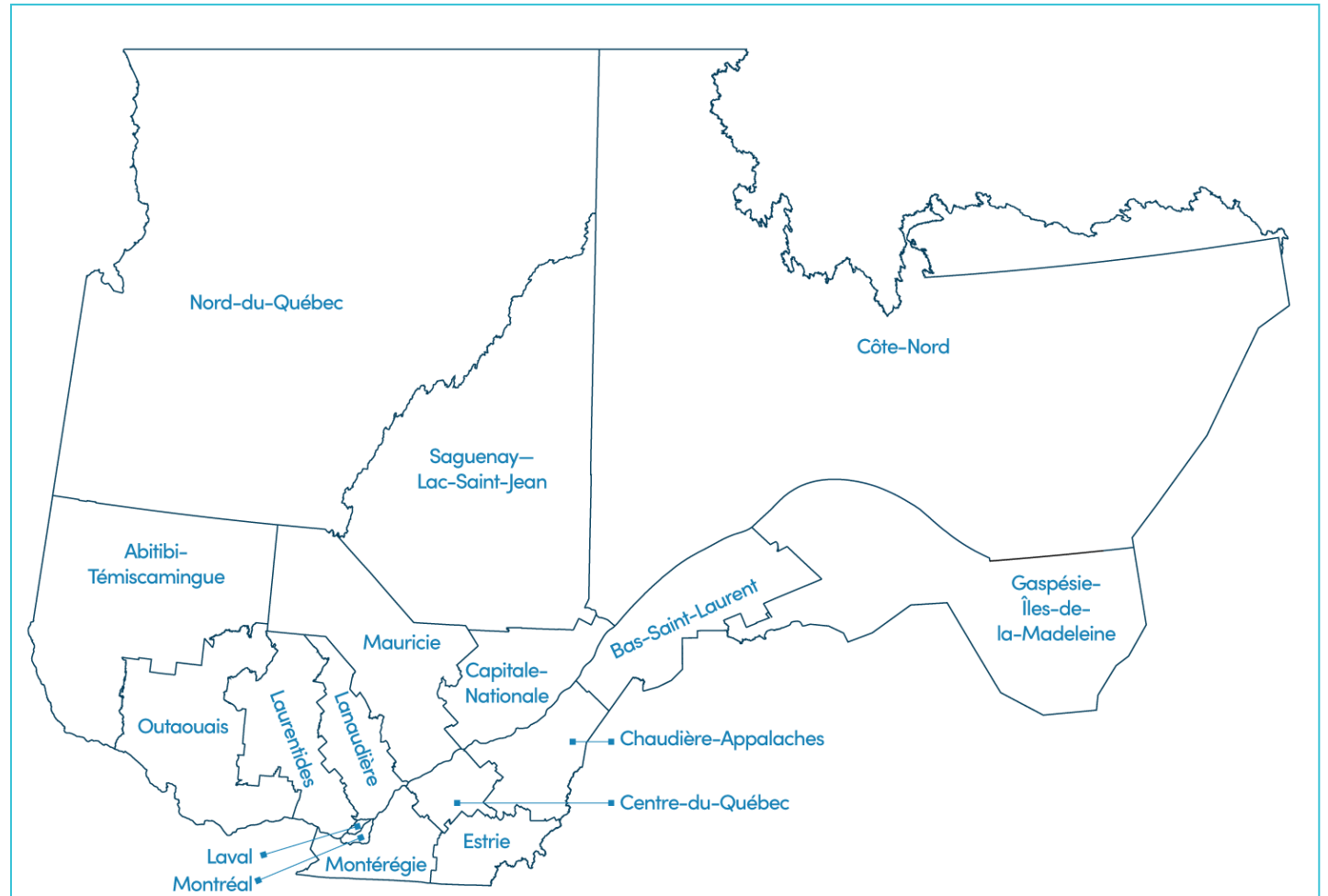


PROVINCE OF QUEBEC

MONTREAL CMA

QUEBEC CITY CMA



**Province of Québec**
**August 2022**
**Residential: Summary of Centris Activity**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>5,929</b>	<b>7,000</b>	<b>↓ -15%</b>	<b>65,046</b>	<b>77,455</b>	<b>↓ -16%</b>
<b>Active listings</b>	<b>29,116</b>	<b>24,153</b>	<b>↑ 21%</b>	<b>24,014</b>	<b>26,189</b>	<b>↓ -8%</b>
<b>New listings</b>	<b>10,068</b>	<b>8,831</b>	<b>↑ 14%</b>	<b>91,232</b>	<b>90,254</b>	<b>↑ 1%</b>
<b>Sales volume</b>	<b>\$2,653,879,119</b>	<b>\$2,972,423,135</b>	<b>↓ -11%</b>	<b>\$30,709,111,266</b>	<b>\$32,105,087,835</b>	<b>↓ -4%</b>

**Detailed Statistics by Property Category**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	3,956	4,395	↓ -10%	40,740	48,208	↓ -15%
Active listings	16,855	13,254	↑ 27%	13,538	14,347	↓ -6%
