

# National House Price Composite in the First Quarter 2021

|                              | Standard Two-Storey     |                         |                         |                                  |                            | Bungalow                |                         |                         |                                  |                            | Standard Condominium    |                         |                         |                                  |                            | Aggregate               |                         |                         |                                  |                            |
|------------------------------|-------------------------|-------------------------|-------------------------|----------------------------------|----------------------------|-------------------------|-------------------------|-------------------------|----------------------------------|----------------------------|-------------------------|-------------------------|-------------------------|----------------------------------|----------------------------|-------------------------|-------------------------|-------------------------|----------------------------------|----------------------------|
|                              | Q1 2020<br>Median Price | Q4 2020<br>Median Price | Q1 2021<br>Median Price | Quarter-over-quarter<br>% Change | Year-over-year<br>% Change | Q1 2020<br>Median Price | Q4 2020<br>Median Price | Q1 2021<br>Median Price | Quarter-over-quarter<br>% Change | Year-over-year<br>% Change | Q1 2020<br>Median Price | Q4 2020<br>Median Price | Q1 2021<br>Median Price | Quarter-over-quarter<br>% Change | Year-over-year<br>% Change | Q1 2020<br>Median Price | Q4 2020<br>Median Price | Q1 2021<br>Median Price | Quarter-over-quarter<br>% Change | Year-over-year<br>% Change |
| <b>National</b>              | <b>\$ 771,272</b>       | <b>\$ 840,600</b>       | <b>\$ 894,140</b>       | <b>6.4%</b>                      | <b>15.9%</b>               | <b>\$ 550,717</b>       | <b>\$ 597,702</b>       | <b>\$ 628,341</b>       | <b>5.1%</b>                      | <b>14.1%</b>               | <b>\$ 499,267</b>       | <b>\$ 508,586</b>       | <b>\$ 509,364</b>       | <b>0.2%</b>                      | <b>2.0%</b>                | <b>\$ 656,305</b>       | <b>\$ 708,899</b>       | <b>\$ 749,165</b>       | <b>5.7%</b>                      | <b>14.1%</b>               |
| Greater Montreal Area        | \$ 561,018              | \$ 617,922              | \$ 681,768              | 10.3%                            | 21.5%                      | \$ 350,011              | \$ 390,374              | \$ 420,699              | 7.8%                             | 20.2%                      | \$ 347,572              | \$ 368,430              | \$ 398,705              | 8.2%                             | 14.7%                      | \$ 446,277              | \$ 488,065              | \$ 534,026              | 9.3%                             | 19.7%                      |
| Greater Toronto Area         | \$ 1,025,838            | \$ 1,102,882            | \$ 1,164,894            | 5.6%                             | 13.6%                      | \$ 852,127              | \$ 929,601              | \$ 982,120              | 5.6%                             | 15.3%                      | \$ 591,796              | \$ 595,205              | \$ 598,819              | 0.6%                             | 1.2%                       | \$ 875,410              | \$ 932,101              | \$ 989,961              | 6.2%                             | 13.1%                      |
| Greater Vancouver Area       | \$ 1,378,687            | \$ 1,482,940            | \$ 1,545,705            | 4.2%                             | 12.1%                      | \$ 1,182,557            | \$ 1,270,967            | \$ 1,325,006            | 4.3%                             | 12.0%                      | \$ 638,460              | \$ 653,006              | \$ 652,923              | 0.0%                             | 2.3%                       | \$ 1,062,005            | \$ 1,129,374            | \$ 1,163,276            | 3.0%                             | 9.5%                       |
| St. John's                   | \$ 368,314              | \$ 385,018              | \$ 391,732              | 1.7%                             | 6.4%                       | \$ 282,452              | \$ 284,948              | \$ 294,637              | 3.4%                             | 4.3%                       | -                       | -                       | -                       | -                                | -                          | \$ 320,429              | \$ 329,210              | \$ 337,583              | 2.5%                             | 5.4%                       |
| Charlottetown                | \$ 338,647              | \$ 375,782              | \$ 386,239              | 2.8%                             | 14.1%                      | \$ 278,296              | \$ 305,379              | \$ 324,997              | 6.4%                             | 16.8%                      | -                       | -                       | -                       | -                                | -                          | \$ 314,344              | \$ 347,587              | \$ 360,914              | 3.8%                             | 14.8%                      |
| Halifax                      | \$ 352,373              | \$ 398,085              | \$ 413,660              | 3.9%                             | 17.4%                      | \$ 281,294              | \$ 326,853              | \$ 343,604              | 5.1%                             | 22.2%                      | \$ 296,346              | \$ 315,520              | \$ 335,484              | 6.3%                             | 13.2%                      | \$ 331,331              | \$ 375,257              | \$ 391,408              | 4.3%                             | 18.1%                      |
| Fredericton                  | \$ 302,093              | \$ 318,828              | \$ 323,850              | 1.6%                             | 7.2%                       | \$ 237,793              | \$ 242,669              | \$ 247,691              | 2.1%                             | 4.2%                       | -                       | -                       | -                       | -                                | -                          | \$ 261,020              | \$ 269,744              | \$ 274,214              | 1.7%                             | 5.1%                       |
