



Altus Group

Calgary Submarket Report

Calgary Suburban
Submarket Report - Q3 2024

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Sales - Q3 2024

High Rise

Mid Rise

Low Rise

Townhouse

Grand Total

64

109

259

432

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	14	1,368	767	457	144
Low Rise	31	2,097	1,619	459	19
Townhouse	55	6,297	3,862	723	1,712
Grand Total	100	9,762	6,248	1,639	1,875

Calgary Suburban

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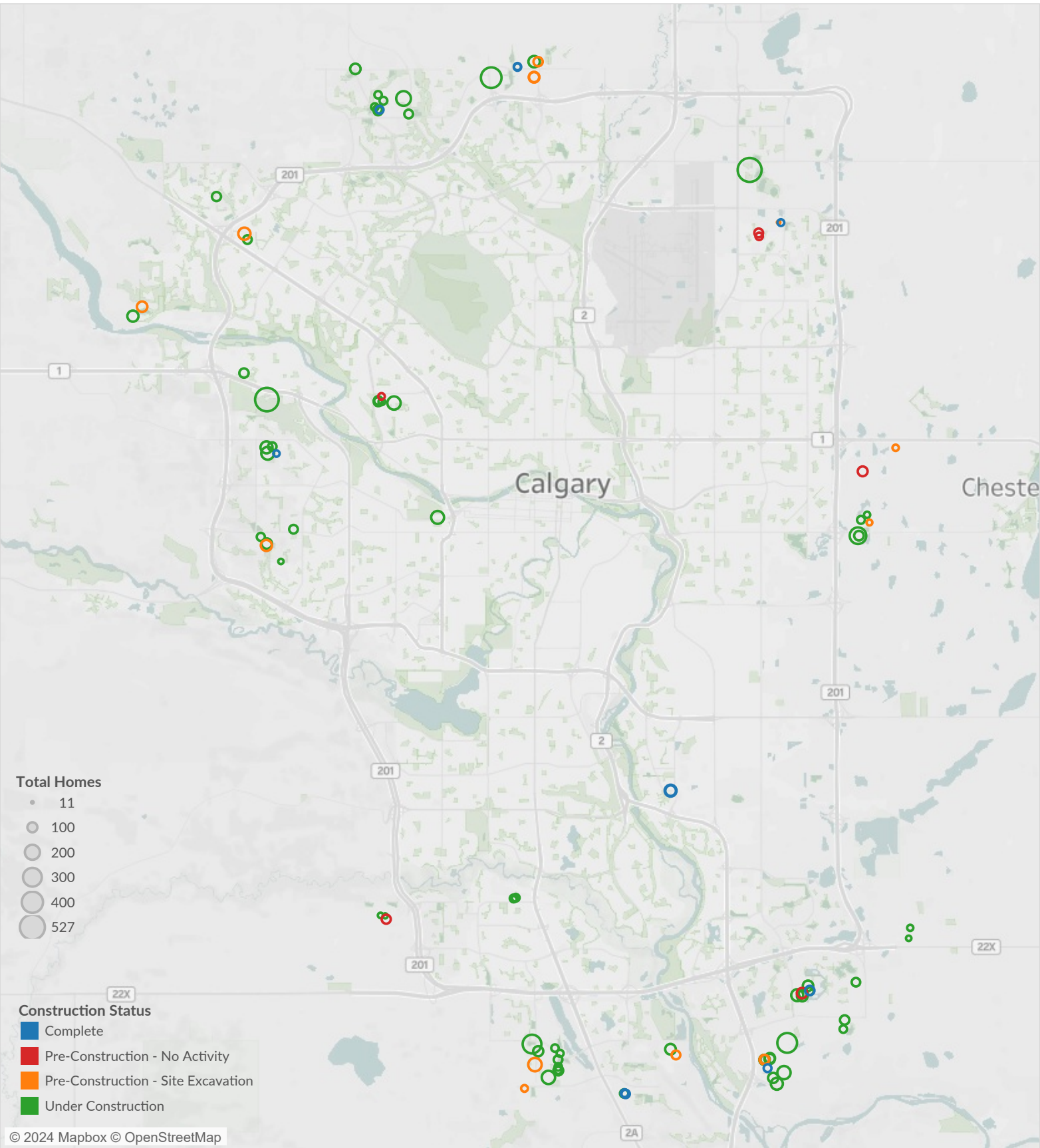
Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$519	\$641	\$571	625	1,121
Low Rise	\$435	\$566	\$442	663	1,198
Townhouse	\$375	\$445	\$344	1,314	1,657