Median price	\$399,000	\$365,000	↑ 9%	\$425,000	\$357,500	↑ 19%
Average selling time (days)	38	46	↓ -8	39	54	↓ -15
<b>Condominium</b>						
Sales	1,445	1,811	↓ -20%	17,423	20,666	↓ -16%
Active listings	7,471	6,589	↑ 13%	6,344	7,433	↓ -15%
Median price	\$356,750	\$338,000	↑ 6%	\$372,000	\$321,000	↑ 16%
Average selling time (days)	43	50	↓ -7	42	53	↓ -11
<b>Plex (2-5 units)</b>						
Sales	506	769	↓ -34%	6,628	8,242	↓ -20%
Active listings	4,424	4,104	↑ 8%	3,861	4,196	↓ -8%
Median price	\$537,000	\$455,000	↑ 18%	\$530,000	\$449,000	↑ 18%
Average selling time (days)	59	66	↓ -7	60	65	↓ -5

## MONTÉAL CMA

[Island of Montreal](#)

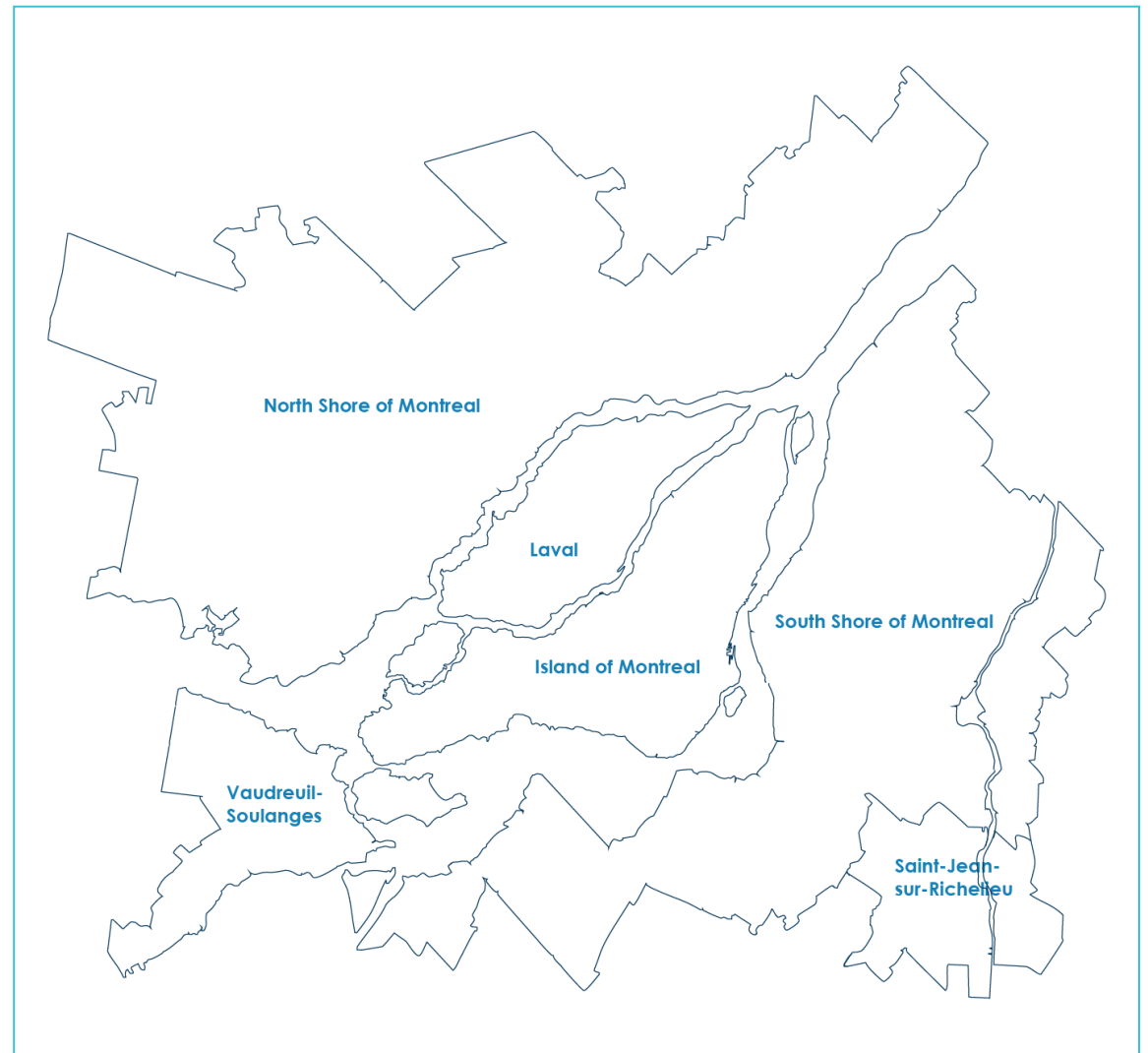
[Laval](#)

