

HOUSING NOW TABLES

Quebec Region

Date Released: Fourth Quarter 2017



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As a result, the **Housing Now** report has become the **Housing Now Tables** and will continue to deliver timely statistics on housing market conditions across Canada, including data on housing starts, completions, mortgage rates, new home prices, absorption rates and economic indicators.

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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 Starts (SAAR and Trend)		
September 2017		
Quebec	August 2017	September 2017
Trend ¹ , urban centres ²	38,748	36,309
SAAR, urban centres ²	38,325	40,233
	September 2016	September 2017
Actual, urban centres ²		
September - Single-Detached	771	751
September - Multiples	3,950	4,212
September - Total	4,721	4,963
January to September - Single-Detached	4,767	4,790
January to September - Multiples	18,979	22,631
January to September - Total	23,746	27,421

Source: CMHC

¹ The trend is a six-month moving average of the monthly seasonally adjusted annual rates (SAAR)² Urban centres with a population of 10,000 and over.

Detailed data available upon request

**Table 1.1: Housing Activity Summary of Québec Region
Third Quarter 2017**

	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										
Q3 2017	1,949	574	403	0	106	2,599	0	5,097	1,852	12,836
Q3 2016	1,780	518	409	0	91	2,602	14	3,876	2,210	11,515
% Change	9.5	10.8	-1.5	n/a	16.5	-0.1	-100.0	31.5	-16.2	11.5
Year-to-date 2017	4,790	1,832	1,102	0	295	7,171	40	11,736	4,147	31,568
Year-to-date 2016	4,767	1,744	1,048	0	317	5,629	30	9,999	4,377	28,123
% Change	0.5	5.0	5.2	n/a	-6.9	27.4	33.3	17.4	-5.3	12.2
UNDER CONSTRUCTION										
Q3 2017	2,748	912	886	0	366	10,986	12	13,928	3,442	33,915
Q3 2016	2,464	817	872	0	381	11,154	25	12,250	3,579	31,919
% Change	11.5	11.6	1.6	n/a	-3.9	-1.5	-52.0	13.7	-3.8	6.3
COMPLETIONS										
Q3 2017	1,854	772	542	0	151	2,627	101	6,122	1,350	13,586
Q3 2016	1,901	762	405	0	160	2,210	22	4,714	1,159	11,681
% Change	-2.5	1.3	33.8	n/a	-5.6	18.9	**	29.9	16.5	16.3
Year-to-date 2017	4,251	1,742	1,149	0	331	5,796	132	11,890	3,984	29,356
Year-to-date 2016	4,405	1,654	898	0	347	6,320	44	9,814	3,215	27,263
% Change	-3.5	5.3	28.0	n/a	-4.6	-8.3	200.0	21.2	23.9	7.7
COMPLETED & NOT ABSORBED										
Q3 2017	403	489	349	0	76	2,048	n/a	n/a	n/a	3,365
Q3 2016	526	504	323	0	111	2,835	n/a	n/a	n/a	4,299
% Change	-23.4	-3.0	8.0	n/a	-31.5	-27.8	n/a	n/a	n/a	-21.7
ABSORBED										
Q3 2017	1,552	770	519	0	167	2,997	n/a	n/a	n/a	6,005
Q3 2016	1,543	701	419	0	176	2,205	n/a	n/a	n/a	5,044
% Change	0.6	9.8	23.9	n/a	-5.1	35.9	n/a	n/a	n/a	19.1
Year-to-date 2017	3,571	1,621	1,063	0	376	6,322	n/a	n/a	n/a	12,953
Year-to-date 2016	3,441	1,572	899	0	348	6,624	n/a	n/a	n/a	12,884
% Change	3.8	3.1	18.2	n/a	8.0	-4.6	n/a	n/a	n/a	0.5

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

**Table 1.3: History of Housing Starts of Québec Region
2007 - 2016**

	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		
2016	6,464	2,342	1,489	0	389	7,849	105	13,640	6,407	38,935
% Change	0.7	4.2	33.2	n/a	7.2	-18.0	**	4.9	30.8	2.7
2015	6,422	2,248	1,118	0	363	9,571	11	13,009	4,897	37,926
% Change	-12.2	-17.1	-22.4	n/a	45.8	-25.8	-66.7	61.8	-11.9	-2.3
2014	7,318	2,712	1,440	0	249	12,893	33	8,041	5,556	38,810
% Change	-12.2	4.2	13.6	n/a	85.8	13.1	32.0	4.0	-7.1	2.8
2013	8,331	2,603	1,268	0	134	11,395	25	7,734	5,981	37,758
% Change	-21.8	-26.1	-54.8	-100.0	-28.3	-28.9	-13.8	10.7	-12.6	-20.3
2012	10,654	3,520	2,806	2	187	16,017	29	6,988	6,841	47,367
% Change	-7.5	-1.1	-1.5	n/a	31.7	1.2	n/a	-2.4	3.8	-2.1
2011	11,516	3,558	2,850	0	142	15,827	0	7,161	6,588	48,387
% Change	-14.3	-12.4	-0.2	n/a	-43.4	20.7	-100.0	-20.2	-15.9	-5.8
2010	13,440	4,060	2,855	0	251	13,111	10	8,969	7,836	51,363
% Change	4.9	30.9	19.5	n/a	4.1	31.3	-88.2	23.0	22.5	18.3
2009	12,813	3,102	2,390	0	241	9,985	85	7,293	6,397	43,403
% Change	-14.5	4.5	-2.3	n/a	-45.1	-3.3	25.0	-24.9	0.8	-9.4
2008	14,988	2,968	2,446	0	439	10,325	68	9,711	6,347	47,901
% Change	-5.3	21.2	14.6	n/a	-35.3	21.6	-24.4	-6.7	-17.2	-1.3
2007	15,828	2,448	2,134	0	679	8,494	90	10,403	7,668	48,553

Source: CMHC (Starts and Completions Survey)

Table 2: Starts by Submarket and by Dwelling Type
Québec
Third Quarter 2017

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	% Change
Centres 100,000+											
Gatineau	177	145	70	62	25	41	568	241	840	489	71.8
Montréal	774	660	182	200	381	275	4,644	4,613	5,981	5,748	4.1
Québec	248	225	118	80	19	99	1,675	970	2,060	1,374	49.9
Saguenay	66	54	14	16	0	0	16	39	96	109	-11.9
Sherbrooke	43	76	33	28	7	13	49	63	132	180	-26.7
Trois-Rivières	60	46	22	16	0	27	206	74	288	163	76.7
Centres 50,000 - 99,999											
Drummondville	68	51	14	8	0	0	55	31	137	90	52.2
Granby	69	44	30	16	8	8	106	113	213	181	17.7
Rimouski	25	18	9	16	0	0	0	8	34	42	-19.0
Saint-Hyacinthe	6	5	4	6	0	0	24	52	34	63	-46.0
Saint-Jean-sur-Richelieu	n/a	27	n/a	0	n/a	0	n/a	21	n/a	48	n/a
Shawinigan	22	25	4	0	0	0	11	27	37	52	-28.8
Centres 10,000 - 49,999											
Alma	10	11	6	8	0	0	5	4	21	23	-8.7
Amos	4	6	0	0	0	0	7	0	11	6	83.3
Baie-Comeau	0	0	0	0	0	0	0	0	0	0	n/a
Campbellton	0	0	0	0	0	0	0	0	0	0	n/a
Cowansville	13	3	0	2	0	0	220	0	233	5	**
Dolbeau-Mistassini	12	13	0	0	0	0	6	1	18	14	28.6
Gaspé	8	9	0	0	0	0	2	1	10	10	0.0
Hawkesbury	1	0	0	0	0	0	0	0	1	0	n/a
Joliette	19	25	0	2	0	0	35	32	54	59	-8.5
Lachute	14	0	0	0	0	0	6	0	20	0	n/a
La Tuque	2	3	0	0	0	0	137	0	139	3	**
Les Îles-de-la-Madeleine	0	21	0	0	0	0	0	0	0	21	-100.0
Marieville	8	4	4	6	0	0	0	0	12	10	n/a
Matane	6	1	0	0	0	0	0	0	6	1	**
Mont-Laurier	8	17	0	0	0	0	6	0	14	17	-17.6
Montmagny	0	1	2	2	0	0	0	0	2	3	-33.3
Prévost	12	2	0	0	0	0	0	0	12	2	**
Rawdon	19	10	0	2	0	0	22	0	41	12	**
Rivière-du-Loup	17	14	0	2	0	0	0	3	17	19	-10.5
Roberval	5	3	0	0	0	0	0	42	5	45	-88.9
Rouyn-Noranda	32	27	0	0	0	0	27	31	59	58	1.7
Saint-Félicien	5	11	0	0	0	0	8	0	13	11	18.2
Saint-Georges	15	28	24	20	0	0	75	8	114	56	103.6
Saint-Lin-Laurentides	n/a	30	n/a	0	n/a	0	n/a	24	n/a	54	n/a
Sainte-Adèle	20	15	0	0	0	0	6	5	26	20	30.0
Sainte-Agathe-des-Monts	29	22	0	0	0	0	41	4	70	26	169.2
Sainte-Marie	4	4	6	0	0	0	2	0	12	4	200.0
Sainte-Sophie	31	39	0	0	0	0	14	3	45	42	7.1
Salaberry-de-Valleyfield	11	16	6	8	3	3	11	29	31	56	-44.6
Sept-Îles	18	0	2	0	0	0	4	0	24	0	n/a
Sorel-Tracy	12	20	4	6	0	4	0	29	16	59	-72.9
Thetford Mines	10	7	4	0	0	0	1	0	15	7	114.3
Val d'Or	18	16	0	0	0	0	1	10	19	26	-26.9
Victoriaville	28	26	16	12	0	0	28	59	72	97	-25.8
Total Québec (10,000+)	1,949	1,780	574	518	443	470	8,018	6,537	10,984	9,305	18.0

