



creb®

serving calgary and area REALTORS®

FEBRUARY 2011

## CALGARY REGIONAL HOUSING MARKET STATISTICS

### CALGARY'S HOUSING MARKET RECOVERY CONTINUES AT A GRADUAL PACE

*Calgary single family home sales increase over the previous month and year-over-year*

**Calgary, March 1, 2011** –According to figures released today by CREB® (Calgary Real Estate Board), for the second month in a row, single family home sales in the city of Calgary increased over previous month figures and levels recorded in February 2010. The rise in sales continues to point to a gradual recovery in Calgary's housing market.

The number of single family home sales in the month of February 2011 were 1,169, compared with January 2011, when sales were 791 – an increase of about 48 per cent. The number of condominium sales for the month of February 2011 was 468. This was up from the 302 condominium transactions recorded in January 2011.

Year-over-year, the number of single family homes sold in February 2011 in the city of Calgary increased by 13 per cent. In February 2010, single family home sales totaled 1,035. Condominium sales saw a decrease of 13 per cent from the same time a year ago. In February 2010, condominium sales were 536.

“The convergence of affordability, low interest rates, a good selection of inventory and improved confidence in the Alberta's energy sector is building the foundation for a sustainable housing recovery,” says Sano Stante, president of CREB®. “Sales of single family homes priced below \$400,000 are driving the gradual recovery, with the expectation that as the year progresses we should see the sales shift to homes priced in the mid range of the market.”

The average price of a single family home in the city of Calgary in February 2011 was \$461,786, showing a 2 per cent increase from January 2011, when the average price was \$454,163, and a 1 per cent increase from February 2010, when the average price was \$458,254. The average price of a condominium in the city of Calgary in February 2011 was \$290,145, showing a 1 per cent increase from January 2011, when the average price was \$288,291 and a 3 per cent increase over last year, when the average price was \$282,880.

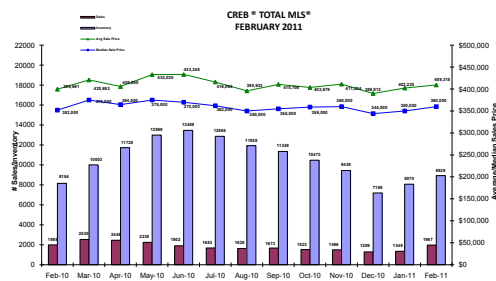
The median price of a single family home in the city of Calgary for February 2011 was \$400,000, showing a slight increase from January 2011 when the median price was \$390,000. This was a 3 per cent decrease from February 2010, when the median price was \$411,000. The median price of a condominium in February 2011 was \$267,000, showing a 5 per cent increase from January 2011, when the median price was \$255,000, and remained virtually unchanged from February 2010, when it was \$265,900.

“The Bank of Canada announced today that interest rates will remain unchanged until summer to encourage continued economic growth in Canada. Steady interest rates combined with stable housing prices indicate current affordability levels in Calgary will persist throughout the first half of 2011,” says Sante.

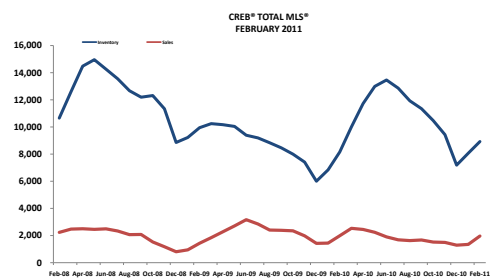
Single family listings in the city of Calgary added for the month of February 2011 totaled 2,268, an increase of 15 per cent from January 2011 when 1,965 new listings were added, and showing an increase of 5 per cent from February 2010, when 2,154 new listings came to the market.

Condominium new listings in the city of Calgary added for February 2011 were 971, an increase of 12 per cent from January 2011, when 870 condo listings were added to the market. This is a decrease of 12 per cent from February 2010, when new condominium listings added were 1,109.

### Total MLS® Information



### Total MLS® Inventory to Sales



“Improvements in the energy sector will translate into growth in employment and net-migration in Alberta and Calgary. This will boost consumer confidence and ultimately improve housing demand,” says Stante.

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**CREB® - TOTAL MLS® FOR FEBRUARY 2011**

