

Calgary Suburban

Submarket Report - December 2023



Sales - Q4 2023

High Rise	Mid Rise	Low Rise	Townhouse	Grand Total
	206	185	391	782

Annual Sales

2018	2019	2020	2021	2022	2023
2,428	2,290	2,221	4,512	5,158	4,803

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise	14	1,407	787	582	38
Low Rise	36	2,332	1,771	512	49
Townhouse	51	5,571	3,460	547	1,564
Grand Total	101	9,310	6,018	1,641	1,651



AltusGroup

Calgary Market Area Calgary Suburban

New Homes Sub Market Report
Data as of December 2023

Calgary Suburban

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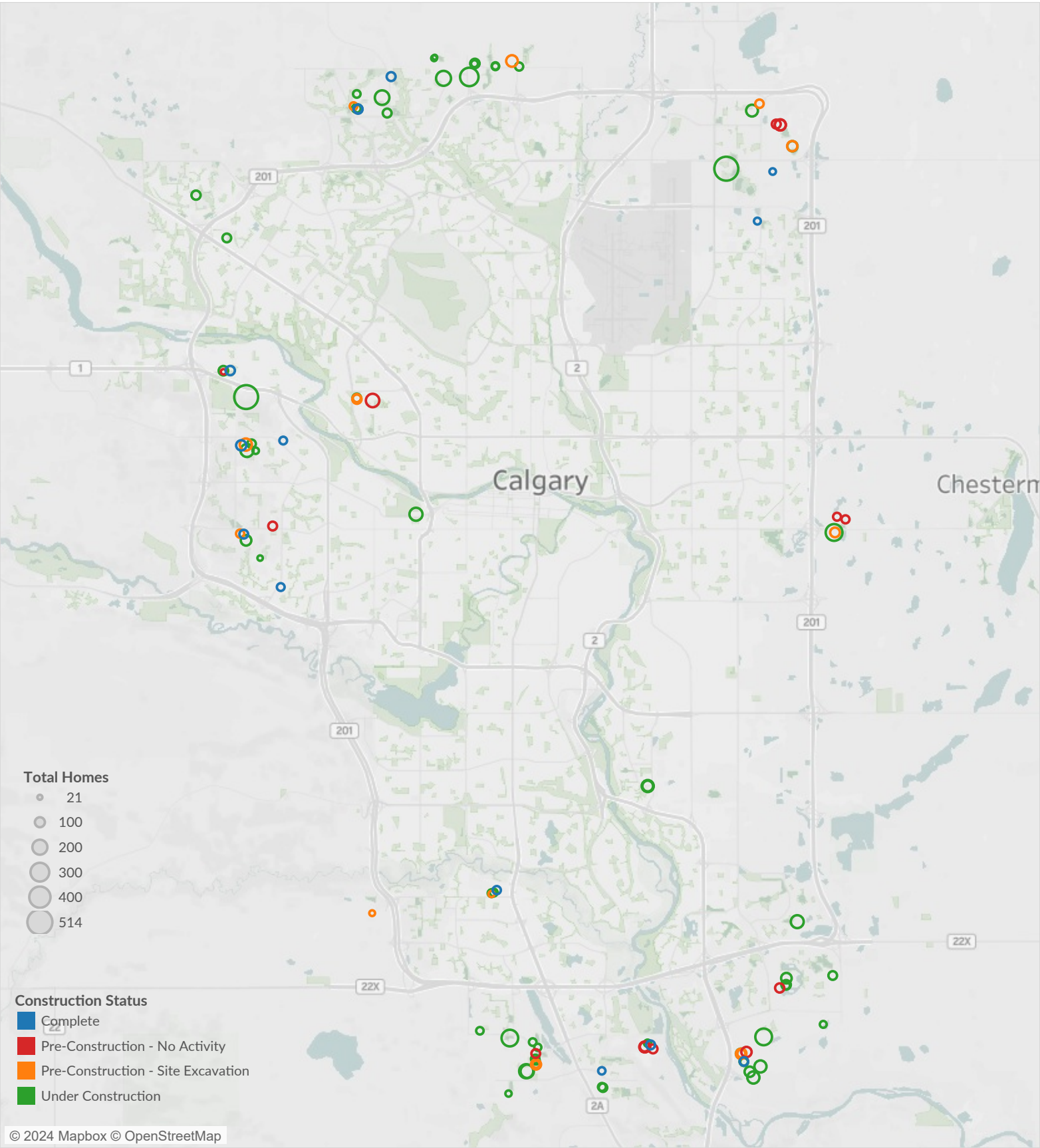
Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$488	\$620	\$517	560	1,036
Low Rise	\$408	\$534	\$417	677	1,248
Townhouse	\$355	\$412	\$327	1,327	1,650