Source: CMHC (Starts and Completions Survey)

Table 2.1: Starts by Submarket and by Dwelling Type
Québec
January - September 2017

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	% Change
Centres 100,000+											
Gatineau	269	239	164	166	73	73	1,090	732	1,596	1,210	31.9
Montréal	2,053	1,836	626	606	962	856	12,145	9,960	15,786	13,258	19.1
Québec	636	622	394	340	109	171	3,689	2,384	4,828	3,517	37.3
Saguenay	137	129	42	56	0	0	79	79	258	264	-2.3
Sherbrooke	202	198	169	160	57	53	347	406	775	817	-5.1
Trois-Rivières	155	146	50	46	5	27	328	206	538	425	26.6
Centres 50,000 - 99,999											
Drummondville	215	178	62	36	0	0	140	277	417	491	-15.1
Granby	129	93	96	80	12	17	192	477	429	667	-35.7
Rimouski	43	47	31	50	0	0	60	76	134	173	-22.5
Saint-Hyacinthe	18	20	18	12	4	9	94	100	134	141	-5.0
Saint-Jean-sur-Richelieu	n/a	79	n/a	2	n/a	0	n/a	84	n/a	165	n/a
Shawinigan	60	60	10	2	0	0	52	41	122	103	18.4
Centres 10,000 - 49,999											
Alma	30	20	22	16	0	4	7	14	59	54	9.3
Amos	12	19	2	0	0	0	8	0	22	19	15.8
Baie-Comeau	1	7	0	0	0	0	0	16	1	23	-95.7
Campbellton	0	0	0	0	0	0	0	0	0	0	n/a
Cowansville	28	25	12	6	0	0	238	15	278	46	**
Dolbeau-Mistassini	22	24	0	0	0	0	6	23	28	47	-40.4
Gaspé	18	32	0	0	0	0	29	71	47	103	-54.4
Hawkesbury	2	0	0	0	0	0	39	0	41	0	n/a
Joliette	71	65	0	8	20	0	218	222	309	295	4.7
Lachute	19	17	0	0	0	0	9	9	28	26	7.7
La Tuque	10	9	0	0	0	0	138	0	148	9	**
Les Îles-de-la-Madeleine	0	21	0	0	0	0	0	0	0	21	-100.0
Mariville	11	18	8	10	0	0	0	3	19	31	-38.7
Matane	12	3	0	0	0	0	0	0	12	3	**
Mont-Laurier	12	34	0	0	0	0	6	0	18	34	-47.1
Montmagny	6	9	8	6	0	0	8	9	22	24	-8.3
Pembroke	0	0	0	0	0	0	0	0	0	0	n/a
Prévost	32	30	0	2	0	0	8	12	40	44	-9.1
Rawdon	49	16	0	2	0	0	39	18	88	36	144.4
Rivière-du-Loup	42	29	8	6	0	0	18	45	68	80	-15.0
Roberval	7	4	0	0	0	0	0	42	7	46	-84.8
Rouyn-Noranda	55	48	0	0	0	0	39	31	94	79	19.0
Saint-Félicien	5	22	0	2	0	0	8	0	13	24	-45.8
Saint-Georges	38	79	28	42	0	0	113	48	179	169	5.9
Saint-Lin-Laurentides	n/a	109	n/a	4	n/a	0	n/a	70	n/a	183	n/a
Sainte-Adèle	26	41	0	0	0	0	7	9	33	50	-34.0
Sainte-Agathe-des-Monts	33	39	0	0	0	0	41	133	74	172	-57.0
Sainte-Marie	15	25	16	14	0	0	2	0	33	39	-15.4
Sainte-Sophie	117	111	0	8	0	0	34	12	151	131	15.3
Salaberry-de-Valleyfield	26	32	18	14	15	14	78	59	137	119	15.1
Sept-Îles	26	10	2	0	0	0	94	60	122	70	74.3
Sorel-Tracy	27	82	4	20	0	11	40	101	71	214	-66.8
Thetford Mines	20	19	8	0	0	0	1	14	29	33	-12.1
Val d'Or	33	40	0	0	0	0	32	66	65	106	-38.7
Victoriaville	68	81	34	28	0	0	66	76	168	185	-9.2
Total Québec (10,000+)	4,790	4,767	1,832	1,744	1,257	1,235	19,542	16,000	27,421	23,746	15.5

Source: CMHC (Starts and Completions Survey)

Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market
Québec
Third Quarter 2017

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016
Centres 100,000+								
Gatineau	25	41	0	0	38	50	530	191
Montréal	381	269	0	6	2,232	2,329	2,260	2,284
Québec	19	91	0	8	206	111	1,365	859
Saguenay	0	0	0	0	6	4	10	35
Sherbrooke	7	13	0	0	11	6	38	50
Trois-Rivières	0	27	0	0	50	11	156	63
Centres 50,000 - 99,999								
Drummondville	0	0	0	0	0	0	55	31
Granby	8	8	0	0	84	55	22	58
Rimouski	0	0	0	0	0	0	0	0
Saint-Hyacinthe	0	0	0	0	2	0	22	52
Saint-Jean-sur-Richelieu	n/a	0	n/a	0	n/a	6	n/a	15
Shawinigan	0	0	0	0	3	0	8	27
Centres 10,000 - 49,999								
Alma	0	0	0	0	2	4	3	0
Amos	0	0	0	0	0	0	7	0
Baie-Comeau	0	0	0	0	0	0	0	0
Campbellton	0	0	0	0	0	0	0	0
Cowansville	0	0	0	0	0	0	220	0
Dolbeau-Mistassini	0	0	0	0	0	0	6	1
Gaspé	0	0	0	0	2	0	0	1
Hawkesbury	0	0	0	0	0	0	0	0
Joliette	0	0	0	0	0	10	35	22
Lachute	0	0	0	0	0	0	6	0
La Tuque	0	0	0	0	0	0	137	0
Les Îles-de-la-Madeleine	0	0	0	0	0	0	0	0
Mariville	0	0	0	0	0	0	0	0
Matane	0	0	0	0	0	0	0	0
Mont-Laurier	0	0	0	0	3	0	3	0
Montmagny	0	0	0	0	0	0	0	0
Pembroke	0	0	0	0	0	0	0	0
Prévost	0	0	0	0	0	0	0	0
Rawdon	0	0	0	0	6	0	16	0
Rivière-du-Loup	0	0	0	0	0	0	0	3
Roberval	0	0	0	0	0	42	0	0
Rouyn-Noranda	0	0	0	0	0	2	27	29
Saint-Félicien	0	0	0	0	0	0	8	0
Saint-Georges	0	0	0	0	0	0	75	8
Saint-Lin-Laurentides	n/a	0	n/a	0	n/a	0	n/a	24
Sainte-Adèle	0	0	0	0	2	2	4	3
Sainte-Agathe-des-Monts	0	0	0	0	16	2	25	2
Sainte-Marie	0	0	0	0	2	0	0	0
Sainte-Sophie	0	0	0	0	0	0	14	3
Salaberry-de-Valleyfield	3	3	0	0	0	0	11	29
Sept-Îles	0	0	0	0	0	0	4	0
Sorel-Tracy	0	4	0	0	0	2	0	27
Thetford Mines	0	0	0	0	0	0	1	0
Val d'Or	0	0	0	0	0	10	1	0
Victoriaville	0	0	0	0	0	0	28	59
Total Québec (10,000+)	443	456	0	14	2,665	2,646	5,097	3,876