	<u>2011</u>	<u>2010</u>	<u>Mth Chg</u>	<u>** 2011 YTD</u>	<u>**2010 YTD</u>	<u>YTD Chg</u>
<b><u>SINGLE FAMILY (Calgary Metro)</u></b>						
Month End Inventory	3,504	3,106	12.81%	n/a	n/a	n/a
New Listings Added	2,268	2,154	5.29%	4,231	3,975	6.44%
Sales	1,169	1,035	12.95%	1,956	1,795	8.97%
Avg DOM Sold	45	34	32.35%	49	38	28.95%
Avg DOM Active	48	45	6.67%	48	45	6.67%
Average Sale Price	461,786	458,254	0.77%	458,394	451,115	1.61%
Median Price	400,000	411,000	-2.68%	395,000	405,000	-2.47%
Total Sales	539,827,775	474,292,428	13.82%	896,619,002	809,752,313	10.73%
Sales \$/List \$	96.90%	97.39%	-0.50%	96.78%	97.41%	-0.64%
<b><u>CONDOMINIUM (Calgary Metro)</u></b>						
Month End Inventory	1,750	1,741	0.52%	n/a	n/a	n/a
New Listings Added	971	1,109	-12.44%	1,842	2,061	-10.63%
Sales	468	536	-12.69%	770	912	-15.57%
Avg DOM Sold	52	43	20.93%	56	46	21.74%
Avg DOM Active	56	45	24.44%	56	45	24.44%
Average Sale Price	290,145	282,880	2.57%	289,418	282,779	2.35%
Median Price	267,000	265,900	0.41%	263,000	265,000	-0.75%
Total Sales	135,788,022	151,623,507	-10.44%	222,851,816	257,894,883	-13.59%
Sales \$/List \$	97.00%	97.09%	-0.10%	96.57%	97.04%	-0.49%
<b><u>TOWNS (Outside Calgary)</u></b>						
Month End Inventory	2,274	2,070	9.86%	n/a	n/a	n/a
New Listings Added	737	763	-3.41%	1,454	1,448	0.41%
Sales	273	335	-18.51%	473	590	-19.83%
Avg DOM Sold	84	66	27.27%	83	71	16.90%
Avg DOM Active	102	90	13.33%	102	90	13.33%
Average Sale Price	339,385	353,912	-4.10%	337,259	355,689	-5.18%
Median Price	315,000	330,000	-4.55%	315,000	330,000	-4.55%
Total Sales	92,651,993	118,560,595	-21.85%	159,523,278	209,856,389	-23.98%
Sales \$/List \$	96.77%	96.93%	-0.17%	96.72%	96.83%	-0.12%
<b><u>COUNTRY RESIDENTIAL (Acreages)</u></b>						
Month End Inventory	761	718	5.99%	n/a	n/a	n/a
New Listings Added	244	203	20.20%	412	405	1.73%
Sales	44	59	-25.42%	78	97	-19.59%
Avg DOM Sold	112	106	5.66%	119	105	13.33%
Avg DOM Active	114	110	3.64%	114	110	3.64%
Average Sale Price	782,611	748,506	4.56%	749,660	803,301	-6.68%
Median Price	670,000	775,000	-13.55%	695,000	775,000	-10.32%
Total Sales	34,434,900	44,161,875	-22.03%	58,473,500	77,920,175	-24.96%
Sales \$/List \$	95.56%	93.62%	2.08%	93.62%	94.76%	-1.20%
<b><u>RURAL LAND</u></b>						
Month End Inventory	549	418	31.34%	n/a	n/a	n/a
New Listings Added	82	81	1.23%	179	156	14.74%
Sales	6	16	-62.50%	19	27	-29.63%
Avg DOM Sold	75	149	-49.66%	96	133	-27.82%
Avg DOM Active	177	161	9.94%	177	161	9.94%
Average Sale Price	367,917	341,606	7.70%	364,658	364,730	-0.02%
Median Price	318,000	300,000	6.00%	340,000	300,000	13.33%
Total Sales	2,207,500	5,465,700	-59.61%	6,928,500	9,847,700	-29.64%
Sales \$/List \$	92.26%	94.17%	-2.03%	92.55%	94.43%	-1.99%
<b><u>TOTAL MLS®*</u></b>						
Month End Inventory	8,929	8,154	9.50%	n/a	n/a	n/a
New Listings Added	4,322	4,335	-0.30%	8,153	8,099	0.67%
Sales	1,967	1,988	-1.06%	3,311	3,433	-3.55%
Avg DOM Sold	54	45	20.00%	58	49	18.37%
Avg DOM Active	78	68	14.71%	78	68	14.71%
Average Sale Price	409,318	399,661	2.42%	406,254	397,895	2.10%
Median Price	360,000	352,000	2.27%	355,000	352,000	0.85%
Total Sales	805,127,640	794,526,605	1.33%	1,345,106,546	1,365,973,460	-1.53%
Sales \$/List \$	96.83%	97.02%	-0.20%	96.57%	97.07%	-0.51%

\*Total MLS® includes Mobile Listings

\*\*Year-to-date values in the monthly statistics package will accurately reflect our database at that specific point in time.

**CREB® CALGARY METRO BY PRICE**

<i><b>SINGLE FAMILY</b></i>	<b>Feb-11</b>				<b>Feb-10</b>			
	<b>Month</b>	<b>**Y.T.D.</b>		<b>Month</b>	<b>**Y.T.D.</b>		<b>Month</b>	<b>**Y.T.D.</b>
0 - 99,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
100,000 - 199,999	18	1.54%	29	1.48%	7	0.68%	11	0.61%
200,000 - 299,999	138	11.80%	253	12.93%	111	10.76%	212	11.84%
300,000 - 349,999	208	17.79%	364	18.61%	197	19.09%	329	18.37%
350,000 - 399,999	220	18.82%	358	18.30%	168	16.28%	315	17.59%
400,000 - 449,999	173	14.80%	276	14.11%	165	15.99%	278	15.52%
450,000 - 499,999	115	9.84%	176	9.00%	103	9.98%	182	10.16%
500,000 - 549,999	65	5.56%	114	5.83%	84	8.14%	129	7.20%
550,000 - 599,999	50	4.28%	89	4.55%	55	5.33%	97	5.42%
600,000 - 649,999	30	2.57%	52	2.66%	33	3.20%	62	3.46%
650,000 - 699,999	36	3.08%	59	3.02%	26	2.52%	42	2.35%
700,000 - 799,999	41	3.51%	68	3.48%	34	3.29%	52	2.90%
800,000 - 899,999	24	2.05%	39	1.99%	19	1.84%	32	1.79%
900,000 - 999,999	16	1.37%	20	1.02%	10	0.97%	18	1.01%
1,000,000 - 1,249,999	14	1.20%	19	0.97%	10	0.97%	16	0.89%
1,250,000 - 1,499,999	8	0.68%	17	0.87%	3	0.29%	6	0.34%
1,500,000 - 1,749,999	5	0.43%	8	0.41%	3	0.29%	5	0.28%
1,750,000 - 1,999,999	2	0.17%	5	0.26%	-	0.00%	1	0.06%
2,000,000 - 2,499,999	3	0.26%	6	0.31%	2	0.19%	2	0.11%
2,500,000 - 2,999,999	2	0.17%	3	0.15%	1	0.10%	1	0.06%
3,000,000 - 3,499,999	1	0.09%	1	0.05%	-	0.00%	-	0.00%
3,500,000 - 3,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
Over 4,000,000	-	0.00%	-	0.00%	1	0.10%	1	0.06%
	<b>1,169</b>		<b>1,956</b>		<b>1,032</b>		<b>1,791</b>	

