

Royal LePage National House Price Composite in the Second Quarter of 2023

	Single-family Detached					Standard Condominiums					Aggregate				
	Q2 2022 Median Price	Q1 2023 Median Price	Q2 2023 Median Price	Quarter-over-quarter % Change	Year-over-year % Change	Q2 2022 Median Price	Q1 2023 Median Price	Q2 2023 Median Price	Quarter-over-quarter % Change	Year-over-year % Change	Q2 2022 Median Price	Q1 2023 Median Price	Q2 2023 Median Price	Quarter-over-quarter % Change	Year-over-year % Change
National	\$859,500	\$808,700	\$841,900	4.1%	-2.0%	\$589,000	\$571,700	\$586,900	2.7%	-0.4%	\$815,000	\$778,300	\$809,200	4.0%	-0.7%
Greater Montreal Area	\$660,400	\$616,300	\$644,100	4.5%	-2.5%	\$452,500	\$450,400	\$461,700	2.5%	2.0%	\$585,700	\$551,400	\$571,800	3.7%	-2.4%
Greater Toronto Area	\$1,437,600	\$1,400,200	\$1,447,600	3.4%	0.7%	\$738,800	\$707,700	\$731,100	3.3%	-1.0%	\$1,167,000	\$1,119,900	\$1,180,400	5.4%	1.1%
Greater Vancouver	\$1,822,300	\$1,661,400	\$1,737,800	4.6%	-4.6%	\$783,700	\$746,300	\$769,400	3.1%	-1.8%	\$1,311,900	\$1,224,200	\$1,274,400	4.1%	-2.9%
St. John's	\$330,100	\$333,500	\$350,600	5.1%	6.2%	\$314,000	\$329,900	\$334,500	1.4%	6.5%	\$320,300	\$325,400	\$341,000	4.8%	6.5%
Charlottetown	\$510,400	\$484,000	\$504,700	4.3%	-1.1%	-	-	-	-	-	\$426,400	\$403,900	\$421,600	4.4%	-1.1%
Halifax	\$596,400	\$532,300	\$559,700	5.1%	-6.2%	\$430,700	\$401,600	\$404,700	0.8%	-6.0%	\$525,800	\$474,700	\$495,400	4.4%	-5.8%
Fredericton	\$370,000	\$326,500	\$340,900	4.4%	-7.9%	\$278,000	\$252,800	\$262,500	3.8%	-5.6%	\$352,100	\$312,700	\$326,100	4.3%	-7.4%
Moncton	\$411,600	\$387,200	\$405,800	4.8%	-1.4%	-	-	-	-	-	\$395,900	\$373,100	\$389,500	4.4%	-1.6%
Saint John	\$300,300	\$275,700	\$282,900	2.6%	-5.8%	-	-	-	-	-	\$287,200	\$264,500	\$270,200	2.2%	-5.9%
Gatineau	\$525,600	\$484,300	\$511,400	5.6%	-2.7%	\$344,000	\$322,500	\$331,500	2.8%	-3.6%	\$438,400	\$410,800	\$429,300	4.5%	-2.1%
Laval	\$648,600	\$596,100	\$614,600	3.1%	-5.2%	\$384,600	\$385,500	\$389,000	0.9%	1.1%	\$556,400	\$523,800	\$537,400	2.6%	-3.4%
Montreal Centre	\$1,114,600	\$1,021,100	\$1,088,500	6.6%	-2.3%	\$535,100	\$545,600	\$563,600	3.3%	5.3%	\$702,700	\$665,400	\$694,000	4.3%	-1.2%
Montreal East	\$630,400	\$619,900	\$621,800	0.3%	-1.4%	\$453,300	\$448,500	\$436,400	-2.7%	-3.7%	\$563,900	\$552,100	\$546,600	-1.0%	-3.1%
Montreal West	\$822,400	\$691,000	\$740,900	7.2%	-9.9%	\$423,900	\$413,300	\$395,900	-4.2%	-6.6%	\$698,300	\$597,800	\$632,500	5.8%	-9.4%
