

# Residential housing activity via the MLS® System of the Lethbridge and District Association of REALTORS® April 2017

Seasonally Adjusted <sup>1</sup>		Percentage change compared to					
		1 month ago	2 months ago	3 months ago	4 months ago	5 months ago	6 months ago
		March 2017	February 2017	January 2017	December 2016	November 2016	October 2016
Sales Activity	228	20.6	9.1	14.0	4.6	12.9	10.7
Average Price	\$271,053	3.0	7.5	1.2	3.4	8.1	-1.7
Dollar Volume*	\$58.7	13.8	7.0	10.2	1.3	11.0	6.6
New Listings	375	-0.5	12.6	-16.5	12.6	-1.1	-9.9
Active Listings	1,363	-0.2	-0.9	-3.3	-2.2	-1.9	-0.4

Actual <sup>2</sup>		Percentage change compared to					
		1 year ago	2 years ago	3 years ago	5 years ago	7 years ago	10 years ago
		April 2016	April 2015	April 2014	April 2012	April 2010	April 2007
Sales Activity	242	-6.6	3.4	4.8	16.3	3.4	-16.0
Average Price	\$271,053	-1.0	0.9	6.3	6.8	7.9	20.9
Dollar Volume*	\$65.6	-7.5	4.3	11.4	24.3	11.6	1.6
New Listings	444	-13.6	-11.9	-8.3	-5.9	-12.9	35.4
Active Listings	1,439	-4.3	-6.1	-11.6	-13.4	-5.9	267.1

Year-to-date <sup>3</sup>		Percentage change compared to					
		1 year ago	2 years ago	3 years ago	5 years ago	7 years ago	10 years ago
		April 2016 YTD	April 2015 YTD	April 2014 YTD	April 2012 YTD	April 2010 YTD	April 2007 YTD
Sales Activity	730	-2.8	-5.3	5.8	7.0	9.9	-23.4
Average Price	\$263,919	-1.8	-2.4	4.4	4.0	7.3	24.3
Dollar Volume*	\$192.7	-4.6	-7.6	10.5	11.3	17.9	-4.8
New Listings	1,664	-2.4	-1.5	-3.2	-7.4	-9.2	40.9
Active Listings <sup>†</sup>	1,320	-1.1	-5.6	-11.0	-12.3	1.1	237.9

Market Balance <sup>4</sup>		Compared to					
		1 month ago	3 months ago	6 months ago	1 year ago	2 years ago	5 years ago
		March 2017	January 2017	October 2016	April 2016	April 2015	April 2012
Sales to New Listings Ratio	60.8	50.1	44.5	49.5	52.0	47.9	43.5
Months of Inventory	6.0	7.2	7.0	6.6	6.6	7.6	9.0

<sup>1</sup> Seasonal adjustment removes normal seasonal variations, enabling analysis of monthly changes and fundamental trends in the data.

<sup>2</sup> Actual data as processed through the MLS® System of the Lethbridge and District Association of REALTORS®.

<sup>3</sup> Sum of actual data from January to present month of any given year.

<sup>4</sup> Seasonally adjusted; Sales to New Listings Ratio=Sales/New Listings\*100; Months of Inventory=Active Listings at the end of the month/Sales for the month.

\* In millions of dollars.

<sup>†</sup> The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.