| Moncton                      | \$ 240,371              | \$ 239,836              | \$ 248,942              | 3.8%                             | 3.6%                       | \$ 189,323              | \$ 218,463              | \$ 218,649              | 0.1%                             | 15.5%                      | -                       | -                       | -                       | -                                | -                          | \$ 219,939              | \$ 229,705              | \$ 234,951              | 2.3%                             | 6.8%                       |
| Saint John                   | \$ 224,592              | \$ 241,783              | \$ 249,181              | 3.1%                             | 10.9%                      | \$ 213,147              | \$ 212,281              | \$ 222,732              | 4.9%                             | 4.5%                       | -                       | -                       | -                       | -                                | -                          | \$ 220,051              | \$ 225,627              | \$ 236,164              | 4.7%                             | 7.3%                       |
| Gatineau                     | \$ 304,561              | \$ 352,214              | \$ 364,330              | 3.4%                             | 19.6%                      | \$ 263,347              | \$ 311,048              | \$ 321,842              | 3.5%                             | 22.2%                      | \$ 200,423              | \$ 217,359              | \$ 222,217              | 2.2%                             | 10.9%                      | \$ 277,767              | \$ 321,937              | \$ 333,384              | 4.2%                             | 20.0%                      |
| Laval                        | \$ 452,355              | \$ 500,305              | \$ 554,695              | 10.9%                            | 22.6%                      | \$ 352,100              | \$ 379,777              | \$ 416,948              | 9.8%                             | 18.4%                      | \$ 278,786              | \$ 296,221              | \$ 318,833              | 7.6%                             | 14.4%                      | \$ 388,677              | \$ 422,868              | \$ 457,575              | 8.9%                             | 17.7%                      |
| Montreal Centre              | \$ 767,365              | \$ 839,713              | \$ 888,021              | 5.8%                             | 15.7%                      | \$ 529,114              | \$ 576,979              | \$ 594,437              | 3.0%                             | 12.3%                      | \$ 422,433              | \$ 443,505              | \$ 455,433              | 2.7%                             | 7.8%                       | \$ 572,596              | \$ 615,742              | \$ 635,907              | 2.9%                             | 11.1%                      |
| Montreal East                | \$ 621,046              | \$ 663,328              | \$ 683,039              | 3.0%                             | 10.0%                      | \$ 393,523              | \$ 444,467              | \$ 461,630              | 3.9%                             | 17.3%                      | \$ 330,448              | \$ 365,175              | \$ 387,091              | 6.0%                             | 17.1%                      | \$ 495,049              | \$ 535,217              | \$ 559,215              | 4.2%                             | 13.0%                      |
| Montreal West                | \$ 593,059              | \$ 672,034              | \$ 752,224              | 11.9%                            | 26.8%                      | \$ 453,828              | \$ 494,264              | \$ 538,855              | 9.0%                             | 18.7%                      | \$ 290,984              | \$ 322,029              | \$ 345,205              | 7.2%                             | 18.6%                      | \$ 520,023              | \$ 582,567              | \$ 621,981              | 7.3%                             | 19.6%                      |
| Montreal Northshore          | \$ 409,240              | \$ 472,063              | \$ 515,290              | 9.2%                             | 25.9%                      | \$ 294,842              | \$ 347,277              | \$ 368,817              | 6.2%                             | 25.1%                      | \$ 220,660              | \$ 245,500              | \$ 275,403              | 12.2%                            | 24.8%                      | \$ 331,543              | \$ 385,059              | \$ 411,175              | 8.7%                             | 24.0%                      |
| Montreal Southshore          | \$ 497,013              | \$ 556,555              | \$ 585,353              | 5.2%                             | 17.8%                      | \$ 348,510              | \$ 385,866              | \$ 421,934              | 9.3%                             | 21.1%                      | \$ 260,751              | \$ 281,669              | \$ 307,361              | 9.1%                             | 17.9%                      | \$ 401,027              | \$ 437,986              | \$ 472,217              | 8.0%                             | 17.8%                      |
| Quebec City                  | \$ 355,346              | \$ 370,171              | \$ 398,024              | 7.5%                             | 12.0%                      | \$ 279,532              | \$ 286,599              | \$ 306,547              | 7.0%                             | 9.7%                       | \$ 235,188              | \$ 230,153              | \$ 237,088              | 3.0%                             | 0.8%                       | \$ 299,275              | \$ 306,595              | \$ 327,989              | 7.1%                             | 9.6%                       |
