

Dec. 2018

	Dec-17	Dec-18	Y/Y % Change	2017	2018	% Change
DETACHED						
Total Sales	617	496	-19.61%	11,832	9,945	-15.95%
Total Sales Volume	\$322,537,388	\$252,526,951	-21.71%	\$6,597,829,569	\$5,542,371,095	-16.00%
New Listings	675	577	-14.52%	19,095	19,812	3.75%
Inventory	2,040	2,592	27.06%	2,751	3,682	33.83%
Months of Supply	3.31	5.23	58.06%	2.79	4.44	59.23%
Sales to New Listings Ratio	91.41%	85.96%	-5.45%	61.96%	50.20%	-11.77%
Sales to List Price Ratio	97.19%	96.25%	-0.94%	97.53%	96.93%	-0.60%
Days on Market	52	66	28.46%	39	48	23.08%
Benchmark Price	\$498,700	\$481,400	-3.47%	\$504,100	\$496,792	-1.45%
Median Price	\$462,000	\$450,000	-2.60%	\$490,000	\$484,000	-1.22%
Average Price	\$522,751	\$509,127	-2.61%	\$557,626	\$557,302	-0.06%
Index	205	198	-3.47%	207	204	-1.45%
APARTMENT						
Total Sales	170	106	-37.65%	2,871	2,663	-7.24%
Total Sales Volume	\$46,127,869	\$30,063,652	-34.83%	\$840,149,232	\$777,891,695	-7.41%
New Listings	261	213	-18.39%	7,215	6,691	-7.26%
Inventory	1,183	1,024	-13.44%	1,601	1,584	-1.08%
Months of Supply	6.96	9.66	38.82%	6.69	7.14	6.64%
Sales to New Listings Ratio	65.13%	49.77%	-15.37%	39.79%	39.80%	0.01%
Sales to List Price Ratio	96.03%	95.16%	-0.87%	96.35%	96.01%	-0.34%
Days on Market	81	74	-8.62%	60	65	8.33%
Benchmark Price	\$257,800	\$251,500	-2.44%	\$263,758	\$256,642	-2.70%
Median Price	\$250,000	\$240,000	-4.00%	\$260,000	\$252,500	-2.88%
Average Price	\$271,340	\$283,619	4.53%	\$292,633	\$292,111	-0.18%
Index	178	174	-2.47%	182	177	-2.71%
ATTACHED						
Total Sales	222	192	-13.51%	4,181	3,536	-15.43%
Total Sales Volume	\$88,652,622	\$72,297,776	-18.45%	\$1,703,174,658	\$1,395,968,768	-18.04%
New Listings	285	257	-9.82%	7,819	8,105	3.66%
Inventory	1,099	1,288	17.20%	1,383	1,752	26.69%
Months of Supply	4.95	6.71	35.51%	3.97	5.94	49.80%
Sales to New Listings Ratio	77.89%	74.71%	-3.19%	53.47%	43.63%	-9.84%
Sales to List Price Ratio	97.06%	96.71%	-0.35%	97.31%	97.11%	-0.19%
Days on Market	59	74	24.72%	49	57	16.33%
Benchmark Price	\$330,400	\$317,900	-3.78%	\$332,600	\$327,633	-1.49%
Median Price	\$329,900	\$327,450	-0.74%	\$343,000	\$338,000	-1.46%
Average Price	\$399,336	\$376,551	-5.71%	\$407,361	\$394,788	-3.09%
Index	195	188	-3.79%	196	194	-1.50%
CITY OF CALGARY						
Total Sales	1,009	794	-21.31%	18,884	16,144	-14.51%
Total Sales Volume	\$457,317,879	\$354,888,379	-22.40%	\$9,141,153,459	\$7,716,231,558	-15.59%
New Listings	1,221	1,047	-14.25%	34,129	34,608	1.40%
Inventory	4,322	4,904	13.47%	5,735	7,017	22.36%
Months of Supply	4.28	6.18	44.19%	3.64	5.22	43.13%
Sales to New Listings Ratio	82.64%	75.84%	-6.80%	55.33%	46.65%	-8.68%
Sales to List Price Ratio	97.05%	96.25%	-0.80%	97.38%	96.87%	-0.51%
Days on Market	58	69	18.79%	44	53	20.45%
Benchmark Price	\$433,300	\$418,500	-3.42%	\$438,025	\$431,375	-1.52%
Median Price	\$410,000	\$400,000	-2.44%	\$430,000	\$420,000	-2.33%
Average Price	\$453,239	\$446,963	-1.38%	\$484,069	\$477,963	-1.26%
Index	199	193	-3.41%	201	198	-1.52%

For a list of definitions, see page 26.