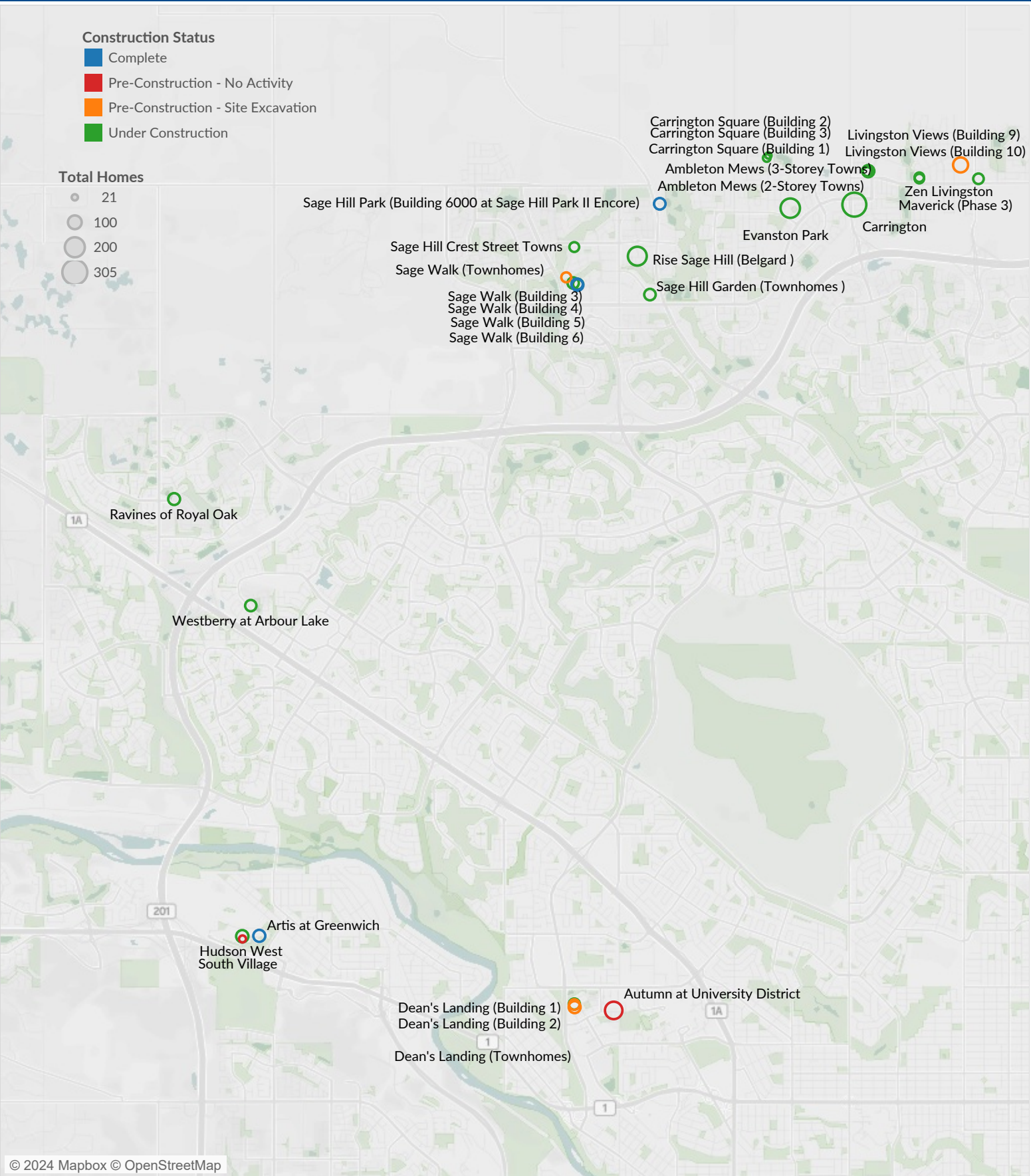
Active Phases - Top Projects by Total Homes

