



Altus Group

Calgary Submarket Report

Calgary Suburban
Submarket Report - Q2 2024

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Sales - Q2 2024

High Rise

Mid Rise

Low Rise

Townhouse

Grand Total

237

329

441

1,007

Annual Sales

2018

2019

2020

2021

2022

2023

2,428

2,290

2,221

4,512

5,176

4,880

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise	12	1,179	703	328	148
Low Rise	31	2,097	1,510	566	21
Townhouse	55	6,315	3,813	553	1,949
Grand Total	98	9,591	6,026	1,447	2,118

Calgary Suburban

Submarket Report - Q2 2024



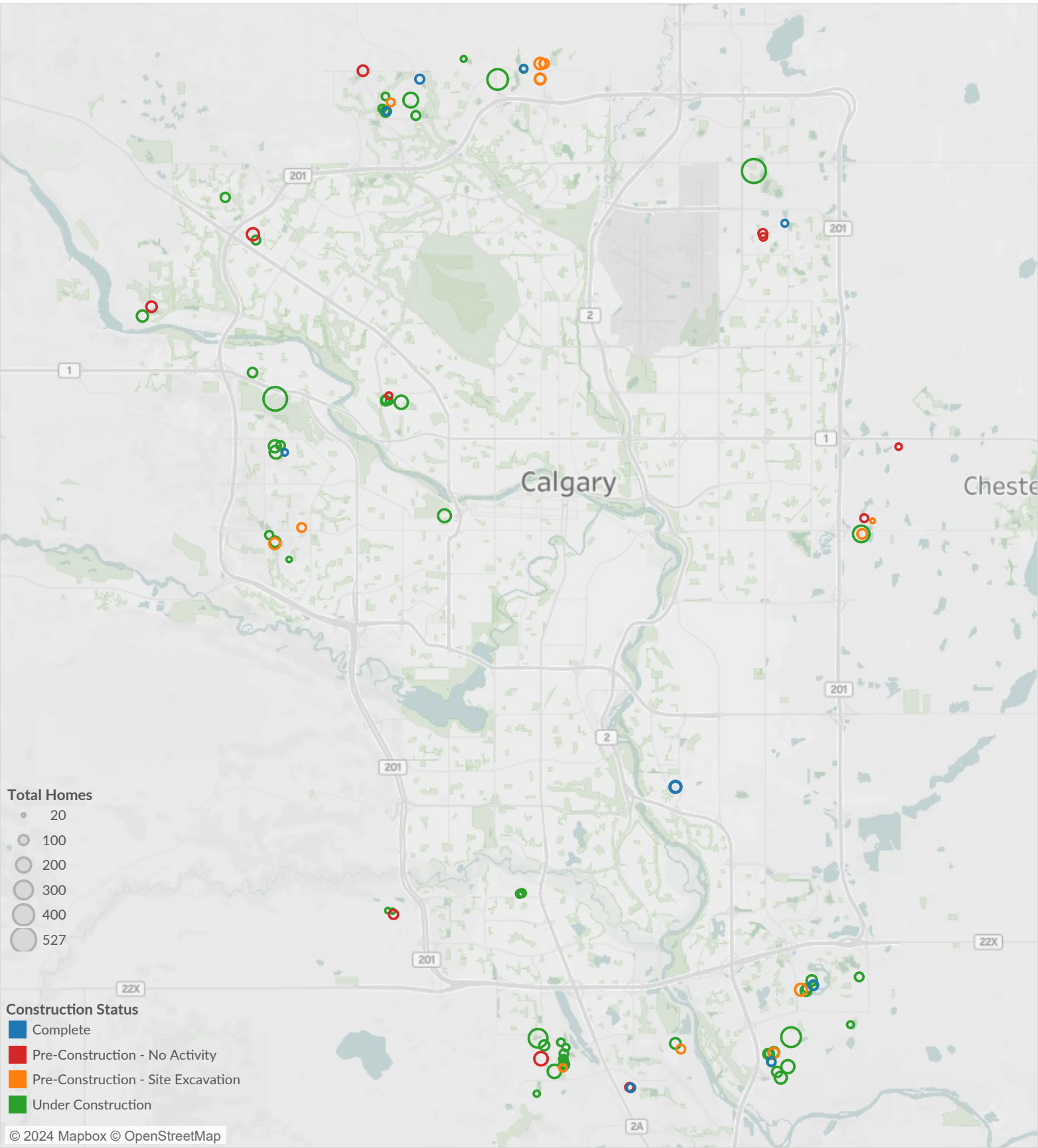
Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$524	\$651	\$577	635	1,164
Low Rise	\$443	\$569	\$442	660	1,198
Townhouse	\$373	\$443	\$341	1,307	1,628

