



AltusGroup

Calgary Market Area Calgary Inner-City

New Homes Sub Market Report
Data as of September 2023

Calgary Suburban

Submarket Report - September 2023



Sales - Q3 2023

High Rise	Mid Rise	Low Rise	Townhouse	Grand Total
	189	267	562	1,018

Annual Sales

2017	2018	2019	2020	2021	2022
2,106	2,428	2,290	2,221	4,512	5,133

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise	11	1,158	528	630	0
Low Rise	42	2,674	1,981	581	112
Townhouse	47	5,572	3,614	551	1,407
Grand Total	100	9,404	6,123	1,762	1,519

Calgary Suburban

Submarket Report - September 2023

Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$491	\$640	\$518	565	1,044
Low Rise	\$401	\$535	\$410	678	1,291
Townhouse	\$355	\$408	\$320	1,340	1,683

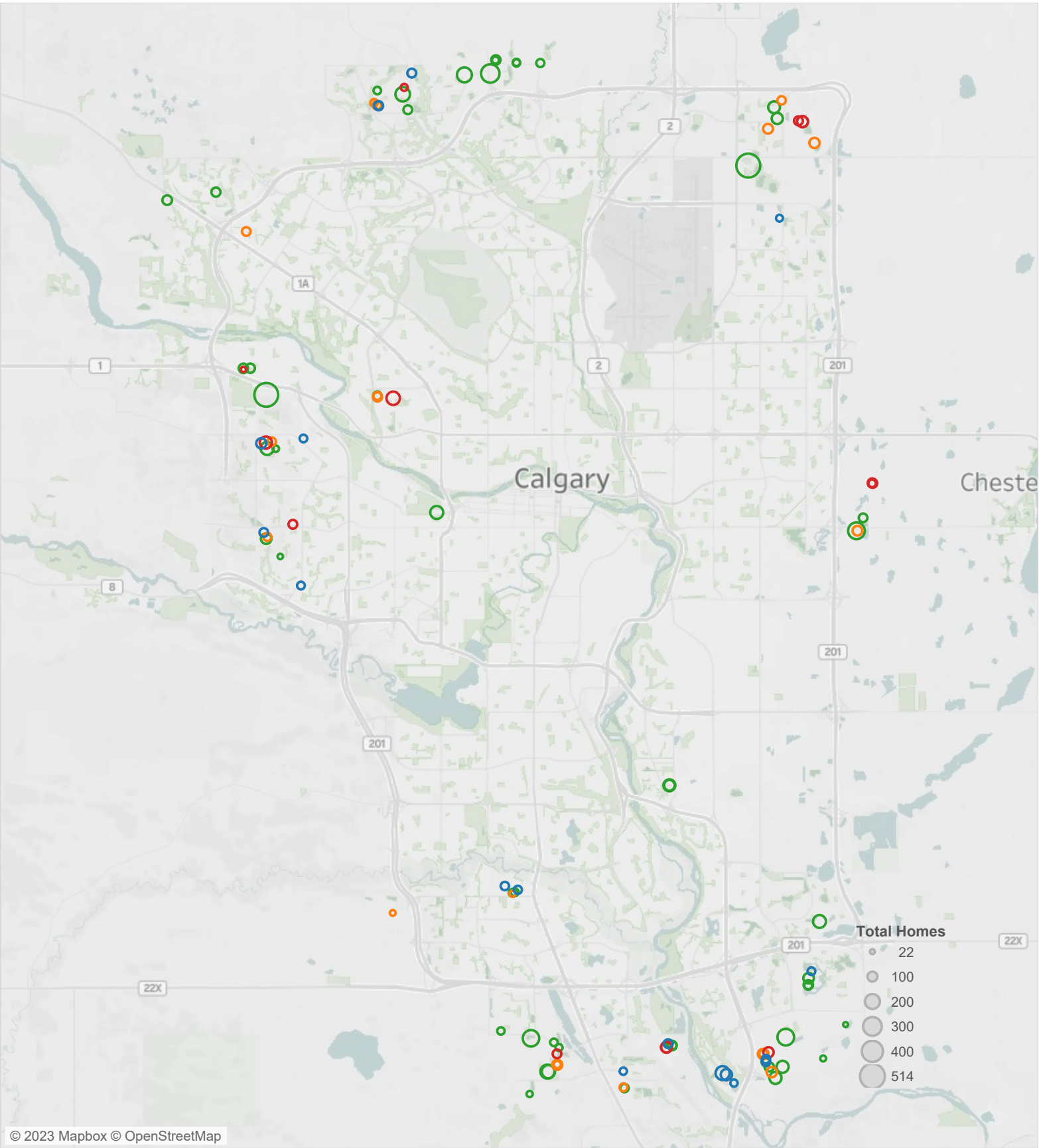
Active Phases - Top Projects by Total Homes

