8.7	0.8
2007	1,589	500	189	0	45	80	108	489	1,242	4,242
% Change	20.0	9.6	-26.5	n/a	-15.1	-39.4	-30.8	-0.6	2.4	3.8
2006	1,324	456	257	0	53	132	156	492	1,213	4,085
% Change	-5.2	27.4	49.4	n/a	96.3	26.9	-17.9	16.9	-6.0	3.2
2005	1,397	358	172	0	27	104	190	421	1,290	3,959
% Change	-14.0	33.6	132.4	n/a	-10.0	**	-34.3	21.3	-1.1	0.3
2004	1,624	268	74	0	30	10	289	347	1,305	3,947
% Change	-2.2	20.7	-44.4	n/a	n/a	n/a	40.3	-52.5	-12.1	-12.1
2003	1,660	222	133	0	0	0	206	731	1,485	4,489

Source: CMHC (Starts and Completions Survey)

Table 2a: Starts by Submarket and by Dwelling Type Newfoundland and Labrador First Quarter 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 100,000+											
St. John's	133	142	0	6	16	10	27	129	176	287	-38.7
Centres 10,000 - 49,999											
Bay Roberts	10	1	0	0	3	0	0	0	13	1	**
Corner Brook	2	2	0	0	0	0	0	0	2	2	0.0
Gander	0	1	0	0	0	0	0	0	0	1	-100.0
Grand Falls-Windsor	0	2	0	0	0	0	0	0	0	2	-100.0
Total Newfoundland & Labrador (10,000+)	145	148	0	6	19	10	27	129	191	293	-34.8

Table 2.1a: Starts by Submarket and by Dwelling Type Newfoundland and Labrador January - March 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 100,000+											
St. John's	133	142	0	6	16	10	27	129	176	287	-38.7
Centres 10,000 - 49,999											
Bay Roberts	10	1	0	0	3	0	0	0	13	1	**
Corner Brook	2	2	0	0	0	0	0	0	2	2	0.0
Gander	0	1	0	0	0	0	0	0	0	1	-100.0
Grand Falls-Windsor	0	2	0	0	0	0	0	0	0	2	-100.0
Total Newfoundland & Labrador (10,000+)	145	148	0	6	19	10	27	129	191	293	-34.8

Source: CMHC (Starts and Completions Survey)

Table 2b: Starts by Submarket and by Dwelling Type Prince Edward Island First Quarter 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 50,000 - 99,999											
Charlottetown	9	20	8	0	0	0	116	0	133	20	**
Centres 10,000 - 49,999											
Summerside	2	4	0	0	8	0	1	0	11	4	175.0
Total Prince Edward Island (10,000+)	11	24	8	0	8	0	117	0	144	24	**

Table 2.1b: Starts by Submarket and by Dwelling Type Prince Edward Island January - March 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 50,000 - 99,999											
Charlottetown	9	20	8	0	0	0	116	0	133	20	**
Centres 10,000 - 49,999											
Summerside	2	4	0	0	8	0	1	0	11	4	175.0
Total Prince Edward Island (10,000+)	11	24	8	0	8	0	117	0	144	24	**

Source: CMHC (Starts and Completions Survey)

Table 2c: Starts by Submarket and by Dwelling Type
Nova Scotia
First Quarter 2013

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 100,000+											
Halifax	109	163	18	24	4	17	659	227	790	431	83.3
Centres 50,000 - 99,999											
Cape Breton	11	20	12	4	0	0	0	0	23	24	-4.2
Centres 10,000 - 49,999											
Chester MD	5	5	0	0	0	0	0	0	5	5	0.0
East Hants MD	6	7	0	4	0	0	0	0	6	11	-45.5
Kentville C.A.	3	5	2	2	0	0	0	0	5	7	-28.6
Kings Subd A SC	4	5	2	8	0	0	0	0	6	13	-53.8
Lunenburg MD	10	10	0	0	0	0	0	2	10	12	-16.7
New Glasgow	8	13	0	0	9	0	0	0	17	13	30.8
Queens RGM	1	2	0	0	0	0	0	0	1	2	-50.0
Truro	16	9	2	0	3	0	0	0	21	9	133.3
West Hants MD	5	25	0	0	0	0	0	0	5	25	-80.0
Yarmouth MD	1	0	0	0	0	0	0	0	1	0	n/a
Total Nova Scotia (10,000+)	179	264	36	42	16	17	659	229	890	552	61.2

Table 2.1c: Starts by Submarket and by Dwelling Type
Nova Scotia
January - March 2013

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 100,000+											
Halifax	109	163	18	24	4	17	659	227	790	431	83.3
Centres 50,000 - 99,999											
Cape Breton	11	20	12	4	0	0	0	0	23	24	-4.2
Centres 10,000 - 49,999											
Chester MD	5	5	0	0	0	0	0	0	5	5	0.0
East Hants MD	6	7	0	4	0	0	0	0	6	11	-45.5
Kentville C.A.	3	5	2	2	0	0	0	0	5	7	-28.6
Kings Subd A SC	4	5	2	8	0	0	0	0	6	13	-53.8
Lunenburg MD	10	10	0	0	0	0	0	2	10	12	-16.7
New Glasgow	8	13	0	0	9	0	0	0	17	13	30.8
Queens RGM	1	2	0	0	0	0	0	0	1	2	-50.0
Truro	16	9	2	0	3	0	0	0	21	9	133.3
West Hants MD	5	25	0	0	0	0	0	0	5	25	-80.0
Yarmouth MD	1	0	0	0	0	0	0	0	1	0	n/a
Total Nova Scotia (10,000+)	179	264	36	42	16	17	659	229	890	552	61.2

Source: CMHC (Starts and Completions Survey)

Table 2d: Starts by Submarket and by Dwelling Type New Brunswick First Quarter 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 100,000+											
Saint John	11	17	4	2	0	0	0	15	15	34	-55.9
Moncton	15	22	10	12	0	4	143	72	168	110	52.7
Centres 50,000 - 99,999											
Fredericton	23	27	2	0	15	4	0	0	40	31	29.0
Centres 10,000 - 49,999											
Bathurst	1	2	0	0	0	0	5	0	6	2	200.0
Campbellton	1	2	0	0	0	0	0	0	1	2	-50.0
Edmundston	1	3	0	0	0	0	0	0	1	3	-66.7
Miramichi	4	5	2	0	0	0	0	0	6	5	20.0
Total New Brunswick (10,000+)	56	78	18	14	15	8	148	87	237	187	26.7

Table 2.1d: Starts by Submarket and by Dwelling Type New Brunswick January - March 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 100,000+											
Saint John	11	17	4	2	0	0	0	15	15	34	-55.9
Moncton	15	22	10	12	0	4	143	72	168	110	52.7
Centres 50,000 - 99,999											
Fredericton	23	27	2	0	15	4	0	0	40	31	29.0
Centres 10,000 - 49,999											
Bathurst	1	2	0	0	0	0	5	0	6	2	200.0
Campbellton	1	2	0	0	0	0	0	0	1	2	-50.0
Edmundston	1	3	0	0	0	0	0	0	1	3	-66.7
Miramichi	4	5	2	0	0	0	0	0	6	5	20.0
Total New Brunswick (10,000+)	56	78	18	14	15	8	148	87	237	187	26.7

