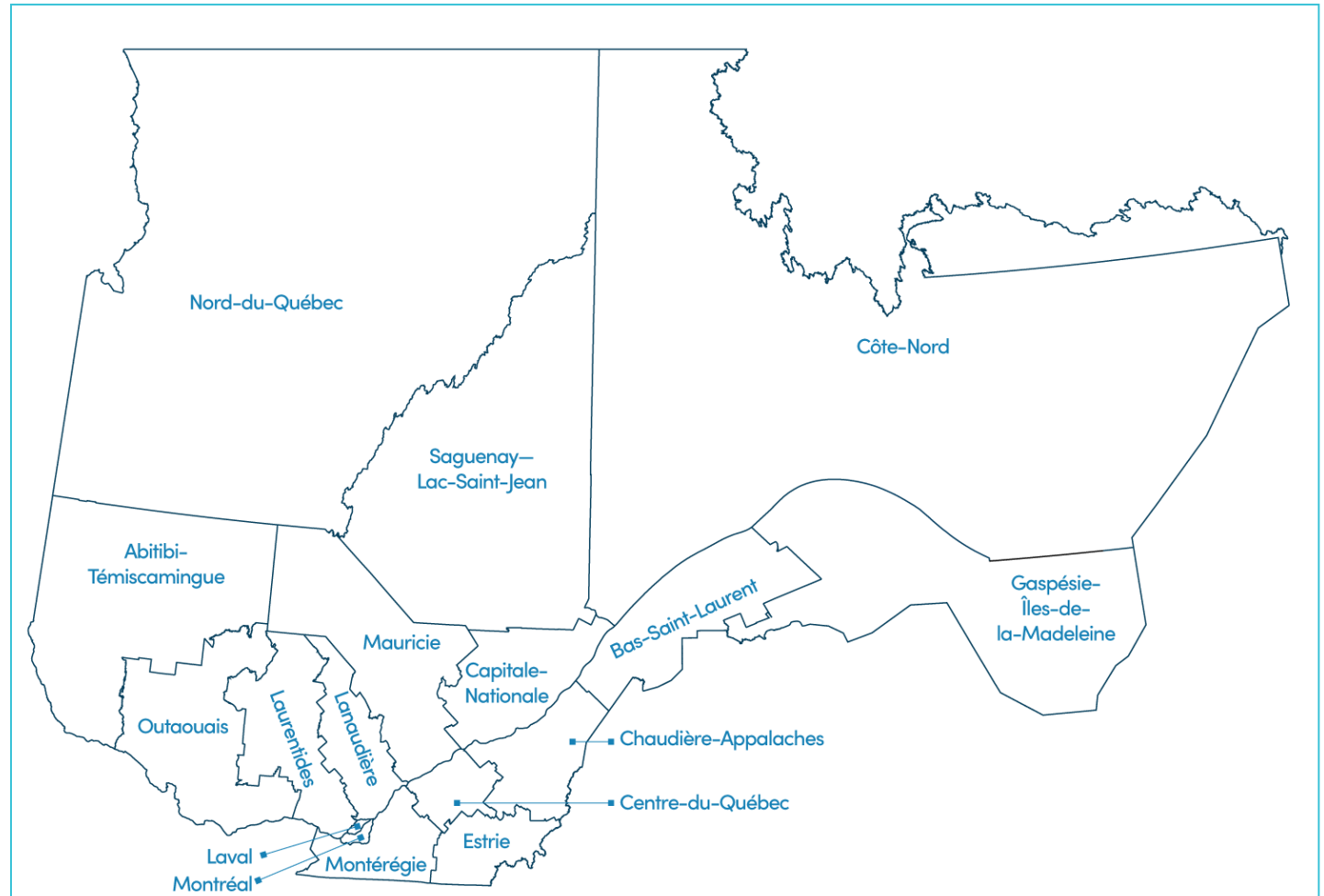


PROVINCE OF QUEBEC

MONTREAL CMA

QUEBEC CITY CMA



Province of Québec

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022		2023	2022	
Total sales	5 873	5 799	1%	59 977	70 660	-15%
Active listings	34 334	30 414	13%	31 510	24 431	29%
New listings	11 626	11 334	3%	93 539	101 517	-8%
Sales volume	\$2 799 684 038	\$2 563 225 780	9%	\$27 836 285 753	\$33 171 522 507	-16%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022		2023	2022	
Single-family home	2023	2022		2023	2022	
Sales	3 899	3 915	0%	35 455	40 611	-13%
Active listings	18 950	16 320	16%	18 369	13 347	38%
Median price	\$415 000	\$399 000	4%	\$420 000	\$425 000	-1%
Average selling time (days)	53	38	15	55	39	16
Condominium	2023	2022		2023	2022	
Sales	1 482	1 442	3%	13 988	17 402	-20%
Active listings	8 481	7 356	15%	8 415	6 324	33%
Median price	\$365 500	\$356 000	3%	\$360 000	\$372 000	-3%
Average selling time (days)	56	43	13	57	42	15
Plex (2-5 units)	2023	2022		2023	2022	
Sales	562	500	12%	4 568	6 596	-31%
Active listings	4 218	4 223	0%	4 150	3 792	9%
Median price	\$530 000	\$532 500	0%	\$523 750	\$530 000	-1%
Average selling time (days)	72	58	14	77	60	17