[North Shore of Montreal](#)

[South Shore of Montreal](#)

[Vaudreuil-Soulanges](#)

[Saint-Jean-sur-Richelieu](#)



**Montreal CMA**

August 2022

**Residential: Summary of Centris Activity**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>2,681</b>	<b>3,347</b>	↓ -20%	<b>32,373</b>	<b>38,436</b>	↓ -16%
<b>Active listings</b>	<b>13,715</b>	<b>9,988</b>	↑ 37%	<b>11,103</b>	<b>10,881</b>	↑ 2%
<b>New listings</b>	<b>5,211</b>	<b>4,405</b>	↑ 18%	<b>47,497</b>	<b>46,105</b>	↑ 3%
<b>Sales volume</b>	<b>\$1,513,913,810</b>	<b>\$1,811,553,058</b>	↓ -16%	<b>\$19,081,060,866</b>	<b>\$20,189,931,907</b>	↓ -5%

**Detailed Statistics by Property Category**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>	<b>2022</b>	<b>2021</b>	<b>Variation</b>	<b>2022</b>	<b>2021</b>	<b>Variation</b>
Sales	1,387	1,621	↓ -14%	16,035	18,855	↓ -15%
Active listings	5,759	3,634	↑ 58%	4,492	3,938	↑ 14%
Median price	\$525,000	\$500,000	↑ 5%	\$560,000	\$485,000	↑ 15%
Average selling time (days)	31	32	↓ -1	28	32	↓ -4
<b>Condominium</b>	<b>2022</b>	<b>2021</b>	<b>Variation</b>	<b>2022</b>	<b>2021</b>	<b>Variation</b>
Sales	1,045	1,341	↓ -22%	13,079	15,394	↓ -15%
Active listings	5,708	4,545	↑ 26%	4,740	5,133	↓ -8%
Median price	\$385,000	\$375,000	↑ 3%	\$400,000	\$354,000	↑ 13%
Average selling time (days)	39	44	↓ -5	36	43	↓ -7
<b>Plex (2-5 units)</b>	<b>2022</b>	<b>2021</b>	<b>Variation</b>	<b>2022</b>	<b>2021</b>	<b>Variation</b>
Sales	248	385	↓ -36%	3,229	4,153	↓ -22%
Active listings	2,211	1,787	↑ 24%	1,839	1,788	↑ 3%
Median price	\$697,000	\$679,500	↑ 3%	\$760,000	\$676,000	↑ 12%
Average selling time (days)	48	50	↓ -2	49	47	↑ 2