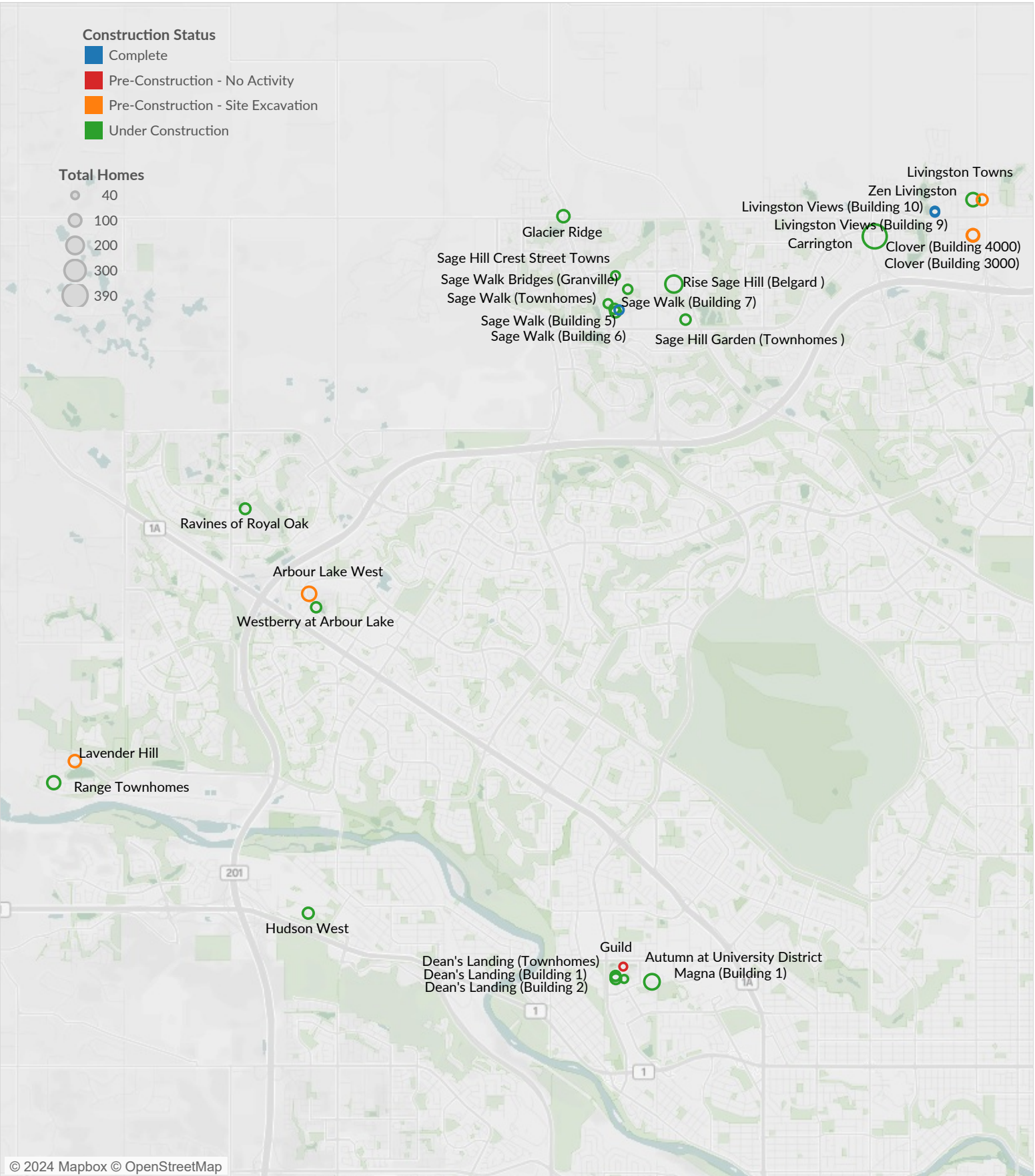
Active Phases - Top Projects by Total Homes

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	519	527
Village at Trinity Hills	Metropia	Townhouse	October 2019	\$309	151	510
Carrington	Mattamy Homes	Townhouse	April 2018	\$257	299	390
Seton (Townhomes)	Rohit Communities	Townhouse	October 2017	\$231	353	357
Yorkville	Mattamy Homes	Townhouse	June 2018	\$241	273	322
East Hills Crossing (Townhomes)	Minto	Townhouse	November 2021	\$284	246	252
Rise Sage Hill (Belgard)	Sage Property Developments Inc.	Townhouse	October 2021	\$236	64	198
Violette (Building B)	Truman Homes	Mid Rise	June 2024	\$487	64	166
Goodwin	Anthem Properties	Townhouse	September 2019	\$242	128	163
Autumn at University District	Homes by Avi	Mid Rise	May 2023	\$608	138	162