<i><b>CONDO</b></i>								
0 - 99,999	3	0.64%	4	0.52%	-	0.00%	1	0.11%
100,000 - 199,999	99	21.15%	186	24.16%	95	17.72%	165	18.11%
200,000 - 299,999	196	41.88%	312	40.52%	239	44.59%	413	45.33%
300,000 - 349,999	64	13.68%	98	12.73%	101	18.84%	162	17.78%
350,000 - 399,999	47	10.04%	80	10.39%	51	9.51%	80	8.78%
400,000 - 449,999	17	3.63%	27	3.51%	22	4.10%	37	4.06%
450,000 - 499,999	14	2.99%	19	2.47%	10	1.87%	17	1.87%
500,000 - 549,999	6	1.28%	9	1.17%	3	0.56%	8	0.88%
550,000 - 599,999	9	1.92%	13	1.69%	6	1.12%	12	1.32%
600,000 - 649,999	3	0.64%	3	0.39%	3	0.56%	6	0.66%
650,000 - 699,999	4	0.85%	7	0.91%	2	0.37%	2	0.22%
700,000 - 799,999	2	0.43%	4	0.52%	3	0.56%	4	0.44%
800,000 - 899,999	3	0.64%	6	0.78%	1	0.19%	3	0.33%
900,000 - 999,999	-	0.00%	-	0.00%	-	0.00%	1	0.11%
1,000,000 - 1,249,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
1,250,000 - 1,499,999	1	0.21%	1	0.13%	-	0.00%	-	0.00%
1,500,000 - 1,749,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
1,750,000 - 1,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
2,000,000 - 2,499,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
2,500,000 - 2,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
3,000,000 - 3,499,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
3,500,000 - 3,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
Over 4,000,000	-	0.00%	1	0.13%	-	0.00%	-	0.00%
	<b>468</b>		<b>770</b>		<b>536</b>		<b>911</b>	

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## CREB® TOWN AND COUNTRY BY PRICE CATEGORY

TOWNS	Feb-11				Feb-10			
	Month	**Y.T.D.		Month	**Y.T.D.		Month	**Y.T.D.
0 - 99,999	6	2.20%	10	2.11%	4	1.20%	8	1.37%
100,000 - 199,999	27	9.89%	62	13.11%	37	11.08%	63	10.82%
200,000 - 299,999	79	28.94%	134	28.33%	92	27.54%	152	26.12%
300,000 - 349,999	53	19.41%	89	18.82%	61	18.26%	105	18.04%
350,000 - 399,999	43	15.75%	60	12.68%	55	16.47%	95	16.32%
400,000 - 449,999	27	9.89%	49	10.36%	34	10.18%	60	10.31%
450,000 - 499,999	6	2.20%	18	3.81%	12	3.59%	23	3.95%
500,000 - 549,999	9	3.30%	14	2.96%	15	4.49%	30	5.15%
550,000 - 599,999	8	2.93%	8	1.69%	3	0.90%	6	1.03%
600,000 - 649,999	4	1.47%	5	1.06%	4	1.20%	11	1.89%
650,000 - 699,999	4	1.47%	10	2.11%	4	1.20%	7	1.20%
700,000 - 799,999	4	1.47%	5	1.06%	2	0.60%	4	0.69%
800,000 - 899,999	-	0.00%	3	0.63%	3	0.90%	5	0.86%
900,000 - 999,999	1	0.37%	2	0.42%	2	0.60%	5	0.86%
1,000,000 - 1,249,999	1	0.37%	1	0.21%	4	1.20%	5	0.86%
1,250,000 - 1,499,999	1	0.37%	2	0.42%	1	0.30%	1	0.17%
1,500,000 - 1,749,999	-	0.00%	1	0.21%	1	0.30%	1	0.17%
1,750,000 - 1,999,999	-	0.00%	-	0.00%	-	0.00%	1	0.17%
2,000,000 - 2,499,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
2,500,000 - 2,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
3,000,000 - 3,499,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
3,500,000 - 3,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
Over 4,000,000	-	0.00%	-	0.00%	-	0.00%	-	0.00%
	<b>273</b>		<b>473</b>		<b>334</b>		<b>582</b>	

### COUNTRY RESIDENTIAL (ACREAGES)

0 - 99,999	1	2.27%	2	2.56%	1	1.72%	1	1.05%
100,000 - 199,999	1	2.27%	1	1.28%	3	5.17%	4	4.21%
200,000 - 299,999	1	2.27%	4	5.13%	2	3.45%	4	4.21%
300,000 - 349,999	1	2.27%	3	3.85%	5	8.62%	7	7.37%
350,000 - 399,999	1	2.27%	4	5.13%	1	1.72%	3	3.16%
400,000 - 449,999	2	4.55%	3	3.85%	1	1.72%	1	1.05%
450,000 - 499,999	2	4.55%	2	2.56%	2	3.45%	3	3.16%
500,000 - 549,999	-	0.00%	1	1.28%	1	1.72%	2	2.11%
550,000 - 599,999	3	6.82%	6	7.69%	4	6.90%	8	8.42%
600,000 - 649,999	4	9.09%	5	6.41%	3	5.17%	5	5.26%
650,000 - 699,999	8	18.18%	8	10.26%	2	3.45%	4	4.21%
700,000 - 799,999	3	6.82%	8	10.26%	8	13.79%	11	11.58%
800,000 - 899,999	3	6.82%	7	8.97%	8	13.79%	13	13.68%
900,000 - 999,999	4	9.09%	7	8.97%	5	8.62%	9	9.47%
1,000,000 - 1,249,999	5	11.36%	11	14.10%	6	10.34%	9	9.47%
1,250,000 - 1,499,999	2	4.55%	3	3.85%	4	6.90%	7	7.37%
1,500,000 - 1,749,999	2	4.55%	2	2.56%	1	1.72%	2	2.11%
1,750,000 - 1,999,999	-	0.00%	-	0.00%	1	1.72%	1	1.05%
2,000,000 - 2,499,999	1	2.27%	1	1.28%	-	0.00%	-	0.00%
2,500,000 - 2,999,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
3,000,000 - 3,499,999	-	0.00%	-	0.00%	-	0.00%	-	0.00%
3,500,000 - 3,999,999	-	0.00%	-	0.00%	-	0.00%	1	1.05%
Over 4,000,000	-	0.00%	-	0.00%	-	0.00%	-	0.00%
	<b>44</b>		<b>78</b>		<b>58</b>		<b>95</b>	

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**CALGARY REAL ESTATE BOARD  
CALGARY METRO  
SINGLE FAMILY BY STYLE  
FEBRUARY 2011**