Source: CMHC (Starts and Completions Survey)

Table 2.2a: Starts by Submarket, by Dwelling Type and by Intended Market
Newfoundland and Labrador
First Quarter 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
St. John's	16	10	0	0	8	129	19	0
Centres 10,000 - 49,999								
Bay Roberts	0	0	3	0	0	0	0	0
Corner Brook	0	0	0	0	0	0	0	0
Gander	0	0	0	0	0	0	0	0
Grand Falls-Windsor	0	0	0	0	0	0	0	0
Total Newfoundland & Labrador (10,000+)	16	10	3	0	8	129	19	0

Table 2.3a: Starts by Submarket, by Dwelling Type and by Intended Market
Newfoundland and Labrador
January - March 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
St. John's	16	10	0	0	8	129	19	0
Centres 10,000 - 49,999								
Bay Roberts	0	0	3	0	0	0	0	0
Corner Brook	0	0	0	0	0	0	0	0
Gander	0	0	0	0	0	0	0	0
Grand Falls-Windsor	0	0	0	0	0	0	0	0
Total Newfoundland & Labrador (10,000+)	16	10	3	0	8	129	19	0

Source: CMHC (Starts and Completions Survey)

Table 2.2b: Starts by Submarket, by Dwelling Type and by Intended Market Prince Edward Island First Quarter 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 50,000 - 99,999								
Charlottetown	0	0	0	0	0	0	116	0
Centres 10,000 - 49,999								
Summerside	0	0	8	0	0	0	1	0
Total Prince Edward Island (10,000+)	0	0	8	0	0	0	117	0

Table 2.3b: Starts by Submarket, by Dwelling Type and by Intended Market Prince Edward Island January - March 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 50,000 - 99,999								
Charlottetown	0	0	0	0	0	0	116	0
Centres 10,000 - 49,999								
Summerside	0	0	8	0	0	0	1	0
Total Prince Edward Island (10,000+)	0	0	8	0	0	0	117	0

Source: CMHC (Starts and Completions Survey)

Table 2.2c: Starts by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
First Quarter 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Halifax	4	17	0	0	72	0	587	227
Centres 50,000 - 99,999								
Cape Breton	0	0	0	0	0	0	0	0
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	0	0	0	0
East Hants MD	0	0	0	0	0	0	0	0
Kentville C.A.	0	0	0	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	0
Lunenburg MD	0	0	0	0	0	0	0	2
New Glasgow	0	0	9	0	0	0	0	0
Queens RGM	0	0	0	0	0	0	0	0
Truro	0	0	3	0	0	0	0	0
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	4	17	12	0	72	0	587	229

Table 2.3c: Starts by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
January - March 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Halifax	4	17	0	0	72	0	587	227
Centres 50,000 - 99,999								
Cape Breton	0	0	0	0	0	0	0	0
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	0	0	0	0
East Hants MD	0	0	0	0	0	0	0	0
Kentville C.A.	0	0	0	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	0
Lunenburg MD	0	0	0	0	0	0	0	2
New Glasgow	0	0	9	0	0	0	0	0
Queens RGM	0	0	0	0	0	0	0	0
Truro	0	0	3	0	0	0	0	0
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	4	17	12	0	72	0	587	229

Source: CMHC (Starts and Completions Survey)

Table 2.2d: Starts by Submarket, by Dwelling Type and by Intended Market New Brunswick First Quarter 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Saint John	0	0	0	0	0	0	0	15
Moncton	0	4	0	0	0	0	143	72
Centres 50,000 - 99,999								
Fredericton	15	4	0	0	0	0	0	0
Centres 10,000 - 49,999								
Bathurst	0	0	0	0	0	0	5	0
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	15	8	0	0	0	0	148	87

Table 2.3d: Starts by Submarket, by Dwelling Type and by Intended Market New Brunswick January - March 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Saint John	0	0	0	0	0	0	0	15
Moncton	0	4	0	0	0	0	143	72
Centres 50,000 - 99,999								
Fredericton	15	4	0	0	0	0	0	0
Centres 10,000 - 49,999								
Bathurst	0	0	0	0	0	0	5	0
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	15	8	0	0	0	0	148	87

Source: CMHC (Starts and Completions Survey)

Table 2.4a: Starts by Submarket and by Intended Market Newfoundland and Labrador First Quarter 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
St. John's	145	212	12	75	19	0	176	287
Centres 10,000 - 49,999								
Bay Roberts	10	1	0	0	3	0	13	1
Corner Brook	2	2	0	0	0	0	2	2
Gander	0	1	0	0	0	0	0	1
Grand Falls-Windsor	0	2	0	0	0	0	0	2
Total Newfoundland & Labrador (10,000+)	157	218	12	75	22	0	191	293

Table 2.5a: Starts by Submarket and by Intended Market Newfoundland and Labrador January - March 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
St. John's	145	212	12	75	19	0	176	287
Centres 10,000 - 49,999								
Bay Roberts	10	1	0	0	3	0	13	1
Corner Brook	2	2	0	0	0	0	2	2
Gander	0	1	0	0	0	0	0	1
Grand Falls-Windsor	0	2	0	0	0	0	0	2
Total Newfoundland & Labrador (10,000+)	157	218	12	75	22	0	191	293

Source: CMHC (Starts and Completions Survey)

Table 2.4b: Starts by Submarket and by Intended Market
Prince Edward Island
First Quarter 2013

Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 50,000 - 99,999								
Charlottetown	17	20	0	0	116	0	133	20
Centres 10,000 - 49,999								
Summerside	1	1	0	0	10	3	11	4
Total Prince Edward Island (10,000+)	18	21	0	0	126	3	144	24

Table 2.5b: Starts by Submarket and by Intended Market
Prince Edward Island
January - March 2013

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 50,000 - 99,999								
Charlottetown	17	20	0	0	116	0	133	20
Centres 10,000 - 49,999								
Summerside	1	1	0	0	10	3	11	4
Total Prince Edward Island (10,000+)	18	21	0	0	126	3	144	24

Source: CMHC (Starts and Completions Survey)

Table 2.4c: Starts by Submarket and by Intended Market Nova Scotia First Quarter 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Halifax	131	204	72	0	587	227	790	431
Centres 50,000 - 99,999								
Cape Breton	23	24	0	0	0	0	23	24
Centres 10,000 - 49,999								
Chester MD	5	5	0	0	0	0	5	5
East Hants MD	6	11	0	0	0	0	6	11
Kentville C.A.	5	7	0	0	0	0	5	7
Kings Subd A SC	6	13	0	0	0	0	6	13
Lunenburg MD	10	10	0	0	0	2	10	12
New Glasgow	7	13	0	0	10	0	17	13
Queens RGM	1	2	0	0	0	0	1	2
Truro	15	9	0	0	6	0	21	9
West Hants MD	3	13	0	0	2	12	5	25
Yarmouth MD	1	0	0	0	0	0	1	0
Total Nova Scotia (10,000+)	213	311	72	0	605	241	890	552