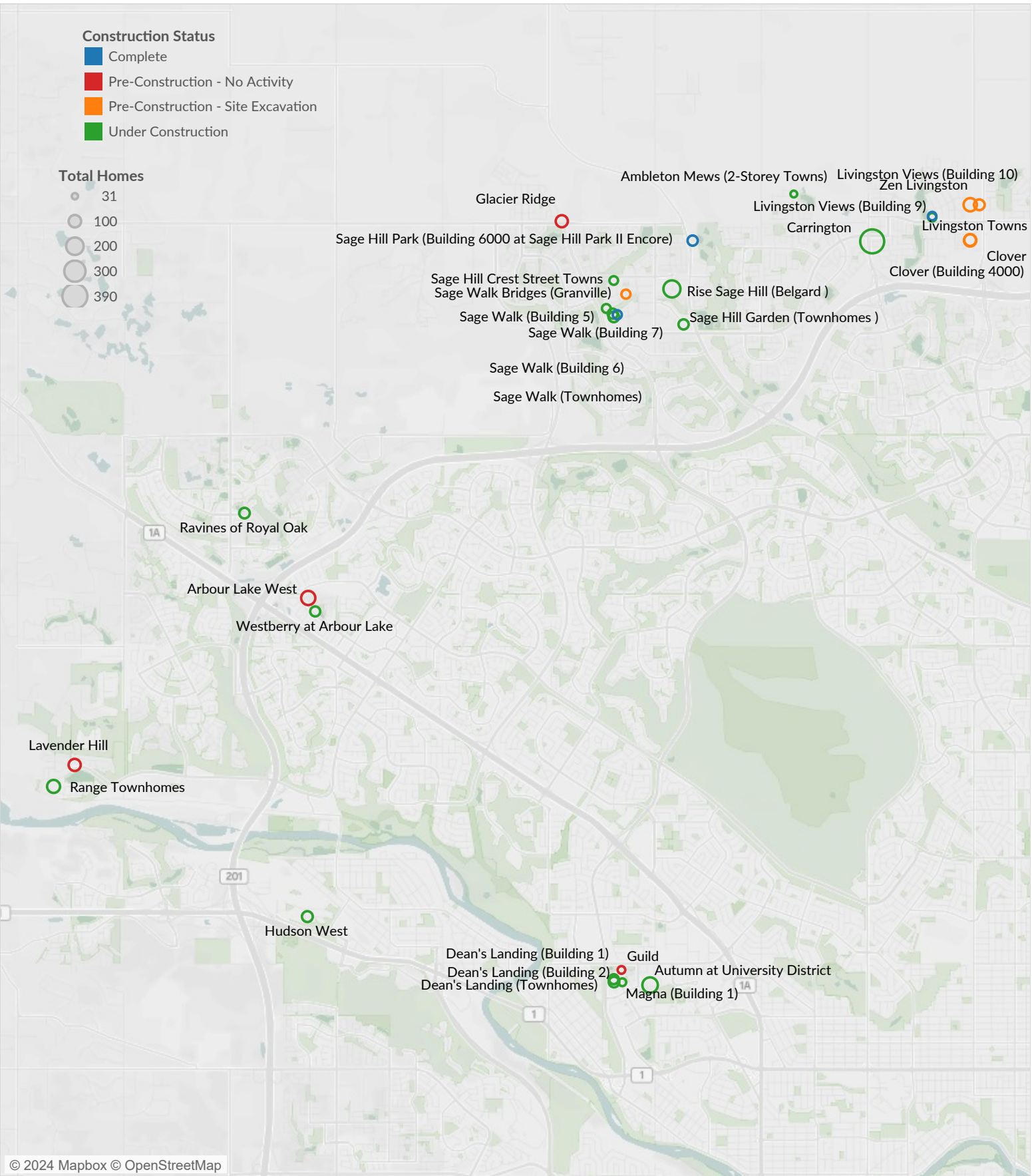
Active Phases - Top Projects by Total Homes