| Saguenay                     | \$ 230,224              | \$ 244,163              | \$ 252,523              | 3.4%                             | 9.7%                       | \$ 216,052              | \$ 226,143              | \$ 242,835              | 7.4%                             | 12.4%                      | -                       | -                       | -                       | -                                | -                          | \$ 219,094              | \$ 228,201              | \$ 239,374              | 4.5%                             | 9.3%                       |
| Sherbrooke                   | \$ 297,148              | \$ 326,030              | \$ 365,579              | 12.1%                            | 23.0%                      | \$ 233,995              | \$ 250,585              | \$ 272,916              | 8.9%                             | 16.6%                      | -                       | -                       | -                       | -                                | -                          | \$ 262,332              | \$ 282,072              | \$ 316,250              | 12.4%                            | 20.6%                      |
| Trois-Rivières               | -                       | -                       | -                       | -                                | -                          | -                       | -                       | -                       | -                                | -                          | -                       | -                       | -                       | -                                | -                          | \$ 205,916              | \$ 217,383              | \$ 234,742              | 9.5%                             | 14.0%                      |
| Vaudreuil-Soulanges          | \$ 427,711              | \$ 460,875              | \$ 496,652              | 7.8%                             | 16.1%                      | \$ 321,730              | \$ 354,616              | \$ 387,470              | 9.3%                             | 20.4%                      | \$ 237,709              | \$ 264,585              | \$ 289,926              | 9.6%                             | 22.0%                      | \$ 365,497              | \$ 397,017              | \$ 424,969              | 6.3%                             | 16.3%                      |
| Ajax                         | \$ 723,369              | \$ 794,831              | \$ 853,178              | 7.3%                             | 17.9%                      | \$ 594,688              | \$ 659,941              | \$ 686,262              | 4.0%                             | 15.4%                      | \$ 404,226              | \$ 416,998              | \$ 421,392              | 1.1%                             | 4.2%                       | \$ 704,832              | \$ 774,233              | \$ 828,653              | 7.0%                             | 17.6%                      |
| Barrie                       | \$ 541,489              | \$ 625,208              | \$ 674,649              | 7.9%                             | 24.6%                      | \$ 534,919              | \$ 604,035              | \$ 645,388              | 6.8%                             | 20.7%                      | \$ 396,125              | \$ 433,458              | \$ 442,418              | 2.1%                             | 11.7%                      | \$ 527,078              | \$ 602,559              | \$ 646,166              | 7.2%                             | 22.6%                      |
| Belleville/Trenton           | \$ 311,443              | \$ 335,240              | \$ 355,627              | 6.1%                             | 14.2%                      | \$ 343,342              | \$ 373,845              | \$ 421,000              | 12.6%                            | 22.6%                      | -                       | -                       | -                       | -                                | -                          | \$ 327,535              | \$ 355,726              | \$ 391,251              | 10.0%                            | 19.5%                      |
| Brampton                     | \$ 802,011              | \$ 869,037              | \$ 912,771              | 5.0%                             | 13.8%                      | \$ 703,594              | \$ 755,728              | \$ 781,899              | 3.5%                             | 11.1%                      | \$ 433,677              | \$ 465,472              | \$ 471,901              | 1.4%                             | 8.8%                       | \$ 774,525              | \$ 838,610              | \$ 879,126              | 4.8%                             | 13.5%                      |
| Burlington                   | \$ 891,745              | \$ 994,671              | \$ 1,045,950            | 5.2%                             | 17.3%                      | \$ 796,145              | \$ 873,127              | \$ 913,497              | 4.6%                             | 14.7%                      | \$ 461,281              | \$ 512,532              | \$ 533,098              | 4.0%                             | 15.6%                      | \$ 830,275              | \$ 922,620              | \$ 968,608              | 5.0%                             | 16.7%                      |
| Guelph                       | \$ 627,993              | \$ 669,180              | \$ 706,133              | 5.5%                             | 12.4%                      | \$ 564,375              | \$ 619,317              | \$ 654,382              | 5.7%                             | 15.9%                      | \$ 385,716              | \$ 403,708              | \$ 423,551              | 4.9%                             | 9.8%                       | \$ 584,450              | \$ 625,356              | \$ 659,744              | 5.5%                             | 12.9%                      |
| Hamilton                     | \$ 607,962              | \$ 691,836              | \$ 709,447              | 2.5%                             | 16.7%                      | \$ 551,508              | \$ 611,090              | \$ 646,380              | 5.8%                             | 17.2%                      | \$ 385,063              | \$ 402,099              | \$ 405,662              | 0.9%                             | 5.3%                       | \$ 581,633              | \$ 655,769              | \$ 677,034              | 3.2%                             | 16.4%                      |