Source: CMHC (Starts and Completions Survey)

Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market
Québec
January - September 2017

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016
Centres 100,000+								
Gatineau	73	73	0	0	132	267	958	465
Montréal	930	850	32	6	5,677	4,780	6,117	5,007
Québec	109	147	0	24	1,169	267	2,416	2,117
Saguenay	0	0	0	0	14	10	65	69
Sherbrooke	57	53	0	0	17	34	330	341
Trois-Rivières	5	27	0	0	92	43	236	163
Centres 50,000 - 99,999								
Drummondville	0	0	0	0	4	26	136	251
Granby	8	17	4	0	99	109	93	368
Rimouski	0	0	0	0	0	36	60	32
Saint-Hyacinthe	0	9	4	0	10	10	84	90
Saint-Jean-sur-Richelieu	n/a	0	n/a	0	n/a	33	n/a	51
Shawinigan	0	0	0	0	23	14	29	27
Centres 10,000 - 49,999								
Alma	0	4	0	0	4	4	3	10
Amos	0	0	0	0	0	0	8	0
Baie-Comeau	0	0	0	0	0	0	0	16
Campbellton	0	0	0	0	0	0	0	0
Cowansville	0	0	0	0	0	0	238	15
Dolbeau-Mistassini	0	0	0	0	0	18	6	5
Gaspé	0	0	0	0	4	2	25	69
Hawkesbury	0	0	0	0	0	0	39	0
Joliette	20	0	0	0	22	24	196	198
Lachute	0	0	0	0	0	6	9	3
La Tuque	0	0	0	0	0	0	138	0
Les Îles-de-la-Madeleine	0	0	0	0	0	0	0	0
Marieville	0	0	0	0	0	0	0	3
Matane	0	0	0	0	0	0	0	0
Mont-Laurier	0	0	0	0	3	0	3	0
Montmagny	0	0	0	0	8	0	0	9
Pembroke	0	0	0	0	0	0	0	0
Prévost	0	0	0	0	8	8	0	4
Rawdon	0	0	0	0	12	0	27	18
Rivière-du-Loup	0	0	0	0	0	0	18	45
Roberval	0	0	0	0	0	42	0	0
Rouyn-Noranda	0	0	0	0	12	2	27	29
Saint-Félicien	0	0	0	0	0	0	8	0
Saint-Georges	0	0	0	0	0	6	113	42
Saint-Lin-Laurentides	n/a	0	n/a	0	n/a	0	n/a	70
Sainte-Adèle	0	0	0	0	2	4	5	5
Sainte-Agathe-des-Monts	0	0	0	0	16	2	25	131
Sainte-Marie	0	0	0	0	2	0	0	0
Sainte-Sophie	0	0	0	0	0	0	34	12
Salaberry-de-Valleyfield	15	14	0	0	15	6	63	53
Sept-Îles	0	0	0	0	0	0	94	60
Sorel-Tracy	0	11	0	0	4	4	36	97
Thetford Mines	0	0	0	0	0	8	1	6
Val d'Or	0	0	0	0	2	22	30	44
Victoriaville	0	0	0	0	0	2	66	74
Total Québec (10,000+)	1,217	1,205	40	30	7,351	5,789	11,736	9,999

Source: CMHC (Starts and Completions Survey)

Table 2.4: Starts by Submarket and by Intended Market
Québec
Third Quarter 2017

Submarket	Freehold		Condominium		Rental		Total*	
	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016
Centres 100,000+								
Gatineau	281	250	29	48	530	191	840	489
Montréal	1,252	1,048	2,317	2,410	2,260	2,290	5,981	5,748
Québec	393	404	198	103	1,365	867	2,060	1,374
Saguenay	86	74	0	0	10	35	96	109
Sherbrooke	87	119	7	4	38	50	132	180
Trois-Rivières	84	89	48	11	156	63	288	163
Centres 50,000 - 99,999								
Drummondville	82	59	0	0	55	31	137	90
Granby	107	70	84	53	22	58	213	181
Rimouski	34	34	0	0	0	0	34	42
Saint-Hyacinthe	12	11	0	0	22	52	34	63
Saint-Jean-sur-Richelieu	n/a	27	n/a	6	n/a	15	n/a	48
Shawinigan	26	25	3	0	8	27	37	52
Centres 10,000 - 49,999								
Alma	18	23	0	0	3	0	21	23
Amos	4	6	0	0	7	0	11	6
Baie-Comeau	0	0	0	0	0	0	0	0
Campbellton	0	0	0	0	0	0	0	0
Cowansville	13	5	0	0	220	0	233	5
Dolbeau-Mistassini	12	13	0	0	6	1	18	14
Gaspé	10	9	0	0	0	1	10	10
Hawkesbury	1	0	0	0	0	0	1	0
Joliette	19	27	0	10	35	22	54	59
Lachute	14	0	0	0	6	0	20	0
La Tuque	2	3	0	0	137	0	139	3
Les Îles-de-la-Madeleine	0	21	0	0	0	0	0	21
Mariville	12	10	0	0	0	0	12	10
Matane	6	1	0	0	0	0	6	1
Mont-Laurier	8	17	3	0	3	0	14	17
Montmagny	2	3	0	0	0	0	2	3
Pembroke	0	0	0	0	0	0	0	0
Prévost	12	2	0	0	0	0	12	2
Rawdon	25	12	0	0	16	0	41	12
Rivière-du-Loup	17	16	0	0	0	3	17	19
Roberval	5	3	0	42	0	0	5	45
Rouyn-Noranda	32	29	0	0	27	29	59	58
Saint-Félicien	5	11	0	0	8	0	13	11
Saint-Georges	39	48	0	0	75	8	114	56
Saint-Lin-Laurentides	n/a	30	n/a	0	n/a	24	n/a	54
Sainte-Adèle	22	17	0	0	4	3	26	20
Sainte-Agathe-des-Monts	29	24	16	0	25	2	70	26
Sainte-Marie	12	4	0	0	0	0	12	4
Sainte-Sophie	31	39	0	0	14	3	45	42
Salaberry-de-Valleyfield	20	27	0	0	11	29	31	56
Sept-Îles	20	0	0	0	4	0	24	0
Sorel-Tracy	16	32	0	0	0	27	16	59
Thetford Mines	14	7	0	0	1	0	15	7
Val d'Or	18	20	0	6	1	0	19	26
Victoriaville	44	38	0	0	28	59	72	97
Total Québec (10,000+)	2,926	2,707	2,705	2,693	5,097	3,890	10,984	9,305

Source: CMHC (Starts and Completions Survey)

Table 2.5: Starts by Submarket and by Intended Market
Québec
January - September 2017