MONTÉAL CMA

Island of Montreal

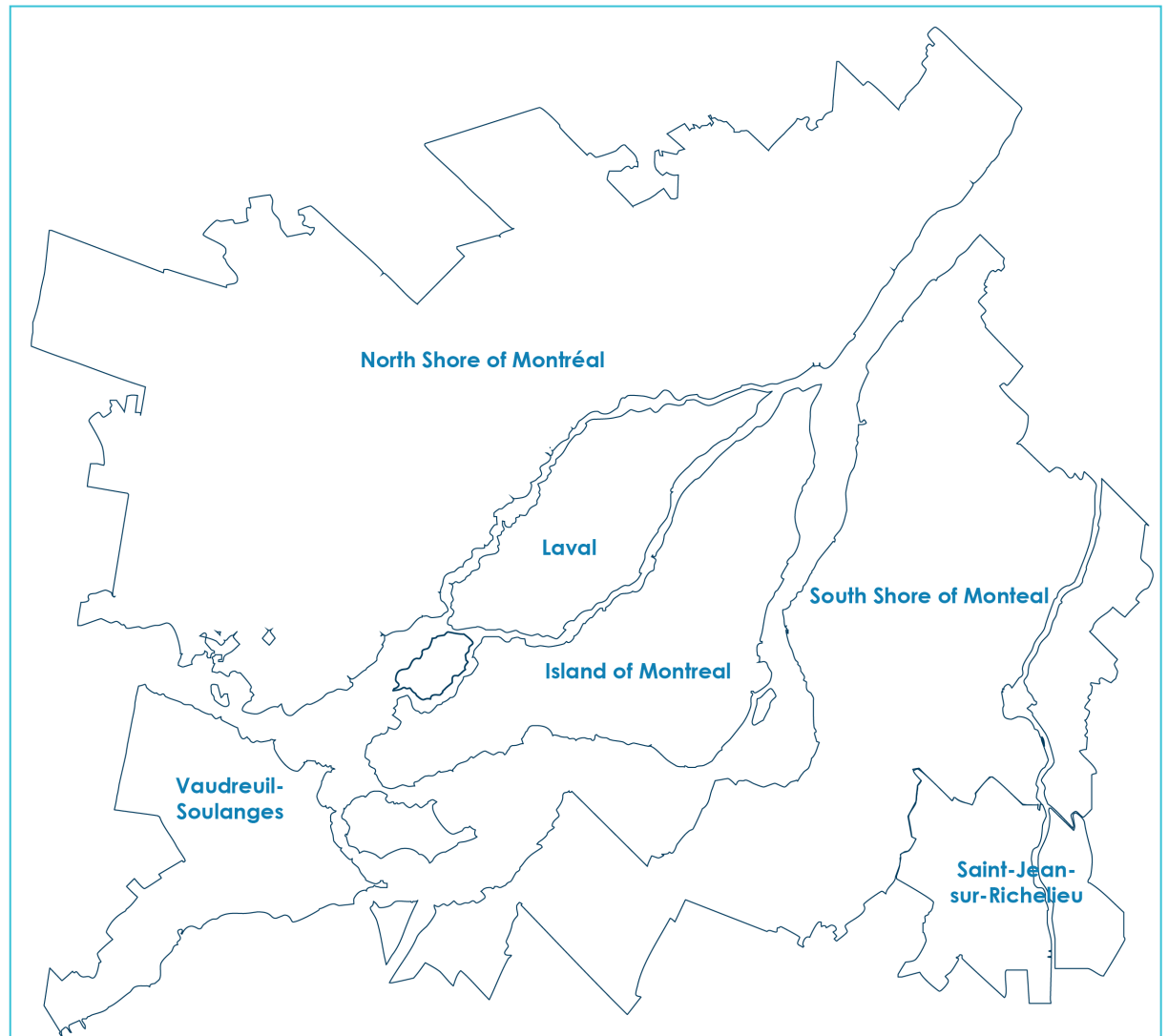
Laval

North Shore of Montreal

South Shore of Montreal

Vaudreuil-Soulanges

Saint-Jean-sur-Richelieu



Montreal CMA

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022		2023	2022	
Total sales	2 738	2 514	9%	28 988	34 819	-17%
Active listings	16 398	14 916	10%	15 399	11 419	35%
New listings	5 872	5 984	-2%	47 544	52 981	-10%
Sales volume	\$1 624 684 872	\$1 415 087 971	15%	\$16 637 851 125	\$20 446 464 518	-19%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022		2023	2022	
Single-family home	2023	2022		2023	2022	
Sales	1 391	1 324	5%	15 088	17 324	-13%
Active listings	7 097	6 432	10%	6 607	4 636	42%
Median price	\$549 000	\$535 000	3%	\$544 000	\$560 000	-3%
Average selling time (days)	46	34	12	50	28	22
Condominium	2023	2022		2023	2022	
Sales	1 068	944	13%	11 278	14 010	-20%
Active listings	6 811	6 121	11%	6 482	4 879	33%
Median price	\$402 000	\$380 000	6%	\$390 000	\$400 000	-3%
Average selling time (days)	58	44	14	57	37	20
Plex (2-5 units)	2023	2022		2023	2022	
Sales	276	245	13%	2 596	3 454	-25%
Active listings	2 428	2 333	4%	2 264	1 874	21%
Median price	\$730 000	\$685 000	7%	\$720 000	\$753 000	-2%