Table 2.5c: Starts by Submarket and by Intended Market Nova Scotia January - March 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Halifax	131	204	72	0	587	227	790	431
Centres 50,000 - 99,999								
Cape Breton	23	24	0	0	0	0	23	24
Centres 10,000 - 49,999								
Chester MD	5	5	0	0	0	0	5	5
East Hants MD	6	11	0	0	0	0	6	11
Kentville C.A.	5	7	0	0	0	0	5	7
Kings Subd A SC	6	13	0	0	0	0	6	13
Lunenburg MD	10	10	0	0	0	2	10	12
New Glasgow	7	13	0	0	10	0	17	13
Queens RGM	1	2	0	0	0	0	1	2
Truro	15	9	0	0	6	0	21	9
West Hants MD	3	13	0	0	2	12	5	25
Yarmouth MD	1	0	0	0	0	0	1	0
Total Nova Scotia (10,000+)	213	311	72	0	605	241	890	552

Source: CMHC (Starts and Completions Survey)

Table 2.4d: Starts by Submarket and by Intended Market New Brunswick First Quarter 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Saint John	14	19	0	0	1	15	15	34
Moncton	21	35	0	0	147	75	168	110
Centres 50,000 - 99,999								
Fredericton	23	30	15	0	2	1	40	31
Centres 10,000 - 49,999								
Bathurst	1	2	0	0	5	0	6	2
Campbellton	1	2	0	0	0	0	1	2
Edmundston	1	3	0	0	0	0	1	3
Miramichi	6	5	0	0	0	0	6	5
Total New Brunswick (10,000+)	67	96	15	0	155	91	237	187

Table 2.5d: Starts by Submarket and by Intended Market New Brunswick January - March 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Saint John	14	19	0	0	1	15	15	34
Moncton	21	35	0	0	147	75	168	110
Centres 50,000 - 99,999								
Fredericton	23	30	15	0	2	1	40	31
Centres 10,000 - 49,999								
Bathurst	1	2	0	0	5	0	6	2
Campbellton	1	2	0	0	0	0	1	2
Edmundston	1	3	0	0	0	0	1	3
Miramichi	6	5	0	0	0	0	6	5
Total New Brunswick (10,000+)	67	96	15	0	155	91	237	187

Source: CMHC (Starts and Completions Survey)

Table 3a: Completions by Submarket and by Dwelling Type Newfoundland and Labrador First Quarter 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 100,000+											
St. John's	281	263	6	0	24	19	158	108	469	390	20.3
Centres 10,000 - 49,999											
Bay Roberts	25	20	0	0	3	0	0	0	28	20	40.0
Corner Brook	9	16	2	2	0	0	11	0	22	18	22.2
Gander	13	10	0	0	0	14	4	2	17	26	-34.6
Grand Falls-Windsor	15	19	0	0	0	0	7	4	22	23	-4.3
Total Newfoundland & Labrador (10,000+)	343	328	8	2	27	33	180	114	558	477	17.0

Table 3.1a: Completions by Submarket and by Dwelling Type Newfoundland and Labrador January - March 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 100,000+											
St. John's	281	263	6	0	24	19	158	108	469	390	20.3
Centres 10,000 - 49,999											
Bay Roberts	25	20	0	0	3	0	0	0	28	20	40.0
Corner Brook	9	16	2	2	0	0	11	0	22	18	22.2
Gander	13	10	0	0	0	14	4	2	17	26	-34.6
Grand Falls-Windsor	15	19	0	0	0	0	7	4	22	23	-4.3
Total Newfoundland & Labrador (10,000+)	343	328	8	2	27	33	180	114	558	477	17.0

Source: CMHC (Starts and Completions Survey)

Table 3b: Completions by Submarket and by Dwelling Type Prince Edward Island First Quarter 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 50,000 - 99,999											
Charlottetown	30	44	16	12	8	5	8	70	62	131	-52.7
Centres 10,000 - 49,999											
Summerside	4	6	0	0	8	0	0	6	12	12	0.0
Total Prince Edward Island (10,000+)	34	50	16	12	16	5	8	76	74	143	-48.3

Table 3.1b: Completions by Submarket and by Dwelling Type Prince Edward Island January - March 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 50,000 - 99,999											
Charlottetown	30	44	16	12	8	5	8	70	62	131	-52.7
Centres 10,000 - 49,999											
Summerside	4	6	0	0	8	0	0	6	12	12	0.0
Total Prince Edward Island (10,000+)	34	50	16	12	16	5	8	76	74	143	-48.3

Source: CMHC (Starts and Completions Survey)

Table 3c: Completions by Submarket and by Dwelling Type Nova Scotia First Quarter 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 100,000+											
Halifax	221	194	32	62	9	11	162	133	424	400	6.0
Centres 50,000 - 99,999											
Cape Breton	43	29	14	28	4	3	34	4	95	64	48.4
Centres 10,000 - 49,999											
Chester MD	8	16	0	2	0	0	0	0	8	18	-55.6
East Hants MD	16	12	2	2	0	0	0	3	18	17	5.9
Kentville C.A.	15	10	2	2	0	0	0	0	17	12	41.7
Kings Subd A SC	22	12	4	10	0	0	0	0	26	22	18.2
Lunenburg MD	37	24	0	0	0	0	0	0	37	24	54.2
New Glasgow	32	23	2	2	0	0	0	0	34	25	36.0
Queens RGM	2	4	0	0	0	0	0	0	2	4	-50.0
Truro	36	27	0	8	0	0	4	24	40	59	-32.2
West Hants MD	19	17	0	0	0	0	0	0	19	17	11.8
Yarmouth MD	4	1	0	0	0	0	0	0	4	1	**
Total Nova Scotia (10,000+)	455	369	56	116	13	14	200	164	724	663	9.2

Table 3.1c: Completions by Submarket and by Dwelling Type Nova Scotia January - March 2013											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 100,000+											
Halifax	221	194	32	62	9	11	162	133	424	400	6.0
Centres 50,000 - 99,999											
Cape Breton	43	29	14	28	4	3	34	4	95	64	48.4
Centres 10,000 - 49,999											
Chester MD	8	16	0	2	0	0	0	0	8	18	-55.6
East Hants MD	16	12	2	2	0	0	0	3	18	17	5.9
Kentville C.A.	15	10	2	2	0	0	0	0	17	12	41.7
Kings Subd A SC	22	12	4	10	0	0	0	0	26	22	18.2
Lunenburg MD	37	24	0	0	0	0	0	0	37	24	54.2
New Glasgow	32	23	2	2	0	0	0	0	34	25	36.0
Queens RGM	2	4	0	0	0	0	0	0	2	4	-50.0
Truro	36	27	0	8	0	0	4	24	40	59	-32.2
West Hants MD	19	17	0	0	0	0	0	0	19	17	11.8
Yarmouth MD	4	1	0	0	0	0	0	0	4	1	**
Total Nova Scotia (10,000+)	455	369	56	116	13	14	200	164	724	663	9.2

