

Total Residential

Sales	Listings
<b>-7%</b> 2,440	<b>23%</b> 2,902

Quebec City Metropolitan Area

By Property Category

	Single-Family	Condominium	Plex
<b>Sales</b>	↓ <b>-2%</b> 1,557	↓ <b>-9%</b> 701	↓ <b>-27%</b> 180
<b>Median Price</b>	↑ <b>1%</b> \$350,000	↔ <b>0%</b> \$235,000	↑ <b>3%</b> \$391,500
<b>Active Listing</b>	↑ <b>38%</b> 1,770	↑ <b>12%</b> 808	↓ <b>-9%</b> 314
<b>Average Selling Time (days)</b>	↑ <b>14</b> 50	↓ <b>-2</b> 60	↑ <b>12</b> 68

\*\* Insufficient number of transactions to produce reliable statistics

— Statistics are provided for information purposes only, the variation cannot be reliable or representative.

All variations are calculated in relation to the same period of the previous year.

Source: Quebec Professional Association of Real Estate Brokers by the Centris system



Sociodemographic Profile

Population in 2021

**839,311**

Variation change between 2016 and 2021

**4.1%**

Population density per square kilometer

**239.8**

Number of households in 2021

**411,415**

Proportion of renters

Vacancy rate

Q2 2023 **1.5%**

Average rent

Q2 2023 **\$976**

Q2 2022 **\$945**

Variation

**3%**

Proportion of owners



Mortgage Rates

1-year term

Variation

Q2 2023 **6.52%**

**2.97**

Q2 2022 **3.56%**

5-year term

Variation

Q2 2023 **6.49%**

**1.43**

Q2 2022 **5.06%**



Consumer Confidence Level

Overall

Variation

Q2 2023 **97**

**-8**

Q2 2022 **105**

Is right now a good time to make a major purchase?\*

Variation

Q2 2023 **10%**

**-1**

Q2 2022 **12%**



Labour Market

Employment (in thousands)

Variation

Q2 2023 **448.0**

**3.5**

Q2 2022 **444.5**

Unemployment rate

Variation

Q2 2023 **2.6%**

**-0.4**

Q2 2022 **3.0%**



Housing Starts

Total

Variation

Q2 2023 **1,252**

**-47%**

Q2 2022 **2,358**

Single-Family

Variation

Q2 2023 **286**

**-51%**

Q2 2022 **583**

Condominium

Variation

Q2 2023 **0**

**++**

Q2 2022 **0**

Rental

Variation

Q2 2023 **966**

**-46%**

Q2 2022 **1,775**



Sources: Statistics Canada, 2021 census, CMHC - Rental Market Survey, January 2021

Sources: Statistics Canada and Conference Board of Canada  
\*Proportion of people who responded "yes" to this question.

Sources: Statistics Canada and CMHC  
++Variation greater than 100%



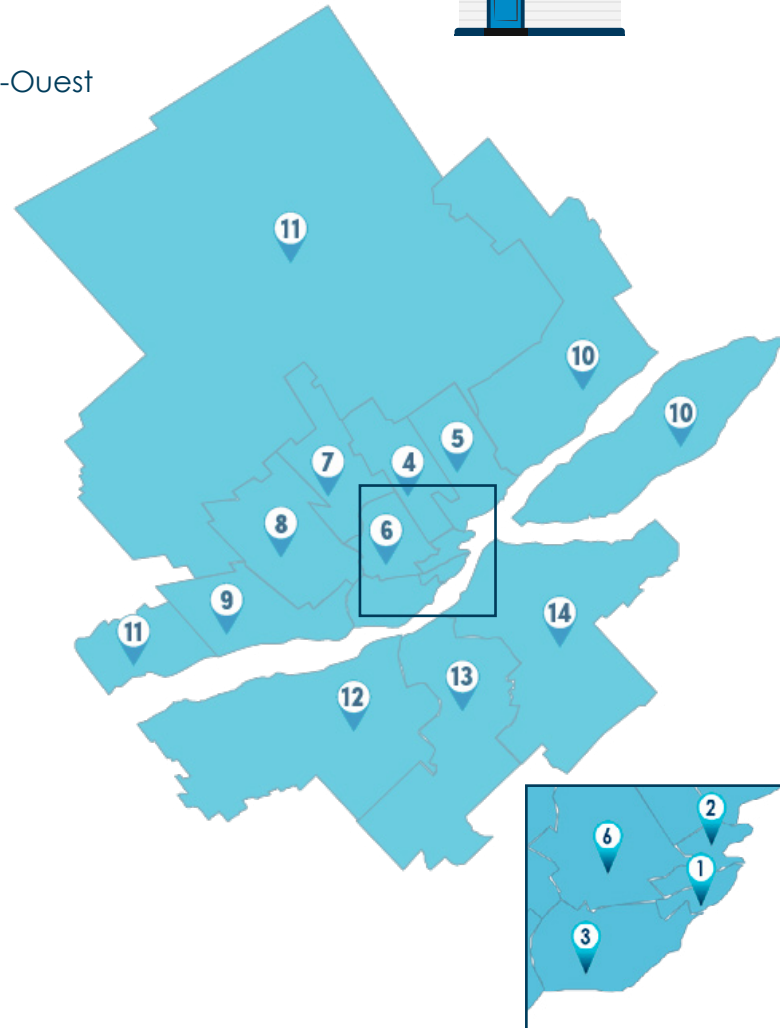
## TOTAL RESIDENTIAL SALES

153	31%	Area 12: Les Chutes-de-la-Chaudière-Ouest
270	20%	Area 4: Charlesbourg
197	16%	Area 7: La Haute Saint-Charles (excluant Val-Bélair)
85	10%	Area 10: MRC L'Île-d'Orléans et MRC Côte de Beaupré
196	1%	Area 6: Les Rivières
208	-16%	Area 11: MRC La-Jacques-Cartier
165	-18%	Area 14: Ancien Lévis
142	-18%	Area 1: La Cité - Haute-Ville
212	-26%	Area 5: Beauport
117	-26%	Area 2: La Cité - Basse-Ville et Limoilou



## MEDIAN PRICE OF SINGLE-FAMILY HOMES

Area 14: Ancien Lévis	\$325,000	12%
Area 11: MRC La-Jacques-Cartier	\$419,900	10%
Area 10: MRC L'Île-d'Orléans et MRC Côte de Beaupré	\$370,000	6%
Area 6: Les Rivières	\$350,500	2%
Area 13: Chutes-de-la-Chaudière-Est	\$327,500	1%
Area 3: Sainte-Foy/Sillery	\$455,000	-1%
Area 5: Beauport	\$323,000	-1%
Area 8: Ancienne-Lorette—Aéroport—Val-Bélair	\$330,000	-1%
Area 4: Charlesbourg	\$325,000	-2%
Area 9: Saint-Augustin - Cap-Rouge	\$451,500	-6%



# Definition of Areas

(Click on the area number in order to access the associated page)