**Island of Montreal**

August 2022

**Residential: Summary of Centris Activity**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>901</b>	<b>1,297</b>	↓ -31%	<b>12,067</b>	<b>14,632</b>	↓ -18%
<b>Active listings</b>	<b>7,246</b>	<b>5,655</b>	↑ 28%	<b>5,915</b>	<b>6,065</b>	↓ -2%
<b>New listings</b>	<b>2,160</b>	<b>1,834</b>	↑ 18%	<b>20,162</b>	<b>19,626</b>	↑ 3%
<b>Sales volume</b>	<b>\$597,111,157</b>	<b>\$841,810,976</b>	↓ -29%	<b>\$8,232,279,158</b>	<b>\$9,293,806,366</b>	↓ -11%

**Detailed Statistics by Property Category**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	244	328	↓ -26%	2,957	3,685	↓ -20%
Active listings	1,771	1,087	↑ 63%	1,309	1,095	↑ 20%
Median price	\$643,750	\$660,000	↓ -2%	\$739,450	\$703,000	↑ 5%
Average selling time (days)	43	34	↑ 9	34	40	↓ -6
<b>Condominium</b>						
Sales	520	749	↓ -31%	7,114	8,443	↓ -16%
Active listings	4,020	3,398	↑ 18%	3,383	3,818	↓ -11%
Median price	\$430,000	\$430,000	↔ 0%	\$450,000	\$414,000	↑ 9%
Average selling time (days)	45	53	↓ -8	44	53	↓ -9
<b>Plex (2-5 units)</b>						
Sales	137	220	↓ -38%	1,996	2,504	↓ -20%
Active listings	1,455	1,170	↑ 24%	1,223	1,152	↑ 6%
Median price	\$770,000	\$749,700	↑ 3%	\$815,000	\$750,000	↑ 9%
Average selling time (days)	50	51	↓ -1	50	48	↑ 2

**Laval**

August 2022

**Residential: Summary of Centris Activity**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>260</b>	<b>362</b>	↓ -28%	<b>3,084</b>	<b>3,741</b>	↓ -18%
<b>Active listings</b>	<b>1,063</b>	<b>791</b>	↑ 34%	<b>872</b>	<b>926</b>	↓ -6%
<b>New listings</b>	<b>470</b>	<b>381</b>	↑ 23%	<b>4,204</b>	<b>4,275</b>	↓ -2%
<b>Sales volume</b>	<b>\$139,474,671</b>	<b>\$178,878,362</b>	↓ -22%	<b>\$1,737,897,954</b>	<b>\$1,838,485,425</b>	↓ -5%

**Detailed Statistics by Property Category**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	151	208	↓ -27%	1,865	2,237	↓ -17%
Active listings	593	403	↑ 47%	482	482	↔ 0%
Median price	\$545,000	\$490,000	↑ 11%	\$566,000	\$490,000	↑ 16%
Average selling time (days)	28	42	↓ -14	29	33	↓ -4
<b>Condominium</b>						
Sales	94	125	↓ -25%	1,032	1,247	↓ -17%
Active listings	341	286	↑ 19%	280	336	↓ -17%
Median price	\$395,000	\$339,000	↑ 17%	\$391,000	\$332,000	↑ 18%
Average selling time (days)	32	41	↓ -9	34	44	↓ -10
<b>Plex (2-5 units)</b>						
Sales	15	29	↑ **	187	257	↓ -27%
Active listings	127	102	↑ 25%	108	108	↑ 1%
Median price	**	**	-	\$750,000	\$650,000	↑ 15%
Average selling time (days)	**	**	-	51	48	↑ 3

## North Shore of Montreal

August 2022

### Residential: Summary of Centris Activity

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	696	720	↓ -3%	7,466	8,698	↓ -14%
<b>Active listings</b>	2,035	1,439	↑ 41%	1,708	1,661	↑ 3%
<b>New listings</b>	1,064	906	↑ 17%	9,606	9,411	↑ 2%
<b>Sales volume</b>	\$338,513,066	\$317,980,081	↑ 6%	\$3,752,062,614	\$3,646,221,826	↑ 3%