Source: CMHC (Starts and Completions Survey)

Table 3d: Completions by Submarket and by Dwelling Type
New Brunswick
First Quarter 2013

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	% Change
Centres 100,000+											
Saint John	41	42	4	18	4	11	1	123	50	194	-74.2
Moncton	144	109	96	124	22	21	99	109	361	363	-0.6
Centres 50,000 - 99,999											
Fredericton	109	65	8	12	11	9	33	2	161	88	83.0
Centres 10,000 - 49,999											
Bathurst	8	15	0	0	0	0	0	0	8	15	-46.7
Campbellton	6	2	0	0	0	0	0	0	6	2	200.0
Edmundston	7	4	0	0	0	0	0	0	7	4	75.0
Miramichi	14	9	2	0	0	0	0	0	16	9	77.8
Total New Brunswick (10,000+)	329	246	110	154	37	41	133	234	609	675	-9.8

Table 3.1d: Completions by Submarket and by Dwelling Type
New Brunswick
January - March 2013

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	% Change
Centres 100,000+											
Saint John	41	42	4	18	4	11	1	123	50	194	-74.2
Moncton	144	109	96	124	22	21	99	109	361	363	-0.6
Centres 50,000 - 99,999											
Fredericton	109	65	8	12	11	9	33	2	161	88	83.0
Centres 10,000 - 49,999											
Bathurst	8	15	0	0	0	0	0	0	8	15	-46.7
Campbellton	6	2	0	0	0	0	0	0	6	2	200.0
Edmundston	7	4	0	0	0	0	0	0	7	4	75.0
Miramichi	14	9	2	0	0	0	0	0	16	9	77.8
Total New Brunswick (10,000+)	329	246	110	154	37	41	133	234	609	675	-9.8

Source: CMHC (Starts and Completions Survey)

Table 3.2a: Completions by Submarket, by Dwelling Type and by Intended Market Newfoundland and Labrador First Quarter 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
St. John's	24	19	0	0	120	108	38	0
Centres 10,000 - 49,999								
Bay Roberts	0	0	3	0	0	0	0	0
Corner Brook	0	0	0	0	10	0	1	0
Gander	0	0	0	14	2	2	2	0
Grand Falls-Windsor	0	0	0	0	1	4	6	0
Total Newfoundland and Labrador (10,000+)	24	19	3	14	133	114	47	0

Table 3.3a: Completions by Submarket, by Dwelling Type and by Intended Market Newfoundland and Labrador January - March 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
St. John's	24	19	0	0	120	108	38	0
Centres 10,000 - 49,999								
Bay Roberts	0	0	3	0	0	0	0	0
Corner Brook	0	0	0	0	10	0	1	0
Gander	0	0	0	14	2	2	2	0
Grand Falls-Windsor	0	0	0	0	1	4	6	0
Total Newfoundland and Labrador (10,000+)	24	19	3	14	133	114	47	0

Source: CMHC (Starts and Completions Survey)

Table 3.2b: Completions by Submarket, by Dwelling Type and by Intended Market
Prince Edward Island
First Quarter 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 50,000 - 99,999								
Charlottetown	0	5	8	0	0	4	8	66
Centres 10,000 - 49,999								
Summerside	0	0	8	0	0	0	0	6
Total Prince Edward Island (10,000+)	0	5	16	0	0	4	8	72

Table 3.3b: Completions by Submarket, by Dwelling Type and by Intended Market
Prince Edward Island
January - March 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 50,000 - 99,999								
Charlottetown	0	5	8	0	0	4	8	66
Centres 10,000 - 49,999								
Summerside	0	0	8	0	0	0	0	6
Total Prince Edward Island (10,000+)	0	5	16	0	0	4	8	72

Source: CMHC (Starts and Completions Survey)

Table 3.2c: Completions by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
First Quarter 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Halifax	9	11	0	0	0	0	162	133
Centres 50,000 - 99,999								
Cape Breton	0	0	4	3	0	0	34	4
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	0	0	0	0
East Hants MD	0	0	0	0	0	0	0	3
Kentville C.A.	0	0	0	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	0
Lunenburg MD	0	0	0	0	0	0	0	0
New Glasgow	0	0	0	0	0	0	0	0
Queens RGM	0	0	0	0	0	0	0	0
Truro	0	0	0	0	0	0	4	24
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	9	11	4	3	0	0	200	164

Table 3.3c: Completions by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
January - March 2013

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Halifax	9	11	0	0	0	0	162	133
Centres 50,000 - 99,999								
Cape Breton	0	0	4	3	0	0	34	4
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	0	0	0	0
East Hants MD	0	0	0	0	0	0	0	3
Kentville C.A.	0	0	0	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	0
Lunenburg MD	0	0	0	0	0	0	0	0
New Glasgow	0	0	0	0	0	0	0	0
Queens RGM	0	0	0	0	0	0	0	0
Truro	0	0	0	0	0	0	4	24
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	9	11	4	3	0	0	200	164

Source: CMHC (Starts and Completions Survey)

Table 3.2d: Completions by Submarket, by Dwelling Type and by Intended Market New Brunswick First Quarter 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Saint John	4	11	0	0	0	0	1	123
Moncton	22	21	0	0	6	9	93	100
Centres 50,000 - 99,999								
Fredericton	4	9	7	0	0	2	33	0
Centres 10,000 - 49,999								
Bathurst	0	0	0	0	0	0	0	0
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	30	41	7	0	6	11	127	223

Table 3.3d: Completions by Submarket, by Dwelling Type and by Intended Market New Brunswick January - March 2013								
Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Saint John	4	11	0	0	0	0	1	123
Moncton	22	21	0	0	6	9	93	100
Centres 50,000 - 99,999								
Fredericton	4	9	7	0	0	2	33	0
Centres 10,000 - 49,999								
Bathurst	0	0	0	0	0	0	0	0
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	30	41	7	0	6	11	127	223

Source: CMHC (Starts and Completions Survey)

Table 3.4a: Completions by Submarket and by Intended Market Newfoundland and Labrador First Quarter 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
St. John's	337	374	94	16	38	0	469	390
Centres 10,000 - 49,999								
Bay Roberts	25	20	0	0	3	0	28	20
Corner Brook	9	18	10	0	3	0	22	18
Gander	15	12	0	0	2	14	17	26
Grand Falls-Windsor	16	23	0	0	6	0	22	23
Total Newfoundland & Labrador (10,000+)	402	447	104	16	52	14	558	477