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016
Centres 100,000+								
Gatineau	523	482	115	263	958	465	1,596	1,210
Montréal	3,380	3,017	5,906	5,055	6,149	5,013	15,786	13,258
Québec	1,163	1,149	1,145	227	2,416	2,141	4,828	3,517
Saguenay	193	195	0	0	65	69	258	264
Sherbrooke	434	419	11	26	330	341	775	817
Trois-Rivières	209	223	93	39	236	163	538	425
Centres 50,000 - 99,999								
Drummondville	277	220	4	20	136	251	417	491
Granby	233	200	99	99	97	368	429	667
Rimouski	74	97	0	36	60	32	134	173
Saint-Hyacinthe	38	45	8	6	88	90	134	141
Saint-Jean-sur-Richelieu	n/a	81	n/a	33	n/a	51	n/a	165
Shawinigan	70	62	23	14	29	27	122	103
Centres 10,000 - 49,999								
Alma	56	44	0	0	3	10	59	54
Amos	14	19	0	0	8	0	22	19
Baie-Comeau	1	7	0	0	0	16	1	23
Campbellton	0	0	0	0	0	0	0	0
Cowansville	40	31	0	0	238	15	278	46
Dolbeau-Mistassini	22	24	0	18	6	5	28	47
Gaspé	22	34	0	0	25	69	47	103
Hawkesbury	2	0	0	0	39	0	41	0
Joliette	107	75	6	22	196	198	309	295
Lachute	19	19	0	4	9	3	28	26
La Tuque	10	9	0	0	138	0	148	9
Les Îles-de-la-Madeleine	0	21	0	0	0	0	0	21
Mariville	19	28	0	0	0	3	19	31
Matane	12	3	0	0	0	0	12	3
Mont-Laurier	12	34	3	0	3	0	18	34
Montmagny	22	15	0	0	0	9	22	24
Pembroke	0	0	0	0	0	0	0	0
Prévost	32	32	8	8	0	4	40	44
Rawdon	57	18	4	0	27	18	88	36
Rivière-du-Loup	50	35	0	0	18	45	68	80
Roberval	7	4	0	42	0	0	7	46
Rouyn-Noranda	55	50	12	0	27	29	94	79
Saint-Félicien	5	24	0	0	8	0	13	24
Saint-Georges	66	121	0	6	113	42	179	169
Saint-Lin-Laurentides	n/a	113	n/a	0	n/a	70	n/a	183
Sainte-Adèle	28	43	0	2	5	5	33	50
Sainte-Agathe-des-Monts	33	41	16	0	25	131	74	172
Sainte-Marie	33	39	0	0	0	0	33	39
Sainte-Sophie	117	119	0	0	34	12	151	131
Salaberry-de-Valleyfield	61	60	13	6	63	53	137	119
Sept-Îles	28	10	0	0	94	60	122	70
Sorel-Tracy	35	117	0	0	36	97	71	214
Thetford Mines	28	19	0	8	1	6	29	33
Val d'Or	35	50	0	12	30	44	65	106
Victoriaville	102	111	0	0	66	74	168	185
Total Québec (10,000+)	7,724	7,559	7,466	5,946	11,776	10,029	27,421	23,746

Source: CMHC (Starts and Completions Survey)

Table 3: Completions by Submarket and by Dwelling Type
Québec
Third Quarter 2017

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	% Change
Centres 100,000+											
Gatineau	28	76	48	80	28	13	352	378	456	547	-16.6
Montréal	833	697	250	238	510	366	5,970	3,704	7,563	5,005	51.1
Québec	292	326	180	138	83	52	1,546	1,938	2,101	2,454	-14.4
Saguenay	54	42	20	20	16	0	62	30	152	92	65.2
Sherbrooke	80	81	84	96	49	59	290	176	503	412	22.1
Trois-Rivières	67	59	28	26	0	0	118	203	213	288	-26.0
Centres 50,000 - 99,999											
Drummondville	79	58	34	22	0	0	62	23	175	103	69.9
Granby	35	24	48	38	4	12	107	156	194	230	-15.7
Rimouski	14	14	26	20	0	0	8	40	48	74	-35.1
Saint-Hyacinthe	5	10	6	4	0	0	12	18	23	32	-28.1
Saint-Jean-sur-Richelieu	0	29	0	0	0	3	0	62	0	94	-100.0
Shawinigan	22	28	2	0	0	0	36	8	60	36	66.7
Centres 10,000 - 49,999											
Alma	16	10	4	10	0	4	0	4	20	28	-28.6
Amos	3	10	0	0	0	0	0	0	3	10	-70.0
Baie-Comeau	1	1	0	0	0	0	0	0	1	1	0.0
Campbellton	0	0	0	0	0	0	0	0	0	0	n/a
Cowansville	16	11	6	0	0	0	30	66	52	77	-32.5
Dolbeau-Mistassini	9	9	0	0	0	0	26	5	35	14	150.0
Gaspé	8	9	0	2	0	0	0	0	8	11	-27.3
Hawkesbury	0	0	0	0	0	0	0	0	0	0	n/a
Joliette	28	28	0	2	4	0	52	42	84	72	16.7
Lachute	6	8	0	0	0	0	0	0	6	8	-25.0
La Tuque	4	4	0	0	0	0	0	0	4	4	0.0
Les Îles-de-la-Madeleine	0	5	0	0	0	0	0	3	0	8	-100.0
Marieville	2	11	2	6	0	0	0	0	4	17	-76.5
Matane	5	1	0	0	0	0	25	0	30	1	**
Mont-Laurier	5	15	0	0	0	0	0	0	5	15	-66.7
Montmagny	4	4	2	2	0	0	8	0	14	6	133.3
Pembroke	0	0	0	0	0	0	0	0	0	0	n/a
Prévost	16	10	0	0	0	0	0	0	16	10	60.0
Rawdon	28	5	0	2	0	0	4	10	32	17	88.2
Rivière-du-Loup	21	12	6	4	0	0	6	0	33	16	106.3
Roberval	3	2	0	0	0	0	0	30	3	32	-90.6
Rouyn-Noranda	15	21	0	0	0	0	20	20	35	41	-14.6
Saint-Félicien	1	8	0	2	0	0	0	0	1	10	-90.0
Saint-Georges	12	34	10	14	0	0	26	18	48	66	-27.3
Saint-Lin-Laurentides	0	44	0	2	0	0	0	30	0	76	-100.0
Sainte-Adèle	5	20	0	0	0	0	0	2	5	22	-77.3
Sainte-Agathe-des-Monts	6	16	0	0	0	0	1	129	7	145	-95.2
Sainte-Marie	6	13	4	4	0	0	4	0	14	17	-17.6
Sainte-Sophie	49	34	0	0	0	0	8	6	57	40	42.5
Salaberry-de-Valleyfield	14	10	4	2	12	11	38	17	68	40	70.0
Sept-Îles	7	4	0	0	0	0	0	0	7	4	75.0
Sorel-Tracy	14	35	0	12	0	0	42	60	56	107	-47.7
Thetford Mines	4	7	4	0	0	0	0	14	8	21	-61.9
Val d'Or	12	19	0	0	0	0	14	55	26	74	-64.9
Victoriaville	27	37	14	16	0	0	25	92	66	145	-54.5
Total Québec (10,000+)	1,856	1,901	782	762	706	520	8,892	7,339	12,236	10,522	16.3

Source: CMHC (Starts and Completions Survey)

Table 3.1: Completions by Submarket and by Dwelling Type
Québec
January - September 2017

