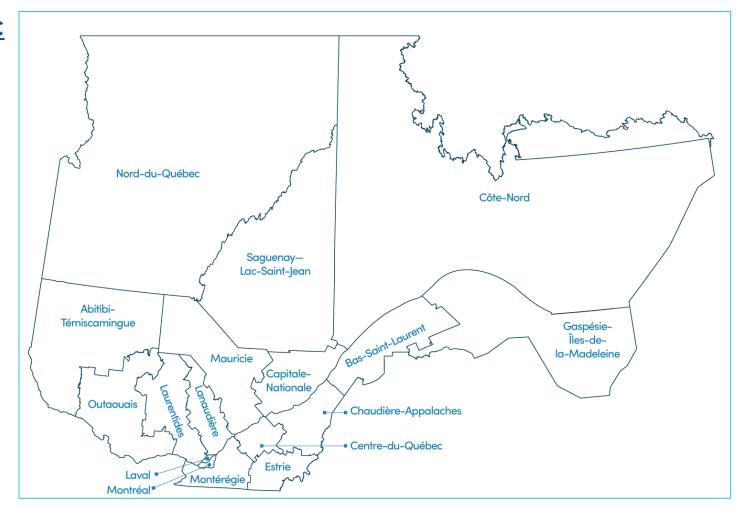


Juillet 2022

### **PROVINCE OF QUEBEC**

**MONTREAL CMA** 

**QUEBEC CITY CMA** 



The QPAREB offers more detailed statistics and in-depth analyses in its QPAREB Barometer - Residential Market publications.





### Province of Québec

Juillet 2022

#### **Residential: Summary of Centris Activity**

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	6,406	7,513	•	-15%	59,195	70,455	•	-16%
Active listings	27,456	24,260	•	13%	23,337	26,481	•	-12%
New listings	10,103	8,179	•	24%	81,372	81,433	≒	0%
Sales volume	\$2,953,962,874	\$3,227,509,876	•	-8%	\$28,096,841,767	\$29,132,664,700	•	-4%

		July				Year-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	4,246	4,677	•	-9%	36,833	43,813	•	-16%
Active listings	15,805	13,117	•	20%	13,080	14,505	•	-10%
Median price	\$415,000	\$369,000	•	12%	\$428,000	\$355,778	•	20%
Average selling time (days)	33	41	•	-8	39	54	•	-15
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	1,553	1,940	•	-20%	15,988	18,855	•	-15%
Active listings	7,040	6,750	•	4%	6,187	7,554	•	-18%
Median price	\$365,000	\$330,000	•	11%	\$375,000	\$320,000	•	17%
Average selling time (days)	36	47	•	-11	41	53	•	-12
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	575	869	•	-34%	6,136	7,473		-18%
Active listings	4,256	4,209	•	1%	3,798	4,209	•	-10%
Median price	\$530,000	\$465,000	•	14%	\$530,000	\$446,000	•	19%
Average selling time (days)	50	61	•	-11	60	65	•	-5