Table 3.5a: Completions by Submarket and by Intended Market Newfoundland and Labrador January - March 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
St. John's	337	374	94	16	38	0	469	390
Centres 10,000 - 49,999								
Bay Roberts	25	20	0	0	3	0	28	20
Corner Brook	9	18	10	0	3	0	22	18
Gander	15	12	0	0	2	14	17	26
Grand Falls-Windsor	16	23	0	0	6	0	22	23
Total Newfoundland & Labrador (10,000+)	402	447	104	16	52	14	558	477

Source: CMHC (Starts and Completions Survey)

Table 3.4b: Completions by Submarket and by Intended Market
Prince Edward Island
First Quarter 2013

Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 50,000 - 99,999								
Charlottetown	43	63	0	0	19	68	62	131
Centres 10,000 - 49,999								
Summerside	3	3	0	0	9	9	12	12
Total Prince Edward Island (10,000+)	46	66	0	0	28	77	74	143

Table 3.5b: Completions by Submarket and by Intended Market
Prince Edward Island
January - March 2013

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 50,000 - 99,999								
Charlottetown	43	63	0	0	19	68	62	131
Centres 10,000 - 49,999								
Summerside	3	3	0	0	9	9	12	12
Total Prince Edward Island (10,000+)	46	66	0	0	28	77	74	143

Source: CMHC (Starts and Completions Survey)

Table 3.4c: Completions by Submarket and by Intended Market Nova Scotia First Quarter 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Halifax	262	266	0	0	162	134	424	400
Centres 50,000 - 99,999								
Cape Breton	51	47	0	0	44	17	95	64
Centres 10,000 - 49,999								
Chester MD	8	18	0	0	0	0	8	18
East Hants MD	18	14	0	0	0	3	18	17
Kentville C.A.	17	12	0	0	0	0	17	12
Kings Subd A SC	26	22	0	0	0	0	26	22
Lunenburg MD	37	24	0	0	0	0	37	24
New Glasgow	33	23	0	0	1	2	34	25
Queens RGM	2	4	0	0	0	0	2	4
Truro	36	35	0	0	4	24	40	59
West Hants MD	10	15	0	0	9	2	19	17
Yarmouth MD	4	1	0	0	0	0	4	1
Total Nova Scotia (10,000+)	504	481	0	0	220	182	724	663

Table 3.5c: Completions by Submarket and by Intended Market Nova Scotia January - March 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Halifax	262	266	0	0	162	134	424	400
Centres 50,000 - 99,999								
Cape Breton	51	47	0	0	44	17	95	64
Centres 10,000 - 49,999								
Chester MD	8	18	0	0	0	0	8	18
East Hants MD	18	14	0	0	0	3	18	17
Kentville C.A.	17	12	0	0	0	0	17	12
Kings Subd A SC	26	22	0	0	0	0	26	22
Lunenburg MD	37	24	0	0	0	0	37	24
New Glasgow	33	23	0	0	1	2	34	25
Queens RGM	2	4	0	0	0	0	2	4
Truro	36	35	0	0	4	24	40	59
West Hants MD	10	15	0	0	9	2	19	17
Yarmouth MD	4	1	0	0	0	0	4	1
Total Nova Scotia (10,000+)	504	481	0	0	220	182	724	663

Source: CMHC (Starts and Completions Survey)

Table 3.4d: Completions by Submarket and by Intended Market New Brunswick First Quarter 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012	Q1 2013	Q1 2012
Centres 100,000+								
Saint John	48	70	0	0	2	124	50	194
Moncton	258	252	0	5	103	106	361	363
Centres 50,000 - 99,999								
Fredericton	117	87	0	0	44	1	161	88
Centres 10,000 - 49,999								
Bathurst	8	15	0	0	0	0	8	15
Campbellton	5	2	0	0	1	0	6	2
Edmundston	7	4	0	0	0	0	7	4
Miramichi	16	9	0	0	0	0	16	9
Total New Brunswick (10,000+)	459	439	0	5	150	231	609	675

Table 3.5d: Completions by Submarket and by Intended Market New Brunswick January - March 2013								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012	YTD 2013	YTD 2012
Centres 100,000+								
Saint John	48	70	0	0	2	124	50	194
Moncton	258	252	0	5	103	106	361	363
Centres 50,000 - 99,999								
Fredericton	117	87	0	0	44	1	161	88
Centres 10,000 - 49,999								
Bathurst	8	15	0	0	0	0	8	15
Campbellton	5	2	0	0	1	0	6	2
Edmundston	7	4	0	0	0	0	7	4
Miramichi	16	9	0	0	0	0	16	9
Total New Brunswick (10,000+)	459	439	0	5	150	231	609	675

Source: CMHC (Starts and Completions Survey)

Table 4a: Absorbed Single-Detached Units by Price Range in Newfoundland and Labrador First Quarter 2013													
Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $250,000		$250,000 - $299,999		$300,000 - $349,999		$350,000 - $399,999		$400,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Total Urban Centres in Newfoundland and Labrador (50,000+)													
Q1 2013	3	1.1	59	22.3	73	27.7	52	19.7	77	29.2	264	346,613	373,832
Q1 2012	17	6.7	58	22.9	71	28.1	39	15.4	68	26.9	253	330,000	354,438
Year-to-date 2013	3	1.1	59	22.3	73	27.7	52	19.7	77	29.2	264	346,613	373,832
Year-to-date 2012	17	6.7	58	22.9	71	28.1	39	15.4	68	26.9	253	330,000	354,438

Table 4b: Absorbed Single-Detached Units by Price Range in Prince Edward Island First Quarter 2013													
Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $80,000		$80,000 - $119,999		$120,000 - $179,999		$180,000 - $249,999		$250,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Total Urban Centres in Prince Edward Island (50,000+)													
Q1 2013	0	0.0	1	2.3	4	9.1	16	36.4	23	52.3	44	259,900	264,634
Q1 2012	0	0.0	1	2.6	4	10.5	15	39.5	18	47.4	38	244,450	269,447
Year-to-date 2013	0	0.0	1	2.3	4	9.1	16	36.4	23	52.3	44	259,900	264,634
Year-to-date 2012	0	0.0	1	2.6	4	10.5	15	39.5	18	47.4	38	244,450	269,447

Source: CMHC (Market Absorption Survey)

Table 4c: Absorbed Single-Detached Units by Price Range in Nova Scotia
First Quarter 2013