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	% Change
Centres 100,000+											
Gatineau	123	214	138	172	69	51	601	647	931	1,084	-14.1
Montréal	1,935	1,692	606	544	1,038	792	11,008	10,759	14,587	13,787	5.8
Québec	583	553	346	300	151	97	2,955	2,554	4,035	3,504	15.2
Saguenay	121	97	36	38	16	0	121	172	294	307	-4.2
Sherbrooke	203	211	168	170	77	99	918	347	1,366	827	65.2
Trois-Rivières	131	121	56	54	23	4	204	283	414	462	-10.4
Centres 50,000 - 99,999											
Drummondville	181	171	64	36	0	0	321	92	566	299	89.3
Granby	95	91	120	94	20	37	199	283	434	505	-14.1
Rimouski	38	38	42	42	0	0	16	70	96	150	-36.0
Saint-Hyacinthe	16	25	10	16	0	8	89	120	115	169	-32.0
Saint-Jean-sur-Richelieu	n/a	89	n/a	4	n/a	13	n/a	110	n/a	216	n/a
Shawinigan	37	44	4	2	0	0	59	41	100	87	14.9
Centres 10,000 - 49,999											
Alma	27	39	18	18	0	4	2	21	47	82	-42.7
Amos	10	15	2	0	0	0	1	28	13	43	-69.8
Baie-Comeau	4	6	0	0	0	0	75	8	79	14	**
Campbellton	0	0	0	0	0	0	0	0	0	0	n/a
Cowansville	22	25	14	6	0	0	86	92	122	123	-0.8
Dolbeau-Mistassini	14	22	0	0	0	0	26	5	40	27	48.1
Gaspé	15	24	0	2	0	0	0	7	15	33	-54.5
Hawkesbury	3	0	0	0	0	0	70	0	73	0	n/a
Joliette	69	55	4	4	20	0	359	85	452	144	**
Lachute	8	24	0	0	0	0	29	21	37	45	-17.8
La Tuque	10	9	0	0	0	0	1	0	11	9	22.2
Les Îles-de-la-Madeleine	7	5	0	0	0	0	0	3	7	8	-12.5
Mariville	15	19	12	8	0	0	1	3	28	30	-6.7
Matane	8	12	0	0	0	0	25	69	33	81	-59.3
Mont-Laurier	16	26	0	0	0	0	6	3	22	29	-24.1
Montmagny	7	8	4	4	0	0	44	21	55	33	66.7
Pembroke	0	0	0	0	0	0	0	0	0	0	n/a
Prévost	36	30	2	0	0	0	6	18	44	48	-8.3
Rawdon	32	20	0	2	0	0	16	16	48	38	26.3
Rivière-du-Loup	45	34	12	12	6	3	60	46	123	95	29.5
Roberval	4	5	0	0	0	0	0	45	4	50	-92.0
Rouyn-Noranda	43	49	0	0	0	0	20	33	63	82	-23.2
Saint-Félicien	5	16	0	2	0	0	0	0	5	18	-72.2
Saint-Georges	37	72	30	40	0	0	80	113	147	225	-34.7
Saint-Lin-Laurentides	n/a	99	n/a	4	n/a	0	n/a	86	n/a	189	n/a
Sainte-Adèle	13	40	0	0	0	0	33	5	46	45	2.2
Sainte-Agathe-des-Monts	16	21	0	0	0	0	1	132	17	153	-88.9
Sainte-Marie	19	27	24	12	0	0	4	6	47	45	4.4
Sainte-Sophie	119	96	0	8	0	0	22	10	141	114	23.7
Salaberry-de-Valleyfield	34	35	20	14	12	14	81	83	147	146	0.7
Sept-Îles	12	10	0	0	0	0	150	0	162	10	**
Sorel-Tracy	32	87	2	24	0	0	87	112	121	223	-45.7
Thetford Mines	16	18	4	4	0	0	12	131	32	153	-79.1
Val d'Or	27	46	0	0	0	0	15	56	42	102	-58.8
Victoriaville	66	72	24	32	0	0	121	110	211	214	-1.4
Total Québec (10,000+)	4,254	4,412	1,762	1,668	1,432	1,122	17,924	16,846	25,372	24,048	5.5

Source: CMHC (Starts and Completions Survey)

Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
Québec
Third Quarter 2017

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016
Centres 100,000+								
Gatineau	28	13	0	0	66	45	286	333
Montréal	481	359	29	7	2,183	1,628	3,773	1,752
Québec	43	44	40	8	140	256	1,385	1,682
Saguenay	0	0	16	0	8	2	30	28
Sherbrooke	49	56	0	3	101	31	189	121
Trois-Rivières	0	0	0	0	32	109	86	94
Centres 50,000 - 99,999								
Drummondville	0	0	0	0	0	2	62	21
Granby	4	8	0	4	66	72	41	84
Rimouski	0	0	0	0	0	8	0	32
Saint-Hyacinthe	0	0	0	0	4	4	8	14
Saint-Jean-sur-Richelieu	n/a	3	n/a	0	n/a	26	n/a	36
Shawinigan	0	0	0	0	22	4	14	4
Centres 10,000 - 49,999								
Alma	0	4	0	0	0	0	0	4
Amos	0	0	0	0	0	0	0	0
Baie-Comeau	0	0	0	0	0	0	0	0
Campbellton	0	0	0	0	0	0	0	0
Cowansville	0	0	0	0	0	0	30	66
Dolbeau-Mistassini	0	0	0	0	20	0	6	5
Gaspé	0	0	0	0	0	0	0	0
Hawkesbury	0	0	0	0	0	0	0	0
Joliette	0	0	4	0	14	0	38	42
Lachute	0	0	0	0	0	0	0	0
La Tuque	0	0	0	0	0	0	0	0
Les Îles-de-la-Madeleine	0	0	0	0	0	0	0	3
Mariville	0	0	0	0	0	0	0	0
Matane	0	0	0	0	0	0	25	0
Mont-Laurier	0	0	0	0	0	0	0	0
Montmagny	0	0	0	0	8	0	0	0
Pembroke	0	0	0	0	0	0	0	0
Prévost	0	0	0	0	0	0	0	0
Rawdon	0	0	0	0	0	4	4	6
Rivière-du-Loup	0	0	0	0	0	0	6	0
Roberval	0	0	0	0	0	30	0	0
Rouyn-Noranda	0	0	0	0	16	12	4	8
Saint-Félicien	0	0	0	0	0	0	0	0
Saint-Georges	0	0	0	0	0	0	26	18
Saint-Lin-Laurentides	n/a	0	n/a	0	n/a	0	n/a	30
Sainte-Adèle	0	0	0	0	0	0	0	2
Sainte-Agathe-des-Monts	0	0	0	0	0	0	1	129
Sainte-Marie	0	0	0	0	0	0	4	0
Sainte-Sophie	0	0	0	0	0	0	8	6
Salaberry-de-Valleyfield	12	11	0	0	0	6	38	11
Sept-Îles	0	0	0	0	0	0	0	0
Sorel-Tracy	0	0	0	0	4	16	38	44
Thetford Mines	0	0	0	0	0	8	0	6
Val d'Or	0	0	0	0	14	12	0	43
Victoriaville	0	0	0	0	5	2	20	90
Total Québec (10,000+)	617	498	89	22	2,703	2,277	6,122	4,714

Source: CMHC (Starts and Completions Survey)

Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market
Québec
January - September 2017

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016
Centres 100,000+								
Gatineau	69	51	0	0	218	219	383	428
Montréal	997	785	41	7	4,928	5,152	6,059	5,065
Québec	111	85	40	12	291	402	2,643	2,152
Saguenay	0	0	16	0	18	18	79	154
Sherbrooke	77	96	0	3	107	81	804	242
Trois-Rivières	19	4	4	0	62	140	142	143
Centres 50,000 - 99,999								
Drummondville	0	0	0	0	2	6	319	86
Granby	16	29	4	8	119	140	80	143
Rimouski	0	0	0	0	0	32	8	38
Saint-Hyacinthe	0	8	0	0	4	41	85	79
Saint-Jean-sur-Richelieu	n/a	10	n/a	3	n/a	41	n/a	69
Shawinigan	0	0	0	0	34	16	25	25
Centres 10,000 - 49,999								
Alma	0	4	0	0	2	0	0	21
Amos	0	0	0	0	0	8	1	20
Baie-Comeau	0	0	0	0	0	0	75	8
Campbellton	0	0	0	0	0	0	0	0
Cowansville	0	0	0	0	12	0	74	92
Dolbeau-Mistassini	0	0	0	0	20	0	6	5
Gaspé	0	0	0	0	0	0	0	7
Hawkesbury	0	0	0	0	0	0	70	0
Joliette	16	0	4	0	53	14	306	71
Lachute	0	0	0	0	8	9	21	12
La Tuque	0	0	0	0	0	0	1	0
Les Îles-de-la-Madeleine	0	0	0	0	0	0	0	3
Mariville	0	0	0	0	0	0	1	3
Matane	0	0	0	0	0	0	25	69
Mont-Laurier	0	0	0	0	2	0	4	3
Montmagny	0	0	0	0	8	0	36	21
Pembroke	0	0	0	0	0	0	0	0
Prévost	0	0	0	0	0	5	6	13
Rawdon	0	0	0	0	0	8	16	8
Rivière-du-Loup	6	3	0	0	0	0	60	46
Roberval	0	0	0	0	0	30	0	15
Rouyn-Noranda	0	0	0	0	16	14	4	19
Saint-Félicien	0	0	0	0	0	0	0	0
Saint-Georges	0	0	0	0	0	30	80	83
Saint-Lin-Laurentides	n/a	0	n/a	0	n/a	0	n/a	86
Sainte-Adèle	0	0	0	0	2	0	31	5
Sainte-Agathe-des-Monts	0	0	0	0	0	2	1	130
Sainte-Marie	0	0	0	0	0	0	4	6
Sainte-Sophie	0	0	0	0	0	0	22	10
Salaberry-de-Valleyfield	12	14	0	0	12	6	69	77
Sept-Îles	0	0	0	0	0	0	150	0
Sorel-Tracy	0	0	0	0	10	24	77	88
Thetford Mines	0	0	0	0	0	8	12	123
Val d'Or	0	0	0	0	14	12	1	44
Victoriaville	0	0	0	0	11	8	110	102
Total Québec (10,000+)	1,323	1,089	109	33	5,953	6,466	11,890	9,814