<b>Style</b>	<b>Inventory</b>	<b>Listings Added</b>	<b>Sales</b>	<b>Avg Price</b>	<b>Total Sales</b>	<b>Median Price</b>	<b>Avg DOM</b>	<b>\$\$/L\$</b>
<b>NW</b>								
BK-SP	4	5	3	312,333	937,000	320,000	32	97.03%
BLEVL	80	54	32	356,375	11,404,000	340,000	49	96.86%
BUNG	261	153	94	441,287	41,480,952	400,000	38	96.77%
BUNGH	16	11	4	932,500	3,730,000	620,000	15	94.01%
SPLT2	67	46	26	465,944	12,114,550	420,000	41	95.99%
SPLT3	7	5	4	350,125	1,400,500	340,000	46	95.68%
SPLT4	42	40	32	380,597	12,179,100	358,000	53	98.17%
SPLT5	4	2	0	-	-	-	0	0.00%
ST1.5	26	12	5	494,400	2,472,000	471,500	39	96.95%
ST2	629	442	242	483,422	116,988,070	429,700	40	97.27%
ST2.5	14	6	1	845,000	845,000	845,000	115	98.28%
ST3	8	4	2	648,500	1,297,000	393,000	96	98.71%
VILLA	3	2	0	-	-	-	0	0.00%
<b>NE</b>								
BK-SP	4	3	1	242,000	242,000	242,000	25	96.84%
BLEVL	99	70	28	266,966	7,475,050	267,000	41	96.28%
BUNG	155	96	51	270,892	13,815,500	279,500	42	95.93%
BUNGH	2	2	1	181,000	181,000	181,000	62	99.45%
MODUL	2	1	0	-	-	-	0	0.00%
SPLT2	12	11	1	393,000	393,000	393,000	23	89.34%
SPLT3	6	5	3	268,333	805,000	250,000	39	95.86%
SPLT4	64	33	13	286,346	3,722,500	285,000	54	95.85%
ST1.5	4	3	0	-	-	-	0	0.00%
ST2	234	121	56	291,190	16,306,638	285,000	58	96.83%
ST3	1	1	0	-	-	-	0	0.00%
<b>SW</b>								
BK-SP	4	2	0	-	-	-	0	0.00%
BLEVL	40	30	14	345,507	4,837,100	331,000	32	97.98%
BUNG	225	160	83	515,159	42,758,163	430,000	43	96.78%
BUNGH	9	5	1	510,000	510,000	510,000	67	99.05%
SPLT2	51	32	16	568,581	9,097,300	572,800	25	95.89%
SPLT3	9	6	3	467,067	1,401,200	488,000	19	98.30%
SPLT4	48	23	21	468,071	9,829,500	386,500	50	96.45%
SPLT5	8	3	1	595,000	595,000	595,000	14	99.20%
ST1.5	18	13	1	1,260,000	1,260,000	1,260,000	1	103.28%
ST2	566	380	169	609,071	102,933,010	495,000	43	96.84%
ST2.5	5	2	0	-	-	-	0	0.00%
ST3	25	12	6	1,392,900	8,357,400	965,000	79	90.27%
VILLA	10	0	2	395,895	791,789	365,000	77	97.06%
<b>SE</b>								
BK-SP	4	6	1	392,500	392,500	392,500	11	98.15%
BLEVL	34	25	13	343,038	4,459,500	312,500	55	97.44%
BUNG	156	94	37	452,780	16,752,850	356,500	43	96.81%
BUNGH	2	2	0	-	-	-	0	0.00%
SPLT2	38	26	18	575,211	10,353,800	490,000	34	97.69%
SPLT3	4	0	0	-	-	-	0	0.00%
SPLT4	22	15	15	423,267	6,349,000	367,000	49	97.31%
SPLT5	1	1	2	351,500	703,000	343,000	62	95.19%
ST1.5	2	2	0	-	-	-	0	0.00%
ST2	408	276	156	423,226	66,023,218	395,000	54	97.52%
ST2.5	1	0	0	-	-	-	0	0.00%
VILLA	1	0	0	-	-	-	0	0.00%

NOTE: The above sales totals and median prices are for detached homes only. These figures do not include: Residential Attached, Duplex Side by Side, Duplex Up and Down, Townhouse, or Vacant Lot.

