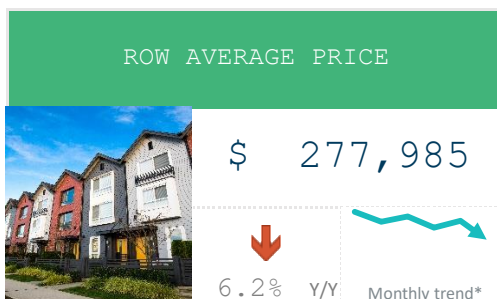
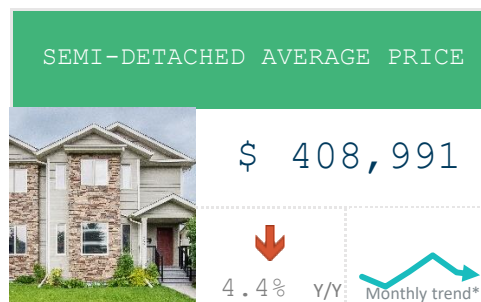
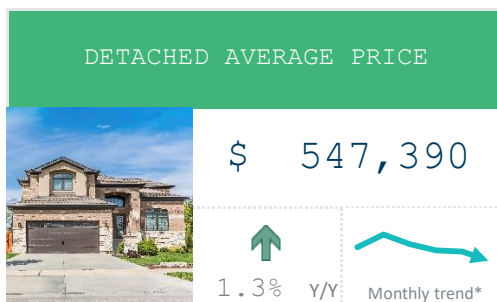
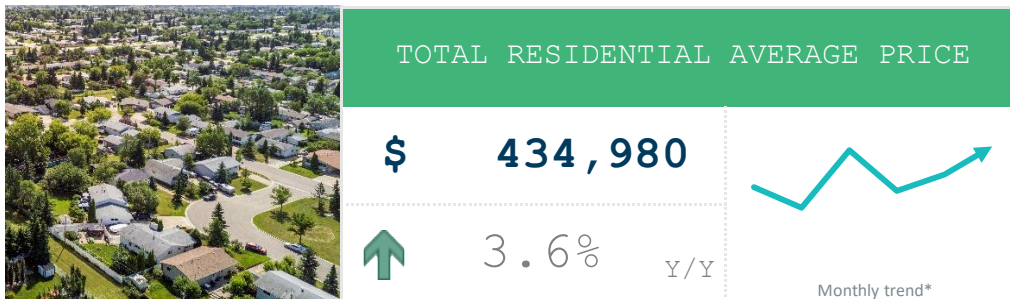
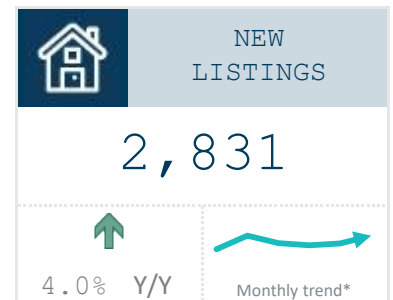


September 2026

Market Trend Summary

Sales in Edmonton were down in September, resulting in a 10.2 percent year-over-year decrease. Sales were down for all property types, falling the most for apartments (-22%) and row (-25%). New listings were up year over year (4%), inventory also rose 4.7 percent year-over-year, and months of supply rose to 4.2 for September and is up 16.6 percent year-over-year.

In September, the total residential average price was \$434,980, 3.6 percent higher than last year. Year over Year prices fell for semi-detached (-4.4%), row (-6.2%), and rose for detached (1.3%) and apartments (0.3%).



September 2026

September 2026

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	754	-1%	1628	10%	2813	4%	46%	3.73	5%	\$547,390	1%
Semi	143	-9%	277	18%	521	15%	52%	3.64	26%	\$408,991	-4%
Row	185	-25%	441	0%	848	16%	42%	4.58	56%	\$277,985	-6%
Apartment	223	-22%	485	-14%	1302	-4%	46%	5.84	23%	\$201,808	0%
Total Residential	1305	-10%	2831	4%	5484	5%	46%	4.20	17%	\$434,980	4%