Juillet 2022

### **MONTÉAL CMA**

<u>Island of Montreal</u>

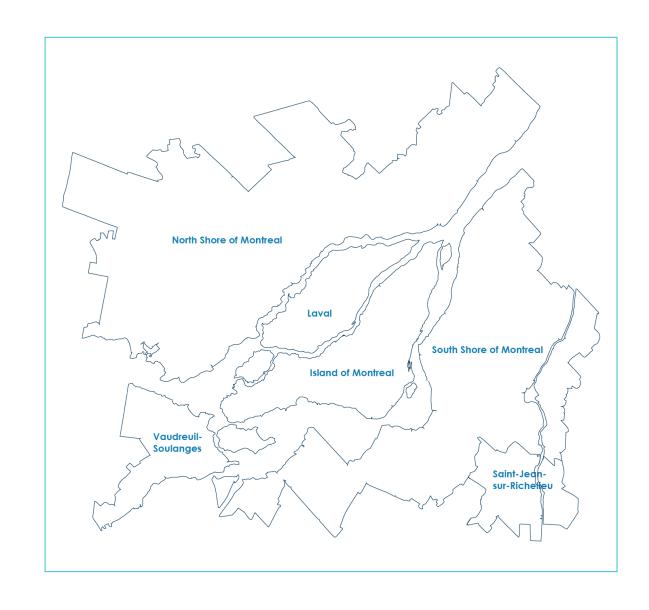
Laval

North Shore of Montreal

South Shore of Montreal

<u>Vaudreuil-Soulanges</u>

Saint-Jean-sur-Richelieu







# Montreal CMA

Juillet 2022

**Residential: Summary of Centris Activity** 

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	3,080	3,772	•	-18%	29,728	35,089	•	-15%
Active listings	12,668	9,921	<b>1</b>	28%	10,762	11,009	•	-2%
New listings	4,901	4,023	1	22%	42,395	41,703	•	2%
Sales volume	1,776,420,946 \$	2,046,469,381 \$	•	-13%	17,588,275,827 \$	18,378,378,849 \$	•	-4%

	July				Ye	ear-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	1,614	1,840		-12%	14,667	17,234	•	-15%
Active listings	5,196	3,437	•	51%	4,326	3,981	•	9%
Median price	550,000 \$	500,000 \$	•	10%	565,000 \$	484,125 \$	•	17%
Average selling time (days)	25	27	•	-2	28	32	•	-4
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	1,183	1,472	•	-20%	12,043	14,053	•	-14%
Active listings	5,323	4,668	•	14%	4,606	5,217	•	-12%
Median price	391,500 \$	360,000 \$	•	9%	400,975 \$	351,000 \$	•	14%
Average selling time (days)	32	43	•	-11	36	43	•	-7
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	281	454		-38%	2,989	3,768		-21%
Active listings	2,109	1,800	•	17%	1,796	1,788	⇆	0%
Median price	776,000 \$	672,500 \$	•	15%	764,000 \$	676,000 \$	•	13%
Average selling time (days)	43	44	•	-1	49	47	•	2



### Island of Montreal

Juillet 2022

**Residential: Summary of Centris Activity** 

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	1,075	1,507	•	-29%	11,178	13,335	•	-16%
Active listings	6,816	5,764	•	18%	5,746	6,123	•	-6%
New listings	2,045	1,815	•	13%	18,039	17,794	•	1%
Sales volume	718,345,377 \$	980,617,866 \$	•	-27%	7,643,681,101 \$	8,451,995,390 \$	•	-10%

		July		Yea	r-to-date			
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	283	396		-29%	2,716	3,357		-19%
Active listings	1,631	1,061	•	54%	1,254	1,096	•	14%
Median price	707,500 \$	700,000 \$	•	1%	748,000 \$	710,000 \$	•	5%
Average selling time (days)	29	33	•	-4	33	40	•	-7
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	620	833	•	-26%	6,599	7,694		-14%
Active listings	3,805	3,535	•	8%	3,298	3,878	•	-15%
Median price	442,000 \$	416,000 \$	•	6%	450,000 \$	410,000 \$	•	10%
Average selling time (days)	40	50	•	-10	44	53	•	-9
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	172	278	•	-38%	1,863	2,284		-18%
Active listings	1,380	1,168	•	18%	1,195	1,150	•	4%
Median price	809,000 \$	755,500 \$	•	7%	815,000 \$	750,000 \$	•	9%
Average selling time (days)	48	47	•	1	50	47	•	3





### Laval

Juillet 2022

### **Residential: Summary of Centris Activity**

		July				Year-to-date		
	2022	2021	Variat	ion	2022	2021		Variation
Total sales	271	380	-29	9%	2,826	3,379	•	-16%
Active listings	951	840	<b>1</b> 3	%	846	945	•	-10%
New listings	417	412	<b>1</b>	%	3,738	3,894	•	-4%
Sales volume	154,094,056 \$	189,617,117 \$	<b>■</b> -19	9%	1,599,553,283 \$	1,659,607,063 \$	•	-4%

		July		Yea	ır-to-date			
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	174	239		-27%	1,715	2,029	•	-15%
Active listings	498	421	•	18%	466	493	•	-5%
Median price	565,000 \$	495,000 \$	•	14%	570,000 \$	490,000 \$	•	16%
Average selling time (days)	24	25	•	-1	29	32	•	-3
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	81	114	•	-29%	938	1,122	•	-16%
Active listings	329	308	•	7%	273	343	•	-21%
Median price	358,500 \$	343,500 \$	•	4%	390,229 \$	331,000 \$	•	18%
Average selling time (days)	24	47	•	-23	34	45	•	-11
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	16	27	1	**	173	228	•	-24%
Active listings	122	111	•	10%	106	108	•	-2%
Median price	**	**		-	750,000 \$	650,000 \$	•	15%
Average selling time (days)	**	**		-	52	45	•	7