Source: CMHC (Starts and Completions Survey)

Table 3.4: Completions by Submarket and by Intended Market
Québec
Third Quarter 2017

Submarket	Freehold		Condominium		Rental		Total*	
	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016	Q3 2017	Q3 2016
Centres 100,000+								
Gatineau	104	169	64	45	288	333	456	547
Montréal	1,426	1,152	2,319	1,770	3,804	1,759	7,563	5,005
Québec	538	537	113	227	1,429	1,690	2,101	2,454
Saguenay	76	64	4	0	48	28	152	92
Sherbrooke	211	235	101	29	191	124	503	412
Trois-Rivières	95	85	32	109	86	94	213	288
Centres 50,000 - 99,999								
Drummondville	113	82	0	0	62	21	175	103
Granby	87	72	66	70	41	88	194	230
Rimouski	40	34	0	8	0	32	48	74
Saint-Hyacinthe	11	18	4	0	8	14	23	32
Saint-Jean-sur-Richelieu	n/a	32	n/a	26	n/a	36	n/a	94
Shawinigan	24	28	22	4	14	4	60	36
Centres 10,000 - 49,999								
Alma	20	24	0	0	0	4	20	28
Amos	3	10	0	0	0	0	3	10
Baie-Comeau	1	1	0	0	0	0	1	1
Campbellton	0	0	0	0	0	0	0	0
Cowansville	22	11	0	0	30	66	52	77
Dolbeau-Mistassini	11	9	18	0	6	5	35	14
Gaspé	8	11	0	0	0	0	8	11
Hawkesbury	0	0	0	0	0	0	0	0
Joliette	36	30	6	0	42	42	84	72
Lachute	6	8	0	0	0	0	6	8
La Tuque	4	4	0	0	0	0	4	4
Les Îles-de-la-Madeleine	0	5	0	0	0	3	0	8
Mariville	4	17	0	0	0	0	4	17
Matane	5	1	0	0	25	0	30	1
Mont-Laurier	5	15	0	0	0	0	5	15
Montmagny	14	6	0	0	0	0	14	6
Pembroke	0	0	0	0	0	0	0	0
Prévost	16	10	0	0	0	0	16	10
Rawdon	28	7	0	4	4	6	32	17
Rivière-du-Loup	27	16	0	0	6	0	33	16
Roberval	3	2	0	30	0	0	3	32
Rouyn-Noranda	19	21	12	12	4	8	35	41
Saint-Félicien	1	10	0	0	0	0	1	10
Saint-Georges	22	48	0	0	26	18	48	66
Saint-Lin-Laurentides	n/a	46	n/a	0	n/a	30	n/a	76
Sainte-Adèle	5	20	0	0	0	2	5	22
Sainte-Agathe-des-Monts	6	16	0	0	1	129	7	145
Sainte-Marie	10	17	0	0	4	0	14	17
Sainte-Sophie	49	34	0	0	8	6	57	40
Salaberry-de-Valleyfield	30	23	0	6	38	11	68	40
Sept-Îles	7	4	0	0	0	0	7	4
Sorel-Tracy	18	47	0	16	38	44	56	107
Thetford Mines	8	7	0	8	0	6	8	21
Val d'Or	14	25	12	6	0	43	26	74
Victoriaville	41	55	5	0	20	90	66	145
Total Québec (10,000+)	3,168	3,068	2,778	2,370	6,223	4,736	12,236	10,522

Source: CMHC (Starts and Completions Survey)

Table 3.5: Completions by Submarket and by Intended Market
Québec
January - September 2017

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016	YTD 2017	YTD 2016
Centres 100,000+								
Gatineau	332	441	214	215	385	428	931	1,084
Montréal	3,243	2,730	5,214	5,436	6,109	5,079	14,587	13,787
Québec	1,084	969	239	371	2,691	2,164	4,035	3,504
Saguenay	165	149	8	4	97	154	294	307
Sherbrooke	448	485	105	73	806	245	1,366	827
Trois-Rivières	206	177	62	142	146	143	414	462
Centres 50,000 - 99,999								
Drummondville	245	209	2	4	319	86	566	299
Granby	235	216	115	138	84	151	434	505
Rimouski	80	80	0	32	8	38	96	150
Saint-Hyacinthe	26	51	4	39	85	79	115	169
Saint-Jean-sur-Richelieu	n/a	99	n/a	41	n/a	76	n/a	216
Shawinigan	41	46	34	16	25	25	100	87
Centres 10,000 - 49,999								
Alma	47	61	0	0	0	21	47	82
Amos	12	15	0	8	1	20	13	43
Baie-Comeau	4	6	0	0	75	8	79	14
Campbellton	0	0	0	0	0	0	0	0
Cowansville	36	31	12	0	74	92	122	123
Dolbeau-Mistassini	16	22	18	0	6	5	40	27
Gaspé	15	26	0	0	0	7	15	33
Hawkesbury	3	0	0	0	70	0	73	0
Joliette	101	59	41	14	310	71	452	144
Lachute	12	30	4	3	21	12	37	45
La Tuque	10	9	0	0	1	0	11	9
Les Îles-de-la-Madeleine	7	5	0	0	0	3	7	8
Mariville	27	27	0	0	1	3	28	30
Matane	8	12	0	0	25	69	33	81
Mont-Laurier	18	26	0	0	4	3	22	29
Montmagny	19	12	0	0	36	21	55	33
Pembroke	0	0	0	0	0	0	0	0
Prévost	38	30	0	5	6	13	44	48
Rawdon	32	26	0	4	16	8	48	38
Rivière-du-Loup	57	49	6	0	60	46	123	95
Roberval	4	5	0	30	0	15	4	50
Rouyn-Noranda	47	51	12	12	4	19	63	82
Saint-Félicien	5	18	0	0	0	0	5	18
Saint-Georges	67	112	0	30	80	83	147	225
Saint-Lin-Laurentides	n/a	103	n/a	0	n/a	86	n/a	189
Sainte-Adèle	13	40	2	0	31	5	46	45
Sainte-Agathe-des-Monts	16	23	0	0	1	130	17	153
Sainte-Marie	43	39	0	0	4	6	47	45
Sainte-Sophie	119	104	0	0	22	10	141	114
Salaberry-de-Valleyfield	66	63	12	6	69	77	147	146
Sept-Îles	12	10	0	0	150	0	162	10
Sorel-Tracy	44	111	0	24	77	88	121	223
Thetford Mines	20	22	0	8	12	123	32	153
Val d'Or	29	52	12	6	1	44	42	102
Victoriaville	90	106	11	6	110	102	211	214
Total Québec (10,000+)	7,142	6,957	6,127	6,667	12,022	9,858	25,372	24,048

Source: CMHC (Starts and Completions Survey)