### Detailed Statistics by Property Category

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	487	498	↓ -2%	5,154	5,900	↓ -13%
Active listings	1,296	930	↑ 39%	1,097	1,070	↑ 3%
Median price	\$480,000	\$430,000	↑ 12%	\$500,000	\$414,000	↑ 21%
Average selling time (days)	27	31	↓ -4	26	30	↓ -4
<b>Condominium</b>						
Sales	163	160	↑ 2%	1,819	2,094	↓ -13%
Active listings	445	260	↑ 71%	369	311	↑ 19%
Median price	\$335,000	\$280,000	↑ 20%	\$340,000	\$265,000	↑ 28%
Average selling time (days)	32	24	↑ 8	24	28	↓ -4
<b>Plex (2-5 units)</b>						
Sales	45	62	↓ -27%	474	674	↓ -30%
Active listings	275	234	↑ 18%	225	264	↓ -15%
Median price	\$630,000	\$537,500	↑ 17%	\$610,000	\$520,000	↑ 17%
Average selling time (days)	39	43	↓ -4	43	50	↓ -7

**South Shore of Montreal**

August 2022

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>636</b>	<b>710</b>	↓ -10%	<b>7,477</b>	<b>8,661</b>	↓ -14%
<b>Active listings</b>	<b>2,474</b>	<b>1,551</b>	↑ 60%	<b>1,908</b>	<b>1,666</b>	↑ 15%
<b>New listings</b>	<b>1,176</b>	<b>950</b>	↑ 24%	<b>10,295</b>	<b>9,682</b>	↑ 6%
<b>Sales volume</b>	<b>\$337,295,301</b>	<b>\$352,172,975</b>	↓ -4%	<b>\$4,133,954,973</b>	<b>\$4,164,524,738</b>	↓ -1%

**Detailed Statistics by Property Category**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	367	409	↓ -10%	4,420	5,096	↓ -13%
Active listings	1,497	856	↑ 75%	1,136	921	↑ 23%
Median price	\$536,450	\$510,000	↑ 5%	\$565,000	\$490,000	↑ 15%
Average selling time (days)	29	31	↓ -2	26	28	↓ -2
<b>Condominium</b>						
Sales	228	246	↓ -7%	2,597	3,023	↓ -14%
Active listings	705	489	↑ 44%	558	549	↑ 1%
Median price	\$360,611	\$321,207	↑ 12%	\$370,000	\$310,000	↑ 19%
Average selling time (days)	35	32	↑ 3	27	29	↓ -2
<b>Plex (2-5 units)</b>						
Sales	41	55	↓ -25%	455	540	↓ -16%
Active listings	266	203	↑ 31%	208	192	↑ 8%
Median price	\$675,000	\$570,000	↑ 18%	\$680,000	\$590,000	↑ 15%
Average selling time (days)	45	47	↓ -2	49	41	↑ 8



## Vaudreuil-Soulanges

August 2022

### Residential: Summary of Centris Activity

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>120</b>	<b>155</b>	↓ -23%	<b>1,427</b>	<b>1,688</b>	↓ -15%
<b>Active listings</b>	<b>605</b>	<b>356</b>	↑ 70%	<b>453</b>	<b>354</b>	↑ 28%
<b>New listings</b>	<b>233</b>	<b>223</b>	↑ 4%	<b>2,110</b>	<b>1,967</b>	↑ 7%
<b>Sales volume</b>	<b>\$72,246,004</b>	<b>\$79,265,871</b>	↓ -9%	<b>\$813,730,492</b>	<b>\$832,160,235</b>	↓ -2%