## AGGLOMERATION OF QUEBEC CITY

**Area 1: La Cité - Haute - Ville**  
Haute-Ville

**Area 2: La Cité - Basse-Ville and Limoilou**  
La Cité - Basse-Ville, Limoilou

**Area 3: Sainte-Foy/Sillery**  
Sainte-Foy, Sillery

**Area 4: Charlesbourg**  
Charlesbourg

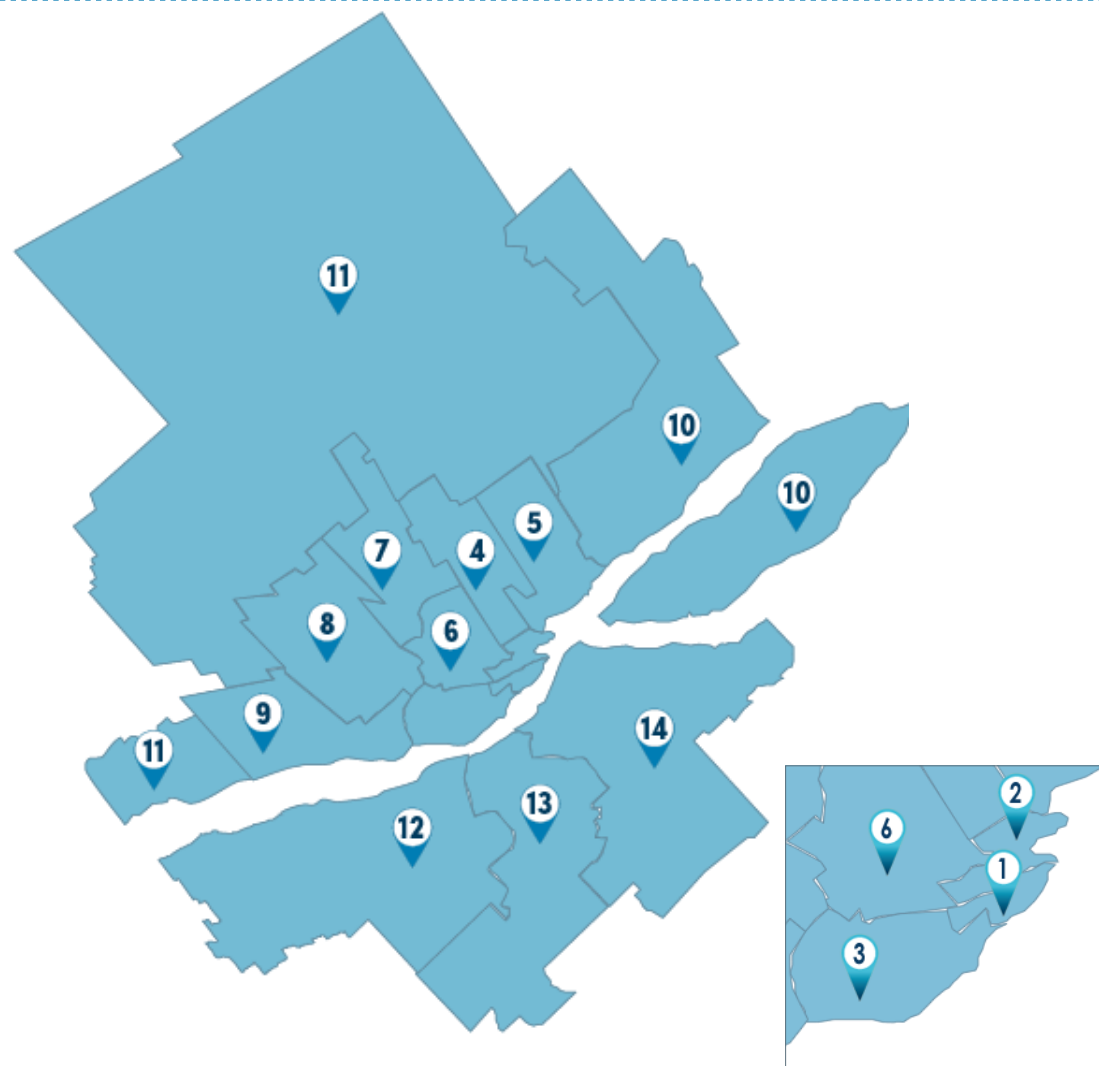
**Area 5: Beauport**  
Beauport

**Area 6: Les Rivières**  
Les Rivières

**Area 7: La Haute Saint-Charles (excluding Val-Bélair)**  
La Haute Saint-Charles, Wendake

**Area 8: Ancienne-Lorette - Aéroport - Val-Bélair**  
L'Ancienne-Lorette, Aéroport, Val-Bélair

**Area 9: Saint-Augustin - Cap-Rouge**  
Saint-Augustin-de-Desmaures, Cap-Rouge



## NORTHERN PERIPHERY OF QUEBEC CITY

**Area 10: RCM L'Île-d'Orléans and RCM Côte de Beauport**  
Boischatel, Château-Richer, L'Ange-Gardien ,  
Sainte-Famille, Sainte-Pétronille,  
Saint-François-de-l'Île-d'Orléans,  
Saint-Jean-de-l'Île-d'Orléans,  
Saint-Laurent-de-l'Île-d'Orléans,  
Saint-Pierre-de-l'Île-d'Orléans

**Area 11: RCM La Jacques-Cartier**  
Fossambault-sur-le-Lac, Lac-Beauport, Lac-Delage,  
Lac-Saint-Joseph, Neuville, Sainte-Brigitte-de-Laval,  
Sainte-Catherine-de-la-Jacques-Cartier,  
Saint-Gabriel-de-Valcartier, Shannon,  
Stoneham-et-Tewkesbury

## SOUTH SHORE OF QUEBEC CITY

**Area 12: Chutes-de-la-Chaudière-Ouest**  
Chutes-de-la-Chaudière-Ouest, Saint-Antoine-de-Tilly,  
Saint-Appolinaire

**Area 13: Chutes-de-la-Chaudière-Est**  
Chutes-de-la-Chaudière-Est,  
Saint-Lambert-de-Lauzon

**Area 14: Ancien Lévis**  
Desjardins, Saint-Henri



**Table 1 - Summary of Centris Activity**

Total Residential				
Second Quarter 2023				
Sales	2,440	↓	-7 %	
New Listings	2,770	↓	-11 %	
Active Listings	2,902	↑	23 %	
Volume (in thousands \$)	901,129	↓	-3 %	

Last 12 Months				
Sales	8,036	↓	-17 %	
New Listings	10,825	↓	-3 %	
Active Listings	2,892	↑	9 %	
Volume (in thousands \$)	2,877,474	↓	-13 %	

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
170 and less	34.2	11	3.3	Seller
170 to 260	138.2	60	2.3	Seller
260 to 430	916.7	241	3.8	Seller
430 to 510	210.4	46	4.5	Seller
more than 510	431.0	67	6.4	Seller

Source: QPAREB by the Centris system



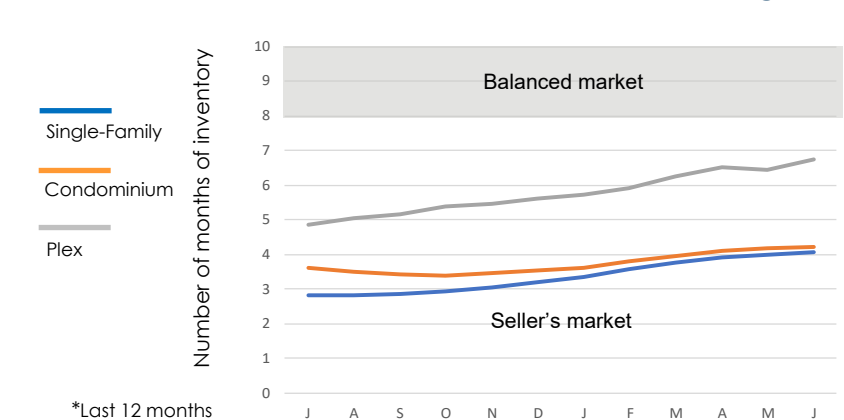
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	1,557	↓ -2 %	5,101	↓ -13 %	
Active Listings	1,770	↑ 38 %	1,730	↑ 26 %	
Median Price	\$350,000	↑ 1 %	\$342,500	↑ 4 %	↑ 37 %
Average Price	\$401,281	↑ 3 %	\$389,786	↑ 4 %	↑ 39 %
Average Selling Time (days)	50	↑ 14	45	↓ -3	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	701	↓ -9 %	2,316	↓ -23 %	
Active Listings	808	↑ 12 %	810	↓ -13 %	
Median Price	\$235,000	↔ 0 %	\$235,000	↑ 4 %	↑ 24 %
Average Price	\$285,860	↑ 6 %	\$277,630	↑ 6 %	↑ 26 %
Average Selling Time (days)	60	↓ -2	60	↓ -23	

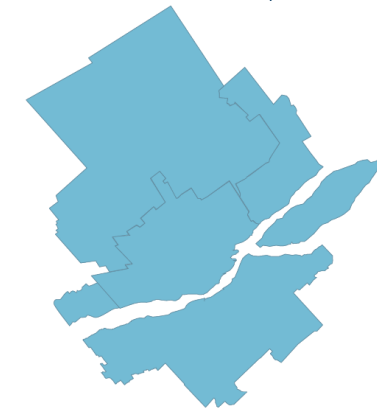
Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	180	↓ -27 %	612	↓ -28 %	
Active Listings	314	↓ -9 %	344	↓ -1 %	
Median Price	\$391,500	↑ 3 %	\$390,000	↑ 8 %	↑ 34 %
Average Price	\$426,969	↑ 5 %	\$408,123	↑ 3 %	↑ 30 %
Average Selling Time (days)	68	↑ 12	66	↓ -6	

**Evolution of Market Conditions by Property Category\***



\*Last 12 months

\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	1,682	↓	-7 %
New Listings	1,823	↓	-13 %
Active Listings	1,651	↑	11 %
Volume (in thousands \$)	615,499	↓	-3 %

Last 12 Months			
Sales	5,587	↓	-17 %
New Listings	7,108	↓	-5 %
Active Listings	1,714	↓	-2 %
Volume (in thousands \$)	1,984,044	↓	-12 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
170 and less	11.2	3	3.3	Seller
170 to 260	59.5	33	1.8	Seller
260 to 430	400.6	155	2.6	Seller
430 to 510	89.4	28	3.1	Seller
more than 510	196.1	39	5.0	Seller

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

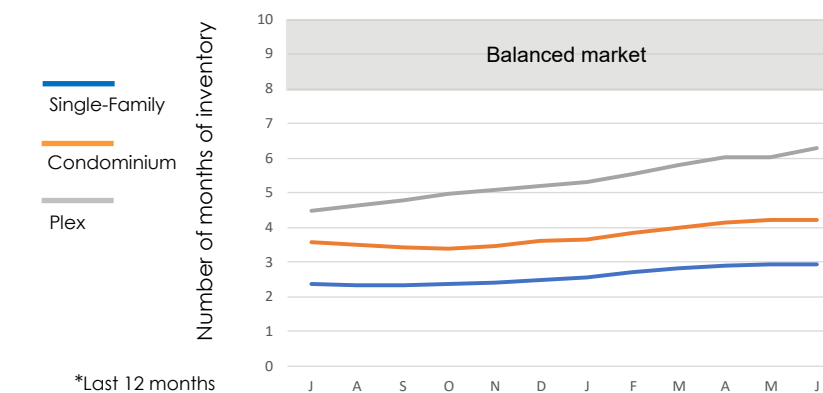
Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	935	↓ -2 %	3,102	↓ -10 %	
Active Listings	720	↑ 19 %	757	↑ 10 %	
Median Price	\$350,000	↔ 0 %	\$344,620	↑ 4 %	↑ 35 %
Average Price	\$402,811	↑ 3 %	\$391,846	↑ 5 %	↑ 37 %
Average Selling Time (days)	46	↑ 14	41	↓ -3	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	605	↓ -9 %	2,000	↓ -23 %	
Active Listings	693	↑ 12 %	703	↓ -13 %	
Median Price	\$240,000	↔ 0 %	\$240,000	↑ 3 %	↑ 23 %
Average Price	\$293,690	↑ 7 %	\$284,069	↑ 6 %	↑ 26 %
Average Selling Time (days)	56	↓ -8	60	↓ -24	

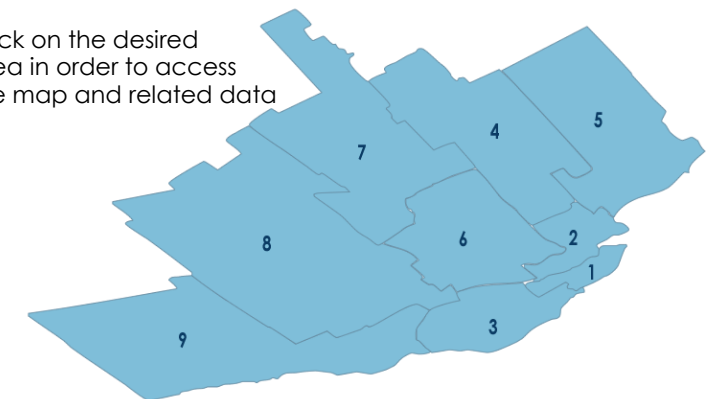
Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	142	↓ -27 %	485	↓ -29 %	
Active Listings	237	↓ -8 %	254	↓ -1 %	
Median Price	\$410,000	↑ 3 %	\$405,000	↑ 5 %	↑ 36 %
Average Price	\$443,176	↑ 4 %	\$423,388	↑ 2 %	↑ 32 %
Average Selling Time (days)	64	↑ 11	61	↓ -11	