**Table 4: Absorbed Single-Detached Units by Price Range in Québec
Third Quarter 2017**

Submarket	Price Ranges										Total	Median Price (\$)	Average Price (\$)
	< \$150,000		\$150,000 - \$199,999		\$200,000 - \$249,999		\$250,000 - \$299,999		\$300,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Drummondville													
Q3 2017	2	2.9	25	36.8	19	27.9	14	20.6	8	11.8	68	215,000	231,707
Q3 2016	0	0.0	22	36.7	17	28.3	15	25.0	6	10.0	60	212,500	230,416
Year-to-date 2017	4	3.2	44	35.5	41	33.1	23	18.5	12	9.7	124	215,000	226,946
Year-to-date 2016	0	0.0	35	31.5	39	35.1	23	20.7	14	12.6	111	215,000	235,703
Granby													
Q3 2017	0	0.0	0	0.0	1	10.0	4	40.0	5	50.0	10	-	307,347
Q3 2016	0	0.0	0	0.0	0	0.0	1	14.3	6	85.7	7	-	-
Year-to-date 2017	0	0.0	1	3.8	2	7.7	7	26.9	16	61.5	26	-	345,567
Year-to-date 2016	0	0.0	0	0.0	0	0.0	2	9.5	19	90.5	21	-	424,812
Rimsouki ¹													
Q3 2017	0	0.0	0	0.0	0	0.0	1	100.0	0	0.0	1	-	-
Q3 2016	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	-	-
Year-to-date 2017	0	0.0	0	0.0	1	33.3	1	33.3	1	33.3	3	-	-
Year-to-date 2016	0	0.0	2	13.3	1	6.7	4	26.7	8	53.3	15	-	-
Saint-Hyacinthe													
Q3 2017	0	0.0	0	0.0	0	0.0	0	0.0	2	100.0	2	-	-
Q3 2016	0	0.0	0	0.0	1	33.3	1	33.3	1	33.3	3	-	-
Year-to-date 2017	0	0.0	0	0.0	0	0.0	1	16.7	5	83.3	6	-	-
Year-to-date 2016	0	0.0	0	0.0	4	40.0	1	10.0	5	50.0	10	-	544,491
Saint-Jean-sur-Richelieu													
Q3 2017	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	-	-
Q3 2016	0	0.0	0	0.0	0	0.0	3	21.4	11	78.6	14	-	346,200
Year-to-date 2017	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	-	-
Year-to-date 2016	0	0.0	3	4.5	2	3.0	15	22.7	46	69.7	66	317,500	350,394
Shawinigan													
Q3 2017	0	0.0	4	36.4	5	45.5	2	18.2	0	0.0	11	-	202,676
Q3 2016	0	0.0	2	100.0	0	0.0	0	0.0	0	0.0	2	-	-
Year-to-date 2017	0	0.0	4	25.0	10	62.5	2	12.5	0	0.0	16	-	208,322
Year-to-date 2016	0	0.0	5	55.6	3	33.3	1	11.1	0	0.0	9	-	-
Gatineau CMA													
Q3 2017	0	0.0	0	0.0	0	0.0	2	13.3	13	86.7	15	-	-
Q3 2016	0	0.0	0	0.0	3	5.7	6	11.3	44	83.0	53	400,000	421,253
Year-to-date 2017	0	0.0	0	0.0	5	4.9	10	9.8	87	85.3	102	402,500	419,391
Year-to-date 2016	0	0.0	0	0.0	4	3.6	12	10.7	96	85.7	112	400,000	429,025
Montréal CMA													
Q3 2017	1	0.2	5	0.9	34	6.1	76	13.5	445	79.3	561	395,000	433,167
Q3 2016	0	0.0	1	0.2	16	3.0	58	11.0	451	85.7	526	405,000	443,387
Year-to-date 2017	2	0.2	6	0.5	64	5.0	195	15.1	1,023	79.3	1,290	395,000	436,788
Year-to-date 2016	0	0.0	4	0.3	44	3.4	155	11.9	1,098	84.4	1,301	400,000	446,366
Québec CMA													
Q3 2017	0	0.0	0	0.0	4	4.9	11	13.4	67	81.7	82	347,500	371,834
Q3 2016	0	0.0	0	0.0	9	19.1	8	17.0	30	63.8	47	370,000	379,281
Year-to-date 2017	1	0.6	0	0.0	7	4.2	27	16.4	130	78.8	165	350,000	369,791
Year-to-date 2016	0	0.0	1	0.6	21	12.5	25	14.9	121	72.0	168	360,000	388,800

Source: CMHC (Market Absorption Survey)

¹This centre is new to our survey as of 2013

**Table 4: Absorbed Single-Detached Units by Price Range in Québec
Third Quarter 2017**

Submarket	Price Ranges										Total	Median Price (\$)	Average Price (\$)
	< \$150,000		\$150,000 - \$199,999		\$200,000 - \$249,999		\$250,000 - \$299,999		\$300,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Saguenay CMA													
Q3 2017	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Q3 2016	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
Year-to-date 2017	0	0.0	1	25.0	3	75.0	0	0.0	0	0.0	4	-	-
Year-to-date 2016	0	0.0	0	0.0	1	50.0	0	0.0	1	50.0	2	-	-
Sherbrooke CMA													
Q3 2017	0	0.0	0	0.0	4	18.2	6	27.3	12	54.5	22	-	362,112
Q3 2016	0	0.0	1	5.3	4	21.1	4	21.1	10	52.6	19	-	338,256
Year-to-date 2017	0	0.0	0	0.0	8	13.3	18	30.0	34	56.7	60	-	347,183
Year-to-date 2016	1	2.0	3	6.0	11	22.0	12	24.0	23	46.0	50	300,000	306,539
Trois-Rivières CMA													
Q3 2017	0	0.0	4	14.8	2	7.4	5	18.5	16	59.3	27	315,000	304,174
Q3 2016	0	0.0	6	18.2	3	9.1	12	36.4	12	36.4	33	270,000	311,004
Year-to-date 2017	0	0.0	5	9.6	3	5.8	10	19.2	34	65.4	52	315,000	332,276
Year-to-date 2016	0	0.0	11	19.0	10	17.2	18	31.0	19	32.8	58	272,500	295,200
Total Urban Centres in Québec (50,000+)													
Q3 2017	3	0.4	38	4.8	69	8.6	121	15.1	568	71.1	799	355,000	397,828
Q3 2016	0	0.0	32	4.2	54	7.0	108	14.1	573	74.7	767	380,000	408,794
Year-to-date 2017	7	0.4	61	3.3	144	7.8	294	15.9	1,342	72.6	1,848	370,000	405,907
Year-to-date 2016	1	0.1	64	3.3	140	7.3	268	13.9	1,450	75.4	1,923	380,000	413,651

Source: CMHC (Market Absorption Survey)

Table 5: Centris® Residential Activity for Quebec Third Quarter 2017				
		Number of Sales	Number of New Listings	Average Price (\$)
2016	January	4,252	14,612	272,998
	February	7,199	15,876	272,896
	March	8,766	15,472	274,216
	April	8,971	14,771	276,643
	May	8,456	13,634	285,198
	June	7,107	11,601	287,904
	July	5,489	11,099	284,652
	August	5,661	11,122	290,033
	September	5,692	12,926	292,995
	October	5,913	12,102	288,824
	November	5,843	10,769	290,815
	December	4,797	7,544	289,495
2017	January	4,515	13,543	283,398
	February	7,235	14,979	280,506
	March	9,652	15,759	288,482
	April	8,641	13,399	292,032
	May	9,529	13,619	299,599
	June	7,405	11,444	299,722
	July	6,122	10,737	303,098
	August	5,951	10,815	298,160
	September	5,868	12,274	298,115
	October			
	November			
	December			
	Q2 2016	24,534	40,006	282,854
	Q2 2017	25,575	38,462	297,078
	YTD 2016	61,593	121,113	281,521
	YTD 2017	64,918	116,569	293,762

Source: QFREB by the Centris® system

The Centris® system contains all the listings of Québec real estate brokers.