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	502	514
Village at Trinity Hills	Metropia	Townhouse	October 2019	\$309	109	510
Carrington	Mattamy Homes	Townhouse	April 2018	\$257	272	305
East Hills Crossing (Townhomes)	Minto	Townhouse	November 2021	\$284	196	252
Seton (Townhomes)	Rohit Communities	Townhouse	October 2017	\$231	240	249
Yorkville	Mattamy Homes	Townhouse	June 2018	\$241	237	248
Rise Sage Hill (Belgard)	Sage Property Developments Inc.	Townhouse	October 2021	\$236	58	189
Goodwin	Anthem Properties	Townhouse	September 2019	\$242	80	178
Autumn at University District	Homes by Avi	Mid Rise	May 2023	\$608	95	162
Belwood Park	StreetSide Developments	Townhouse	September 2019	\$237	157	159

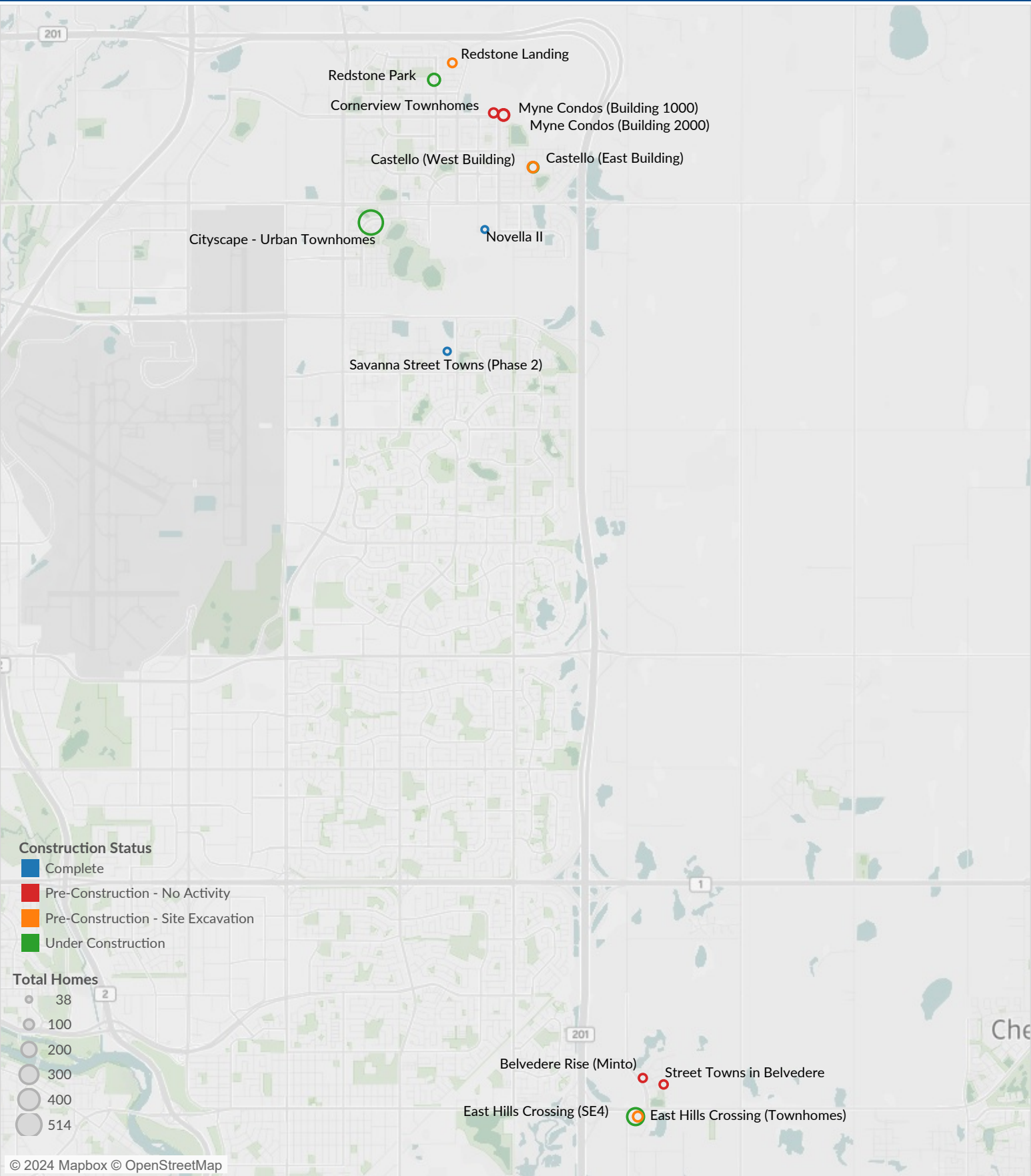
Current Active Phases



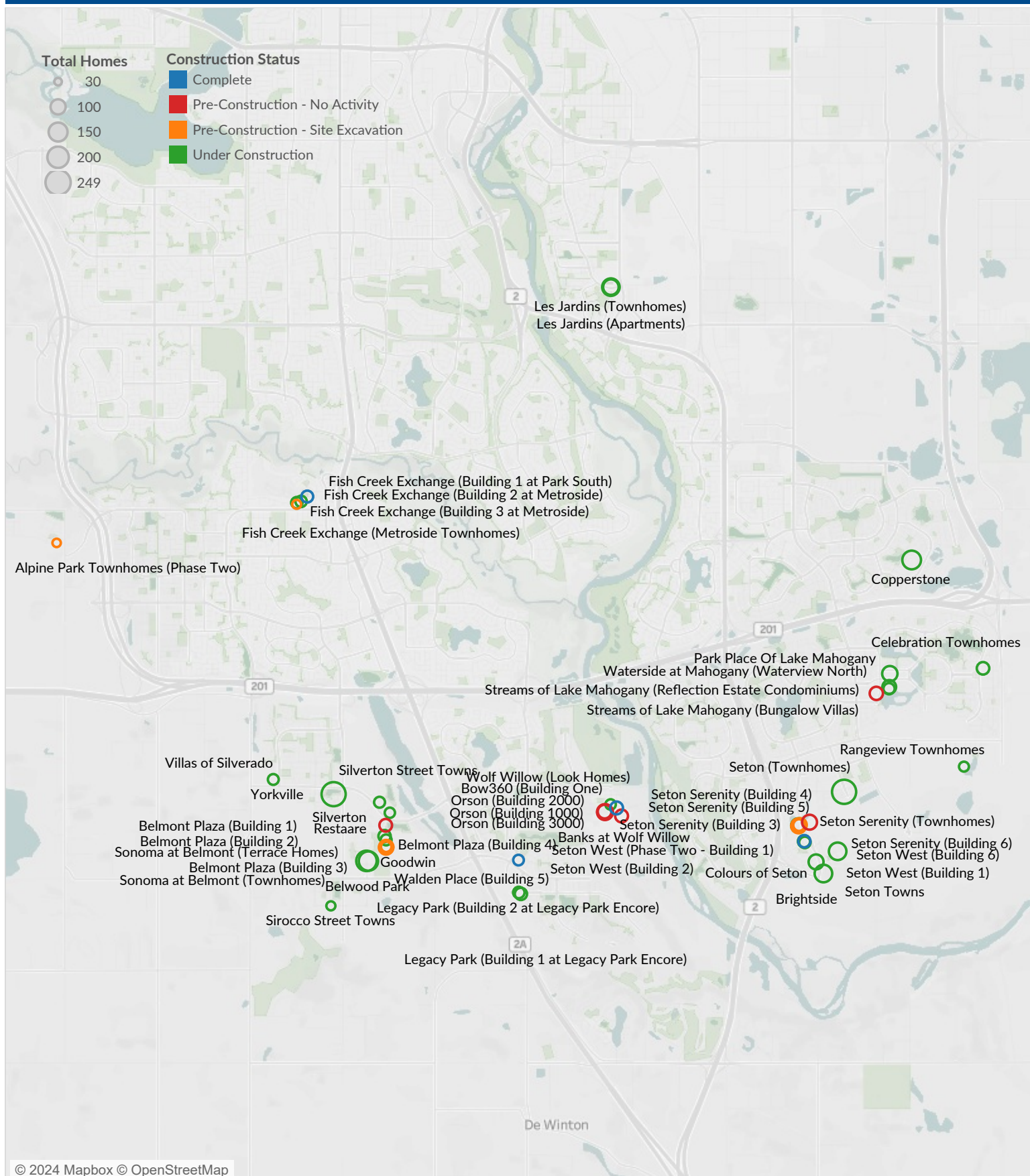
Current Active Phases - North



Current Active Phases - East



Current Active Phases - South

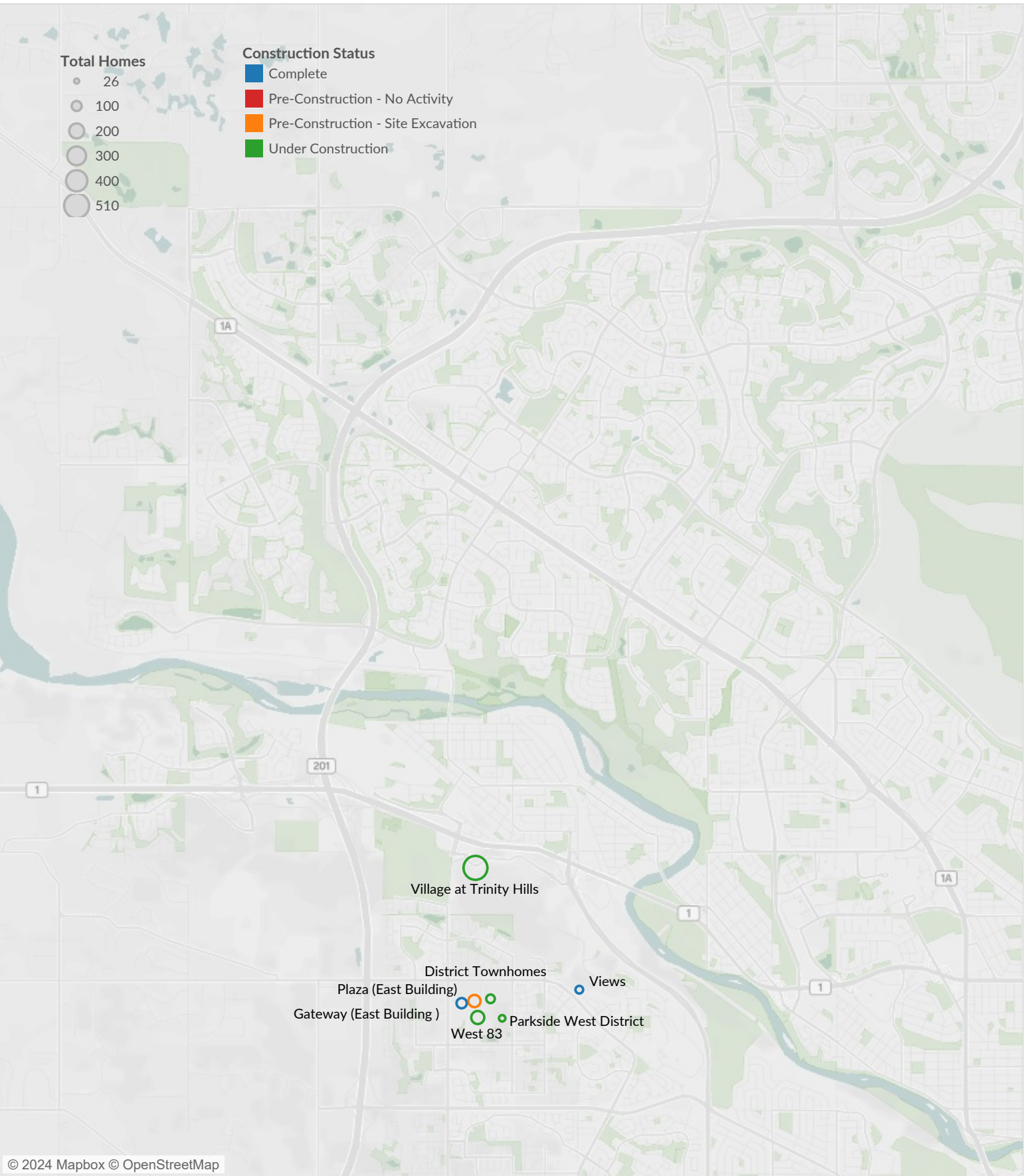


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Current Active Phases - West



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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
Myne Condos (Building 1000)	Truman Homes	Mid Rise	September 2023	\$553	43	110
Novella II	Truman Homes	Townhouse	November 2023	\$320	38	38
Waterside at Mahogany (Waterview North)	Logel Homes	Mid Rise	October 2023	\$568	36	75
Myne Condos (Building 2000)	Truman Homes	Mid Rise	September 2023	\$532	36	109
Belwood Park	StreetSide Developments	Townhouse	September 2019	\$237	36	159
Sonoma at Belmont (Terrace Homes)	Morrison Homes	Townhouse	October 2023	\$332	35	64
Seton West (Phase Two - Building 1)	Logel Homes	Mid Rise	September 2023	\$445	35	95
Seton Serenity (Building 3)	Cedarglen Living	Low Rise	August 2023	\$393	32	92
Sonoma at Belmont (Townhomes)	Morrison Homes	Townhouse	October 2023	\$327	27	51
Legacy Park (Building 2 at Legacy Park Encore)	Brad Remington Homes	Low Rise	September 2023	\$360	27	56

Future Supply - Calgary Suburban

Project Type	Coming Soon	
	Number of Projects	Total Homes
High Rise	2	581
Mid Rise	15	220
Low Rise	11	92
Townhouse	5	155
Grand Total	33	1,048

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