\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



Click on the desired area in order to access the map and related data







**Table 1 - Summary of Centris Activity**

Total Residential				
Second Quarter 2023				
Sales	142	↓	-18 %	
New Listings	219	↑	8 %	
Active Listings	287	↑	10 %	
Volume (in thousands \$)	66,969	↑	9 %	

Last 12 Months				
Sales	472	↓	-31 %	
New Listings	733	↓	-8 %	
Active Listings	280	↓	-11 %	
Volume (in thousands \$)	202,545	↓	-20 %	

**Table 3 - Market Conditions by Price Range**

Condominium				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	13.8	3	5.2	Seller
160 to 230	29.6	5	5.6	Seller
230 to 390	81.8	14	5.9	Seller
390 to 470	25.0	4	6.0	Seller
more than 470	73.2	7	10.3	Buyer

Source: QPAREB by the Centris system



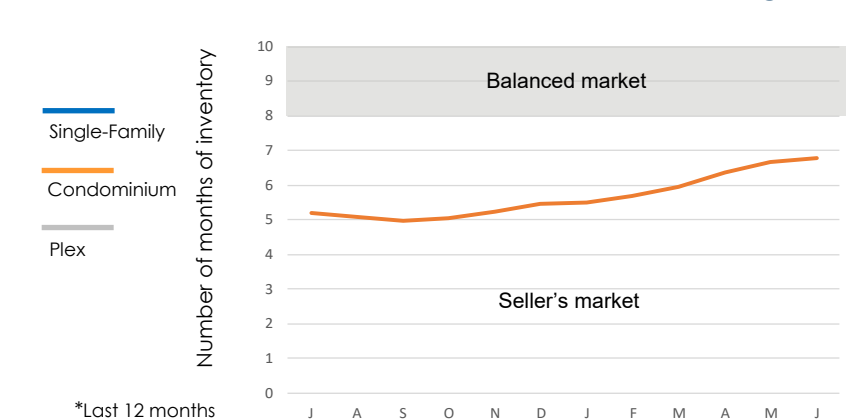
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family						
	Second Quarter 2023		Last 12 Months		Past 5 years	
Sales	20	-	54	↑ 46 %		
Active Listings	26	-	22	-		
Median Price	**	-	\$622,500	↓ -1 %	↑	32 %
Average Price	**	-	\$718,424	↑ 14 %	↑	40 %
Average Selling Time (days)	**	-	53	↓ -60		

Condominium						
	Second Quarter 2023		Last 12 Months		Past 5 years	
Sales	111	↓ -29 %	395	↓ -35 %		
Active Listings	232	↑ 9 %	223	↓ -17 %		
Median Price	\$310,000	↑ 12 %	\$310,000	↑ 9 %	↑	17 %
Average Price	\$410,080	↑ 27 %	\$378,000	↑ 12 %	↑	30 %
Average Selling Time (days)	78	↓ -15	91	↓ -18		

Plex						
	Second Quarter 2023		Last 12 Months		Past 5 years	
Sales	11	-	23	-		
Active Listings	29	-	34	-		
Median Price	**	-	**	-	↑	21 %
Average Price	**	-	**	-	↑	24 %
Average Selling Time (days)	**	-	**	-		

**Evolution of Market Conditions by Property Category\***



\*Last 12 months

\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential				
Second Quarter 2023				
Sales	117	↓	-26 %	
New Listings	149	↓	-35 %	
Active Listings	172	↓	-13 %	
Volume (in thousands \$)	41,525	↓	-25 %	
Last 12 Months				
Sales	433	↓	-25 %	
New Listings	582	↓	-20 %	
Active Listings	181	↓	-11 %	
Volume (in thousands \$)	150,216	↓	-21 %	

**Table 3 - Market Conditions by Price Range**

Condominium				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
130 and less	1.5	0	3.6	Seller
130 to 200	17.3	3	5.6	Seller
200 to 330	39.8	9	4.7	Seller
330 to 390	5.3	2	2.9	Seller
more than 390	15.5	3	5.5	Seller

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

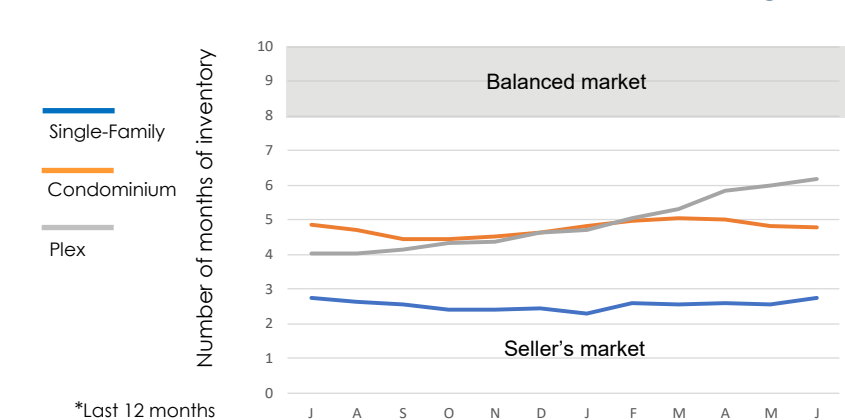
Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	15	-	66	↓ -34 %	
Active Listings	16	-	15	-	
Median Price	**	-	\$345,500	↑ 5 %	↑ 47 %
Average Price	**	-	\$351,944	↑ 2 %	↑ 41 %
Average Selling Time (days)	**	-	42	↓ -2	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	55	↓ -13 %	200	↓ -18 %	
Active Listings	70	↓ -30 %	79	↓ -21 %	
Median Price	\$280,000	↑ 12 %	\$260,000	↑ 8 %	↑ 32 %
Average Price	\$286,330	↑ 4 %	\$285,349	↑ 11 %	↑ 36 %
Average Selling Time (days)	70	↑ 2	76	↓ -2	

Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	47	↓ -31 %	167	↓ -28 %	
Active Listings	86	↑ 16 %	86	↑ 9 %	
Median Price	\$416,000	↑ 7 %	\$410,000	↑ 7 %	↑ 44 %
Average Price	\$439,064	↑ 9 %	\$418,669	↑ 5 %	↑ 41 %
Average Selling Time (days)	68	↑ 16	56	↓ -8	

\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



\*Last 12 months







Table 1 - Summary of Centris Activity

Total Residential			
Second Quarter 2023			
Sales	247	↓	-5 %
New Listings	260	↓	-10 %
Active Listings	283	↑	33 %
Volume (in thousands \$)	103,490	↓	-5 %

Last 12 Months			
Sales	738	↓	-17 %
New Listings	1,014	↑	1 %
Active Listings	278	↑	1 %
Volume (in thousands \$)	310,747	↓	-14 %

Table 3 - Market Conditions by Price Range

Condominium				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
130 and less	0.0	0		Buyer
130 to 200	17.3	7	2.6	Seller
200 to 330	65.1	17	3.8	Seller
330 to 390	18.3	3	6.1	Seller
more than 390	47.5	6	7.4	Seller

Source: QPAREB by the Centris system



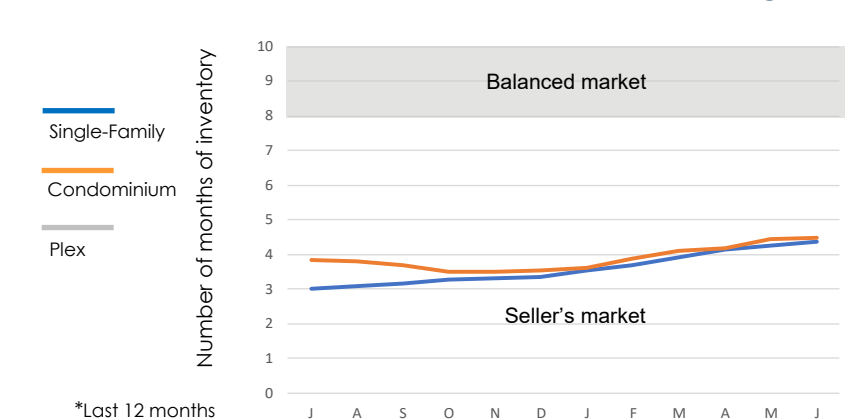
Table 2 - Detailed Centris Statistics by Property Category

Single-Family						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	99	↓	-6 %	313	↓	-16 %
Active Listings	114	↑	49 %	114	↑	22 %
Median Price	\$455,000	↓	-1 %	\$450,000	↔	0 %
Average Price	\$532,002	↓	-5 %	\$545,292	↑	4 %
Average Selling Time (days)	59	↑	14	55	↓	-5

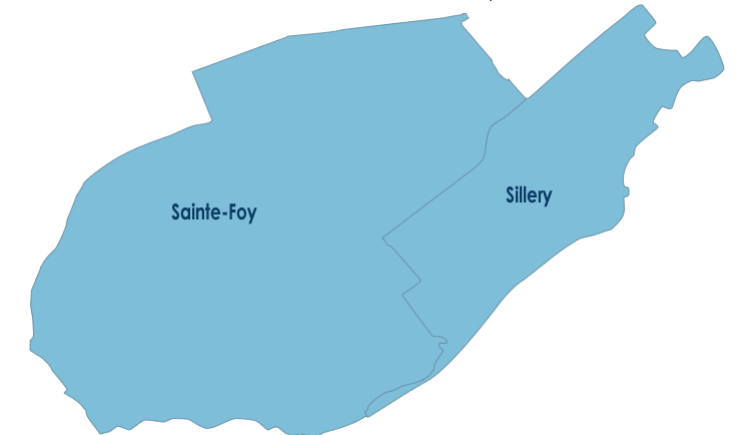
Condominium						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	136	↓	-7 %	396	↓	-20 %
Active Listings	153	↑	32 %	148	↓	-8 %
Median Price	\$252,500	↓	-3 %	\$260,000	↔	0 %
Average Price	\$325,250	↑	8 %	\$316,549	↑	3 %
Average Selling Time (days)	68	↓	-15	67	↓	-29