### North Shore of Montreal

Juillet 2022

**Residential: Summary of Centris Activity** 

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	794	771	1	3%	6,778	7,978	•	-15%
Active listings	1,866	1,358	•	37%	1,668	1,693	•	-1%
New listings	995	698	•	43%	8,581	8,506	•	1%
Sales volume	389,030,236 \$	338,156,885 \$	•	15%	3,417,767,698 \$	3,328,241,745 \$	•	3%

		July		Yea	r-to-date			
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	550	519	•	6%	4,673	5,402		-13%
Active listings	1,182	874	•	35%	1,070	1,090	•	-2%
Median price	495,000 \$	425,000 \$	•	16%	505,000 \$	410,000 \$	•	23%
Average selling time (days)	25	26	•	-1	26	30	•	-4
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	195	168	1	16%	1,657	1,934		-14%
Active listings	385	223	•	73%	358	318	•	12%
Median price	340,000 \$	275,000 \$	•	24%	340,000 \$	265,000 \$	•	28%
Average selling time (days)	25	23	•	2	23	28	•	-5
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	48	78	•	-38%	430	612		-30%
Active listings	275	251	•	10%	220	269	•	-18%
Median price	607,500 \$	475,500 \$	•	28%	610,000 \$	520,000 \$	•	17%
Average selling time (days)	35	46		-11	43	51		-8



### South Shore of Montreal

Juillet 2022

**Residential: Summary of Centris Activity** 

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	745	851		-12%	6,852	7,951	•	-14%
Active listings	2,222	1,431	•	55%	1,833	1,683	•	9%
New listings	1,098	791	•	39%	9,139	8,732	•	5%
Sales volume	408,406,867 \$	417,036,979 \$		-2%	3,802,373,188 \$	3,812,351,763 \$	⇆	0%

		July				ar-to-date				
Single-family home	2022	2021		Variation	2022	2021		Variation		
Sales	459	492	•	-7%	4,060	4,687		-13%		
Active listings	1,327	745	•	78%	1,089	930	•	17%		
Median price	560,000 \$	500,000 \$	•	12%	570,000 \$	487,500 \$	•	17%		
Average selling time (days)	25	26	•	-1	25	28	•	-3		
Condominium	2022	2021		Variation	2022	2021		Variation		
Sales	249	303	•	-18%	2,372	2,777	•	-15%		
Active listings	644	488	•	32%	536	558	•	-4%		
Median price	360,000 \$	305,000 \$	•	18%	370,000 \$	310,000 \$	•	19%		
Average selling time (days)	24	35	•	-11	26	29	•	-3		
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation		
Sales	37	56		-34%	415	485		-14%		
Active listings	246	196	•	26%	201	191	•	5%		
Median price	740,000 \$	602,500 \$	•	23%	685,000 \$	590,000 \$	•	16%		
Average selling time (days)	36	40	•	-4	49	41	•	8		



# Vaudreuil-Soulanges

Juillet 2022

**Residential: Summary of Centris Activity** 

		July		Ye	ear-to-date	
	2022	2021	Variation	2022	2021	Variation
Total sales	129	162	-20%	1,309	1,533 🔸	-15%
Active listings	555	327	<del>1</del> 70%	432	354 🛊	22%
New listings	248	190 1	<b>1</b> 31%	1,883	1,744	8%
Sales volume	75,873,355 \$	81,308,034 \$	-7%	742,662,493 \$	752,894,364 \$ -	-1%

		July				r-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	101	122		-17%	935	1,093	•	-14%
Active listings	392	213	•	84%	298	239	•	25%
Median price	571,000 \$	516,000 \$	•	11%	575,000 \$	501,777 \$	•	15%
Average selling time (days)	22	21	•	1	26	30	•	-4
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	24	34	•	**	336	383	•	-12%
Active listings	121	84	•	44%	99	88	•	13%
Median price	**	299,000 \$		-	361,250 \$	302,000 \$	•	20%
Average selling time (days)	**	24		-	31	38	•	-7
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	3	6	•	**	32	55		-42%
Active listings	34	27		-	29	25		-
Median price	**	**		-	628,750 \$	530,000 \$	•	19%
Average selling time (days)	**	**		-	42	38	1	4