Montreal North Shore	\$520,800	\$486,500	\$504,000	3.6%	-3.2%	\$359,900	\$347,400	\$352,600	1.5%	-2.0%	\$521,100	\$489,200	\$502,400	2.7%	-3.6%
Montreal South Shore	\$596,100	\$560,800	\$585,500	4.4%	-1.8%	\$384,700	\$371,100	\$384,900	3.7%	0.1%	\$550,000	\$530,600	\$551,800	4.0%	0.3%
Quebec City	\$351,000	\$357,200	\$369,300	3.4%	5.2%	\$261,200	\$263,600	\$257,500	-2.3%	-1.4%	\$340,300	\$340,600	\$350,500	2.9%	3.0%
Sherbrooke	\$353,000	\$374,700	\$392,300	4.7%	11.1%	-	-	-	-	-	\$332,600	\$347,200	\$360,400	3.8%	8.4%
Trois-Rivières	\$332,300	\$326,900	\$343,200	5.0%	3.3%	-	-	-	-	-	\$311,100	\$302,700	\$315,100	4.1%	1.3%
Ajax	\$1,159,700	\$1,240,800	\$1,261,900	1.7%	8.8%	-	-	-	-	-	\$1,074,100	\$1,115,400	\$1,173,000	5.2%	9.2%
Barrie	\$956,400	\$860,100	\$899,300	4.6%	-6.0%	\$483,200	\$437,300	\$456,000	4.3%	-5.6%	\$887,400	\$800,600	\$836,400	4.5%	-5.7%
Belleville/Trenton	\$727,200	\$656,300	\$687,800	4.8%	-5.4%	-	-	-	-	-	\$644,300	\$581,600	\$608,600	4.6%	-5.5%
Brampton	\$1,265,000	\$1,244,300	\$1,308,200	5.1%	3.4%	\$594,000	\$571,700	\$577,800	1.1%	-2.7%	\$1,048,400	\$1,020,900	\$1,082,300	6.0%	3.2%
Burlington	\$1,453,100	\$1,333,400	\$1,357,700	1.8%	-6.6%	\$697,600	\$714,900	\$763,400	6.8%	9.4%	\$1,143,600	\$1,031,000	\$1,090,900	5.8%	-4.6%
Cambridge	\$908,600	\$856,900	\$921,500	7.5%	1.4%	\$610,000	\$542,500	\$555,300	2.4%	-9.0%	\$833,000	\$778,400	\$836,300	7.4%	0.4%
Guelph	\$922,000	\$848,900	\$884,400	4.2%	-4.1%	\$569,000	\$482,400	\$499,300	3.5%	-12.2%	\$892,000	\$805,400	\$838,500	4.1%	-6.0%
Hamilton	\$914,200	\$866,400	\$914,700	5.6%	0.1%	\$537,100	\$464,100	\$482,700	4.0%	-10.1%	\$878,800	\$824,100	\$869,500	5.5%	-1.1%
Kingston	\$828,700	\$776,000	\$829,500	6.9%	0.1%	\$446,200	\$406,400	\$419,400	3.2%	-6.0%	\$771,200	\$719,600	\$768,400	6.8%	-0.4%
Kitchener-Waterloo	\$928,200	\$849,800	\$894,700	5.3%	-3.6%	\$468,000	\$447,100	\$469,200	4.9%	0.3%	\$820,000	\$759,800	\$799,000	5.2%	-2.6%
London	\$732,600	\$682,500	\$718,300	5.2%	-2.0%	\$390,500	\$356,900	\$385,800	8.1%	-1.2%	\$715,200	\$657,500	\$690,200	5.0%	-3.5%
Markham	\$1,577,500	\$1,610,500	\$1,699,100	5.5%	7.7%	\$750,000	\$756,900	\$795,500	5.1%	6.1%	\$1,313,500	\$1,326,700	\$1,414,900	6.6%	7.7%
Milton	\$1,333,900	\$1,278,000	\$1,284,500	0.5%	-3.7%	\$628,900	\$628,600	\$622,200	-1.0%	-1.1%	\$1,206,800	\$1,185,000	\$1,207,800	1.9%	0.1%
Mississauga	\$1,522,200	\$1,429,600	\$1,508,400	5.5%	-0.9%	\$623,200	\$592,800	\$600,500	1.3%	-3.6%	\$1,213,500	\$1,141,100	\$1,219,100	6.8%	0.5%