Plex						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	12	-	-	29	-	-
Active Listings	16	-	-	16	-	-
Median Price	**	-	-	**	-	↑ 28 %
Average Price	**	-	-	**	-	↑ 23 %
Average Selling Time (days)	**	-	-	**	-	-

Evolution of Market Conditions by Property Category\*



\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	270	↑	20 %
New Listings	262	↓	-3 %
Active Listings	141	↑	2 %
Volume (in thousands \$)	84,381	↑	21 %

Last 12 Months			
Sales	923	↓	-2 %
New Listings	1,054	↑	9 %
Active Listings	175	↔	0 %
Volume (in thousands \$)	285,698	↑	3 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	0.8	0	4.5	Seller
160 to 240	7.0	4	1.8	Seller
240 to 400	64.4	32	2.0	Seller
400 to 480	8.8	6	1.5	Seller
more than 480	19.5	6	3.2	Seller

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

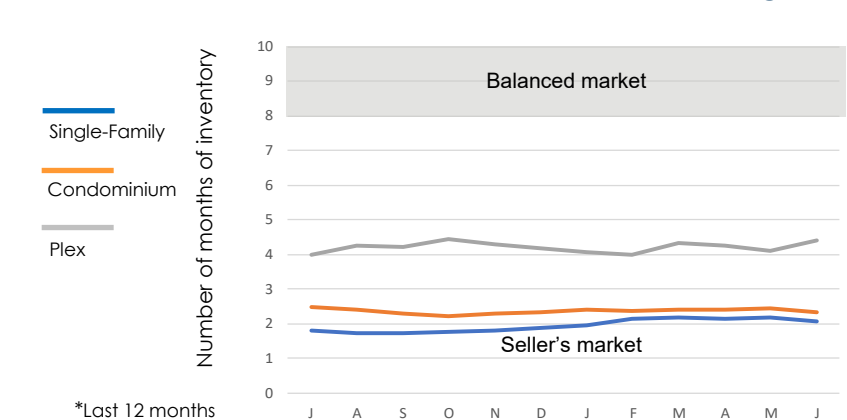
Single-Family						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	172	↑	26 %	581	↑	4 %
Active Listings	83	↑	12 %	100	↑	17 %
Median Price	\$325,000	↓	-2 %	\$321,000	↑	2 %
Average Price	\$353,129	↑	1 %	\$352,049	↑	3 %
Average Selling Time (days)	38	↑	21	34	↓	-9

Condominium						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	87	↑	24 %	291	↓	-4 %
Active Listings	44	↑	13 %	56	↓	-15 %
Median Price	\$210,000	↑	12 %	\$195,000	↑	15 %
Average Price	\$221,129	↑	18 %	\$208,386	↑	14 %
Average Selling Time (days)	42	↑	1	41	↓	-32

Plex						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	11	-	-	51	↓	-30 %
Active Listings	14	-	-	19	↓	-19 %
Median Price	**	-	-	\$405,000	↑	3 %
Average Price	**	-	-	\$402,292	↓	-4 %
Average Selling Time (days)	**	-	-	55	↓	-9

\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



\*Last 12 months

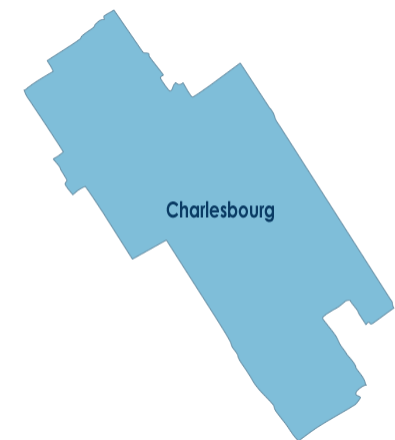




Table 1 - Summary of Centris Activity

Total Residential			
Second Quarter 2023			
Sales	212	↓	-26 %
New Listings	247	↓	-24 %
Active Listings	207	↑	8 %
Volume (in thousands \$)	66,226	↓	-28 %

Last 12 Months			
Sales	784	↓	-25 %
New Listings	1,010	↓	-13 %
Active Listings	235	↔	0 %
Volume (in thousands \$)	246,806	↓	-23 %

Table 3 - Market Conditions by Price Range

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	1.0	0	2.4	Seller
160 to 240	7.8	4	2.0	Seller
240 to 400	94.3	31	3.1	Seller
400 to 480	18.4	5	3.6	Seller
more than 480	28.4	4	7.4	Seller

Source: QPAREB by the Centris system



Table 2 - Detailed Centris Statistics by Property Category

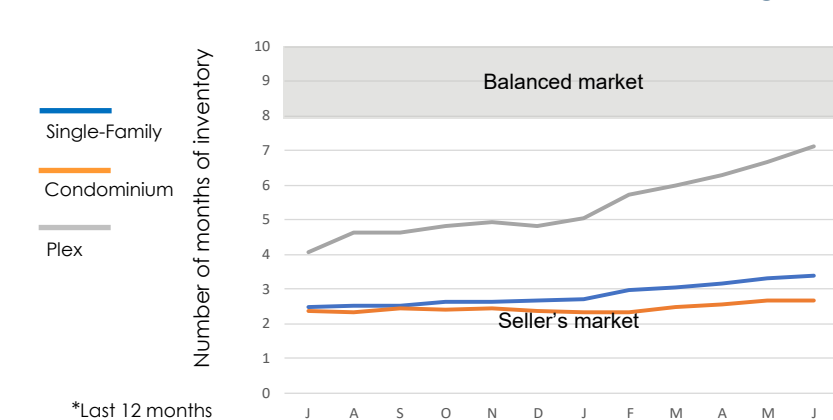
Single-Family							
	Second Quarter 2023			Last 12 Months		Past 5 years	
Sales	137	↓	-25 %	530	↓	-18 %	
Active Listings	126	↑	18 %	150	↑	11 %	
Median Price	\$323,000	↓	-1 %	\$322,900	↑	4 %	↑ 35 %
Average Price	\$341,594	↓	-1 %	\$343,269	↑	4 %	↑ 39 %
Average Selling Time (days)	59	↑	22	46	↓	-1	

Condominium							
	Second Quarter 2023			Last 12 Months		Past 5 years	
Sales	51	↓	-24 %	177	↓	-29 %	
Active Listings	36	↓	-5 %	39	↓	-24 %	
Median Price	\$219,000	↑	1 %	\$212,900	↑	7 %	↑ 27 %
Average Price	\$220,110	↓	-2 %	\$213,575	↑	5 %	↑ 23 %
Average Selling Time (days)	38	↑	4	43	↓	-19	

Plex							
	Second Quarter 2023			Last 12 Months		Past 5 years	
Sales	24	-	-	77	↓	-46 %	
Active Listings	45	↓	-3 %	46	↓	-5 %	
Median Price	**	-	-	\$354,000	↑	3 %	↑ 31 %
Average Price	**	-	-	\$357,492	↓	-6 %	↑ 28 %
Average Selling Time (days)	**	-	-	55	↓	-30	

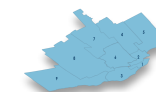
\*\*Insufficient number of transactions to produce reliable statistics

Evolution of Market Conditions by Property Category\*



\*Last 12 months





**Table 1 - Summary of Centris Activity**

Total Residential				
Second Quarter 2023				
Sales	196	↑	1 %	
New Listings	195	↓	-10 %	
Active Listings	125	↑	9 %	
Volume (in thousands \$)	66,311	↑	5 %	
Last 12 Months				
Sales	636	↓	-16 %	
New Listings	737	↓	-12 %	
Active Listings	134	↓	-3 %	
Volume (in thousands \$)	207,967	↓	-10 %	

**Table 3 - Market Conditions by Price Range**

Condominium				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
120 and less	0.0	0		Buyer
120 to 180	7.0	3	2.6	Seller
180 to 300	35.0	17	2.0	Seller
300 to 360	5.5	2	2.6	Seller
more than 360	11.5	1	9.2	Balanced

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

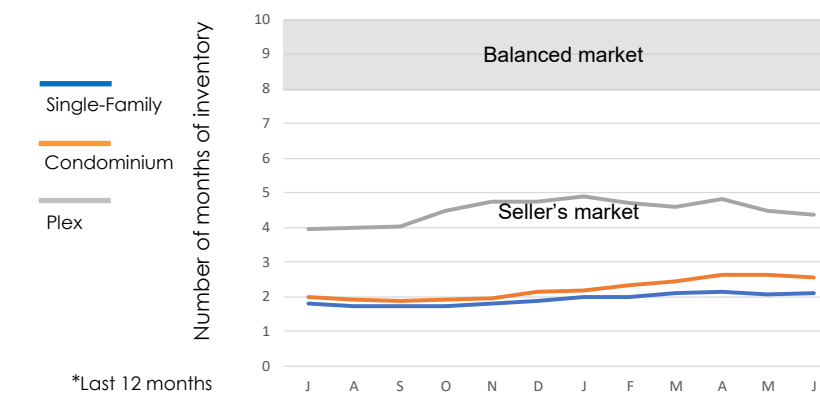
Single-Family						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	98	↓	-8 %	294	↓	-19 %
Active Listings	49	↓	-12 %	52	↓	-9 %
Median Price	\$350,500	↑	2 %	\$338,500	↑	5 %
Average Price	\$408,145	↑	14 %	\$387,776	↑	10 %
Average Selling Time (days)	39	↑	15	34	↑	4

Condominium						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	77	↑	7 %	278	↓	-17 %
Active Listings	53	↑	31 %	59	↓	-2 %
Median Price	\$238,300	↓	-4 %	\$238,150	↑	4 %
Average Price	\$239,224	↓	-8 %	\$248,371	↑	3 %
Average Selling Time (days)	44	↑	2	42	↓	-9