**CALGARY REAL ESTATE BOARD  
CALGARY METRO  
CONDO BY STYLE  
FEBRUARY 2011**

Style	Inventory	Listings		Sales	Avg Price	Total Sales	Median Price	Avg DOM	S\$/L\$
		Added							
<b>NW</b>									
APART	231	130		74	239,823	17,746,932	234,500	58	96.83%
APRTM	11	5		0	-	-	-	0	0.00%
BK-SP	1	0		0	-	-	-	0	0.00%
BLEVL	10	7		2	226,500	453,000	215,000	16	95.99%
BUNG	24	16		7	329,286	2,305,000	310,000	39	97.29%
BUNGH	0	0		1	320,000	320,000	320,000	32	91.45%
BUNGS	0	0		0	-	-	-	0	0.00%
HL-SP	0	0		0	-	-	-	0	0.00%
LOFT	0	0		1	254,000	254,000	254,000	17	98.26%
PENTH	1	3		3	388,500	1,165,500	323,500	57	96.01%
SPLT2	2	0		2	430,000	860,000	360,000	39	99.08%
SPLT3	1	1		0	-	-	-	0	0.00%
SPLT4	14	11		4	319,875	1,279,500	297,500	44	97.96%
SPLT5	3	2		2	335,000	670,000	320,000	223	96.97%
ST1.5	0	0		0	-	-	-	0	0.00%
ST2	149	86		45	289,294	13,018,250	275,000	51	96.91%
ST2.5	3	2		0	-	-	-	0	0.00%
ST3	13	7		2	343,540	687,080	322,080	41	104.12%
VILLA	5	3		4	428,000	1,712,000	403,000	34	97.68%
<b>NE</b>									
APART	61	23		10	159,300	1,593,000	151,000	49	95.04%
APRTM	1	0		0	-	-	-	0	0.00%
BK-SP	0	0		0	-	-	-	0	0.00%
BLEVL	4	1		2	131,500	263,000	112,000	45	95.71%
BUNG	12	7		3	200,300	600,900	210,000	89	95.11%
BUNGH	0	0		0	-	-	-	0	0.00%
BUNGS	0	0		0	-	-	-	0	0.00%
HL-SP	0	0		0	-	-	-	0	0.00%
LOFT	0	0		0	-	-	-	0	0.00%
PENTH	0	0		0	-	-	-	0	0.00%
SPLT2	1	0		0	-	-	-	0	0.00%
SPLT3	0	0		0	-	-	-	0	0.00%
SPLT4	4	2		0	-	-	-	0	0.00%
SPLT5	1	1		0	-	-	-	0	0.00%
ST1.5	0	0		0	-	-	-	0	0.00%
ST2	75	36		12	184,117	2,209,400	174,000	70	96.50%
ST2.5	0	0		0	-	-	-	0	0.00%
ST3	3	1		1	265,000	265,000	265,000	98	94.74%
VILLA	4	1		0	-	-	-	0	0.00%
<b>SW</b>									
APART	576	334		171	296,506	50,702,603	258,000	51	96.89%
APRTM	33	17		8	281,878	2,255,025	230,000	36	96.32%
BK-SP	1	0		0	-	-	-	0	0.00%
BLEVL	8	4		4	296,125	1,184,500	281,500	48	97.11%
BUNG	47	24		4	376,375	1,505,500	298,000	42	96.22%
BUNGH	0	0		0	-	-	-	0	0.00%
BUNGS	1	1		0	-	-	-	0	0.00%
HL-SP	0	0		0	-	-	-	0	0.00%
LOFT	12	13		5	277,500	1,387,500	271,000	44	99.86%
PENTH	9	4		5	570,400	2,852,000	650,000	45	95.20%
SPLT2	3	1		0	-	-	-	0	0.00%
SPLT3	2	1		0	-	-	-	0	0.00%
SPLT4	16	7		5	277,000	1,385,000	275,000	45	97.25%
SPLT5	7	3		2	402,500	805,000	250,000	32	96.53%
ST1.5	0	0		0	-	-	-	0	0.00%
ST2	159	99		42	320,525	13,462,032	301,000	47	97.96%
ST2.5	3	3		0	-	-	-	0	0.00%
ST3	38	19		5	578,700	2,893,500	605,000	36	97.96%
VILLA	13	5		4	439,475	1,757,900	369,900	86	96.66%
<b>SE</b>									
APART	85	35		10	245,950	2,459,500	215,000	65	96.56%
APRTM	2	2		0	-	-	-	0	0.00%
BK-SP	0	0		0	-	-	-	0	0.00%
BLEVL	3	2		0	-	-	-	0	0.00%
BUNG	7	3		3	295,000	885,000	290,000	93	96.23%
BUNGH	0	0		1	385,000	385,000	385,000	9	97.10%
BUNGS	0	0		0	-	-	-	0	0.00%
HL-SP	0	0		0	-	-	-	0	0.00%
LOFT	1	1		0	-	-	-	0	0.00%
PENTH	1	0		0	-	-	-	0	0.00%
SPLT2	4	1		0	-	-	-	0	0.00%
SPLT3	1	1		0	-	-	-	0	0.00%
SPLT4	3	3		5	327,160	1,635,800	360,800	49	98.00%
SPLT5	1	1		0	-	-	-	0	0.00%
ST1.5	0	0		0	-	-	-	0	0.00%
ST2	62	35		15	265,240	3,978,600	269,900	54	97.30%
ST2.5	0	0		0	-	-	-	0	0.00%
ST3	4	1		2	347,500	695,000	285,000	17	95.23%
VILLA	5	2		0	-	-	-	0	0.00%

## CREB® - COMMERCIAL SUMMARY

Year to Date February 28, 2011

Type	Sold or Leased	Sold or Leased	Avg Price or Lse / M <sup>2</sup>	Avg DOM	Total Sales	SP / LP
IND	L	4	8.67	41		
OFC	L	6	14.01	76		
RET	L	2	30.50	125		
AGR	S	1	144,000	36	144,000	90.00%
BUS	S	5	113,500	160	567,500	73.10%
BWP	S	4	1,395,548	108	5,582,190	91.03%
IND	S	1	210,000	107	210,000	89.36%
LAN	S	1	3,000,000	100	3,000,000	65.22%
MFC	S	2	1,437,000	98	2,874,000	97.43%
OFC	S	3	723,333	146	2,170,000	62.56%
RET	S	5	1,157,500	182	4,630,000	94.99%