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	517	527
Village at Trinity Hills	Metropia	Townhouse	October 2019	\$309	136	510
Carrington	Mattamy Homes	Townhouse	April 2018	\$257	290	390
Seton (Townhomes)	Rohit Communities	Townhouse	October 2017	\$231	347	357
Yorkville	Mattamy Homes	Townhouse	June 2018	\$241	269	322
East Hills Crossing (Townhomes)	Minto	Townhouse	November 2021	\$284	246	252
Rise Sage Hill (Belgard)	Sage Property Developments Inc.	Townhouse	October 2021	\$236	61	198
Violette (Building B)	Truman Homes	Mid Rise	June 2024	\$487	46	166
Goodwin	Anthem Properties	Townhouse	September 2019	\$242	127	163
Autumn at University District	Homes by Avi	Mid Rise	May 2023	\$608	133	162

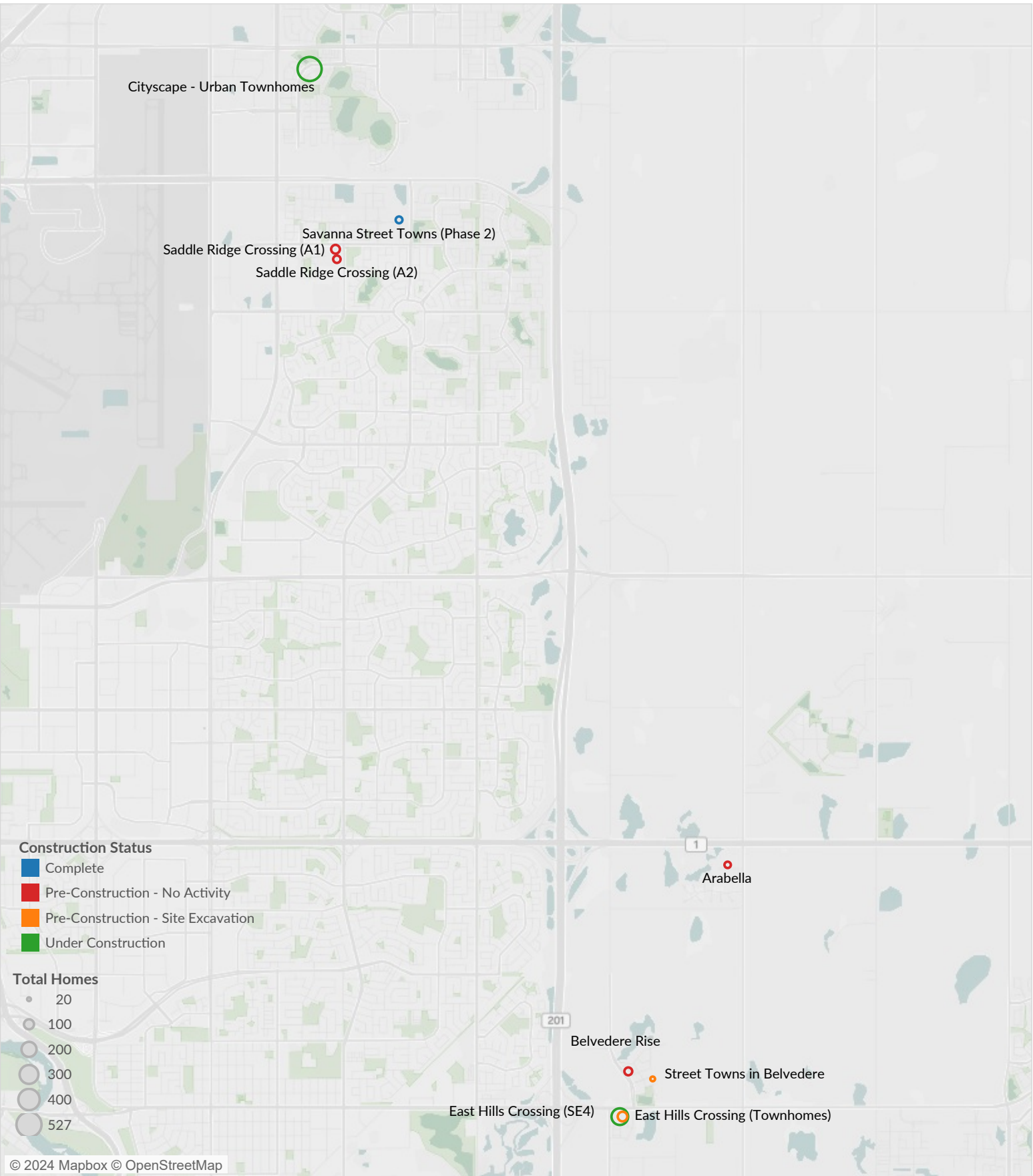
Current Active Phases



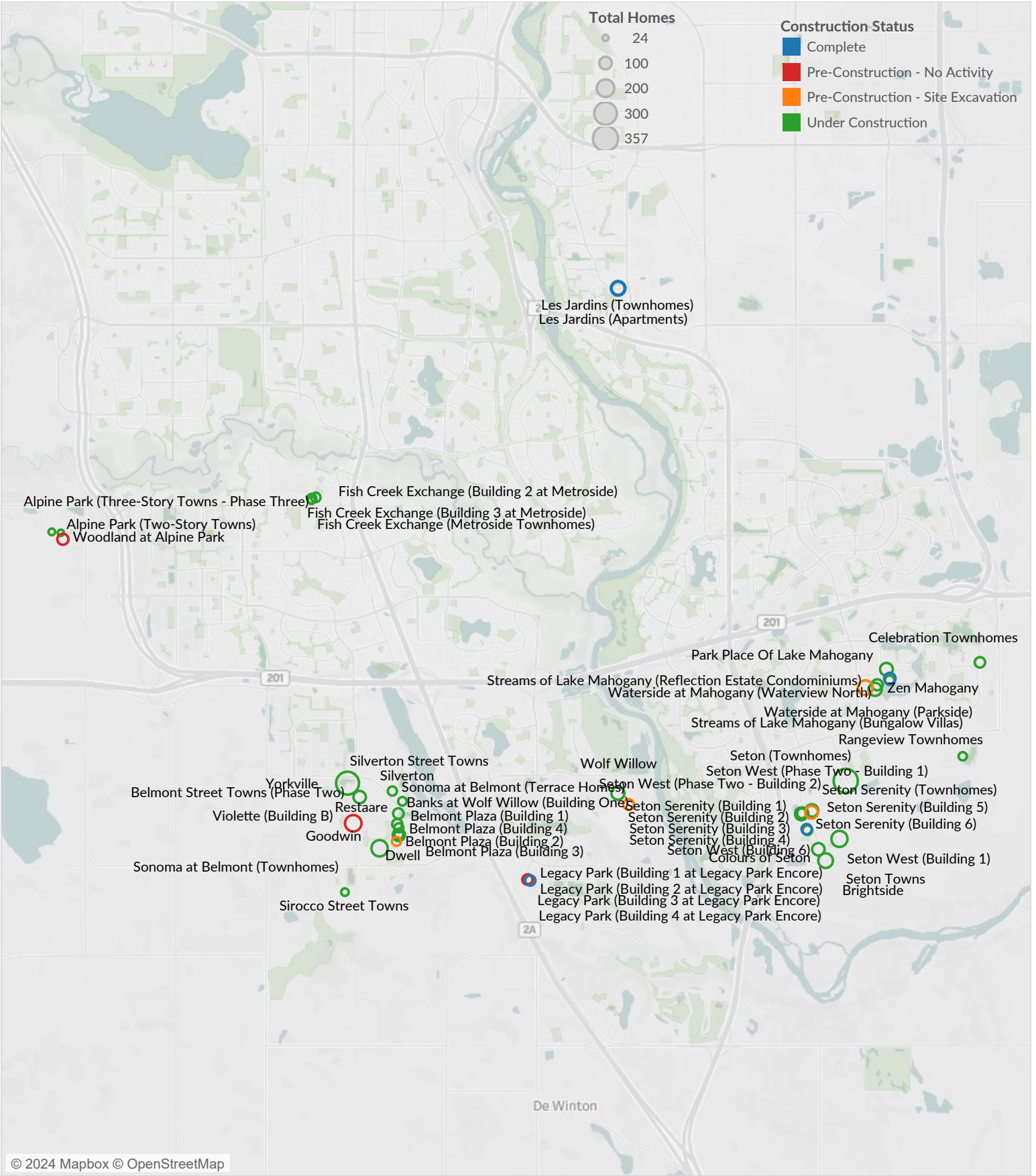
Current Active Phases - North



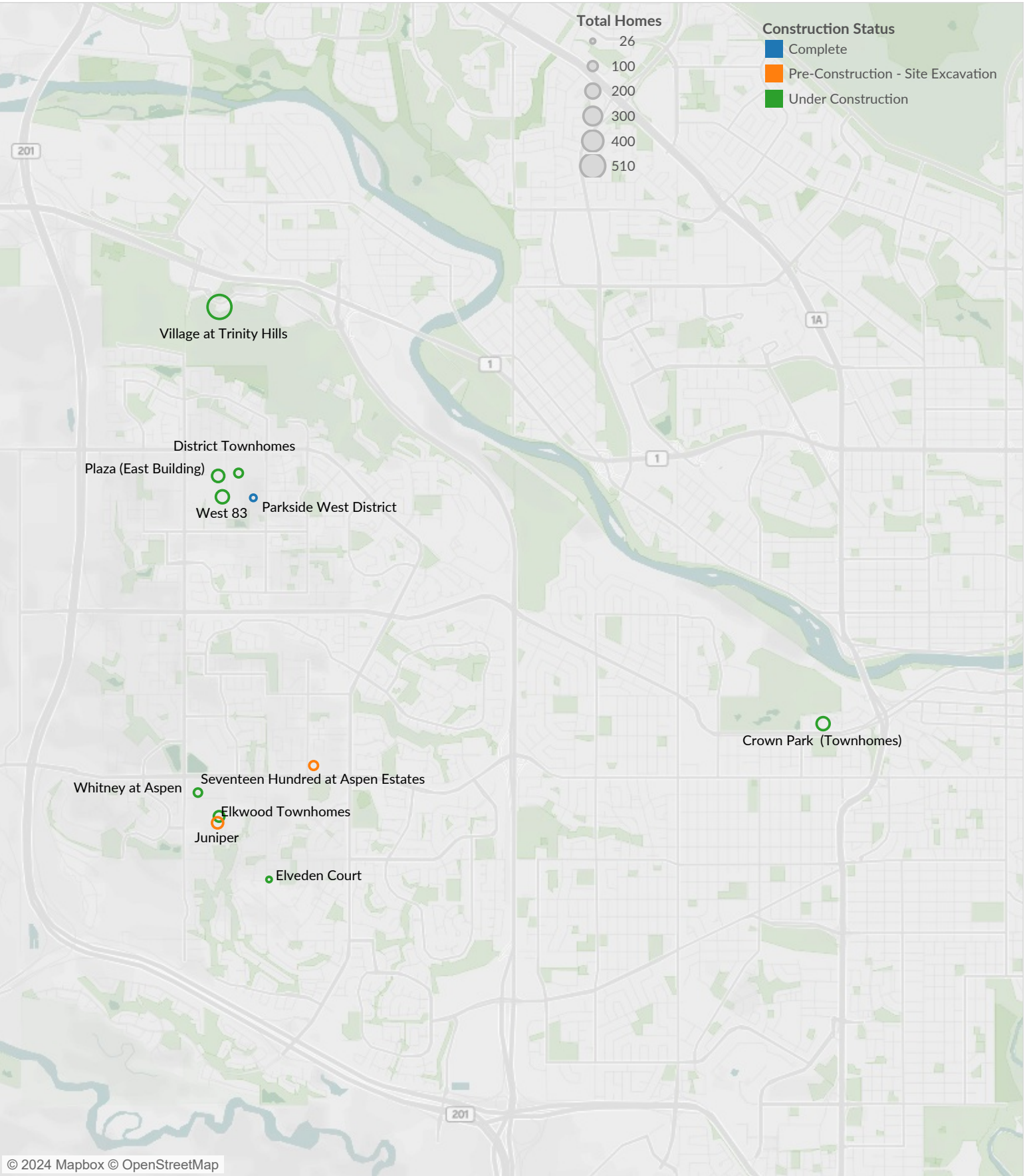
Current Active Phases - East



Current Active Phases - South



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
Clover (Building 3000)	Truman Homes	Mid Rise	April 2024	\$504	83	94
Violette (Building B)	Truman Homes	Mid Rise	June 2024	\$487	46	166
Seton West (Phase Two - Building 2)	Logel Homes	Low Rise	March 2024	\$478	37	99
Glacier Ridge	Cedarglen Living	Low Rise	March 2024	\$416	36	100
Legacy Park (Building 4 at Legacy Park Encore)	Brad Remington Homes	Low Rise	June 2024	\$402	29	64
Goodwin	Anthem Properties	Townhouse	September 2019	\$242	29	163
Sage Walk (Building 7)	Logel Homes	Low Rise	January 2024	\$439	26	76
Legacy Park (Building 3 at Legacy Park Encore)	Brad Remington Homes	Low Rise	March 2024	\$370	26	56
Autumn at University District	Homes by Avi	Mid Rise	May 2023	\$608	25	162
Woodland at Alpine Park	Homes by Avi	Townhouse	April 2024	\$347	23	76

Future Supply - Calgary Suburban

Project Type	Coming Soon	
	Number of Projects	Total Homes
High Rise	5	922
Mid Rise	21	316
Low Rise	10	210
Townhouse	9	310
Grand Total	45	1,758

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