Niagara/St. Catharines	\$743,500	\$645,900	\$669,100	3.6%	-10.0%	\$427,600	\$377,500	\$388,200	2.8%	-9.2%	\$707,500	\$617,900	\$639,100	3.4%	-9.7%
Oakville	\$1,751,200	\$1,843,900	\$1,857,400	0.7%	6.1%	\$645,000	\$656,300	\$669,400	2.0%	3.8%	\$1,478,000	\$1,487,700	\$1,492,600	0.3%	1.0%
Oshawa	\$953,800	\$909,700	\$921,400	1.3%	-3.4%	\$506,200	\$496,100	\$507,400	2.3%	0.2%	\$882,100	\$826,300	\$850,400	2.9%	-3.6%
Ottawa	\$930,500	\$831,600	\$876,400	5.4%	-5.8%	\$416,900	\$384,000	\$400,100	4.2%	-4.0%	\$800,300	\$725,700	\$761,600	4.9%	-4.8%
Pickering	\$1,456,600	\$1,274,200	\$1,284,500	0.8%	-11.8%	\$563,100	\$574,600	\$608,400	5.9%	8.0%	\$1,123,000	\$1,022,500	\$1,034,900	1.2%	-7.8%
Richmond Hill	\$1,681,000	\$1,628,900	\$1,633,700	0.3%	-2.8%	\$755,800	\$736,600	\$743,200	0.9%	-1.7%	\$1,391,500	\$1,370,100	\$1,427,500	4.2%	2.6%
Thunder Bay	-	-	-	-	-	-	-	-	-	-	\$326,300	\$291,300	\$288,800	-0.9%	-11.5%
Toronto	\$1,694,900	\$1,654,200	\$1,778,500	7.5%	4.9%	\$742,600	\$705,400	\$728,700	3.3%	-1.9%	\$1,245,600	\$1,144,300	\$1,222,000	6.8%	-1.9%
Vaughan	\$1,681,800	\$1,695,400	\$1,724,100	1.7%	2.5%	\$724,400	\$700,500	\$704,300	0.5%	-2.8%	\$1,413,900	\$1,481,900	\$1,532,700	3.4%	8.4%
Whitby	\$1,172,100	\$1,109,000	\$1,146,900	3.4%	-2.1%	\$691,700	\$661,300	\$691,300	4.5%	-0.1%	\$1,048,200	\$986,400	\$1,041,200	5.6%	-0.7%
Windsor-Essex	\$608,700	\$523,800	\$542,600	3.6%	-10.9%	-	-	-	-	-	\$555,800	\$473,300	\$489,800	3.5%	-11.9%
Winnipeg	\$433,300	\$406,800	\$426,700	4.9%	-1.5%	\$252,900	\$243,500	\$253,100	3.9%	0.1%	\$392,600	\$369,900	\$386,900	4.6%	-1.5%
Regina	\$409,000	\$390,800	\$404,700	3.6%	-1.1%	\$204,600	\$222,800	\$226,300	1.6%	10.6%	\$375,600	\$362,800	\$375,100	3.4%	-0.1%
Saskatoon	\$437,000	\$436,100	\$438,800	0.6%	0.4%	\$194,400	\$203,500	\$198,700	-2.4%	2.2%	\$406,500	\$410,200	\$412,100	0.5%	1.4%
Calgary	\$707,700	\$705,000	\$736,100	4.4%	4.0%	\$236,500	\$243,300	\$252,000	3.6%	6.6%	\$616,300	\$616,500	\$643,200	4.3%	4.4%
Edmonton	\$498,800	\$466,000	\$471,400	1.2%	-5.5%	\$212,000	\$195,300	\$193,500	-0.9%	-8.7%	\$459,200	\$429,500	\$434,400	1.1%	-5.4%
Fort McMurray	\$625,500	\$626,900	\$653,200	4.2%	4.4%	-	-	-	-	-	\$496,800	\$501,700	\$521,600	4.0%	5.0%
Red Deer	\$515,100	\$476,900	\$469,700	-1.5%	-8.8%	-	-	-	-	-	\$417,700	\$396,300	\$390,400	-1.5%	-6.5%
Abbotsford	\$1,225,000	\$1,056,500	\$1,123,900	6.4%	-8.3%	\$416,400	\$361,400	\$375,000	3.8%	-9.9%	\$998,300	\$873,300	\$928,300	6.3%	-7.0%