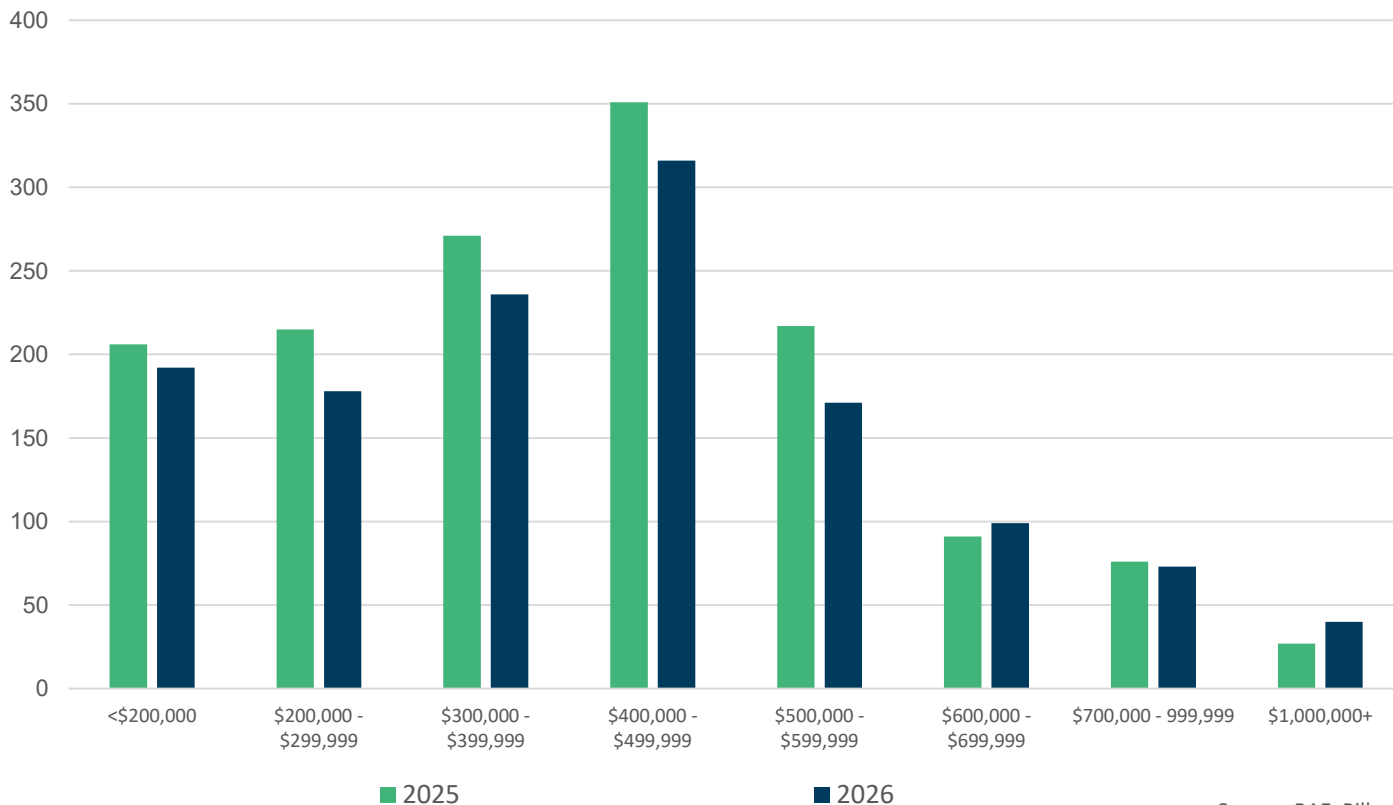
Year-to-Date

September 2026

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	6987	-11%	13587	2%	2560	19%	51%	3.30	33%	\$571,120	2%
Semi	1403	-14%	2670	8%	513	45%	53%	3.29	69%	\$424,901	-2%
Row	1997	-22%	3984	4%	774	49%	50%	3.49	90%	\$295,789	-1%
Apartment	2429	-21%	5330	-5%	1333	8%	46%	4.94	37%	\$208,733	0%
Total Residential	12816	-15%	25571	2%	5181	22%	50%	3.64	43%	\$443,528	3%

Residential Sales by Price Range

September



Source: RAE, Pillar 9