Average selling time (days)	67	51	16	74	49	25

Island of Montreal

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	1 007	857	↑ 18%	10 665	12 888	↓ -17%
Active listings	8 272	7 568	↑ 9%	7 715	6 039	↑ 28%
New listings	2 507	2 495	↔ 0%	20 343	22 421	↓ -9%
Sales volume	\$682 932 117	\$560 873 264	↑ 22%	\$7 114 106 036	\$8 764 521 888	↓ -19%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home	2023	2022	Variation	2023	2022	Variation
Sales	256	247	↑ 4%	2 937	3 191	↓ -8%
Active listings	2 041	1 789	↑ 14%	1 842	1 325	↑ 39%
Median price	\$730 000	\$656 450	↑ 11%	\$715 000	\$730 000	↓ -2%
Average selling time (days)	60	39	↑ 21	62	34	↑ 28
Condominium	2023	2022	Variation	2023	2022	Variation
Sales	583	481	↑ 21%	6 027	7 583	↓ -21%
Active listings	4 715	4 202	↑ 12%	4 426	3 460	↑ 28%
Median price	\$445 000	\$415 000	↑ 7%	\$440 250	\$449 000	↓ -2%
Average selling time (days)	65	50	↑ 15	63	44	↑ 19
Plex (2-5 units)	2023	2022	Variation	2023	2022	Variation
Sales	168	129	↑ 30%	1 701	2 114	↓ -20%
Active listings	1 516	1 577	↓ -4%	1 446	1 255	↑ 15%
Median price	\$788 500	\$749 700	↑ 5%	\$769 500	\$810 000	↓ -5%
Average selling time (days)	74	50	↑ 24	73	50	↑ 23