Figure 5.1: MLS® Residential Average Price for Quebec

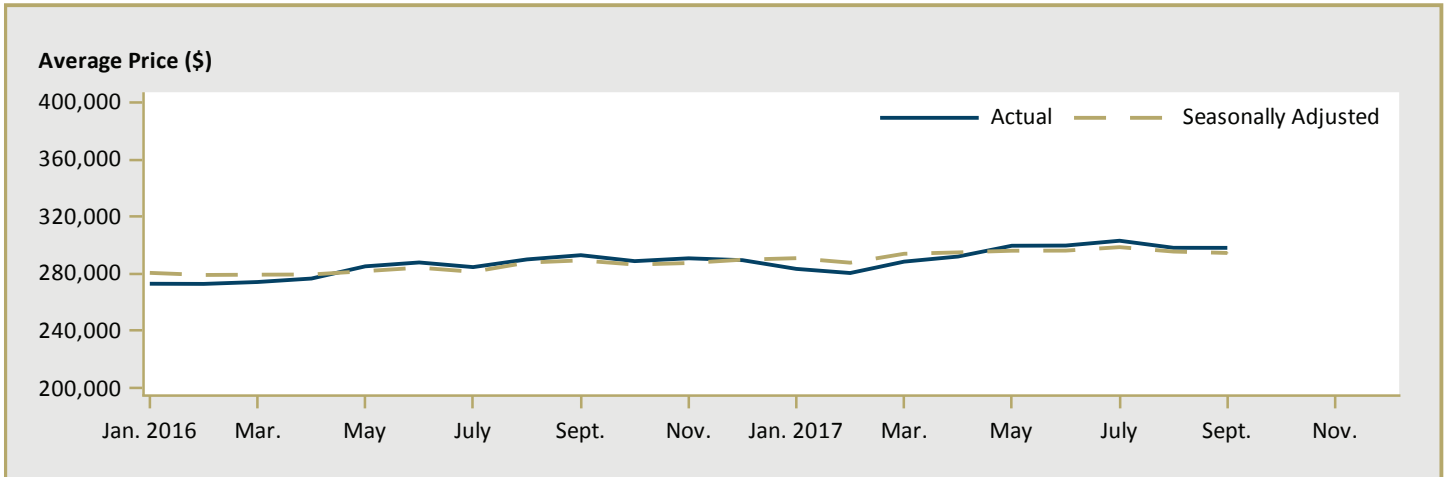


Figure 5.2: MLS® Residential Sales for Quebec

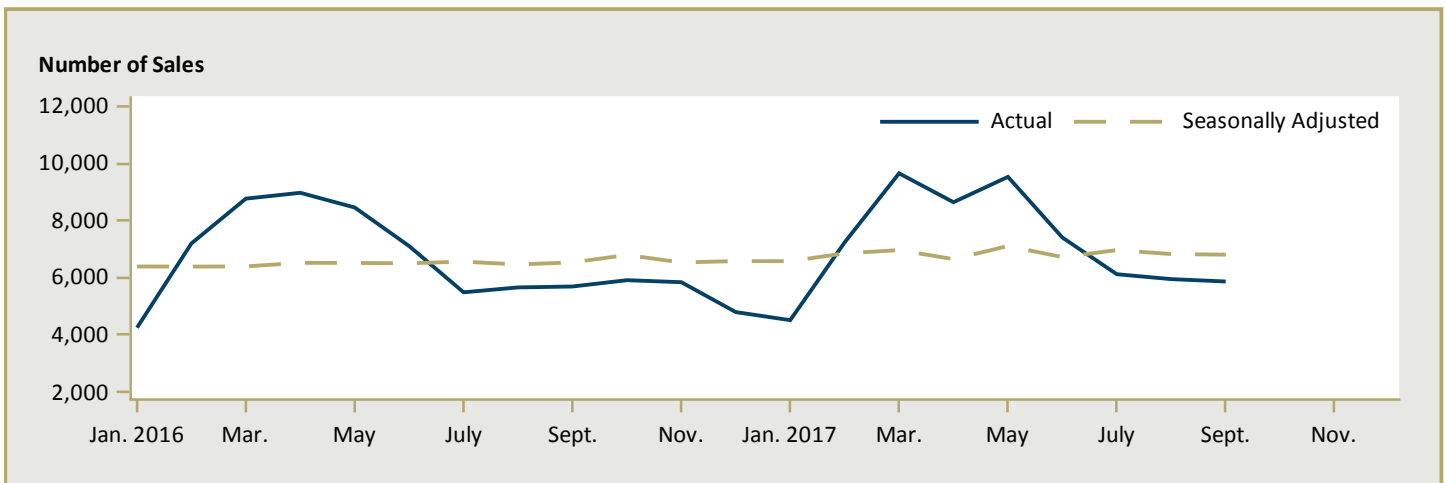
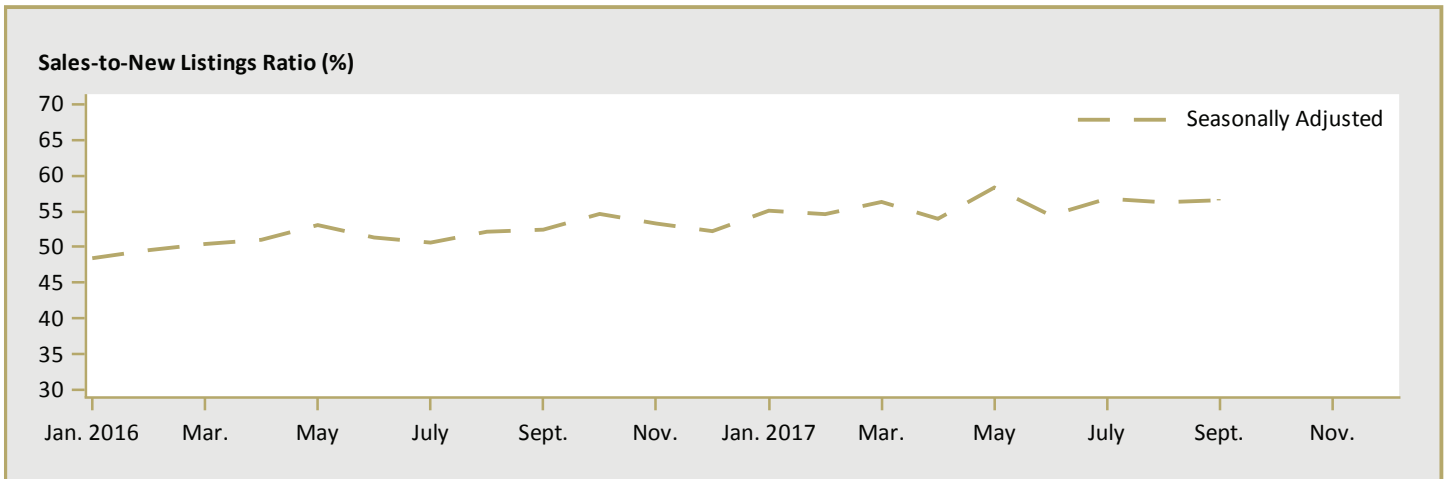


Figure 5.3: MLS® Residential Sales-to- New Listings Ratio for Quebec



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

Source: CREA / Haver Analytics

**Table 6: Level of Economic Indicators for Québec
Third Quarter 2017**

		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index (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							
2016	January - March	561	3.1	4.6	4,103.8	7.5	11,373	100.3	843	33,708,569	74.03
	April - June	561	3.1	4.6	4,111.8	7.1	17,799	116.4	857	35,949,940	77.77
	July - September	565	3.1	4.7	4,141.1	7.0	14,070	129.0	867	36,082,650	76.36
	October - December	561	3.1	4.6	4,185.5	6.5	2,406	121.1	866	37,462,677	74.50
2017	January - March	561	3.1	4.6	4,196.0	6.3	12,608	137.9	871	36,381,687	75.77
	April - June	561	3.1	4.6	4,209.5	6.2	23,012	140.1	880	39,127,482	73.26
	July - September	573	3.1	4.9	4,231.5	6.0		141.0	896		
	October - December										

**Table 6.1: Growth⁽¹⁾ of Economic Indicators for Québec
Third Quarter 2017**

		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							
2016	January - March	-1.2	0.2	-0.1	0.4	0.1	**	-5.1	3.7	-1.3	-6.5
	April - June	0.0	0.3	0.0	0.3	-0.6	68.7	11.2	4.1	-1.9	-4.1
	July - September	0.7	0.3	0.1	1.0	-0.8	32.3	33.9	2.7	-1.2	0.7
	October - December	0.0	0.1	0.0	2.1	-1.2	-26.5	15.7	3.2	3.7	0.0
2017	January - March	0.0	0.0	0.0	2.2	-1.2	10.9	37.5	3.3	7.9	2.4
	April - June	0.0	0.0	0.0	2.4	-0.9	29.3	20.4	2.6	8.8	-5.8
	July - September	1.5	0.0	0.1	2.2	-1.0		9.3	3.3		
	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

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 2016 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 modeled 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 population centre (known as the core). A CMA must have a total population of at least 100,000 of which 50,000 or more must live in the core based on adjusted data from the previous Census of Population Program. A CA must have a core population of at least 10,000 also based on data from the previous Census of Population Program. To be included in the CMA or CA, other adjacent municipalities must have a high degree of integration with the core, as measured by commuting flows derived from data on place of work from the previous Census Program.

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

2017 data based on 2016 Census Definitions. 2012-2016 data based on 2011 Census Definitions. 2007-2011 data based on 2006 Census Definitions.

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