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $150,000		$150,000 - $224,999		$225,000 - $299,999		$300,000 - $374,999		$375,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Cape Breton													
Q1 2013	5	11.6	15	34.9	11	25.6	9	20.9	3	7.0	43	233,000	244,291
Q1 2012	8	26.7	11	36.7	9	30.0	0	0.0	2	6.7	30	209,000	217,219
Year-to-date 2013	5	11.6	15	34.9	11	25.6	9	20.9	3	7.0	43	233,000	244,291
Year-to-date 2012	8	26.7	11	36.7	9	30.0	0	0.0	2	6.7	30	209,000	217,219
Halifax CMA													
Q1 2013	0	0.0	12	5.6	64	29.6	47	21.8	93	43.1	216	349,900	424,860
Q1 2012	1	0.5	9	4.9	28	15.3	50	27.3	95	51.9	183	385,000	427,140
Year-to-date 2013	0	0.0	12	5.6	64	29.6	47	21.8	93	43.1	216	349,900	424,860
Year-to-date 2012	1	0.5	9	4.9	28	15.3	50	27.3	95	51.9	183	385,000	427,140
Total Urban Centres in Nova Scotia (50,000+)													
Q1 2013	5	1.9	27	10.4	75	29.0	56	21.6	96	37.1	259	339,900	394,881
Q1 2012	9	4.2	20	9.4	37	17.4	50	23.5	97	45.5	213	369,000	397,573
Year-to-date 2013	5	1.9	27	10.4	75	29.0	56	21.6	96	37.1	259	339,900	394,881
Year-to-date 2012	9	4.2	20	9.4	37	17.4	50	23.5	97	45.5	213	369,000	397,573

Table 4d: Absorbed Single-Detached Units by Price Range in New Brunswick
First Quarter 2013

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $80,000		$80,000 - $119,999		$120,000 - $179,999		$180,000 - $249,999		$250,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Fredericton													
Q1 2013	0	0.0	0	0.0	9	8.4	40	37.4	58	54.2	107	259,000	271,393
Q1 2012	0	0.0	0	0.0	14	20.6	23	33.8	31	45.6	68	249,000	255,152
Year-to-date 2013	0	0.0	0	0.0	9	8.4	40	37.4	58	54.2	107	259,000	271,393
Year-to-date 2012	0	0.0	0	0.0	14	20.6	23	33.8	31	45.6	68	249,000	255,152
Moncton CMA													
Q1 2013	0	0.0	0	0.0	5	4.2	20	16.9	93	78.8	118	296,000	323,225
Q1 2012	0	0.0	2	1.9	5	4.8	42	40.4	55	52.9	104	269,750	285,405
Year-to-date 2013	0	0.0	0	0.0	5	4.2	20	16.9	93	78.8	118	296,000	323,225
Year-to-date 2012	0	0.0	2	1.9	5	4.8	42	40.4	55	52.9	104	269,750	285,405
Saint John CMA													
Q1 2013	0	0.0	0	0.0	2	8.0	4	16.0	19	76.0	25	284,900	340,717
Q1 2012	0	0.0	1	2.2	9	20.0	8	17.8	27	60.0	45	260,000	299,000
Year-to-date 2013	0	0.0	0	0.0	2	8.0	4	16.0	19	76.0	25	284,900	340,717
Year-to-date 2012	0	0.0	1	2.2	9	20.0	8	17.8	27	60.0	45	260,000	299,000
Total Urban Centres in New Brunswick (50,000+)													
Q1 2013	0	0.0	0	0.0	16	6.4	64	25.6	170	68.0	250	282,622	302,790
Q1 2012	0	0.0	3	1.4	28	12.9	73	33.6	113	52.1	217	259,000	278,744
Year-to-date 2013	0	0.0	0	0.0	16	6.4	64	25.6	170	68.0	250	282,622	302,790
Year-to-date 2012	0	0.0	3	1.4	28	12.9	73	33.6	113	52.1	217	259,000	278,744

Source: CMHC (Market Absorption Survey)

Table 5a: MLS® Residential Activity for Newfoundland and Labrador
First Quarter 2013

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2012	January	227	9.7	391	723	787	49.7	274,070	16.4	265,542
	February	235	3.5	376	653	808	46.5	258,965	7.7	262,397
	March	277	-9.2	367	693	758	48.4	259,088	3.3	253,024
	April	293	-3.3	373	894	789	47.3	274,150	12.8	277,229
	May	517	58.1	539	1,015	759	71.0	255,897	4.0	252,018
	June	560	64.7	473	956	735	64.4	265,051	3.6	257,898
	July	493	-1.2	355	945	722	49.2	273,649	9.0	281,268
	August	486	-11.8	344	894	765	45.0	262,436	5.3	262,022
	September	392	-11.5	344	717	741	46.4	271,572	3.5	278,804
	October	444	-3.9	350	789	748	46.8	272,639	9.3	284,571
	November	393	-11.1	357	690	857	41.7	274,485	5.2	283,263
	December	333	-11.0	381	356	855	44.6	288,541	11.5	279,820
2013	January	224	-1.3	377	710	765	49.3	284,028	3.6	279,310
	February	223	-5.1	373	622	816	45.7	295,588	14.1	294,320
	March	269	-2.9	372	746	823	45.2	281,210	8.5	281,920
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									
	Q1 2012	739	0.0	1,134	2,069	2,353	48.2	263,651	8.4	260,448
	Q1 2013	716	-3.1	1,122	2,078	2,404	46.7	286,570	8.7	285,165
	YTD 2012	739	0.0		2,069			263,651	8.4	
	YTD 2013	716	-3.1		2,078			286,570	8.7	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA
[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 5b: MLS® Residential Activity for Prince Edward Island
First Quarter 2013

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2012	January	128	100.0	199	217	257	77.4	146,214	-2.3	136,588
	February	110	86.4	146	197	258	56.6	155,137	15.7	156,613
	March	129	31.6	160	290	312	51.3	163,333	14.7	154,119
	April	117	25.8	146	345	285	51.2	143,023	-8.6	139,771
	May	128	10.3	127	408	252	50.4	153,137	22.4	162,371
	June	154	-16.3	108	393	275	39.3	164,251	8.2	168,971
	July	169	30.0	139	356	266	52.3	154,876	-5.4	149,948
	August	179	-12.3	121	269	224	54.0	145,586	-12.3	158,542
	September	155	-11.4	129	224	257	50.2	145,380	-14.5	148,789
	October	142	2.2	113	208	250	45.2	150,135	7.6	146,860
	November	126	-10.6	125	200	297	42.1	146,646	4.9	148,132
	December	77	-34.7	100	102	277	36.1	164,775	28.6	174,180
2013	January	76	-40.6	137	235	261	52.5	149,218	2.1	141,212
	February	85	-22.7	142	172	252	56.3	157,361	1.4	145,445
	March	102	-20.9	134	272	281	47.7	151,243	-7.4	142,928
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									
	Q1 2012	367	66.1	505	704	827	61.1	154,906	8.9	147,932
	Q1 2013	263	-28.3	413	679	794	52.0	152,635	-1.5	143,224
	YTD 2012	367	66.1		704			154,906	8.9	
	YTD 2013	263	-28.3		679			152,635	-1.5	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA

[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 5c: MLS® Residential Activity for Nova Scotia First Quarter 2013										
		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2012	January	566	22.0	940	1,511	1,719	54.7	211,421	1.7	218,193
	February	819	34.3	1,030	1,484	1,696	60.7	222,620	7.5	209,660
	March	891	4.8	922	2,013	1,696	54.4	225,304	2.3	223,338
	April	1,031	10.6	893	2,226	1,727	51.7	238,253	10.2	226,766
	May	1,231	11.3	879	2,466	1,708	51.5	237,285	6.6	223,931
	June	1,182	-6.3	861	2,119	1,692	50.9	224,765	3.9	224,272
	July	1,084	12.3	896	1,932	1,645	54.5	219,708	3.2	218,676
	August	922	-10.2	802	1,723	1,650	48.6	208,749	3.3	220,559
	September	781	-10.3	849	1,520	1,699	50.0	209,568	3.7	222,622
	October	836	7.3	807	1,533	1,729	46.7	207,439	2.6	218,445
	November	646	-29.4	755	1,238	1,781	42.4	208,681	-2.2	227,223
	December	448	-15.8	802	614	1,641	48.9	204,858	-8.8	213,688
2013	January	505	-10.8	802	1,492	1,644	48.8	224,322	6.1	234,815
	February	577	-29.5	754	1,376	1,644	45.9	211,772	-4.9	208,455
	March	625	-29.9	704	1,806	1,589	44.3	222,688	-1.2	217,259
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									
	Q1 2012	2,276	18.3	2,892	5,008	5,111	56.6	220,886	3.7	216,794
	Q1 2013	1,707	-25.0	2,260	4,674	4,877	46.3	219,482	-0.6	220,552
	YTD 2012	2,276	18.3		5,008			220,886	3.7	
	YTD 2013	1,707	-25.0		4,674			219,482	-0.6	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA
[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 5d: MLS® Residential Activity for New Brunswick First Quarter 2013										
		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2012	January	307	-11.3	524	1,148	1,296	40.4	149,479	-1.2	150,521
	February	457	5.5	580	1,116	1,289	45.0	156,507	3.6	160,715
	March	479	-8.9	519	1,540	1,312	39.6	159,943	0.3	161,990
	April	625	-9.2	543	1,677	1,333	40.7	166,204	-2.9	166,912
	May	758	-0.5	532	1,721	1,179	45.1	175,466	0.5	163,872
	June	732	-0.3	545	1,613	1,277	42.7	170,619	6.2	165,082
	July	646	5.6	538	1,420	1,270	42.4	156,913	-2.3	159,552
	August	604	0.5	524	1,365	1,254	41.8	161,080	0.7	163,259
	September	553	-8.1	557	1,142	1,248	44.6	151,030	-3.7	157,449
	October	542	5.9	532	1,181	1,319	40.3	157,173	1.9	163,472
	November	431	-5.1	516	918	1,282	40.2	157,488	0.9	162,492
	December	269	-18.2	489	538	1,318	37.1	150,875	-1.4	159,073
2013	January	316	2.9	530	1,260	1,329	39.9	153,368	2.6	154,815
	February	397	-13.1	512	1,068	1,308	39.1	156,119	-0.2	162,361
	March	428	-10.6	493	1,419	1,268	38.9	163,566	2.3	161,899
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									
	Q1 2012	1,243	-4.8	1,623	3,804	3,897	41.6	156,095	1.0	157,831
	Q1 2013	1,141	-8.2	1,535	3,747	3,905	39.3	158,151	1.3	159,607
	YTD 2012	1,243	-4.8		3,804			156,095	1.0	
	YTD 2013	1,141	-8.2		3,747			158,151	1.3	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA

[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 6a: Level of Economic Indicators for Newfoundland and Labrador First Quarter 2013												
		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index(2) (2002=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortgage Rates (%) 1 Yr. Term	Mortgage Rates (%) 5 Yr. Term							
2012	January - March	596	3.3	5.3	227.7	13.0	-1,239	80.8	902	1,565,176	100.34
	April - June	601	3.2	5.3	230.4	12.4	465	60.0	879	2,188,932	98.72
	July - September	595	3.1	5.2	228.8	12.5	750	73.4	891	1,798,736	100.95
	October - December	595	3.1	5.2	234.1	12.1	94	79.8	905	1,733,393	100.42
2013	January - March	593	3.0	5.2	234.7	11.8		71.6	910		98.53
	April - June										
	July - September										
	October - December										

Table 6.1a: Growth (1) of Economic Indicators for Newfoundland and Labrador First Quarter 2013											
		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortgage Rates 1 Yr. Term	Mortgage Rates 5 Yr. Term							
2012	January - March	-0.6	-0.2	-0.1	0.3	0.8	**	-4.3	11.8	20.1	-1.6
	April - June	-2.1	-0.4	-0.2	1.9	0.4	-4.5	-15.5	8.8	79.5	-5.2
	July - September	-0.8	-0.4	-0.1	2.4	-0.6	49.7	12.0	6.4	31.1	0.4
	October - December	-0.5	-0.4	0.0	3.8	-1.0	-181.0	22.7	3.3	6.8	1.6
2013	January - March	-0.5	-0.3	0.0	3.1	-1.2		-11.4	0.9		-1.8
	April - June										
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

Table 6b: Level of Economic Indicators for Prince Edward Island
First Quarter 2013

		Interest Rates: P & I Per $100,000	Interest Rates: Mortgage Rates (%) 1 Yr. Term	Interest Rates: Mortgage Rates (%) 5 Yr. Term	Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (2002=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
2012	January - March	596	3.3	5.3	72.1	11.4	175	80.8	722	275,082	100.34
	April - June	601	3.2	5.3	72.6	11.4	106	60.0	734	373,243	98.72
	July - September	595	3.1	5.2	72.6	11.2	20	73.4	740	329,116	100.95
	October - December	595	3.1	5.2	73.4	11.3	-298	79.8	735	306,578	100.42
2013	January - March	593	3.0	5.2	74.7	11.9		71.6	728		98.53
	April - June										
	July - September										
	October - December										

Table 6.1b: Growth [(1)] of Economic Indicators for Prince Edward Island
First Quarter 2013

		Interest Rates: P & I Per $100,000	Interest Rates: Mortgage Rates 1 Yr. Term	Interest Rates: Mortgage Rates 5 Yr. Term	Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
2012	January - March	-0.6	-0.2	-0.1	1.6	0.0	-52.8	-4.3	3.2	12.1	-1.6
	April - June	-2.1	-0.4	-0.2	1.2	-0.5	-85.8	-15.5	4.4	10.8	-5.2
	July - September	-0.8	-0.4	-0.1	0.2	-0.2	-93.4	12.0	4.4	0.9	0.4
	October - December	-0.5	-0.4	0.0	1.1	0.3	19.7	22.7	0.1	1.4	1.6
2013	January - March	-0.5	-0.3	0.0	3.6	0.5		-11.4	0.8		-1.8
	April - June										
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

Table 6c: Level of Economic Indicators for Nova Scotia First Quarter 2013												
		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (2002=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortgage Rates (%)								
			1 Yr. Term	5 Yr. Term							
2012	January - March	596	3.3	5.3	457.7	8.4	-44	80.8	765	2,527,094	100.34
	April - June	601	3.2	5.3	453.8	9.3	291	60.0	776	2,696,550	98.72
	July - September	595	3.1	5.2	456.7	9.2	-1,079	73.4	769	2,728,701	100.95
	October - December	595	3.1	5.2	453.2	9.1	-905	79.8	767	2,565,607	100.42
2013	January - March	593	3.0	5.2	452.9	9.5		71.6	769		98.53
	April - June										
	July - September										
	October - December										