Laval

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	242	270	↓ -10%	2 715	3 348	↓ -19%
Active listings	1 301	1 204	↑ 8%	1 233	905	↑ 36%
New listings	540	555	↓ -3%	4 156	4 733	↓ -12%
Sales volume	\$143 216 430	\$136 543 540	↑ 5%	\$1 465 172 825	\$1 871 125 554	↓ -22%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home						
Sales	160	159	↑ 1%	1 693	2 019	↓ -16%
Active listings	731	687	↑ 6%	660	502	↑ 31%
Median price	\$545 000	\$522 500	↑ 4%	\$535 000	\$564 750	↓ -5%
Average selling time (days)	42	31	↑ 11	48	29	↑ 19
Condominium						
Sales	68	92	↓ -26%	891	1 124	↓ -21%
Active listings	409	380	↑ 8%	410	291	↑ 41%
Median price	\$387 000	\$360 000	↑ 8%	\$380 000	\$390 000	↓ -3%
Average selling time (days)	48	50	↓ -2	54	35	↑ 19
Plex (2-5 units)						
Sales	14	19	**	130	205	↓ -37%
Active listings	159	136	↑ 17%	162	111	↑ 46%
Median price	**	**	**	\$725 000	\$731 500	↓ -1%
Average selling time (days)	**	**	**	76	51	↑ 25

North Shore of Montreal

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	650	608	↑ 7%	6 691	8 068	↓ -17%
Active listings	2 793	2 411	↑ 16%	2 544	1 774	↑ 43%
New listings	1 265	1 252	↑ 1%	9 631	10 757	↓ -10%
Sales volume	\$333 540 141	\$296 776 122	↑ 12%	\$3 308 056 461	\$4 041 577 211	↓ -18%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home	2023	2022	Variation	2023	2022	Variation
Sales	447	417	↑ 7%	4 677	5 572	↓ -16%
Active listings	1 823	1 600	↑ 14%	1 666	1 147	↑ 45%
Median price	\$505 000	\$485 000	↑ 4%	\$491 250	\$500 000	↓ -2%
Average selling time (days)	41	31	↑ 10	44	27	↑ 17
Condominium	2023	2022	Variation	2023	2022	Variation
Sales	158	149	↑ 6%	1 652	1 969	↓ -16%
Active listings	574	521	↑ 10%	560	388	↑ 45%
Median price	\$339 000	\$325 000	↑ 4%	\$329 000	\$340 000	↓ -3%
Average selling time (days)	41	33	↑ 8	48	25	↑ 23
Plex (2-5 units)	2023	2022	Variation	2023	2022	Variation
Sales	43	41	↑ 5%	351	507	↓ -31%
Active listings	355	277	↑ 28%	290	225	↑ 29%
Median price	\$550 000	\$520 000	↑ 6%	\$565 000	\$609 000	↓ -7%
Average selling time (days)	59	65	↓ -6	77	45	↑ 32

South Shore of Montreal

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	650	610	↑ 7%	6 793	8 075	↓ -16%
Active listings	2 964	2 770	↑ 7%	2 909	1 979	↑ 47%
New listings	1 173	1 295	↓ -9%	10 116	11 481	↓ -12%
Sales volume	\$362 066 564	\$333 543 808	↑ 9%	\$3 637 322 218	\$4 462 535 461	↓ -18%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home						
Sales	395	383	↑ 3%	4 209	4 793	↓ -12%
Active listings	1 771	1 687	↑ 5%	1 757	1 177	↑ 49%
Median price	\$540 000	\$542 730	↓ -1%	\$536 400	\$565 000	↓ -5%
Average selling time (days)	43	34	↑ 9	49	26	↑ 23
Condominium						
Sales	212	182	↑ 16%	2 260	2 777	↓ -19%
Active listings	875	812	↑ 8%	864	585	↑ 48%
Median price	\$376 200	\$360 000	↑ 5%	\$357 000	\$370 000	↓ -4%
Average selling time (days)	52	32	↑ 20	49	27	↑ 22
Plex (2-5 units)						
Sales	43	45	↓ -4%	318	500	↓ -36%
Active listings	311	264	↑ 18%	281	210	↑ 34%
Median price	\$621 500	\$660 000	↓ -6%	\$625 000	\$679 000	↓ -8%
Average selling time (days)	56	43	↑ 13	73	48	↑ 25

