



Altus Group

Edmonton Submarket Report

**Edmonton Suburban
Submarket Report - Q2 2026**

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Sales - Q2 2026

High Rise	Mid Rise	Low Rise	Townhouse	Grand Total
		10	147	157

Annual Sales

2021	2022	2023	2024	2025
1,092	981	592	840	708

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise					
Low Rise	3	291	112	59	120
Townhouse	47	2,968	1,565	526	877
Grand Total	50	3,259	1,677	585	997

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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					
Low Rise	\$315	\$365	\$350	594	1,014
Townhouse	\$286	\$312	\$294	1,169	1,348

Active Phases - Top Projects by Total Homes

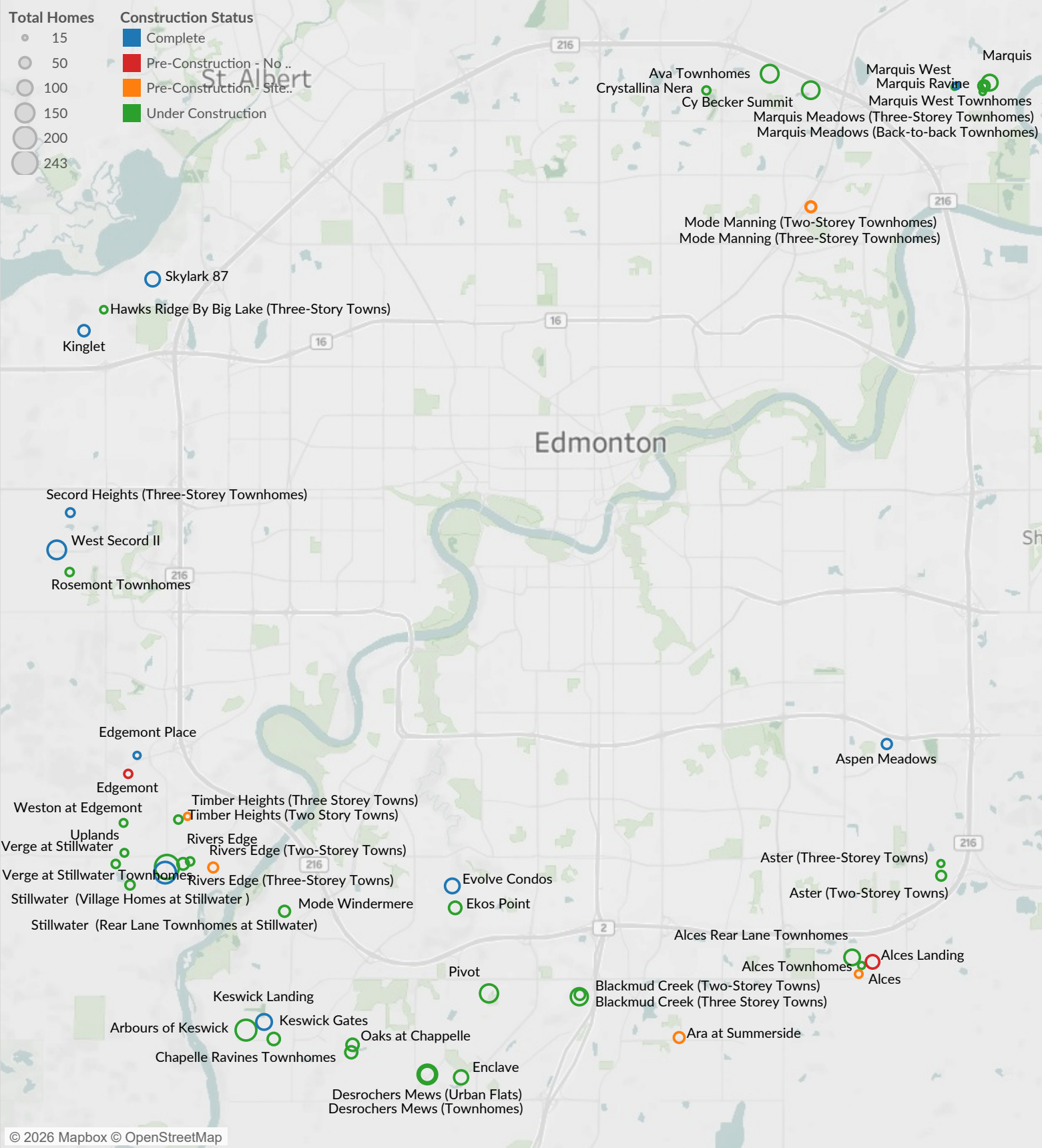
Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Stillwater (Rear Lane Townhomes at Stillwater)	Mattamy Homes	Townhouse	March 2018	\$194	218	243
Stillwater (Village Homes at Stillwater)	Mattamy Homes	Townhouse	March 2018	\$183	192	194
Arbours of Keswick	Rohit Communities	Townhouse	August 2019	\$229	179	181
Desrochers Mews (Urban Flats)	StreetSide Developments	Low Rise	April 2025	\$355	23	160
Pivot	Averton	Townhouse	September 2014	\$292	116	136
Ava Townhomes	Royal West Homes	Townhouse	October 2020	\$199	51	131
Cy Becker Summit	StreetSide Developments	Townhouse	December 2024	\$303	52	127
Blackmud Creek (Two-Storey Towns)	StreetSide Developments	Townhouse	February 2026	\$306	27	122
Desrochers Mews (Townhomes)	StreetSide Developments	Townhouse	February 2025	\$320	32	103
Marquis	StreetSide Developments	Townhouse	December 2022	\$255	72	103

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Current Active Phases



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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
Stillwater (Rear Lane Townhomes at Stillwater)	Mattamy Homes	Townhouse	March 2018	\$194	19	243
Blackmud Creek (Two-Storey Towns)	StreetSide Developments	Townhouse	February 2026	\$306	16	122
Marquis Meadows (Back-to-back Townhomes)	StreetSide Developments	Townhouse	January 2026	\$328	11	54
Arbours of Keswick	Rohit Communities	Townhouse	August 2019	\$229	11	181
Oaks at Chappelle	Parkwood Master Builder	Townhouse	July 2025	\$261	10	63
Cy Becker Summit	StreetSide Developments	Townhouse	December 2024	\$303	9	127
Keswick Landing	StreetSide Developments	Townhouse	May 2020	\$240	8	102
Desrochers Mews (Townhomes)	StreetSide Developments	Townhouse	February 2025	\$320	8	103
Secord Heights (Three-Storey Townhomes)	StreetSide Developments	Townhouse	May 2024	\$299	7	31
Marquis West	JaymanBUILT	Townhouse	August 2025	\$327	6	18

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