### Saint-Jean-sur-Richelieu

Juillet 2022

**Residential: Summary of Centris Activity** 

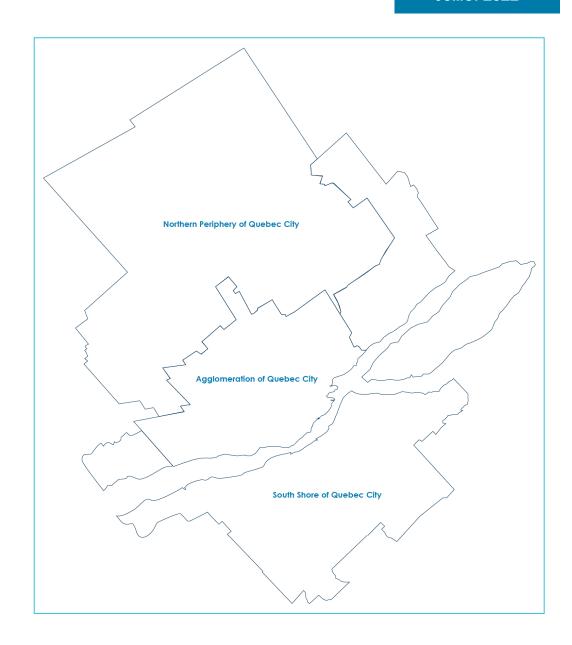
		July			`	Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	66	101	•	-35%	785	913	•	-14%
Active listings	258	201	•	28%	236	211	•	12%
New listings	98	117	•	-16%	1,015	1,033	•	-2%
Sales volume	30,671,055 \$	39,732,500 \$	•	-23%	382,238,064 \$	373,288,524 \$	•	2%

		July				ar-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	47	72	•	-35%	568	666		-15%
Active listings	166	123	•	35%	149	133	•	12%
Median price	465,000 \$	382,000 \$	•	22%	495,000 \$	410,000 \$	•	21%
Average selling time (days)	20	22	•	-2	30	27	•	3
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	14	20	•	**	141	143	•	-1%
Active listings	39	30	•	30%	42	32	•	30%
Median price	**	**		-	330,000 \$	272,000 \$	•	21%
Average selling time (days)	**	**		-	19	24	•	-5
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	5	9	1	**	76	104	•	-27%
Active listings	52	47	•	11%	46	46	⇆	0%
Median price	**	**		-	450,000 \$	385,000 \$	•	17%
Average selling time (days)	**	**		-	48	51	•	-3

Juillet 2022

### **QUEBEC CITY CMA**

Agglomeration of Quebec City Northern Periphery of Québec City South Shore of Québec City







## Quebec City CMA

Juillet 2022

**Residential: Summary of Centris Activity** 

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	544	537	•	1%	5,973	6,547	•	-9%
Active listings	2,553	2,986	•	-15%	2,423	3,400	•	-29%
New listings	865	593	•	46%	7,270	7,402	•	-2%
Sales volume	198,295,524 \$	173,074,409 \$	•	15%	2,091,179,160 \$	2,095,823,995 \$	≒	0%

		July	Yea	ır-to-date				
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	353	330	1	7%	3,594	3,978		-10%
Active listings	1,443	1,425	•	1%	1,295	1,664	•	-22%
Median price	350,000 \$	315,000 \$	•	11%	345,000 \$	308,073 \$	•	12%
Average selling time (days)	29	52	•	-23	44	62	•	-18
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	146	164	•	-11%	1,866	2,033	•	-8%
Active listings	746	1,175	•	-37%	779	1,361	•	-43%
Median price	235,000 \$	212,250 \$	•	11%	230,000 \$	205,000 \$	•	12%
Average selling time (days)	68	82	•	-14	74	109	•	-35
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	45	43	1	5%	510	530		-4%
Active listings	359	383		-6%	343	370	•	-7%
Median price	383,000 \$	329,500 \$	•	16%	385,000 \$	357,600 \$	•	8%
Average selling time (days)	60	88	•	-28	63	72	•	-9