Vaudreuil-Soulanges

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	125	113	↑ 11%	1 300	1 538	↓ -15%
Active listings	746	639	↑ 17%	645	470	↑ 37%
New listings	265	243	↑ 9%	2 138	2 336	↓ -8%
Sales volume	\$72 422 480	\$60 404 537	↑ 20%	\$729 979 580	\$871 147 029	↓ -16%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home	2023	2022	Variation	2023	2022	Variation
Sales	90	74	↑ 22%	982	1 095	↓ -10%
Active listings	516	459	↑ 12%	453	326	↑ 39%
Median price	\$565 000	\$591 000	↓ -4%	\$550 000	\$575 000	↓ -4%
Average selling time (days)	44	38	↑ 6	50	27	↑ 23
Condominium	2023	2022	Variation	2023	2022	Variation
Sales	30	31	↓ -3%	290	393	↓ -26%
Active listings	186	148	↑ 26%	158	110	↑ 44%
Median price	\$377 500	\$345 000	↑ 9%	\$365 000	\$360 000	↑ 1%
Average selling time (days)	55	45	↑ 10	63	33	↑ 30
Plex (2-5 units)	2023	2022	Variation	2023	2022	Variation
Sales	4	8	**	21	44	**
Active listings	36	24	**	27	28	**
Median price	**	**	**	**	\$602 500	**
Average selling time (days)	**	**	**	**	43	**

Saint-Jean-sur-Richelieu

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	64	56	↑ 14%	824	902	↓ -9%
Active listings	322	324	↓ -1%	351	252	↑ 40%
New listings	122	144	↓ -15%	1 160	1 253	↓ -7%
Sales volume	\$30 507 140	\$26 946 700	↑ 13%	\$383 214 005	\$435 557 375	↓ -12%

Detailed Statistics by Property Category

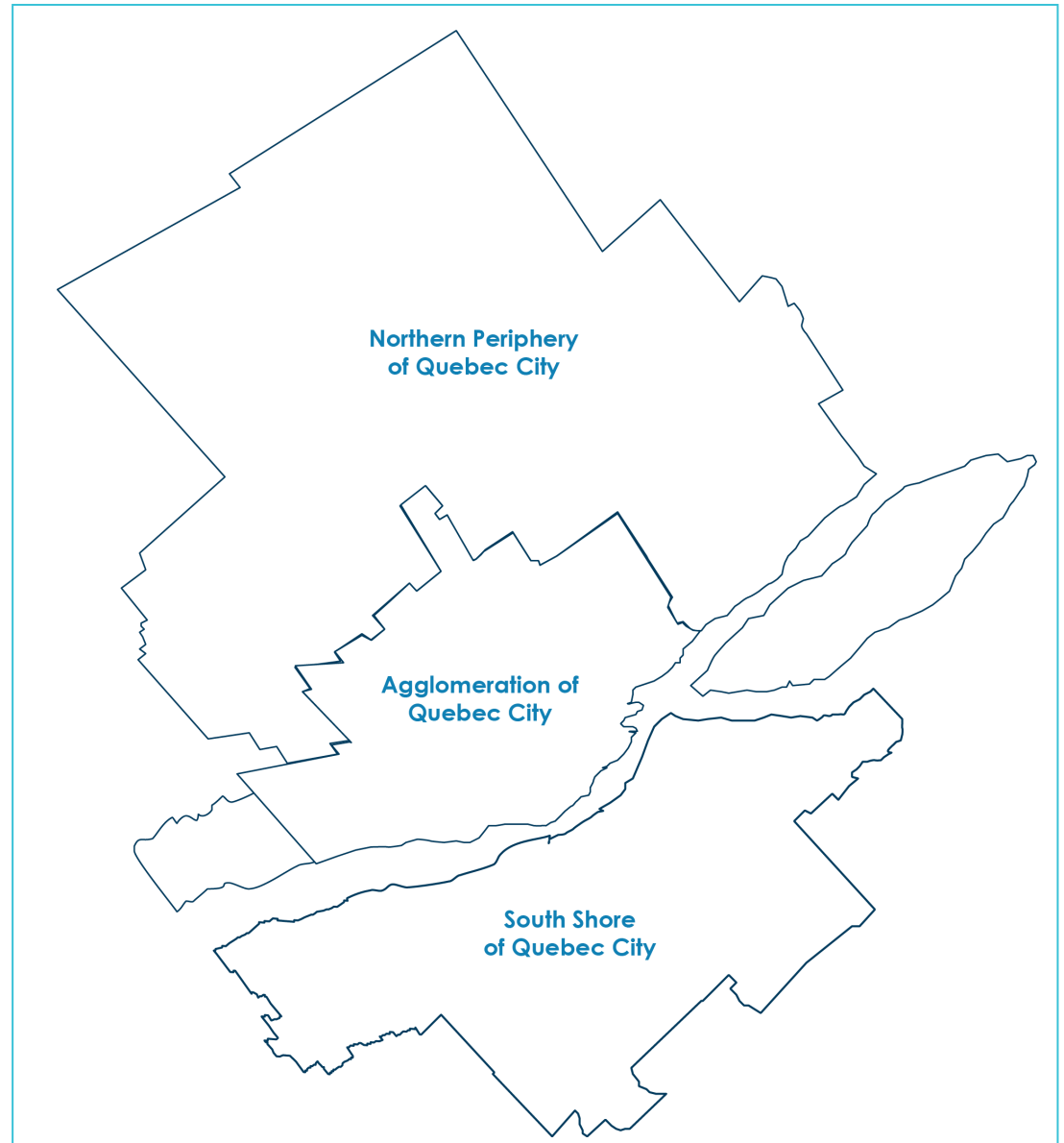
	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home	2023	2022	Variation	2023	2022	Variation
Sales	43	44	↓ -2%	590	654	↓ -10%
Active listings	215	210	↑ 2%	228	159	↑ 43%
Median price	\$498 500	\$452 500	↑ 10%	\$485 000	\$489 450	↓ -1%
Average selling time (days)	59	30	↑ 29	52	30	↑ 22
Condominium	2023	2022	Variation	2023	2022	Variation
Sales	17	9	**	158	164	↓ -4%
Active listings	52	58	↓ -10%	64	45	↑ 40%
Median price	**	**	**	\$329 250	\$330 000	↔ 0%
Average selling time (days)	**	**	**	45	19	↑ 26
Plex (2-5 units)	2023	2022	Variation	2023	2022	Variation
Sales	4	3	**	75	84	↓ -11%
Active listings	51	55	↓ -7%	57	46	↑ 25%
Median price	**	**	**	\$442 000	\$458 000	↓ -3%
Average selling time (days)	**	**	**	63	49	↑ 14