### Detailed Statistics by Property Category

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	89	109	↓ -18%	1,023	1,202	↓ -15%
Active listings	415	237	↑ 75%	313	239	↑ 31%
Median price	\$565,000	\$529,500	↑ 7%	\$575,000	\$505,000	↑ 14%
Average selling time (days)	31	27	↑ 4	26	29	↓ -3
<b>Condominium</b>						
Sales	26	37	↑ **	362	420	↓ -14%
Active listings	145	94	↑ 54%	105	89	↑ 19%
Median price	**	\$325,100	-	\$360,750	\$305,250	↑ 18%
Average selling time (days)	**	41	-	32	39	↓ -7
<b>Plex (2-5 units)</b>						
Sales	5	9	↑ **	36	64	↓ -44%
Active listings	36	22	-	29	24	-
Median price	**	**	-	\$616,250	\$527,500	↑ 17%
Average selling time (days)	**	**	-	45	39	↑ 6

**Saint-Jean-sur-Richelieu**

August 2022

**Residential: Summary of Centris Activity**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	<b>68</b>	<b>103</b>	↓ -34%	<b>852</b>	<b>1,016</b>	↓ -16%
<b>Active listings</b>	<b>292</b>	<b>196</b>	↑ 49%	<b>247</b>	<b>210</b>	↑ 18%
<b>New listings</b>	<b>108</b>	<b>111</b>	↓ -3%	<b>1,120</b>	<b>1,144</b>	↓ -2%
<b>Sales volume</b>	<b>\$29,273,611</b>	<b>\$41,444,793</b>	↓ -29%	<b>\$411,135,675</b>	<b>\$414,733,317</b>	↓ -1%

**Detailed Statistics by Property Category**

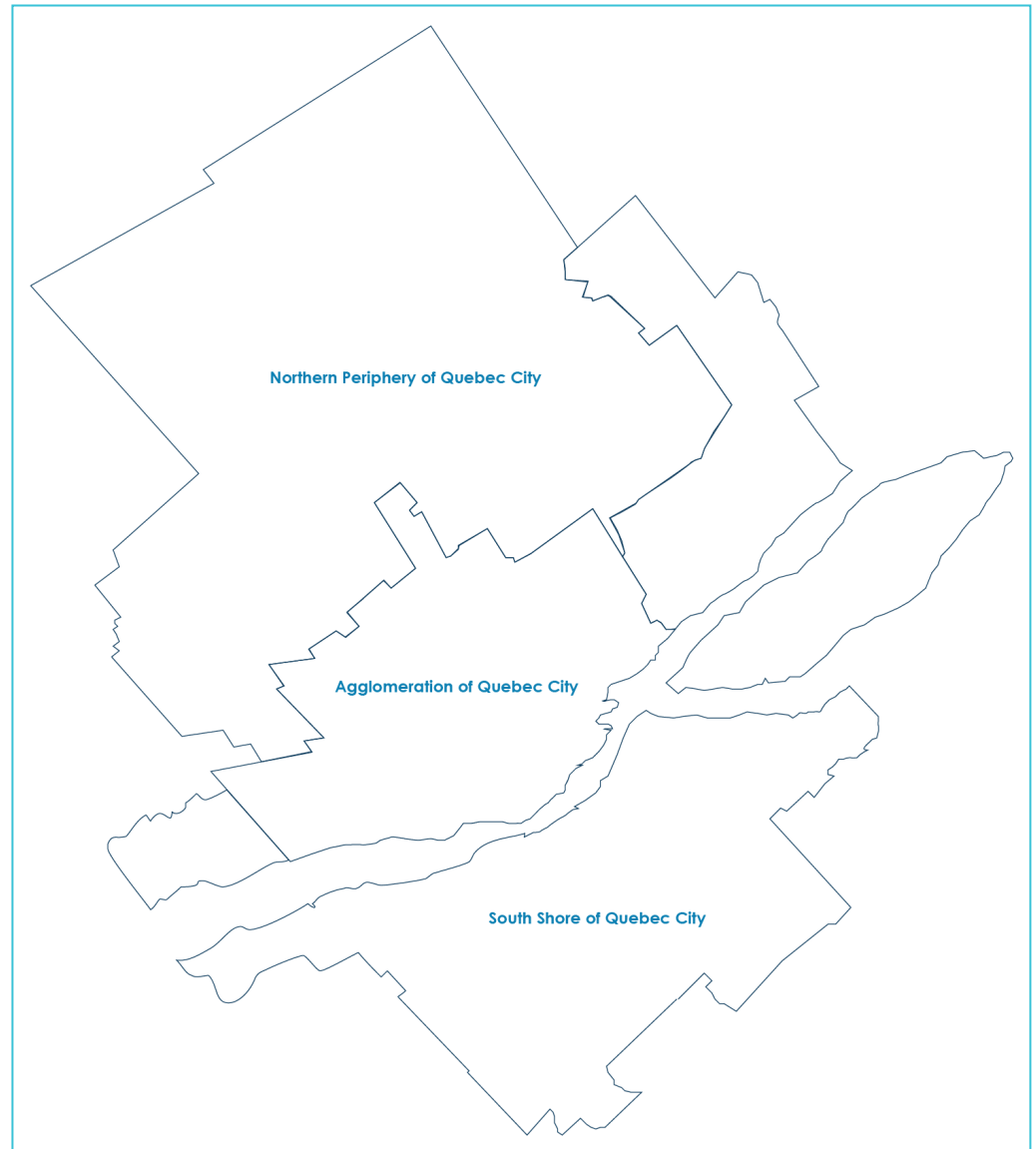
	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	49	69	↓ -29%	616	735	↓ -16%
Active listings	187	121	↑ 55%	156	132	↑ 18%
Median price	\$449,500	\$406,000	↑ 11%	\$490,000	\$410,000	↑ 20%
Average selling time (days)	31	24	↑ 7	30	26	↑ 4
<b>Condominium</b>						
Sales	14	24	↑ **	155	167	↓ -7%
Active listings	52	18	-	44	30	↑ 45%
Median price	**	**	-	\$330,000	\$275,000	↑ 20%
Average selling time (days)	**	**	-	19	25	↓ -6
<b>Plex (2-5 units)</b>						
Sales	5	10	↑ **	81	114	↓ -29%
Active listings	52	56	↓ -7%	46	47	↓ -1%
Median price	**	**	-	\$451,000	\$390,000	↑ 16%
Average selling time (days)	**	**	-	50	51	↓ -1