Dec, 2018

	Dec-17	Dec-18	Y/Y % Change	2017	2018	% Change
CITY OF CALGARY SEMI-DETACHED						
Total Sales	95	87	-8.42%	1,821	1,577	-13.40%
Total Sales Volume	\$46,760,821	\$39,953,633	-14.56%	\$907,832,088	\$767,863,913	-15.42%
Share of Sales with Condo Title	16.84%	11.49%	-5.35%	16.64%	15.94%	-0.70%
New Listings	129	111	-13.95%	3,121	3,588	14.96%
Inventory	432	573	32.64%	514	748	45.73%
Months of Supply	4.55	6.59	44.84%	3.38	5.69	68.28%
Sales to New Listings Ratio	73.64%	78.38%	4.73%	58.35%	43.95%	-14.39%
Sales to List Price Ratio	97.24%	96.78%	-0.46%	97.47%	97.29%	-0.18%
Days on Market	59	78	32.95%	46	55	19.57%
Benchmark Price	\$413,100	\$397,500	-3.78%	\$411,917	\$410,500	-0.34%
Median Price	\$405,500	\$362,000	-10.73%	\$405,000	\$399,900	-1.26%
Average Price	\$492,219	\$459,237	-6.70%	\$498,535	\$486,914	-2.33%
Index	209	201	-3.78%	208	207	-0.34%
CITY OF CALGARY ROW						
Total Sales	127	105	-17.32%	2,360	1,959	-16.99%
Total Sales Volume	\$41,891,801	\$32,344,143	-22.79%	\$795,342,570	\$628,104,855	-21.03%
Share of Sales with Condo Title	94.49%	89.52%	-4.96%	94.77%	92.30%	-2.47%
New Listings	156	146	-6.41%	4,698	4,517	-3.85%
Inventory	667	715	7.20%	869	1,003	15.44%
Months of Supply	5.25	6.81	29.66%	4.42	6.14	39.07%
Sales to New Listings Ratio	81.41%	71.92%	-9.49%	50.23%	43.37%	-6.86%
Sales to List Price Ratio	96.85%	96.63%	-0.23%	97.12%	96.90%	-0.23%
Days on Market	60	71	18.15%	52	60	15.38%
Benchmark Price	\$299,800	\$288,400	-3.80%	\$303,700	\$296,892	-2.24%
Median Price	\$295,000	\$295,500	0.17%	\$308,250	\$298,000	-3.33%
Average Price	\$329,857	\$308,039	-6.61%	\$337,010	\$320,625	-4.86%
Index	188	181	-3.78%	190	186	-2.24%
CITY OF CALGARY ATTACHED						
Total Sales	222	192	-13.51%	4,181	3,536	-15.43%
Total Sales Volume	\$88,652,622	\$72,297,776	-18.45%	\$1,703,174,658	\$1,395,968,768	-18.04%
Share of Sales with Condo Title	61.26%	54.17%	-11.58%	60.90%	58.23%	-4.39%
New Listings	285	257	-9.82%	7,819	8,105	3.66%
Inventory	1,099	1,288	17.20%	1,383	1,752	26.69%
Months of Supply	4.95	6.71	35.51%	3.97	5.94	49.80%
Sales to New Listings Ratio	77.89%	74.71%	-3.19%	53.47%	43.63%	-9.84%
Sales to List Price Ratio	97.06%	96.71%	-0.35%	97.31%	97.11%	-0.19%
Days on Market	59	74	24.72%	49	57	16.33%
Benchmark Price	\$330,400	\$317,900	-3.78%	\$332,600	\$327,633	-1.49%
Median Price	\$329,900	\$327,450	-0.74%	\$343,000	\$338,000	-1.46%
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