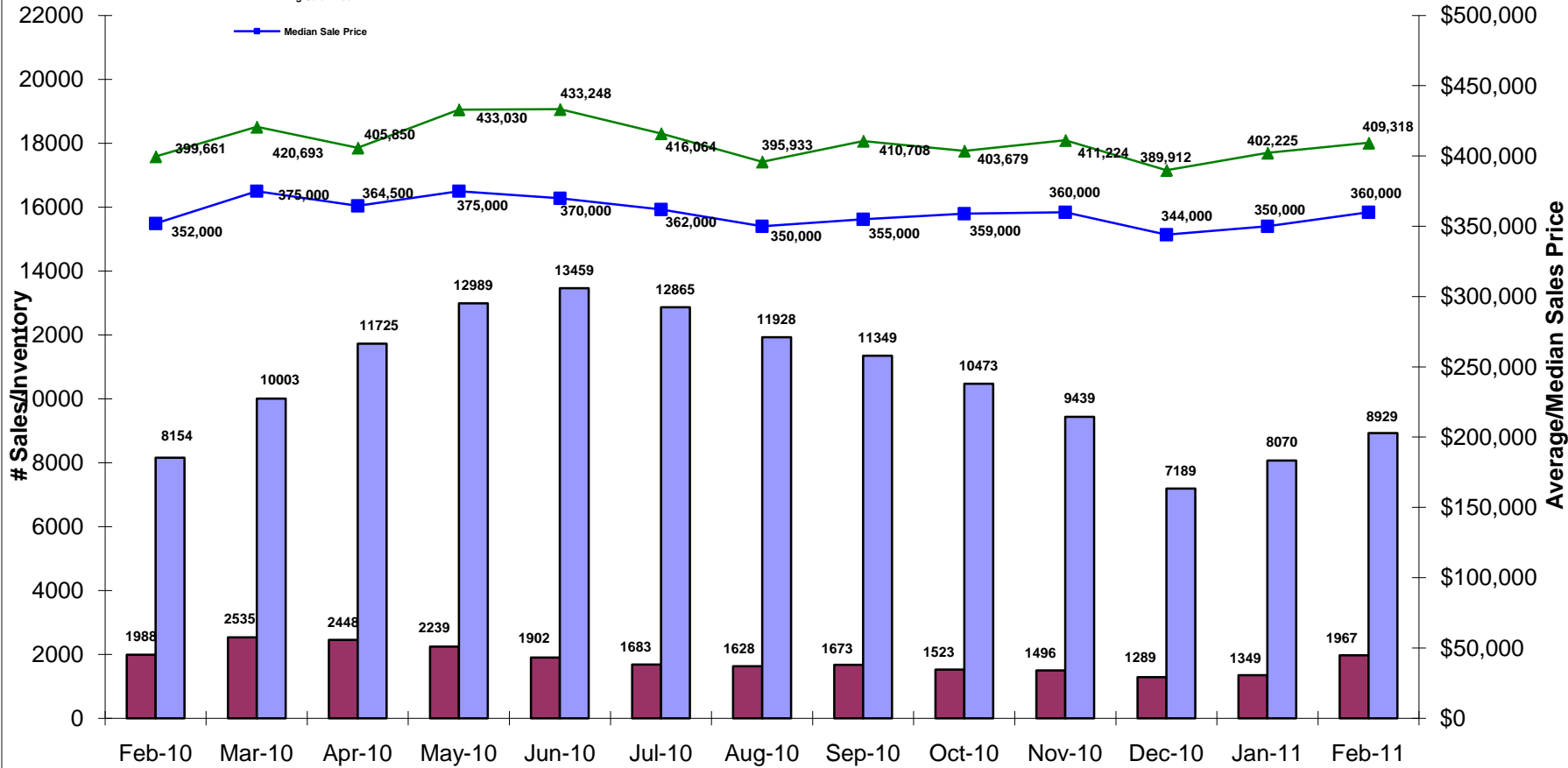
Year to Date February 28, 2010

Type	Sold or Leased	Sold or Leased	Avg Price or Lse / M <sup>2</sup>	Avg DOM	Total Sales	SP / LP
IND	L	3	9.6875	130		
OFC	L	6	9.837333	113		
RET	L	2	17.043	104		
AGR	S	3	1,193,333	106	3,580,000	80.92%
BUS	S	12	101,434	127	1,217,208	83.27%
BWP	S	1	265,000	633	265,000	89.83%
IND	S	9	591,390	85	5,322,513	86.70%
LAN	S	4	646,700	154	2,586,800	93.34%
MFC	S	3	966,667	62	2,900,000	0.936118
OFC	S	5	814,000	136	4,070,000	0.895292
RET	S	2	319,750	81	639,500	95.46%