## QUEBEC CITY CMA

Agglomeration of Quebec City

Northern Periphery of Québec City

South Shore of Québec City



**Quebec City CMA**

August 2022

**Residential: Summary of Centris Activity**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Total sales</b>	523	584	↓ -10%	6,493	7,131	↓ -9%
<b>Active listings</b>	2,656	2,933	↓ -9%	2,449	3,342	↓ -27%
<b>New listings</b>	769	717	↑ 7%	8,024	8,119	↓ -1%
<b>Sales volume</b>	\$184,757,573	\$195,970,306	↓ -6%	\$2,273,864,733	\$2,291,794,301	↓ -1%

**Detailed Statistics by Property Category**

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	337	340	↓ -1%	3,928	4,318	↓ -9%
Active listings	1,526	1,416	↑ 8%	1,323	1,633	↓ -19%
Median price	\$335,000	\$310,000	↑ 8%	\$344,500	\$308,500	↑ 12%
Average selling time (days)	33	59	↓ -26	43	62	↓ -19
<b>Condominium</b>						
Sales	156	184	↓ -15%	2,022	2,217	↓ -9%
Active listings	726	1,153	↓ -37%	772	1,335	↓ -42%
Median price	\$241,000	\$217,000	↑ 11%	\$230,000	\$206,000	↑ 12%
Average selling time (days)	57	98	↓ -41	73	108	↓ -35
<b>Plex (2-5 units)</b>						
Sales	30	59	↓ -49%	540	589	↓ -8%
Active listings	396	360	↑ 10%	348	368	↓ -5%
Median price	\$402,500	\$342,000	↑ 18%	\$385,750	\$355,000	↑ 9%
Average selling time (days)	44	80	↓ -36	62	73	↓ -11

## Agglomeration of Quebec City

August 2022

### Residential: Summary of Centris Activity

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
Total sales	365	422	↓ -14%	4,517	4,931	↓ -8%
Active listings	1,657	2,019	↓ -18%	1,574	2,279	↓ -31%
New listings	502	526	↓ -5%	5,405	5,644	↓ -4%
Sales volume	\$128,331,318	\$137,177,740	↓ -6%	\$1,561,714,033	\$1,557,519,358	↔ 0%