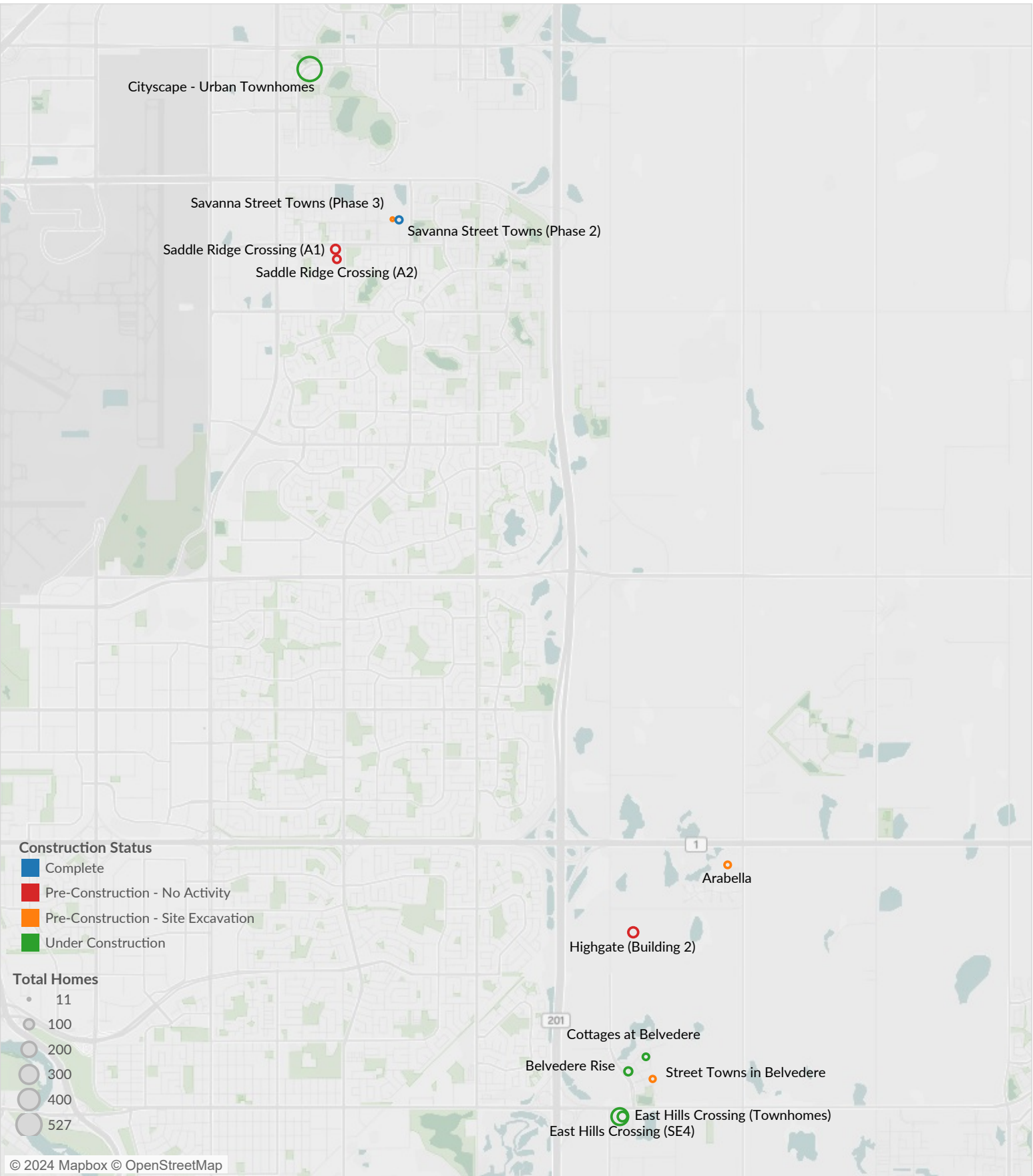
Current Active Phases



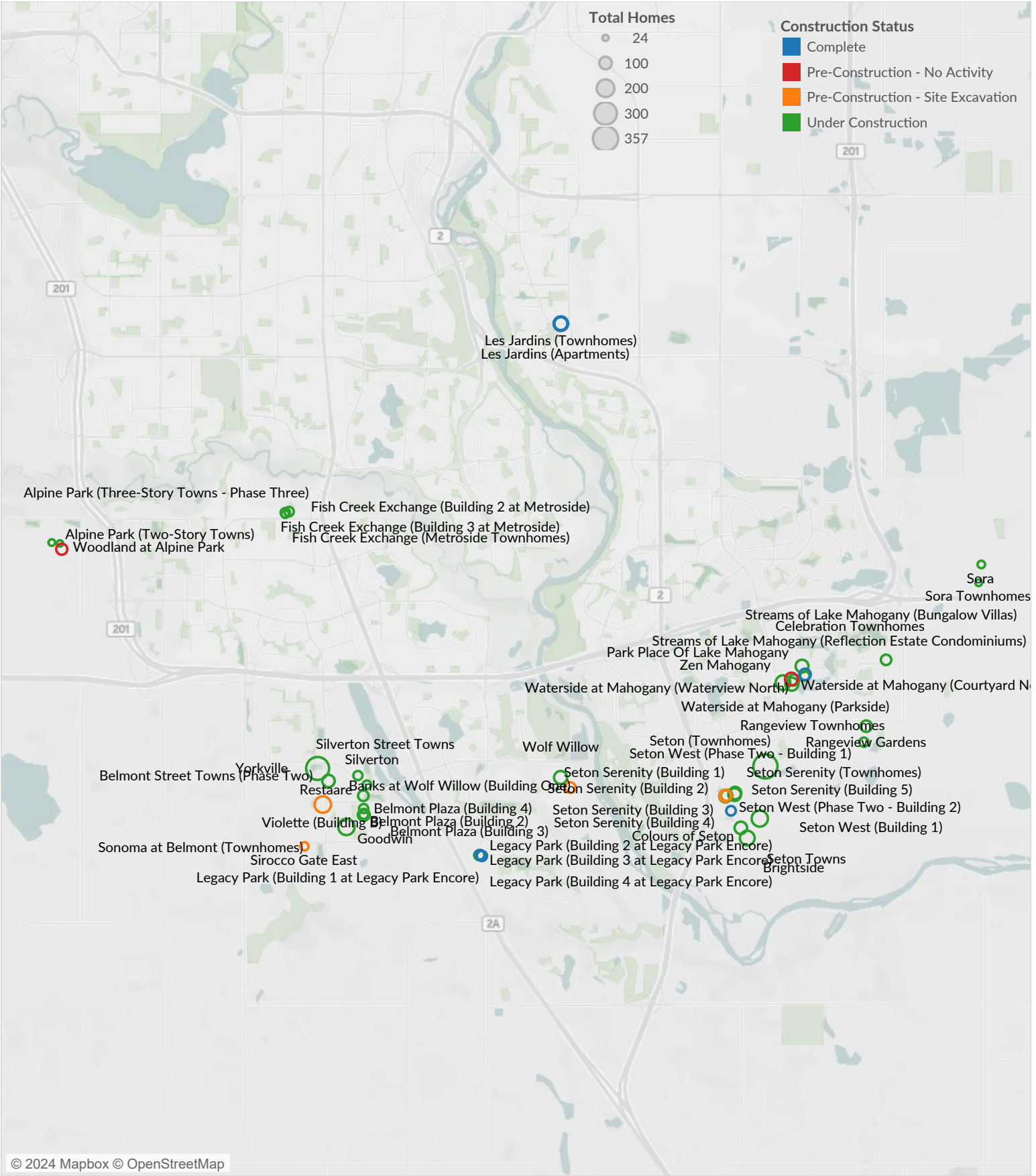
Current Active Phases - North



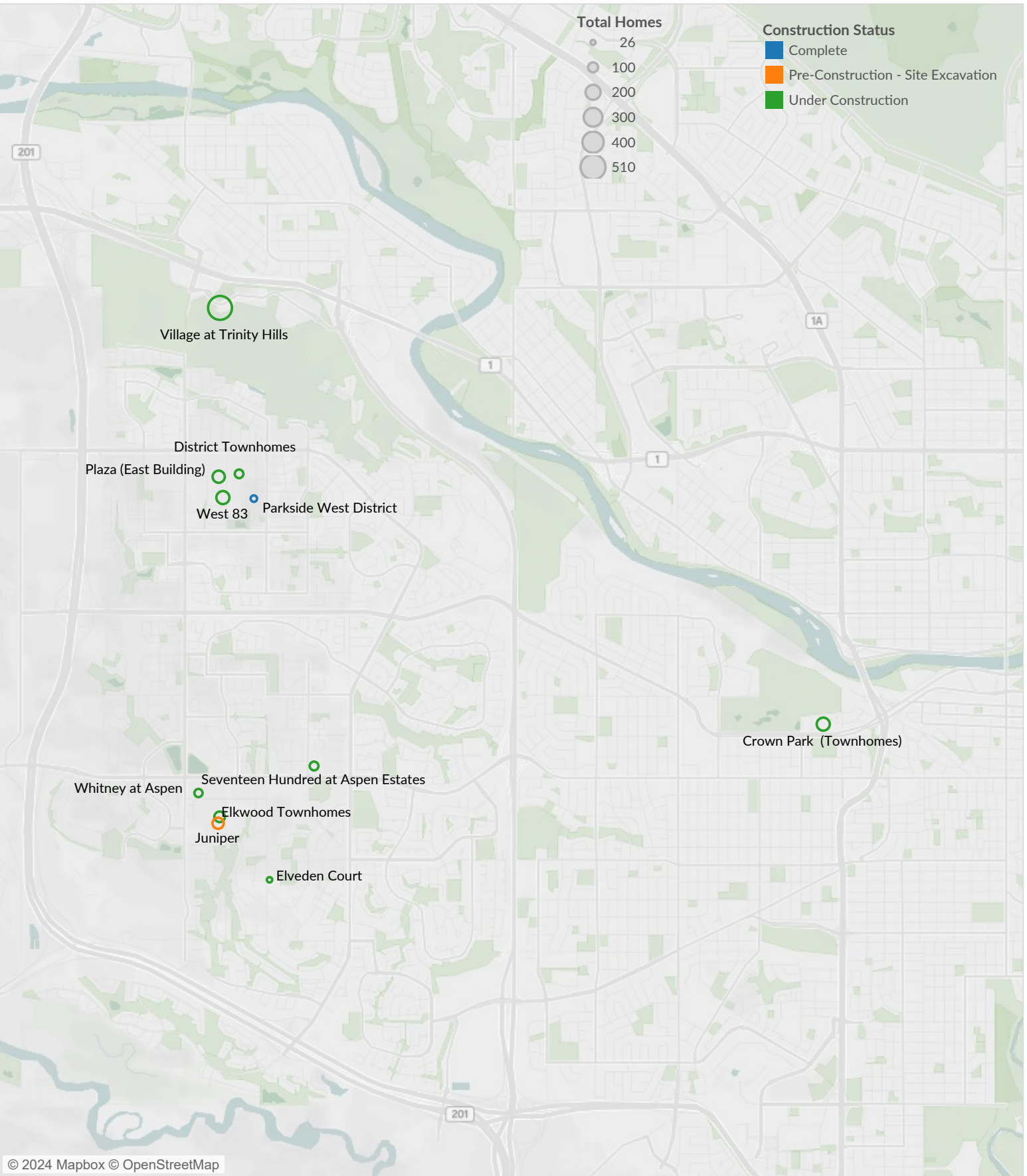
Current Active Phases - East



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
Colours of Seton	Trico Homes	Townhouse	September 2023	\$360	22	95
Violette (Building B)	Truman Homes	Mid Rise	June 2024	\$487	18	166
Waterside at Mahogany (Parkside)	Logel Homes	Mid Rise	February 2024	\$502	16	104
Range Townhomes	Brookfield Residential	Townhouse	May 2024	\$411	15	115
Seton West (Phase Two - Building 2)	Logel Homes	Low Rise	March 2024	\$478	14	99
Arbour Lake West	Cantiro Homes	Townhouse	June 2024	\$463	14	136
Legacy Park (Building 4 at Legacy Park Encore)	Brad Remington Homes	Low Rise	June 2024	\$402	13	64
Alpine Park (Three-Story Towns - Phase Three)	Genesis Builders Group Inc.	Townhouse	May 2024	\$354	12	27
Silverton	Genesis Builders Group Inc.	Townhouse	August 2023	\$448	11	45
Seton Serenity (Townhomes)	Cedarglen Living	Townhouse	October 2022	\$271	11	90

Future Supply - Calgary Suburban

Project Type	Coming Soon	
	Number of Projects	Total Homes
High Rise	5	922
Mid Rise	21	316
Low Rise	13	286
Townhouse	8	433
Grand Total	47	1,957

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