QUEBEC CITY CMA

[Agglomeration of Quebec City](#)

[Northern Periphery of Québec City](#)

[South Shore of Québec City](#)



Quebec City CMA

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022		2023	2022	
Total sales	624	591	6%	6 422	7 165	-10%
Active listings	2 929	2 811	4%	2 878	2 490	16%
New listings	1 043	1 031	1%	8 272	9 062	-9%
Sales volume	\$231 419 075	\$206 053 584	12%	\$2 323 628 112	\$2 501 970 463	-7%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022		2023	2022	
Single-family home	2023	2022		2023	2022	
Sales	376	375	0%	4 000	4 374	-9%
Active listings	1 793	1 689	6%	1 752	1 371	28%
Median price	\$353 500	\$329 900	7%	\$348 000	\$340 000	2%
Average selling time (days)	40	36	4	49	43	6
Condominium	2023	2022		2023	2022	
Sales	186	161	16%	1 933	2 191	-12%
Active listings	764	754	1%	803	771	4%
Median price	\$248 500	\$240 000	4%	\$237 500	\$231 000	3%
Average selling time (days)	64	67	-3	60	73	-13
Plex (2-5 units)	2023	2022		2023	2022	
Sales	62	55	13%	484	596	-19%
Active listings	364	362	1%	317	343	-8%
Median price	\$371 750	\$384 500	-3%	\$385 000	\$385 000	0%
Average selling time (days)	82	53	29	70	62	8