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Cityscape - Urban Townhomes	Mattamy Homes	Townhouse	May 2013	\$248	495	514
Village at Trinity Hills	Metropia	Townhouse	October 2019	\$309	102	510
Carrington	Mattamy Homes	Townhouse	April 2018	\$257	264	305
East Hills Crossing (Townhomes)	Minto	Townhouse	November 2021	\$284	194	252
Seton (Townhomes)	Rohit Communities	Townhouse	October 2017	\$231	231	249
Yorkville	Mattamy Homes	Townhouse	June 2018	\$241	230	243
Evanston Park	StreetSide Developments	Townhouse	October 2016	\$261	177	200
Rise Sage Hill (Belgard)	Sage Property Developments Inc.	Townhouse	October 2021	\$236	58	189
Goodwin	Anthem Properties	Townhouse	September 2019	\$242	78	178
Autumn at University District	Homes by Avi	Mid Rise	May 2023	\$608	80	162

Calgary Suburban

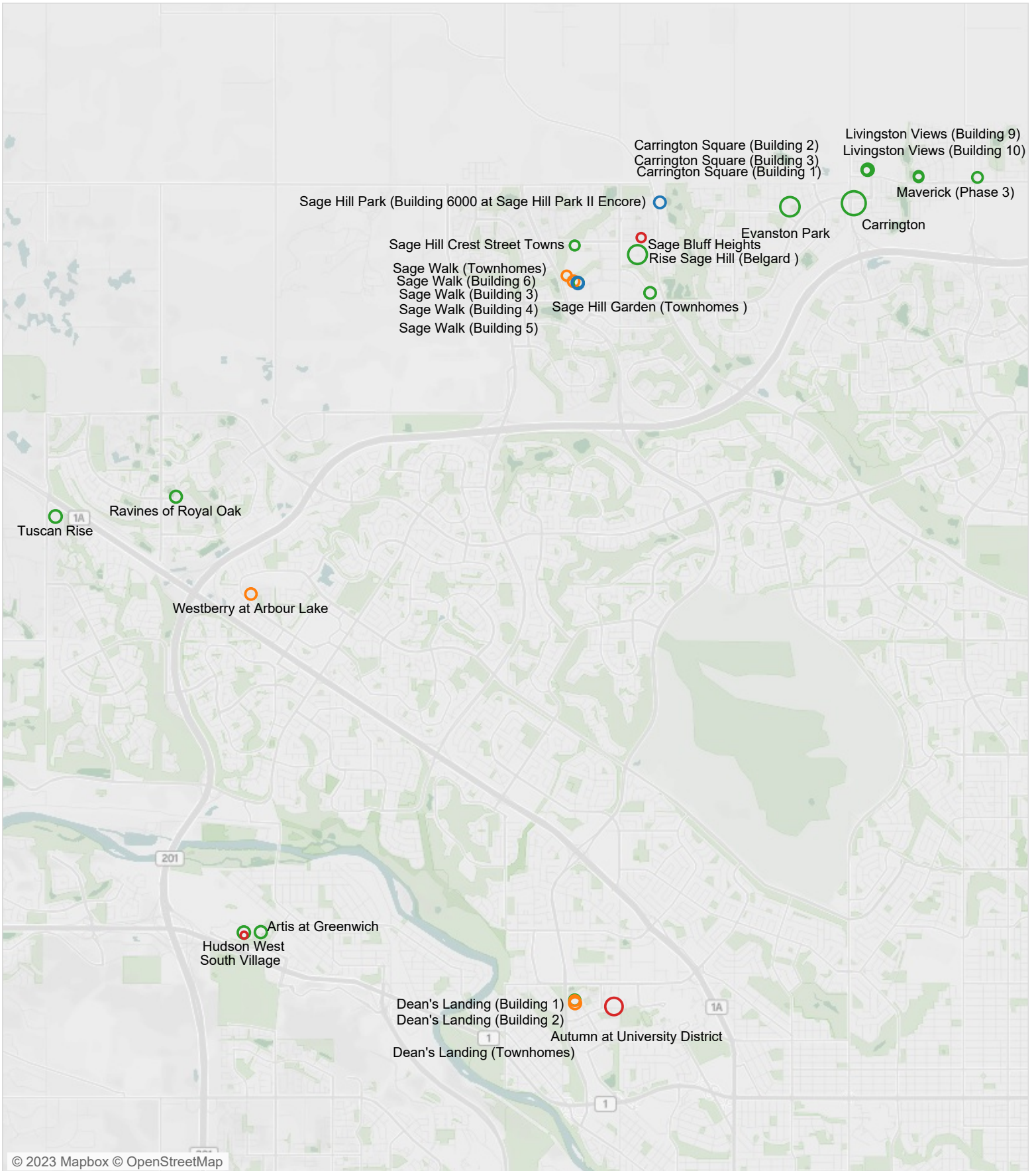
Submarket Report - September 2023

Current Active Phases



Calgary Suburban Submarket Report - September 2023

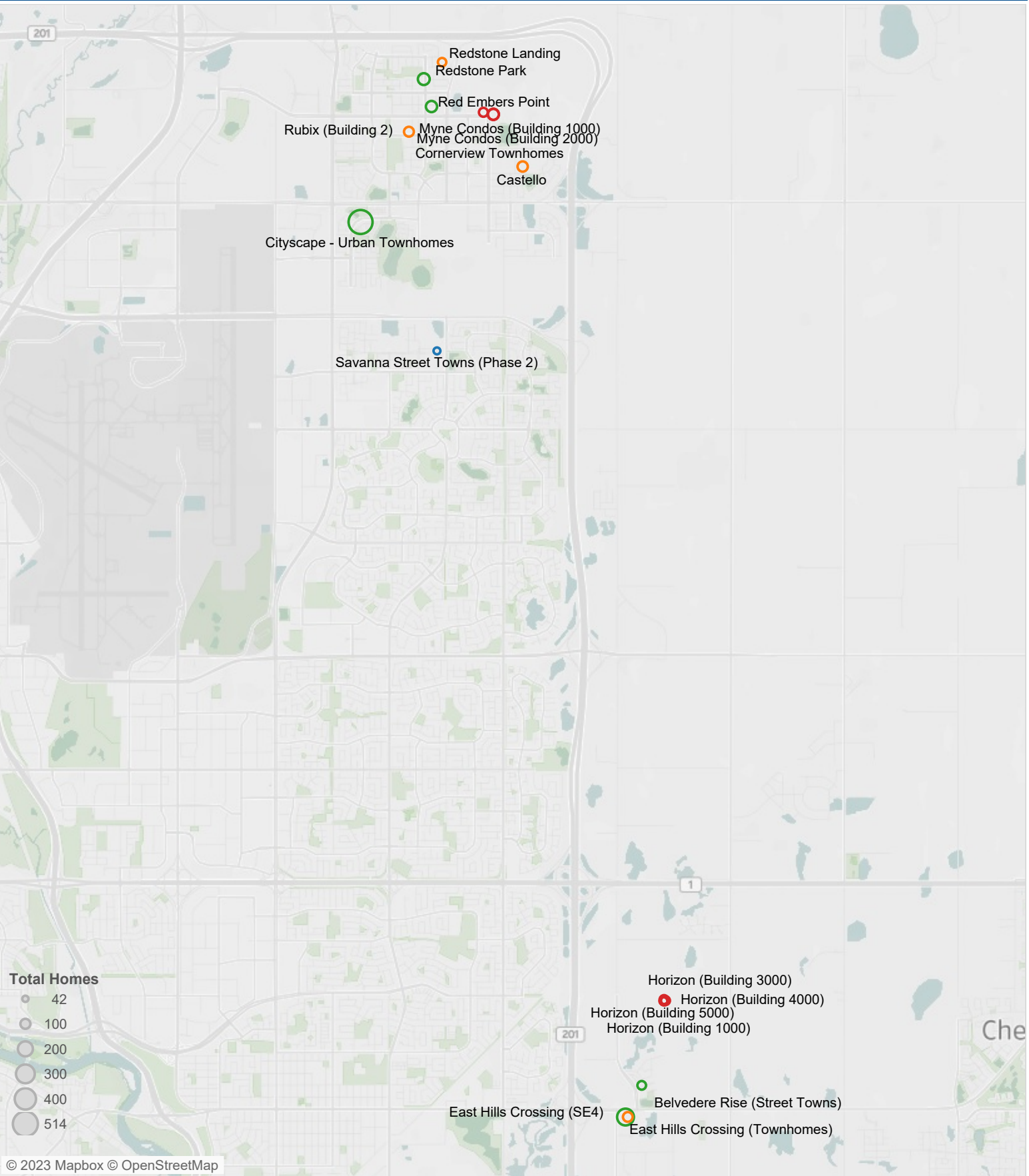