Table 6.1c: Growth [1] of Economic Indicators for Nova Scotia First Quarter 2013											
		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortgage Rates								
			1 Yr. Term	5 Yr. Term							
2012	January - March	-0.6	-0.2	-0.1	1.1	-1.0	-115.0	-4.3	2.7	-2.7	-1.6
	April - June	-2.1	-0.4	-0.2	0.8	0.4	-52.5	-15.5	4.2	-3.8	-5.2
	July - September	-0.8	-0.4	-0.1	0.8	0.4	**	12.0	2.9	0.1	0.4
	October - December	-0.5	-0.4	0.0	-0.3	0.8	40.1	22.7	2.6	-4.6	1.6
2013	January - March	-0.5	-0.3	0.0	-1.1	1.1		-11.4	0.6		-1.8
	April - June										
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

Table 6d: Level of Economic Indicators for New Brunswick First Quarter 2013												
		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (2002=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortgage Rates (%) 1 Yr. Term	Mortgage Rates (%) 5 Yr. Term							
2012	January - March	596	3.3	5.3	351.7	9.9	-358	80.8	750	4,681,821	100.34
	April - June	601	3.2	5.3	354.3	9.6	352	60.0	744	5,081,349	98.72
	July - September	595	3.1	5.2	351.4	10.6	-975	73.4	751	4,913,107	100.95
	October - December	595	3.1	5.2	348.5	11.2	-588	79.8	767	4,888,018	100.42
2013	January - March	593	3.0	5.2	351.6	10.6		71.6	762		98.53
	April - June										
	July - September										
	October - December										

Table 6.1d: Growth [1] of Economic Indicators for New Brunswick First Quarter 2013											
		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortgage Rates 1 Yr. Term	Mortgage Rates 5 Yr. Term							
2012	January - March	-0.6	-0.2	-0.1	-0.5	0.5	**	-4.3	2.3	0.6	-1.6
	April - June	-2.1	-0.4	-0.2	1.1	-0.3	-38.5	-15.5	2.9	-4.3	-5.2
	July - September	-0.8	-0.4	-0.1	0.1	1.2	**	12.0	3.2	-5.4	0.4
	October - December	-0.5	-0.4	0.0	-1.5	1.8	**	22.7	4.0	5.1	1.6
2013	January - March	-0.5	-0.3	0.0	0.0	0.7		-11.4	1.6		-1.8
	April - June										
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

METHODOLOGY

Starts & Completions Survey Methodology

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. In areas where there are no permits, reliance has to be placed either on local sources or searching procedures.

The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2006 Census. In urban areas with populations of 10,000 to 49,999, all Starts are enumerated in the last month of the quarter (i.e. four times a year, in March, June, September and December). In these centres with quarterly enumeration, Completion activity is modelled based on historical patterns. Monthly Starts and Completions activity in these quarterly locations are statistically estimated at a provincial level for single and multi categories. Centres with populations below 10,000 are enumerated on a sample basis, also in the last month of each quarter (i.e. four times a year, in March, June, September and December).

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A "**dwelling unit**", for purposes of the Starts and Completions Survey, is defined as a structurally separate set of self-contained living premises with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A "**start**", for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units "**under construction**" as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A "**completion**", for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term "**absorbed**" means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPES:

A "**Single-Detached**" dwelling (also referred to as "**Single**") is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade. Also includes cluster-single developments.

A "**Semi-Detached (Double)**" dwelling (also referred to as "**Semi**") is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A "**Row (Townhouse)**" dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term "**Apartment and other**" includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

INTENDED MARKET:

The "**intended market**" is the tenure in which the unit is being marketed. This includes the following categories:

Freehold: A residence where the owner owns the dwelling and lot outright.

Condominium (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS:

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

A "**Rural**" area, for the purposes of this publication, is a centre with a population less than 10,000.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions.

CMHC—HOME TO CANADIANS

Canada Mortgage and Housing Corporation (CMHC) has been Canada's national housing agency for more than 65 years.

Together with other housing stakeholders, we help ensure that the Canadian housing system remains one of the best in the world. We are committed to helping Canadians access a wide choice of quality, environmentally sustainable and affordable housing solutions that will continue to create vibrant and healthy communities and cities across the country.

For more information, visit our website at www.cmhc.ca or follow us on Twitter, YouTube and Flickr.

You can also reach us by phone at 1-800-668-2642 or by fax at 1-800-245-9274.
Outside Canada call 613-748-2003 or fax to 613-748-2016.

Canada Mortgage and Housing Corporation supports the Government of Canada policy on access to information for people with disabilities. If you wish to obtain this publication in alternative formats, call 1-800-668-2642.

The Market Analysis Centre's (MAC) electronic suite of national standardized products is available for free on CMHC's website. You can view, print, download or subscribe to future editions and get market information e-mailed automatically to you the same day it is released. It's quick and convenient! Go to www.cmhc.ca/housingmarketinformation

For more information on MAC and the wealth of housing market information available to you, visit us today at www.cmhc.ca/housingmarketinformation

To subscribe to priced, printed editions of MAC publications, call 1-800-668-2642.

Housing market intelligence you can count on

25 years ans

On June 1, 2012, CMHC's Market Analysis Centre turned 25!

CMHC's Market Analysis Centre has a strong history as the Canadian housing industry's "go-to" resource for the most reliable, impartial and up-to-date housing market data analysis and forecasts, in the country.

FREE REPORTS AVAILABLE ON-LINE

- Canadian Housing Statistics
- Housing Information Monthly
- Housing Market Outlook, Canada
- Housing Market Outlook, Highlight Reports – Canada and Regional
- Housing Market Outlook, Major Centres
- Housing Market Tables: Selected South Central Ontario Centres
- Housing Now, Canada
- Housing Now, Major Centres
- Housing Now, Regional
- Monthly Housing Statistics
- Northern Housing Outlook Report
- Preliminary Housing Start Data
- Rental Market Provincial Highlight Reports
- Rental Market Reports, Major Centres
- Rental Market Statistics
- Residential Construction Digest, Prairie Centres
- Seniors' Housing Reports

Get the market intelligence you need today!

Click www.cmhc.ca/housingmarketinformation to view, download or subscribe.

CMHC's Market Analysis Centre e-reports provide a wealth of detailed local, provincial, regional and national market information.

- Forecasts and Analysis – Future-oriented information about local, regional and national housing trends.
- Statistics and Data – Information on current housing market activities – starts, rents, vacancy rates and much more.

Affordable Housing Web Forums

CMHC's Affordable Housing Web Forums are distance-learning seminars that bring interested participants and industry experts together using phone and web technology. You can participate, listen, see and learn without the expense of travelling.

Register on-line!

www.cmhc.ca/ahc

64135_2013_Q02

17-04-13