Burnaby & New Westminster	\$2,071,200	\$1,880,700	\$1,957,800	4.1%	-5.5%	\$650,500	\$637,900	\$653,900	2.5%	0.5%	\$1,122,200	\$1,059,400	\$1,095,400	3.4%	-2.4%
Coquitlam	\$1,706,400	\$1,563,400	\$1,605,600	2.7%	-5.9%	\$718,800	\$683,400	\$727,100	6.4%	1.2%	\$1,180,200	\$1,082,600	\$1,136,700	5.0%	-3.7%
Greater Victoria	\$1,298,300	\$1,195,800	\$1,245,100	4.1%	-4.1%	\$531,900	\$503,400	\$522,100	3.7%	-1.8%	\$1,087,400	\$995,500	\$1,034,400	3.9%	-4.9%
Kelowna	\$1,163,700	\$1,099,200	\$1,125,200	2.4%	-3.3%	\$484,300	\$421,800	\$437,100	3.6%	-9.7%	\$901,500	\$796,300	\$838,700	5.3%	-7.0%
Langley	\$1,427,600	\$1,408,300	\$1,423,400	1.1%	-0.3%	\$516,300	\$487,900	\$505,500	3.6%	-2.1%	\$1,041,600	\$1,073,200	\$1,070,400	-0.3%	2.8%
North Vancouver	\$2,373,500	\$2,197,900	\$2,320,500	5.6%	-2.2%	\$804,200	\$756,700	\$779,400	3.0%	-3.1%	\$1,750,800	\$1,645,400	\$1,721,100	4.6%	-1.7%
Richmond	\$2,057,800	\$1,950,500	\$2,026,600	3.9%	-1.5%	\$657,400	\$646,000	\$661,500	2.4%	0.6%	\$1,191,800	\$1,163,900	\$1,203,500	3.4%	1.0%
Surrey	\$1,779,200	\$1,538,000	\$1,634,600	6.3%	-8.1%	\$554,900	\$520,700	\$539,400	3.6%	-2.8%	\$1,401,900	\$1,240,700	\$1,316,400	6.1%	-6.1%
Vancouver	\$2,649,300	\$2,412,200	\$2,561,800	6.2%	-3.3%	\$820,200	\$794,600	\$821,600	3.4%	0.2%	\$1,431,200	\$1,363,700	\$1,434,600	5.2%	-1.6%
West Vancouver	\$2,939,700	\$2,572,200	\$2,659,700	3.4%	-9.5%	\$1,436,000	\$1,443,000	\$1,516,600	5.1%	5.6%	\$2,850,900	\$2,515,500	\$2,601,000	3.4%	-8.8%

Royal LePage 2023 Market Survey Forecast

Region	Province	Q4 2022 Aggregate Home Price (Actual \$)	Q4 2023 Aggregate Home Price (Forecast \$)	Q4 2023 Year-over-year Forecast (%)
National		\$757,100	\$821,454	8.5%
Greater Montreal Area	QC	\$544,300	\$587,844	8.0%
Greater Toronto Area	ON	\$1,068,500	\$1,186,035	11.0%
Greater Vancouver	BC	\$1,208,900	\$1,293,523	7.0%
Ottawa	ON	\$719,900	\$770,293	7.0%
Calgary	AB	\$599,100	\$647,028	8.0%
Edmonton	AB	\$427,100	\$444,184	4.0%
Regina	SK	\$359,600	\$379,378	5.5%
Winnipeg	MB	\$361,000	\$389,880	8.0%
Halifax	NS	\$469,000	\$501,830	7.0%

Data presented in the tables above may not match same period data reported previously due to subsequent market updates. Aggregate prices are calculated using a weighted average of the median values of all housing type transactions collected in the region. Dollar values are rounded to the nearest hundred. Data collected includes resale and new build transactions. Data is provided by RPS Real Property Solutions.
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