Current Active Phases - North



Calgary Suburban

Submarket Report - September 2023

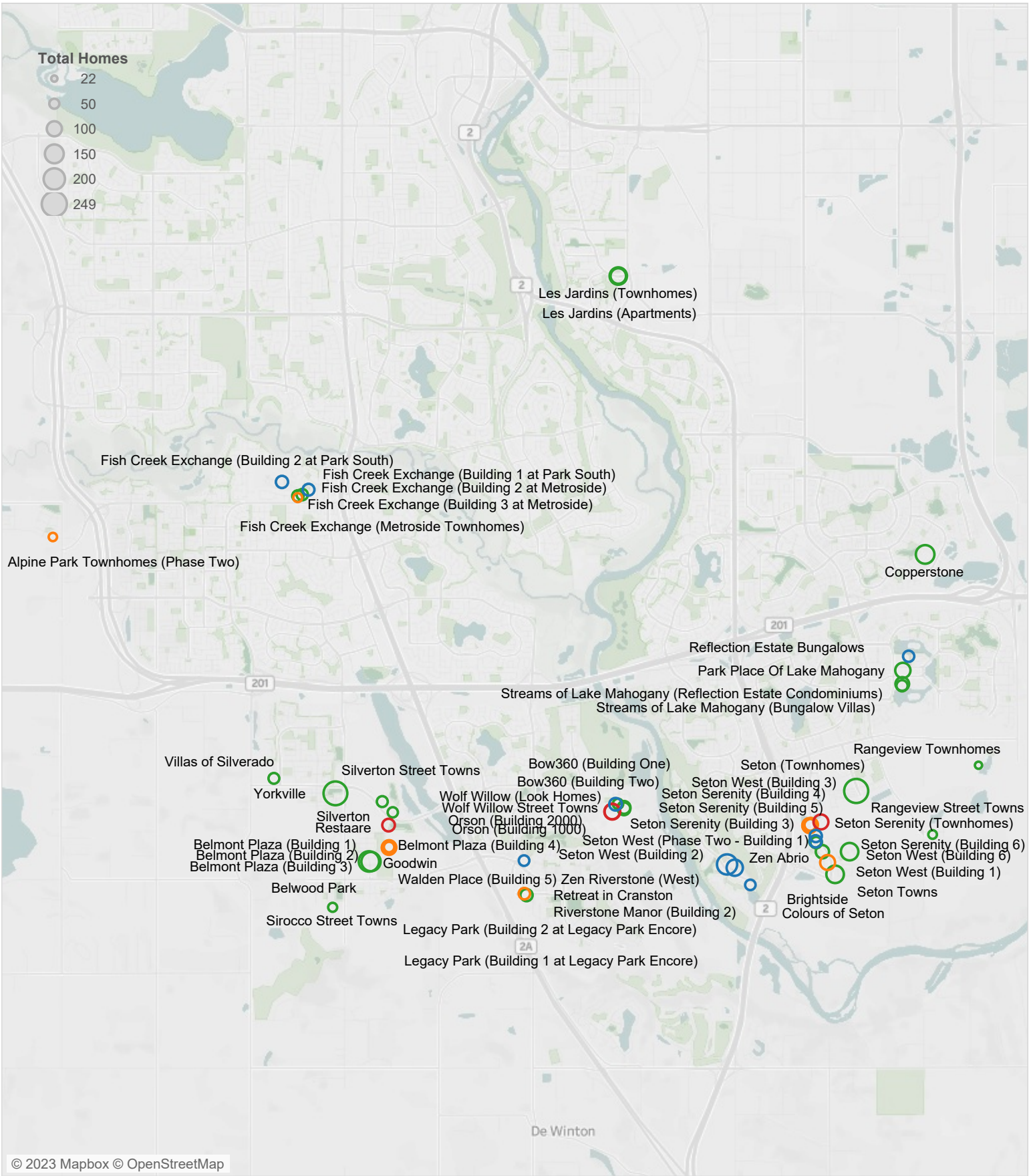
Current Active Phases - East



Calgary Suburban

Submarket Report - September 2023

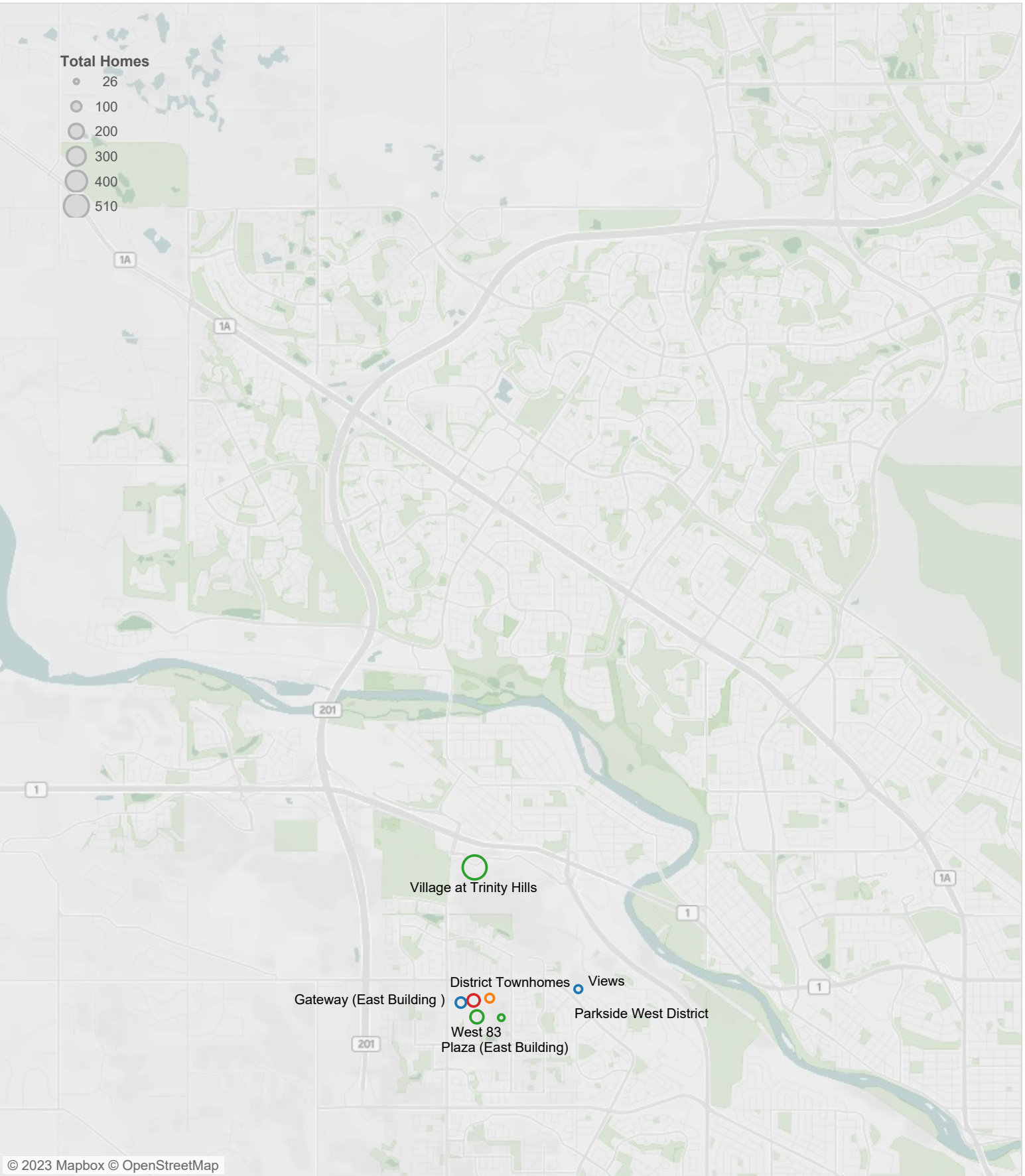
Current Active Phases - South



Calgary Suburban

Submarket Report - September 2023

Current Active Phases - West



Calgary Suburban

Submarket Report - September 2023

Active Phases - Top Projects by Current Quarter Sales

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Quarter Sales	Total Homes
Orson (Building 2000)	Truman Homes	Mid Rise	July 2023	\$537	73	99
Orson (Building 1000)	Truman Homes	Mid Rise	June 2023	\$536	62	108
Cornerview Townhomes	Truman Homes	Townhouse	July 2023	\$322	57	71
Cityscape - Urban Townhomes	Mattamy Homes	Townhouse	May 2013	\$248	45	514
Seton Serenity (Townhomes)	Cedarglen Living	Townhouse	October 2022	\$271	41	90
Autumn at University District	Homes by Avi	Mid Rise	May 2023	\$608	40	162
Redstone Park	StreetSide Development Corporation	Townhouse	June 2020	\$231	35	125
Rubix (Building 2)	Wave Homes	Low Rise	July 2022	\$370	30	87
Elkwood Townhomes	Slokker Homes	Townhouse	February 2023	\$365	29	100
Seton Serenity (Building 3)	Cedarglen Living	Low Rise	August 2023	\$393	26	92

Future Supply - Calgary Suburban

Project Type	Coming Soon	
	Number of Projects	Total Homes
High Rise	2	581
Mid Rise	8	220
Low Rise	13	92
Townhouse	7	284
Grand Total	30	1,177

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