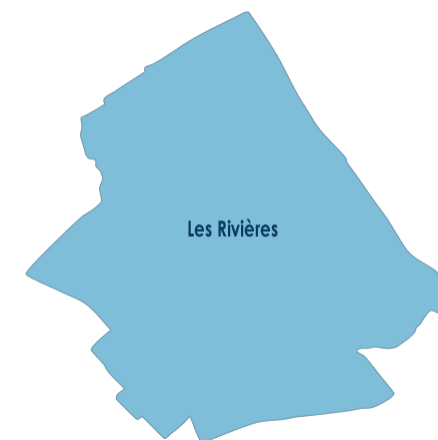
Plex						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	21	-	-	64	↑	7 %
Active Listings	23	-	-	23	↑	13 %
Median Price	**	-	-	\$375,000	↑	6 %
Average Price	**	-	-	\$388,237	↑	1 %
Average Selling Time (days)	**	-	-	64	↓	-15

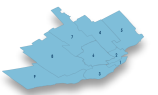
\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



\*Last 12 months





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	197	↑	16 %
New Listings	167	↓	-16 %
Active Listings	160	↑	29 %
Volume (in thousands \$)	65,106	↑	16 %

Last 12 Months			
Sales	611	↓	-10 %
New Listings	745	↓	-1 %
Active Listings	171	↑	39 %
Volume (in thousands \$)	198,453	↓	-7 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	1.6	1	2.4	Seller
160 to 240	9.5	6	1.7	Seller
240 to 400	80.3	27	2.9	Seller
400 to 480	8.4	5	1.7	Seller
more than 480	13.6	4	3.6	Seller

Source: QPAREB by the Centris system



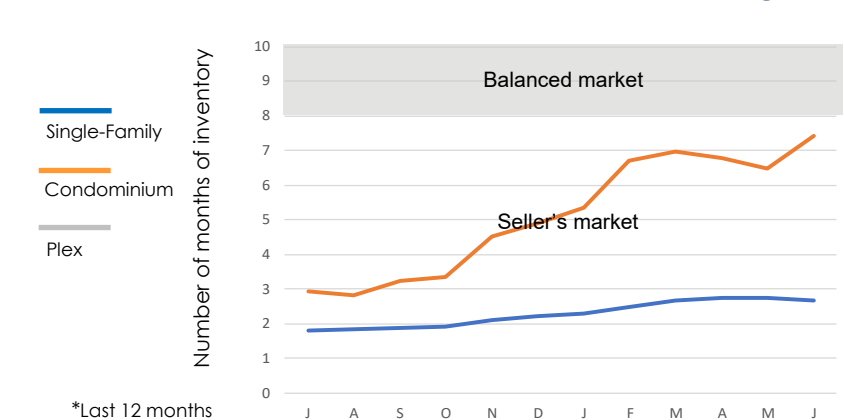
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	167	↑ 19 %	509	↓ -6 %	
Active Listings	100	↑ 37 %	113	↑ 46 %	
Median Price	\$326,900	↑ 1 %	\$320,000	↑ 5 %	↑ 39 %
Average Price	\$343,577	↑ 2 %	\$333,992	↑ 4 %	↑ 36 %
Average Selling Time (days)	49	↑ 30	42	↑ 7	

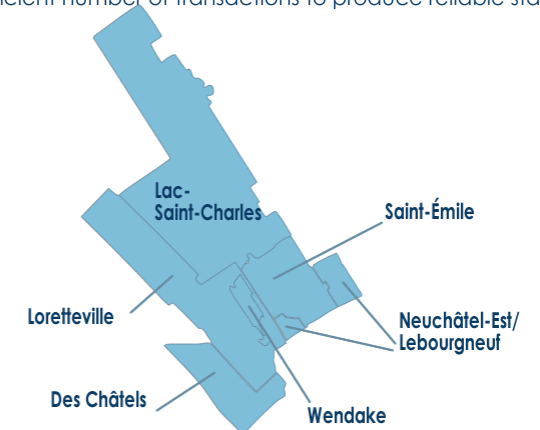
Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	22	-	67	↓ -24 %	
Active Listings	50	↑ 119 %	42	↑ 77 %	
Median Price	**	-	\$209,000	↑ 5 %	↑ 27 %
Average Price	**	-	\$218,703	↓ -3 %	↑ 32 %
Average Selling Time (days)	**	-	30	↓ -83	

Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	8	-	35	↓ -33 %	
Active Listings	10	-	16	↓ -26 %	
Median Price	**	-	\$398,000	↑ 14 %	↑ 40 %
Average Price	**	-	\$394,213	↑ 7 %	↑ 38 %
Average Selling Time (days)	**	-	84	↑ 20	

**Evolution of Market Conditions by Property Category\***



\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	194	↓	-12 %
New Listings	195	↓	-10 %
Active Listings	163	↑	6 %
Volume (in thousands \$)	63,217	↓	-12 %

Last 12 Months			
Sales	673	↓	-13 %
New Listings	804	↔	0 %
Active Listings	158	↓	-14 %
Volume (in thousands \$)	220,073	↓	-8 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	4.5	1	5.4	Seller
160 to 250	9.3	5	1.8	Seller
250 to 410	75.5	29	2.6	Seller
410 to 490	12.4	5	2.6	Seller
more than 490	17.6	4	4.6	Seller

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

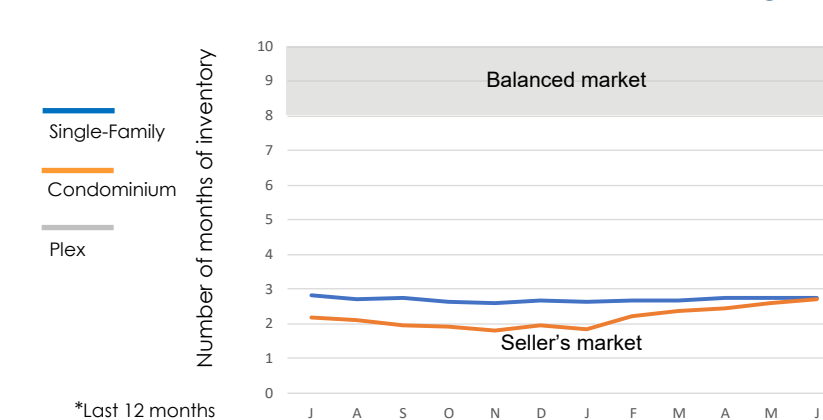
Single-Family						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	146	↓	-10 %	522	↓	-7 %
Active Listings	122	↓	-2 %	119	↓	-13 %
Median Price	\$330,000	↓	-1 %	\$330,000	↑	5 %
Average Price	\$358,810	↑	2 %	\$349,630	↑	3 %
Average Selling Time (days)	33	↓	-3	35	↓	-10

Condominium						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	42	↑	2 %	117	↓	-29 %
Active Listings	27	-	-	26	-	-
Median Price	\$210,250	↓	-5 %	\$212,500	↓	-1 %
Average Price	\$213,688	↔	0 %	\$211,251	↓	-3 %
Average Selling Time (days)	38	↑	1	36	↓	-24

Plex						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	6	-	-	34	↓	-26 %
Active Listings	13	-	-	12	↓	-26 %
Median Price	**	-	-	\$416,000	↑	15 %
Average Price	**	-	-	\$470,865	↑	24 %
Average Selling Time (days)	**	-	-	60	↓	-21

\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



\*Last 12 months

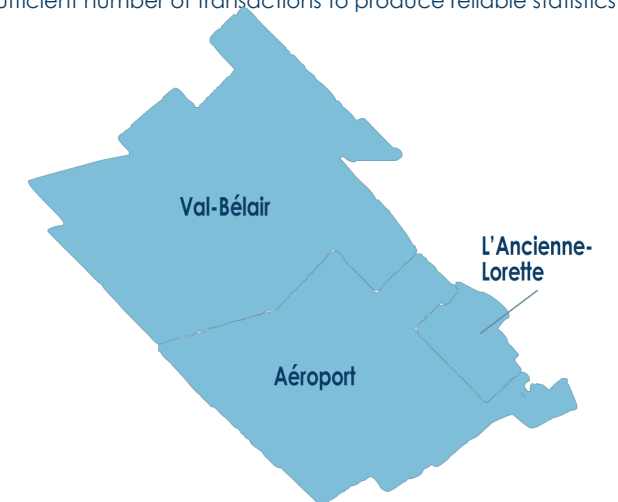






Table 1 - Summary of Centris Activity

Total Residential			
Second Quarter 2023			
Sales	107	↓	-11 %
New Listings	129	↓	-9 %
Active Listings	114	↑	29 %
Volume (in thousands \$)	58,276	↓	-1 %

Last 12 Months			
Sales	317	↓	-19 %
New Listings	429	↓	-5 %
Active Listings	103	↑	3 %
Volume (in thousands \$)	161,540	↓	-9 %

Table 3 - Market Conditions by Price Range

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
240 and less	2.8	0	8.3	Balanced
240 to 360	11.0	3	3.3	Seller
360 to 610	29.3	11	2.7	Seller
610 to 730	5.3	2	2.5	Seller
more than 730	22.8	3	7.8	Seller

Source: QPAREB by the Centris system



Table 2 - Detailed Centris Statistics by Property Category

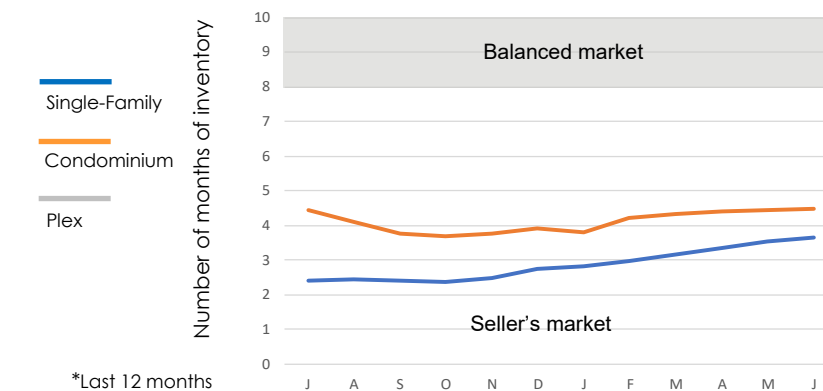
Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	81	↓ -6 %	233	↓ -14 %	
Active Listings	84	↑ 67 %	71	↑ 30 %	
Median Price	\$451,500	↓ -6 %	\$485,000	↑ 8 %	↑ 52 %
Average Price	\$586,537	↑ 8 %	\$554,052	↑ 7 %	↑ 51 %
Average Selling Time (days)	48	↑ 7	45	↑ 1	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	24	-	79	↓ -29 %	
Active Listings	29	-	29	-	
Median Price	**	-	\$360,000	↑ 24 %	↑ 55 %
Average Price	**	-	\$376,369	↑ 18 %	↑ 33 %
Average Selling Time (days)	**	-	49	↓ -43	

Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	2	-	5	-	
Active Listings	1	-	2	-	
Median Price	**	-	**	-	↑ 36 %
Average Price	**	-	**	-	↑ 30 %
Average Selling Time (days)	**	-	**	-	

\*\*Insufficient number of transactions to produce reliable statistics

Evolution of Market Conditions by Property Category\*



\*Last 12 months





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	293	↓	-10 %
New Listings	361	↓	-11 %
Active Listings	605	↑	82 %
Volume (in thousands \$)	128,296	↓	-1 %

Last 12 Months			
Sales	906	↓	-22 %
New Listings	1,501	↑	4 %
Active Listings	531	↑	60 %
Volume (in thousands \$)	375,350	↓	-17 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
190 and less	10.8	5	2.4	Seller
190 to 280	37.8	9	4.3	Seller
280 to 470	261.3	32	8.1	Balanced
470 to 560	56.0	8	7.1	Seller
more than 560	114.7	14	8.4	Balanced

Source: QPAREB by the Centris system



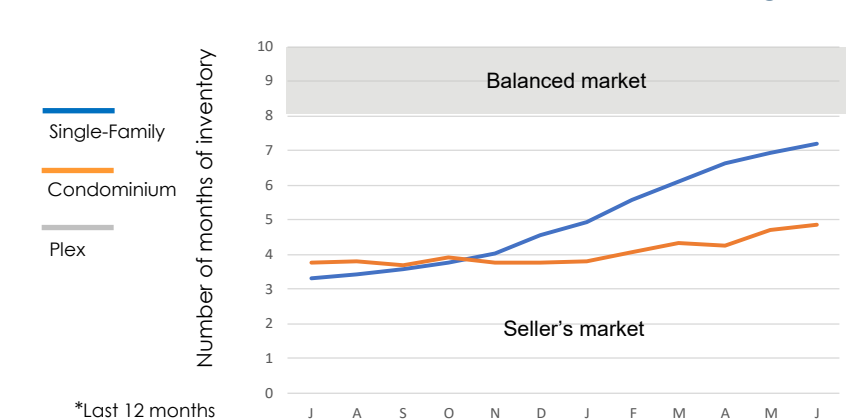
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	268	↓ -4 %	803	↓ -20 %	
Active Listings	553	↑ 96 %	481	↑ 77 %	
Median Price	\$409,241	↑ 11 %	\$376,000	↑ 2 %	↑ 41 %
Average Price	\$459,192	↑ 9 %	\$437,375	↑ 5 %	↑ 43 %
Average Selling Time (days)	54	↑ 18	51	↑ 2	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	24	-	89	↓ -30 %	
Active Listings	33	↓ -8 %	36	↓ -13 %	
Median Price	**	-	\$210,000	↑ 8 %	↑ 29 %
Average Price	**	-	\$242,190	↑ 10 %	↑ 38 %
Average Selling Time (days)	**	-	74	↑ 10	

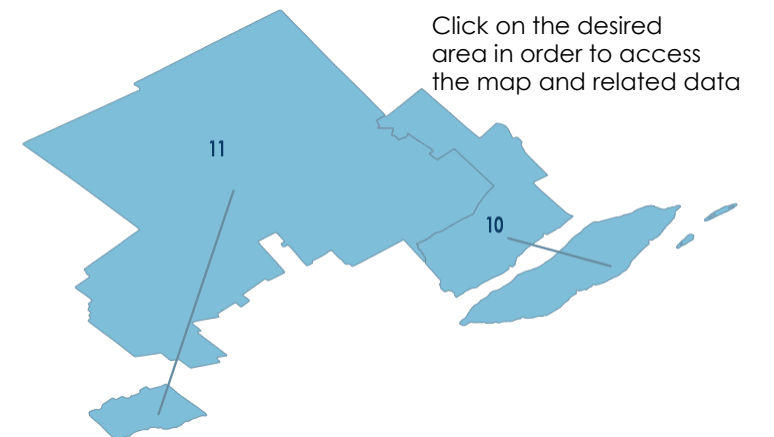
Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	1	-	13	-	
Active Listings	13	-	12	-	
Median Price	**	-	**	-	↑ 25 %
Average Price	**	-	**	-	↑ 24 %
Average Selling Time (days)	**	-	**	-	

**Evolution of Market Conditions by Property Category\***



\*Last 12 months

\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	85	↑	10 %
New Listings	95	↓	-10 %
Active Listings	145	↑	41 %
Volume (in thousands \$)	32,738	↑	26 %

Last 12 Months			
Sales	254	↓	-26 %
New Listings	378	↓	-5 %
Active Listings	129	↑	9 %
Volume (in thousands \$)	91,737	↓	-21 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
180 and less	5.0	2	2.7	Seller
180 to 260	8.8	2	4.6	Seller
260 to 440	38.1	8	4.6	Seller
440 to 530	16.2	2	9.2	Balanced
more than 530	38.1	4	10.6	Buyer

Source: QPAREB by the Centris system



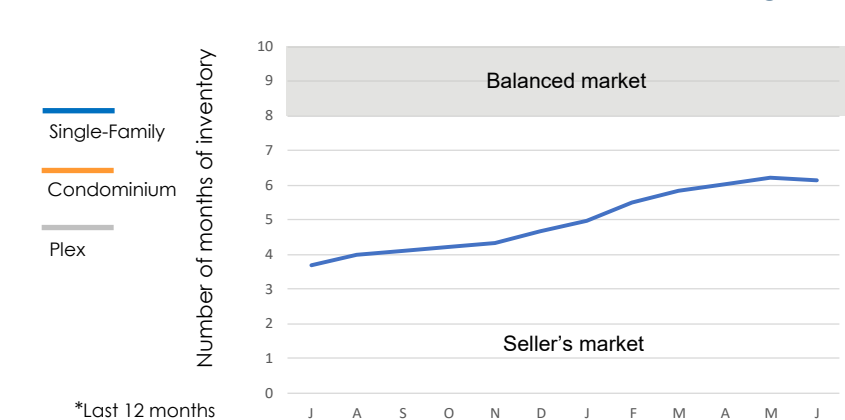
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	69	↑ 25 %	208	↓ -19 %	
Active Listings	123	↑ 64 %	106	↑ 28 %	
Median Price	\$370,000	↑ 6 %	\$352,500	↑ 2 %	↑ 38 %
Average Price	\$431,499	↑ 12 %	\$400,163	↑ 4 %	↑ 44 %
Average Selling Time (days)	66	↑ 19	62	↓ -14	

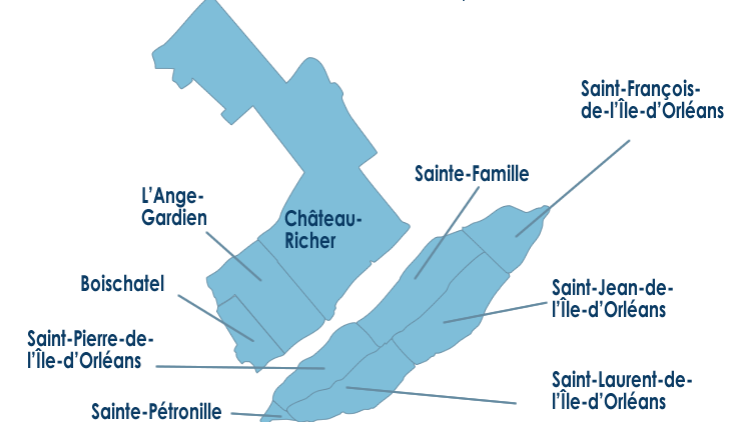
Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	15	-	39	↓ -41 %	
Active Listings	14	-	18	-	
Median Price	**	-	\$195,000	↑ 13 %	↑ 24 %
Average Price	**	-	\$206,578	↑ 6 %	↑ 27 %
Average Selling Time (days)	**	-	98	↑ 28	

Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	1	-	7	-	
Active Listings	4	-	4	-	
Median Price	**	-	**	-	↑ 75 %
Average Price	**	-	**	-	↑ 12 %
Average Selling Time (days)	**	-	**	-	

**Evolution of Market Conditions by Property Category\***



\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	208	↓	-16 %
New Listings	266	↓	-11 %
Active Listings	460	↑	100 %
Volume (in thousands \$)	95,558	↓	-8 %

Last 12 Months			
Sales	652	↓	-20 %
New Listings	1,123	↑	8 %
Active Listings	402	↑	89 %
Volume (in thousands \$)	283,613	↓	-16 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
200 and less	6.4	3	2.3	Seller
200 to 290	39.3	7	5.3	Seller
290 to 490	222.8	25	8.9	Balanced
490 to 590	32.7	6	5.8	Seller
more than 590	73.3	9	8.4	Balanced