### Detailed Statistics by Property Category

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	207	209	↓ -1%	2,344	2,563	↓ -9%
Active listings	738	771	↓ -4%	648	869	↓ -25%
Median price	\$334,000	\$310,000	↑ 8%	\$342,500	\$309,900	↑ 11%
Average selling time (days)	29	50	↓ -21	38	53	↓ -15
<b>Condominium</b>						
Sales	133	163	↓ -18%	1,745	1,899	↓ -8%
Active listings	636	981	↓ -35%	671	1,134	↓ -41%
Median price	\$250,000	\$220,000	↑ 14%	\$235,000	\$209,900	↑ 12%
Average selling time (days)	55	99	↓ -44	74	111	↓ -37
<b>Plex (2-5 units)</b>						
Sales	25	50	↑ **	428	467	↓ -8%
Active listings	282	267	↑ 6%	255	276	↓ -8%
Median price	**	\$349,500	-	\$400,000	\$365,000	↑ 10%
Average selling time (days)	**	81	-	62	68	↓ -6

## Northern Periphery of Québec City

August 2022

### Residential: Summary of Centris Activity

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
Total sales	73	71	↑ 3%	819	936	↓ -13%
Active listings	454	317	↑ 43%	353	387	↓ -9%
New listings	146	73	↑ 100%	1,146	991	↑ 16%
Sales volume	\$28,496,440	\$26,276,050	↑ 8%	\$326,446,615	\$351,563,019	↓ -7%

### Detailed Statistics by Property Category

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	68	61	↑ 11%	705	814	↓ -13%
Active listings	397	255	↑ 56%	299	321	↓ -7%
Median price	\$349,000	\$344,950	↑ 1%	\$381,000	\$349,700	↑ 9%
Average selling time (days)	38	81	↓ -43	44	74	↓ -30
<b>Condominium</b>						
Sales	4	7	↑ **	91	101	↓ -10%
Active listings	36	41	↓ -12%	38	47	↓ -21%
Median price	**	**	-	\$200,500	\$190,000	↑ 6%
Average selling time (days)	**	**	-	71	87	↓ -16
<b>Plex (2-5 units)</b>						
Sales	1	2	↑ **	22	17	-
Active listings	18	20	-	15	18	-
Median price	**	**	-	\$331,000	\$300,000	-
Average selling time (days)	**	**	-	60	72	-

## South Shore of Quebec City

August 2022

### Residential: Summary of Centris Activity

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
Total sales	85	91	↓ -7%	1,157	1,264	↓ -8%
Active listings	545	597	↓ -9%	522	675	↓ -23%
New listings	121	118	↑ 3%	1,473	1,484	↓ -1%
Sales volume	\$27,929,815	\$32,516,516	↓ -14%	\$385,704,085	\$382,711,924	↑ 1%

### Detailed Statistics by Property Category

	August			Year-to-date		
	2022	2021	Variation	2022	2021	Variation
<b>Single-family home</b>						
Sales	62	70	↓ -11%	879	941	↓ -7%
Active listings	391	390	↔ 0%	376	444	↓ -15%
Median price	\$328,500	\$296,000	↑ 11%	\$320,000	\$280,000	↑ 14%
Average selling time (days)	42	66	↓ -24	53	76	↓ -23
<b>Condominium</b>						
Sales	19	14	↑ **	186	217	↓ -14%
Active listings	54	131	↓ -59%	64	154	↓ -59%
Median price	**	**	-	\$205,000	\$185,500	↑ 11%
Average selling time (days)	**	**	-	67	96	↓ -29
<b>Plex (2-5 units)</b>						
Sales	4	7	↑ **	90	105	↓ -14%
Active listings	96	73	↑ 32%	79	75	↑ 5%
Median price	**	**	-	\$322,750	\$308,000	↑ 5%
Average selling time (days)	**	**	-	64	95	↓ -31

## About the Quebec Professional Association of Real Estate Brokers

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](http://qpareb.ca) or via its social media pages: [Facebook](#), [LinkedIn](#), [Twitter](#) and [Instagram](#).

## Information

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

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