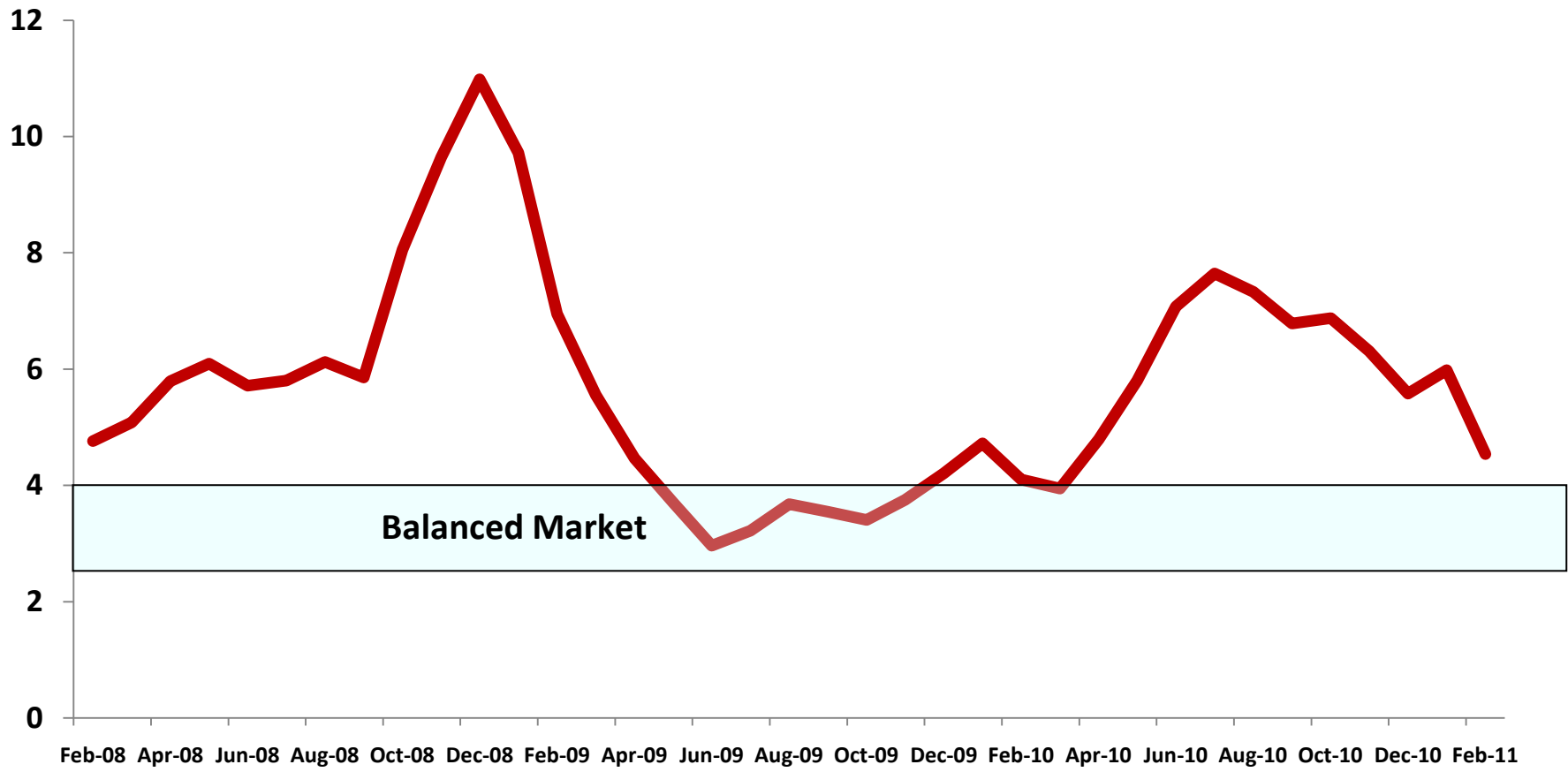


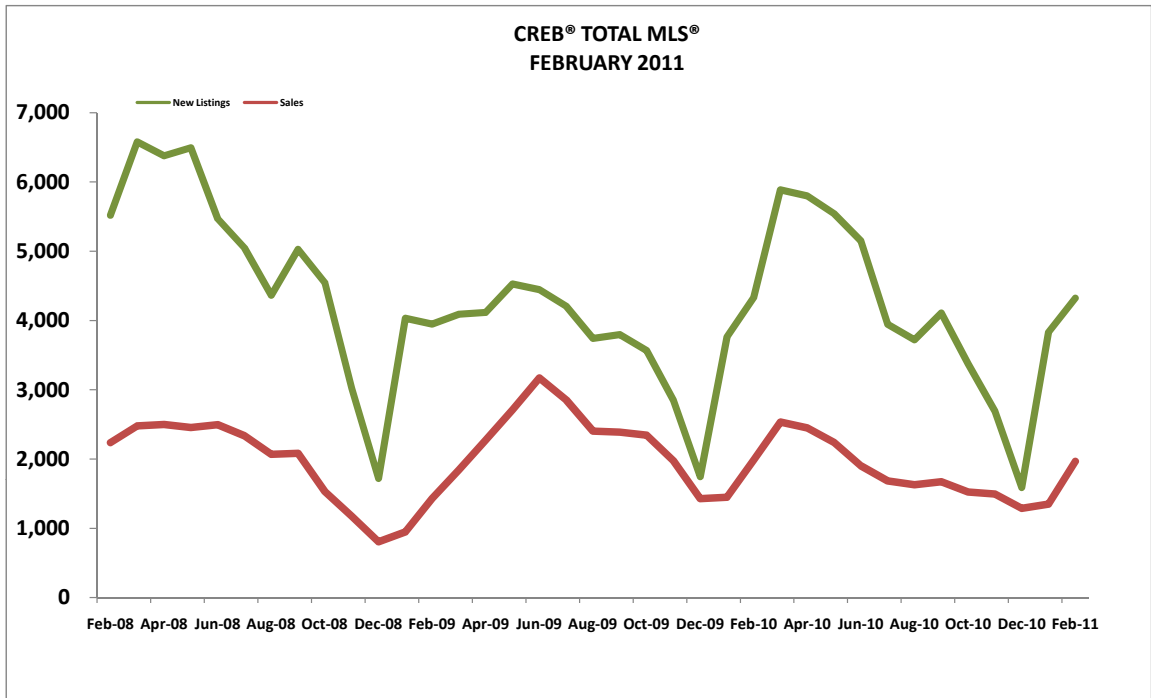
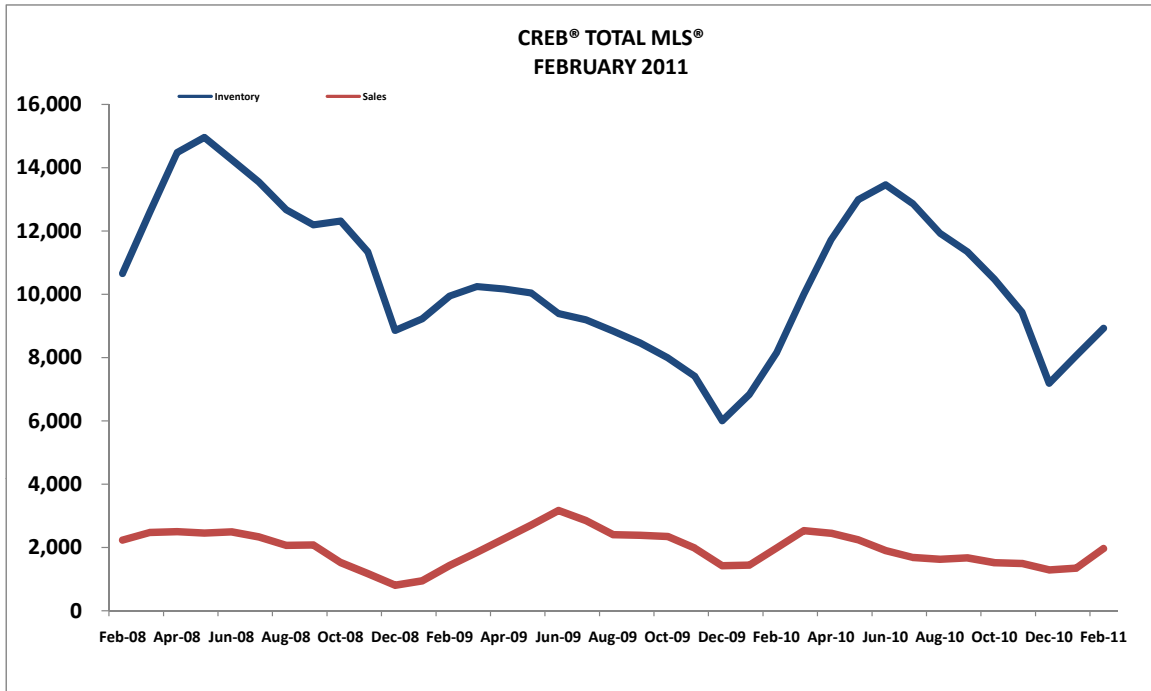