Agglomeration of Quebec City

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	423	413	↑ 2%	4 428	4 928	↓ -10%
Active listings	1 632	1 706	↓ -4%	1 641	1 569	↑ 5%
New listings	673	651	↑ 3%	5 446	5 999	↓ -9%
Sales volume	\$158 684 018	\$141 410 590	↑ 12%	\$1 592 922 411	\$1 702 301 432	↓ -6%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home	2023	2022	Variation	2023	2022	Variation
Sales	223	231	↓ -3%	2 388	2 574	↓ -7%
Active listings	696	781	↓ -11%	711	649	↑ 10%
Median price	\$354 000	\$332 500	↑ 6%	\$350 000	\$341 000	↑ 3%
Average selling time (days)	37	33	↑ 4	44	38	↑ 6
Condominium	2023	2022	Variation	2023	2022	Variation
Sales	156	138	↑ 13%	1 669	1 883	↓ -11%
Active listings	660	657	↔ 0%	694	668	↑ 4%
Median price	\$250 500	\$247 000	↑ 1%	\$243 000	\$237 000	↑ 3%
Average selling time (days)	65	73	↓ -8	58	74	↓ -16
Plex (2-5 units)	2023	2022	Variation	2023	2022	Variation
Sales	44	44	↔ 0%	371	471	↓ -21%
Active listings	275	267	↑ 3%	236	251	↓ -6%
Median price	\$383 000	\$399 900	↓ -4%	\$405 000	\$400 000	↑ 1%
Average selling time (days)	65	35	↑ 30	64	59	↑ 5

Northern Periphery of Québec City

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	66	62	↑ 6%	706	881	↓ -20%
Active listings	654	466	↑ 40%	596	358	↑ 67%
New listings	152	146	↑ 4%	1 111	1 273	↓ -13%
Sales volume	\$26 140 019	\$22 970 950	↑ 14%	\$298 843 994	\$349 414 165	↓ -14%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home						
Sales	57	52	↑ 10%	633	757	↓ -16%
Active listings	601	418	↑ 44%	546	307	↑ 78%
Median price	\$367 500	\$325 000	↑ 13%	\$378 900	\$378 500	↔ 0%
Average selling time (days)	47	44	↑ 3	57	44	↑ 13
Condominium						
Sales	7	9	**	62	100	↓ -38%
Active listings	29	38	↓ -24%	33	37	↓ -13%
Median price	**	**	**	\$195 450	\$200 250	↓ -2%
Average selling time (days)	**	**	**	92	67	↑ 25
Plex (2-5 units)						
Sales	2	1	**	11	23	**
Active listings	20	9	**	14	12	**
Median price	**	**	**	**	**	**
Average selling time (days)	**	**	**	**	**	**

South Shore of Quebec City

September 2023

Residential: Summary of Centris Activity

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Total sales	135	116	↑ 16%	1 288	1 356	↓ -5%
Active listings	643	639	↑ 1%	641	564	↑ 14%
New listings	218	234	↓ -7%	1 715	1 790	↓ -4%
Sales volume	\$46 595 038	\$41 672 044	↑ 12%	\$431 861 707	\$450 254 866	↓ -4%

Detailed Statistics by Property Category

	September			Year-to-date		
	2023	2022	Variation	2023	2022	Variation
Single-family home						
Sales	96	92	↑ 4%	979	1 043	↓ -6%
Active listings	496	490	↑ 1%	495	416	↑ 19%
Median price	\$346 500	\$320 000	↑ 8%	\$325 000	\$317 000	↑ 3%
Average selling time (days)	42	37	↑ 5	57	53	↑ 4
Condominium						
Sales	23	14	**	202	208	↓ -3%
Active listings	75	59	↑ 27%	77	65	↑ 18%
Median price	**	**	**	\$217 500	\$205 500	↑ 6%
Average selling time (days)	**	**	**	65	66	↓ -1
Plex (2-5 units)						
Sales	16	10	**	102	102	↔ 0%
Active listings	69	86	↓ -20%	66	79	↓ -16%
Median price	**	**	**	\$334 000	\$323 500	↑ 3%
Average selling time (days)	**	**	**	93	75	↑ 18

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The Quebec Professional Association of Real Estate Brokers (QPAREB) is a non-profit association that brings together more than 14,000 real estate brokers and agencies. It is responsible for promoting and defending their interests while taking into account the issues facing the profession and the various professional and regional realities of its members. The QPAREB is also an important player in many real estate dossiers, including the implementation of measures that promote homeownership. The Association reports on Quebec's residential real estate market statistics, provides training, tools and services relating to real estate, and facilitates the collection, dissemination and exchange of information. The QPAREB is headquartered in Quebec City, has its administrative offices in Montreal and a regional office in Ville de Saguenay. It has two subsidiaries: Centris Inc. and the Collège de l'immobilier du Québec. Follow its activities at qpareb.ca or via its social media pages: [Facebook](#), [LinkedIn](#), [Twitter](#) and [Instagram](#).

Information

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