# Agglomeration of Quebec City

Juillet 2022

**Residential: Summary of Centris Activity** 

		July				Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	382	367	•	4%	4,153	4,509	•	-8%
Active listings	1,611	2,047	•	-21%	1,564	2,316	•	-32%
New listings	585	402	•	46%	4,914	5,118	•	-4%
Sales volume	137,865,770 \$	118,144,443 \$	•	17%	1,433,757,715 \$	1,420,341,618 \$	•	1%

		July			Yea	ar-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	216	192	1	13%	2,138	2,354		-9%
Active listings	704	756		-7%	635	883	•	-28%
Median price	354,000 \$	315,000 \$	•	12%	345,000 \$	309,700 \$	•	11%
Average selling time (days)	26	51	•	-25	39	53	•	-14
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	128	139	•	-8%	1,612	1,736	•	-7%
Active listings	649	1,002	•	-35%	676	1,156	•	-41%
Median price	236,750 \$	220,000 \$	•	8%	235,000 \$	209,000 \$	•	12%
Average selling time (days)	71	86	•	-15	75	112	•	-37
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	38	36	•	6%	403	417	•	-3%
Active listings	257	289	•	-11%	252	277	•	-9%
Median price	394,000 \$	348,000 \$	•	13%	400,000 \$	365,000 \$	•	10%
Average selling time (days)	58	93	•	-35	63	66	•	-3



### Northern Periphery of Québec City

Juillet 2022

**Residential: Summary of Centris Activity** 

		July			,	Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	76	68	•	12%	747	865	•	-14%
Active listings	400	338	•	18%	340	397	•	-14%
New listings	133	78	•	71%	1,003	918	•	9%
Sales volume	30,305,150 \$	23,167,750 \$	•	31%	299,302,175 \$	325,286,969 \$	•	-8%

		July			Yea	ar-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	65	59	•	10%	638	753	•	-15%
Active listings	349	276	•	26%	285	330	•	-14%
Median price	390,000 \$	360,000 \$	•	8%	387,000 \$	349,700 \$	•	11%
Average selling time (days)	40	47	•	-7	45	73	•	-28
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	10	7	•	**	87	94	•	-7%
Active listings	34	41	•	-17%	38	48	•	-21%
Median price	**	**		-	200,500 \$	189,700 \$	•	6%
Average selling time (days)	**	**		-	73	89	•	-16
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	1	2	1	**	21	15		-
Active listings	16	20		-	15	17		-
Median price	**	**		-	320,000 \$	300,000 \$		-
Average selling time (days)	**	**		-	58	77		-



### South Shore of Quebec City

Juillet 2022

**Residential: Summary of Centris Activity** 

		July			,	Year-to-date		
	2022	2021		Variation	2022	2021		Variation
Total sales	86	102	•	-16%	1,073	1,173	•	-9%
Active listings	542	601	•	-10%	518	686	•	-24%
New listings	147	113	•	30%	1,353	1,366	•	-1%
Sales volume	30,124,604 \$	31,762,216 \$	•	-5%	358,119,270 \$	350,195,408 \$	•	2%

		July				ar-to-date		
Single-family home	2022	2021		Variation	2022	2021		Variation
Sales	72	79	•	-9%	818	871	•	-6%
Active listings	390	393	•	-1%	375	452	•	-17%
Median price	332,000 \$	296,500 \$	•	12%	320,000 \$	280,000 \$	•	14%
Average selling time (days)	27	59	•	-32	54	76	•	-22
Condominium	2022	2021		Variation	2022	2021		Variation
Sales	8	18	•	**	167	203	•	-18%
Active listings	63	132	•	-52%	65	157	•	-59%
Median price	**	**		-	204,000 \$	186,000 \$	•	10%
Average selling time (days)	**	**		-	66	96	•	-30
Plex (2-5 units)	2022	2021		Variation	2022	2021		Variation
Sales	6	5	1	**	86	98	•	-12%
Active listings	86	74	•	16%	76	75	•	1%
Median price	**	**		-	320,250 \$	314,750 \$	•	2%
Average selling time (days)	**	**		-	66	96	•	-30



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#### Information

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