Source: QPAREB by the Centris system



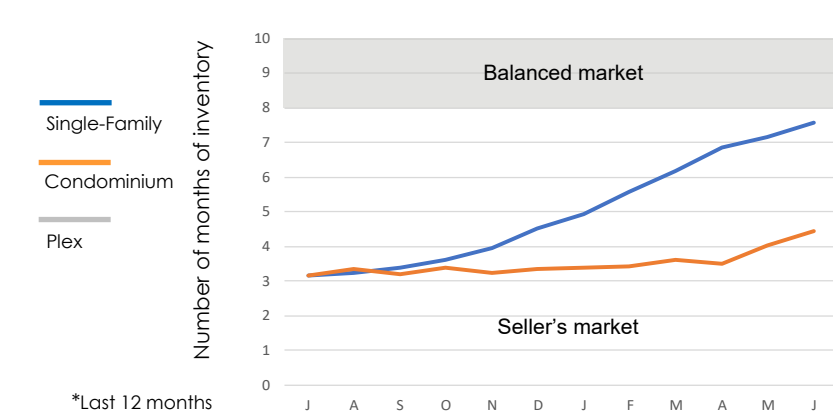
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	199	↓ -11 %	595	↓ -20 %	
Active Listings	430	↑ 108 %	375	↑ 98 %	
Median Price	\$419,900	↑ 10 %	\$390,500	↑ 3 %	↑ 43 %
Average Price	\$468,516	↑ 9 %	\$450,051	↑ 5 %	↑ 42 %
Average Selling Time (days)	49	↑ 15	47	↑ 7	

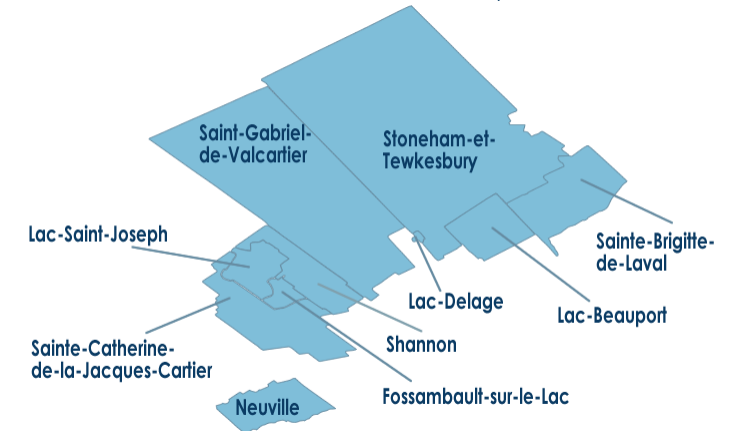
Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	9	-	50	↓ -18 %	
Active Listings	18	-	18	-	
Median Price	**	-	\$245,000	↑ 14 %	↑ 51 %
Average Price	**	-	\$269,968	↑ 9 %	↑ 51 %
Average Selling Time (days)	**	-	56	↔ 0	

Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	0	-	6	-	
Active Listings	9	-	8	-	
Median Price	**	-	**	-	↑ 40 %
Average Price	**	-	**	-	↑ 40 %
Average Selling Time (days)	**	-	**	-	

**Evolution of Market Conditions by Property Category\***



\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential				
Second Quarter 2023				
Sales	465	↓	-3 %	
New Listings	586	↓	-4 %	
Active Listings	646	↑	20 %	
Volume (in thousands \$)	157,334	↔	0 %	

Last 12 Months				
Sales	1,543	↓	-15 %	
New Listings	2,216	↔	0 %	
Active Listings	646	↑	10 %	
Volume (in thousands \$)	518,080	↓	-12 %	

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	11.6	3	3.9	Seller
160 to 240	35.3	13	2.6	Seller
240 to 410	269.8	60	4.5	Seller
410 to 490	60.0	11	5.5	Seller
more than 490	116.3	12	9.8	Balanced

Source: QPAREB by the Centris system



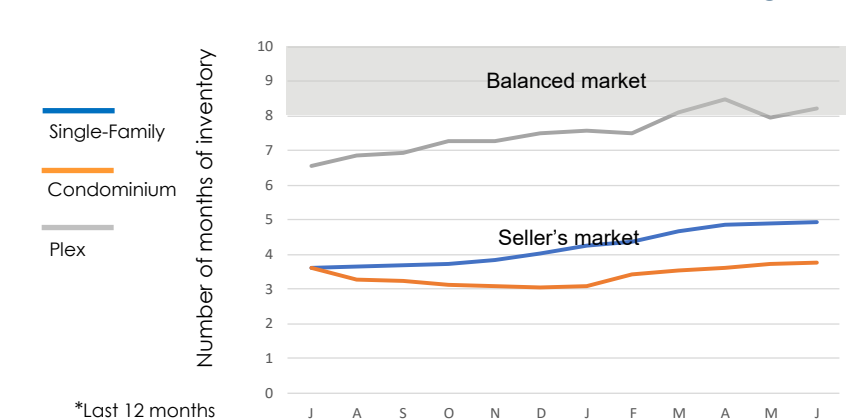
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	354	↓	-2 %	1,196	↓	-14 %
Active Listings	497	↑	27 %	493	↑	18 %
Median Price	\$331,500	↑	4 %	\$325,000	↑	7 %
Average Price	\$353,487	↑	1 %	\$352,467	↑	3 %
Average Selling Time (days)	57	↑	12	53	↓	-5

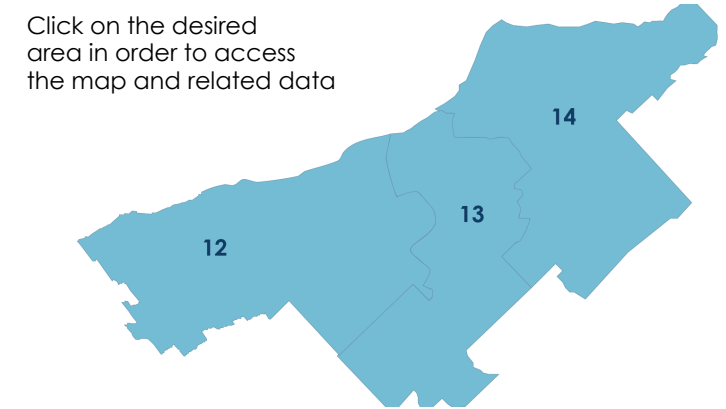
Condominium						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	72	↔	0 %	227	↓	-23 %
Active Listings	82	↑	27 %	71	↓	-22 %
Median Price	\$216,950	↑	7 %	\$215,000	↑	8 %
Average Price	\$236,262	↑	4 %	\$234,851	↑	4 %
Average Selling Time (days)	70	↑	30	58	↓	-24

Plex						
	Second Quarter 2023			Last 12 Months		Past 5 years
Sales	37	↓	-14 %	114	↓	-16 %
Active Listings	65	↓	-16 %	78	↑	6 %
Median Price	\$327,000	↑	3 %	\$327,500	↑	6 %
Average Price	\$371,905	↑	13 %	\$351,786	↑	5 %
Average Selling Time (days)	85	↑	14	90	↑	18

**Evolution of Market Conditions by Property Category\***



\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	153	↑	31 %
New Listings	187	↓	-2 %
Active Listings	235	↑	42 %
Volume (in thousands \$)	58,101	↑	40 %

Last 12 Months			
Sales	485	↓	-17 %
New Listings	731	↑	3 %
Active Listings	228	↑	19 %
Volume (in thousands \$)	176,667	↓	-12 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
170 and less	5.8	2	3.8	Seller
170 to 250	9.8	5	2.2	Seller
250 to 420	115.5	19	6.1	Seller
420 to 500	21.6	4	5.5	Seller
more than 500	40.7	5	7.7	Seller

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	124	↑ 25 %	410	↓ -16 %	
Active Listings	201	↑ 46 %	193	↑ 25 %	
Median Price	\$350,000	↑ 1 %	\$338,500	↑ 7 %	↑ 40 %
Average Price	\$393,401	↑ 5 %	\$376,791	↑ 4 %	↑ 48 %
Average Selling Time (days)	56	↑ 21	57	↓ -5	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	18	-	48	↓ -26 %	
Active Listings	20	-	18	-	
Median Price	**	-	\$217,500	↑ 5 %	↑ 24 %
Average Price	**	-	\$234,845	↑ 3 %	↑ 21 %
Average Selling Time (days)	**	-	72	↓ -49	

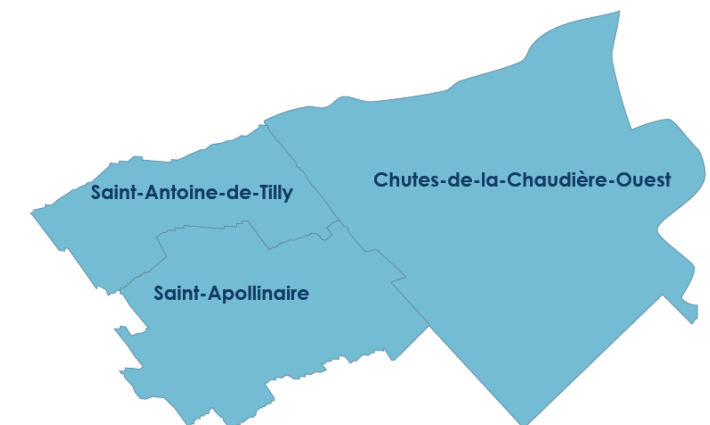
Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	9	-	22	-	
Active Listings	12	-	14	-	
Median Price	**	-	**	-	↑ 19 %
Average Price	**	-	**	-	↑ 25 %
Average Selling Time (days)	**	-	**	-	

\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



\*Last 12 months







**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	147	↓	-8 %
New Listings	171	↓	-6 %
Active Listings	166	↑	13 %
Volume (in thousands \$)	47,383	↓	-14 %

Last 12 Months			
Sales	481	↓	-14 %
New Listings	660	↓	-1 %
Active Listings	175	↑	12 %
Volume (in thousands \$)	158,840	↓	-11 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	1.3	0	4.0	Seller
160 to 240	11.2	4	2.9	Seller
240 to 400	78.9	21	3.7	Seller
400 to 480	13.8	3	4.3	Seller
more than 480	36.5	3	11.0	Buyer