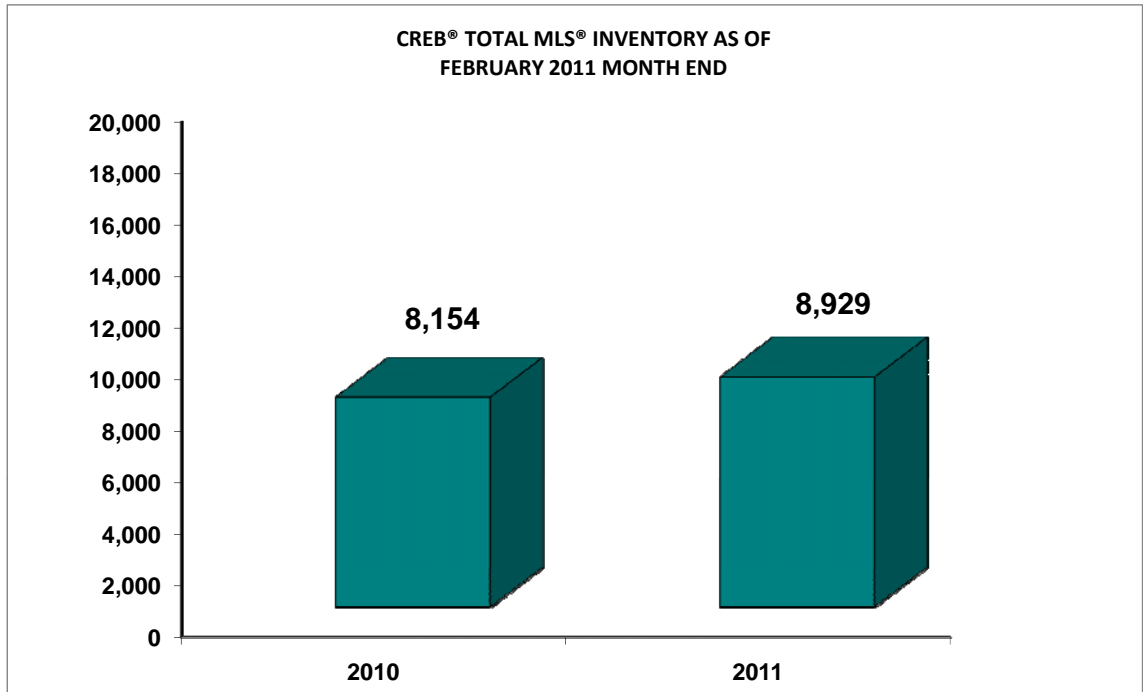
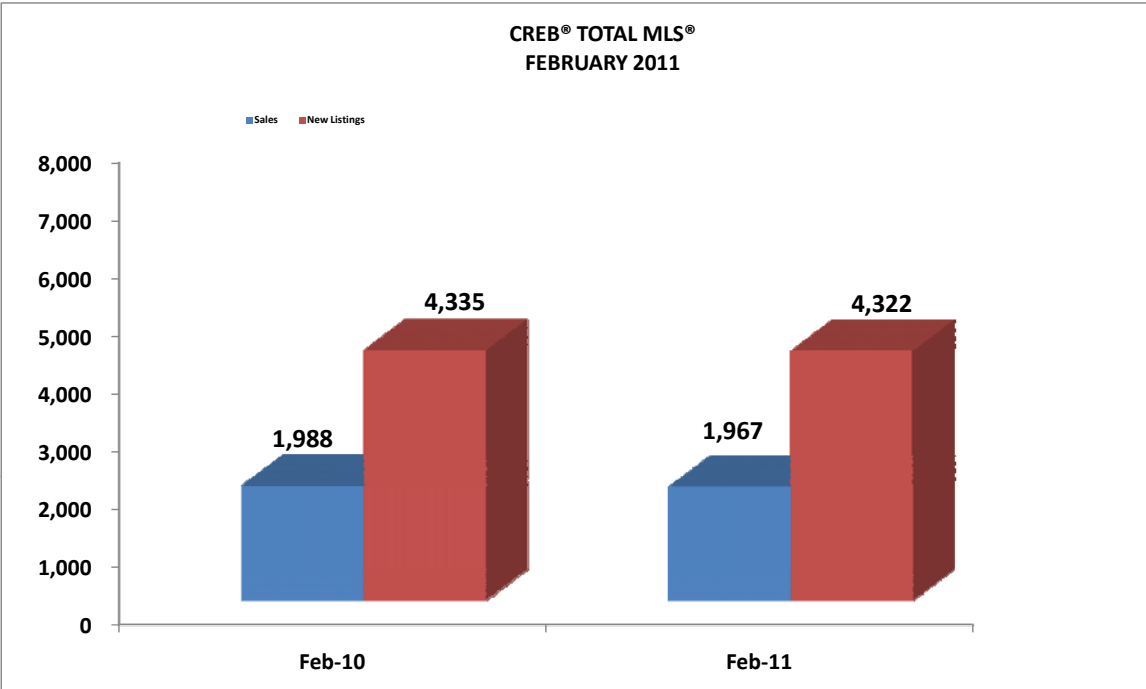
## CREB® TOTAL MLS® FEBRUARY 2011



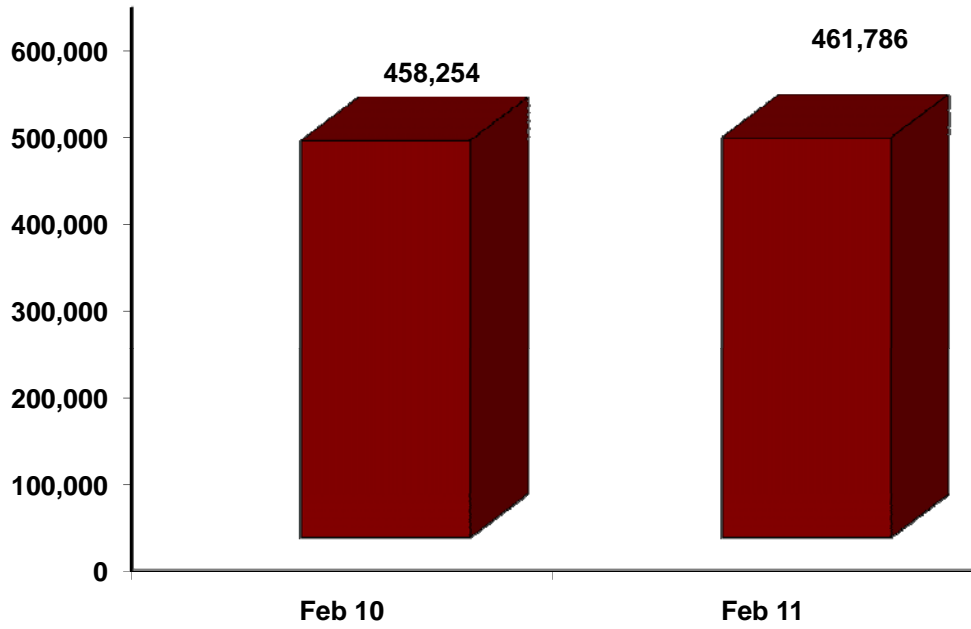
**CREB® ABSORPTION RATE  
TOTAL MLS® FEBRUARY 2011**







CREB® - CALGARY METRO  
SINGLE FAMILY AVERAGE SALE PRICE



CREB® - CALGARY METRO  
CONDOMINIUM AVERAGE SALE PRICE