Source: QPAREB by the Centris system



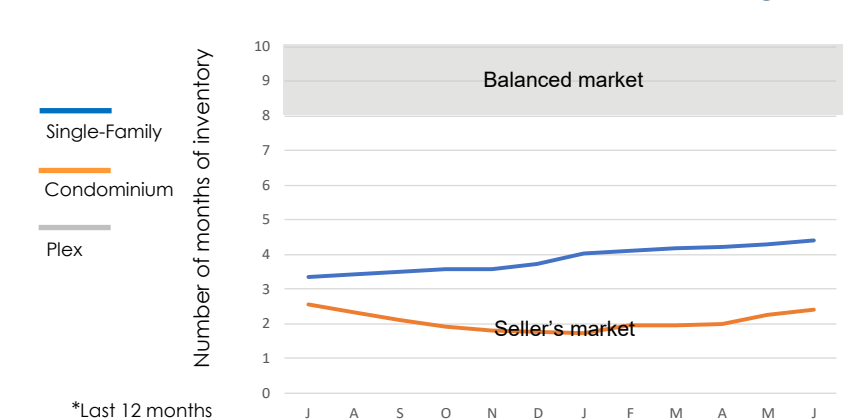
**Table 2 - Detailed Centris Statistics by Property Category**

Single-Family					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	114	↓ -7 %	385	↓ -9 %	
Active Listings	134	↑ 16 %	142	↑ 23 %	
Median Price	\$327,500	↑ 1 %	\$321,000	↑ 4 %	↑ 37 %
Average Price	\$338,624	↓ -8 %	\$350,171	↑ 2 %	↑ 38 %
Average Selling Time (days)	58	↑ 22	50	↓ -1	

Condominium					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	23	-	70	↓ -27 %	
Active Listings	18	-	14	-	
Median Price	**	-	\$216,950	↑ 14 %	↑ 23 %
Average Price	**	-	\$223,639	↑ 11 %	↑ 26 %
Average Selling Time (days)	**	-	35	↓ -50	

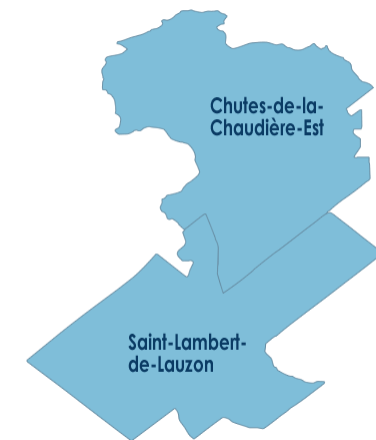
Plex					
	Second Quarter 2023		Last 12 Months		Past 5 years
Sales	10	-	25	-	
Active Listings	14	-	19	-	
Median Price	**	-	**	-	↑ 9 %
Average Price	**	-	**	-	↑ 14 %
Average Selling Time (days)	**	-	**	-	

**Evolution of Market Conditions by Property Category\***



\*Last 12 months

\*\*Insufficient number of transactions to produce reliable statistics





**Table 1 - Summary of Centris Activity**

Total Residential			
Second Quarter 2023			
Sales	165	↓	-18 %
New Listings	228	↓	-3 %
Active Listings	245	↑	9 %
Volume (in thousands \$)	51,850	↓	-14 %

Last 12 Months			
Sales	577	↓	-15 %
New Listings	825	↓	-2 %
Active Listings	243	↑	2 %
Volume (in thousands \$)	182,574	↓	-12 %

**Table 3 - Market Conditions by Price Range**

Single-Family				
Last 12 Months				
Price Range (\$ thousands)	Inventory (average of the 12 months)	Sales (average of the 12 months)	Months of Inventory	Market Conditions
	(I)	(V)	(I)/(V)	
160 and less	5.3	1	3.8	Seller
160 to 240	16.8	6	2.9	Seller
240 to 390	69.0	18	3.8	Seller
390 to 470	27.3	4	6.6	Seller
more than 470	39.5	4	10.5	Buyer

Source: QPAREB by the Centris system



**Table 2 - Detailed Centris Statistics by Property Category**

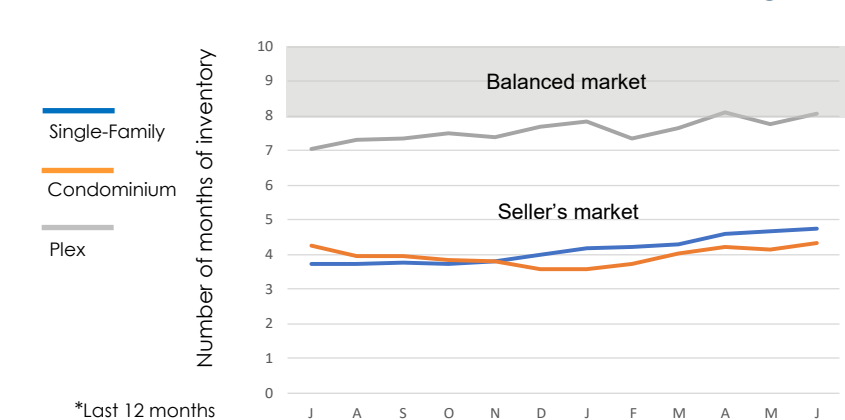
Single-Family							
	Second Quarter 2023			Last 12 Months		Past 5 years	
Sales	116	↓	-17 %	401	↓	-16 %	
Active Listings	162	↑	16 %	158	↑	6 %	
Median Price	\$325,000	↑	12 %	\$315,000	↑	11 %	↑ 34 %
Average Price	\$326,115	↑	4 %	\$329,945	↑	3 %	↑ 37 %
Average Selling Time (days)	57	↓	-4	53	↓	-7	

Condominium							
	Second Quarter 2023			Last 12 Months		Past 5 years	
Sales	31	↓	-16 %	109	↓	-18 %	
Active Listings	44	↑	10 %	39	↓	-15 %	
Median Price	\$205,000	↓	-2 %	\$214,000	↑	7 %	↑ 26 %
Average Price	\$227,035	↓	-4 %	\$242,054	↔	0 %	↑ 30 %
Average Selling Time (days)	89	↑	46	67	↑	5	

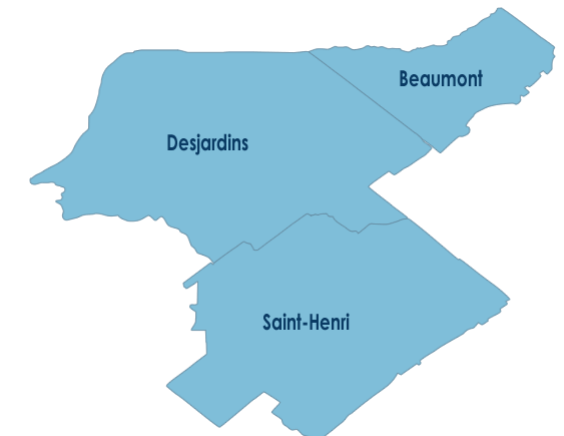
Plex							
	Second Quarter 2023			Last 12 Months		Past 5 years	
Sales	18	-	-	67	↓	-9 %	
Active Listings	38	↓	-14 %	45	↑	3 %	
Median Price	**	-	-	\$328,000	↑	13 %	↑ 35 %
Average Price	**	-	-	\$353,451	↑	9 %	↑ 39 %
Average Selling Time (days)	**	-	-	83	↑	6	

\*\*Insufficient number of transactions to produce reliable statistics

**Evolution of Market Conditions by Property Category\***



\*Last 12 months



# Definitions and Explanatory Notes

## Centris System

The Centris system is the most extensive and current computerized database of real estate transactions. It is governed by very specific rules that all real estate brokers in Québec must adhere to. Only real estate brokers who are members of QPAREB or a real estate board have access to it.

## Residential

Includes the following property categories: single-family homes, condominiums, plexes (revenue properties with 2 to 5 dwellings), and hobby farms.

## New Listings

The total number of listings that have an "active" status on the last day of the month. Quarterly and annual data correspond to the average monthly data for the targeted period.

## Active Listings

The total number of listings that have an "active" status on the last day of the month. Quarterly and annual data correspond to the average monthly data for the targeted period.

## Number of Sales

Total number of sales concluded during the targeted period. The sale date is the date on which the promise to purchase is accepted, which takes effect once all conditions are met.

## Volume of sales

Amount of all sales concluded during the targeted period, in dollars (\$).

## Average Selling Time

Average number of days between the date the brokerage contract was signed and the date of sale.

## Variation

Due to the seasonal nature of real estate indicators, quarterly variations are calculated in relation to the same quarter of the previous year.

## Average Sale Price

Average value of sales concluded during the targeted period. Some transactions may be excluded from the calculation in order to obtain a more significant average price.

## Median Sale Price

Median value of sales concluded during the targeted period. The median price divides all transactions into two equal parts: 50 per cent of transactions were at a lower price than the median price and the other 50 per cent were at a higher price. Some transactions may be excluded from the calculation in order to obtain a more significant median price.

## Caution

The average and median property prices indicated in this brochure are based on transactions concluded via the Centris system during the targeted period. They do not necessarily reflect the average or median value of all properties in a sector. Similarly, the evolution of average prices or median prices between two periods does not necessarily reflect the evolution of the value of all properties in a sector. As a result, caution is required when using these statistics, particularly when the number of transactions is low.

## Inventory

Corresponds to the average number of active listings in the past 12 months.

## Number of Months of Inventory

The number of months needed to sell the entire inventory of properties for sale, calculated according to the pace of sales of the past 12 months. It is obtained by dividing the inventory by the average number of sales in the past 12 months. This calculation eliminates fluctuations due to the seasonal nature of listings and sales.

For example, if the number of months of inventory is six, this means that it would take six months to sell the entire inventory of properties for sale. We can also say that the inventory corresponds to six months of sales. It is important to note that this measure is different than the average selling time.

## Market Conditions

Market conditions are based on the number of months of inventory. Due to the way the number of months of inventory is calculated (see above), market conditions reflect the situation of the past 12 months.

If the number of months of inventory is between 8 and 10, the market is considered balanced, meaning that it does not favour buyers or sellers. In such a context, price growth is generally moderate.

If the number of months of inventory is less than 8, the market favours sellers (seller's market). In such a context, price growth is generally high.

If the number of months of inventory is greater than 10, the market favours buyers (buyer's market). In such a context, price growth is generally low and may even be negative.

## About the QPAREB

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. Among other things, it is responsible for the analysis and publication of Quebec's residential real estate market statistics.

## Information

This publication is produced by the Market Analysis Department of the QPAREB.

Contact us at: [stats@apcia.ca](mailto:stats@apcia.ca)

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