| Kingston                     | \$ 420,305              | \$ 480,550              | \$ 511,010              | 6.3%                             | 21.6%                      | \$ 389,949              | \$ 429,918              | \$ 444,571              | 3.4%                             | 14.0%                      | -                       | -                       | -                       | -                                | -                          | \$ 395,351              | \$ 441,885              | \$ 466,137              | 5.5%                             | 17.9%                      |
| Kitchener/Waterloo/Cambridge | \$ 571,216              | \$ 643,667              | \$ 700,225              | 8.8%                             | 22.6%                      | \$ 525,805              | \$ 575,515              | \$ 638,145              | 10.9%                            | 21.4%                      | \$ 339,353              | \$ 346,179              | \$ 368,488              | 6.4%                             | 8.6%                       | \$ 540,988              | \$ 602,981              | \$ 657,532              | 9.0%                             | 21.5%                      |
| London                       | \$ 471,168              | \$ 531,759              | \$ 572,415              | 7.6%                             | 21.5%                      | \$ 391,550              | \$ 441,702              | \$ 472,927              | 7.1%                             | 20.8%                      | -                       | -                       | -                       | -                                | -                          | \$ 434,360              | \$ 482,815              | \$ 521,988              | 8.1%                             | 20.2%                      |
| Markham                      | \$ 1,131,438            | \$ 1,227,679            | \$ 1,285,602            | 4.7%                             | 13.6%                      | \$ 1,039,021            | \$ 1,157,189            | \$ 1,219,157            | 5.4%                             | 17.3%                      | \$ 531,195              | \$ 548,499              | \$ 555,390              | 1.3%                             | 4.6%                       | \$ 1,014,966            | \$ 1,097,174            | \$ 1,145,643            | 4.4%                             | 12.9%                      |
| Milton                       | \$ 845,336              | \$ 913,857              | \$ 959,916              | 5.0%                             | 13.6%                      | \$ 836,121              | \$ 1,023,787            | \$ 1,044,533            | 2.0%                             | 24.9%                      | \$ 493,871              | \$ 525,174              | \$ 544,733              | 3.7%                             | 10.3%                      | \$ 806,404              | \$ 875,787              | \$ 917,889              | 4.8%                             | 13.8%                      |
| Mississauga                  | \$ 957,731              | \$ 1,034,017            | \$ 1,079,698            | 4.4%                             | 12.7%                      | \$ 904,117              | \$ 952,609              | \$ 981,135              | 3.0%                             | 8.5%                       | \$ 506,362              | \$ 516,588              | \$ 509,933              | -1.3%                            | 0.7%                       | \$ 828,871              | \$ 884,527              | \$ 914,296              | 3.4%                             | 10.3%                      |
| Niagara/St. Catharines       | \$ 479,164              | \$ 563,524              | \$ 597,330              | 6.0%                             | 24.7%                      | \$ 452,598              | \$ 499,435              | \$ 528,807              | 5.9%                             | 16.8%                      | -                       | -                       | -                       | -                                | -                          | \$ 467,873              | \$ 536,284              | \$ 568,205              | 6.0%                             | 21.4%                      |
| Oakville                     | \$ 1,254,409            | \$ 1,348,073            | \$ 1,436,056            | 6.5%                             | 14.5%                      | \$ 1,119,304            | \$ 1,148,863            | \$ 1,224,301            | 6.6%                             | 9.4%                       | -                       | -                       | -                       | -                                | -                          | \$ 1,143,983            | \$ 1,221,976            | \$ 1,298,966            | 6.3%                             | 13.5%                      |
| Oshawa                       | \$ 592,455              | \$ 673,473              | \$ 741,861              | 10.2%                            | 25.2%                      | \$ 551,503              | \$ 619,490              | \$ 689,924              | 11.4%                            | 25.1%                      | -                       | -                       | -                       | -                                | -                          | \$ 581,225              | \$ 658,670              | \$ 727,618              | 10.5%                            | 25.2%                      |
| Ottawa                       | \$ 532,190              | \$ 595,070              | \$ 630,961              | 6.0%                             | 18.6%                      | \$ 525,733              | \$ 580,551              | \$ 604,931              | 4.2%                             | 15.1%                      | \$ 365,980              | \$ 379,780              | \$ 385,040              | 1.4%                             | 5.2%                       | \$ 507,373              | \$ 561,745              | \$ 589,240              | 4.9%                             | 16.1%                      |
| Pickering                    | \$ 776,224              | \$ 896,318              | \$ 965,831              | 7.8%                             | 24.4%                      | -                       | -                       | -                       | -                                | -                          | \$ 439,577              | \$ 463,371              | \$ 475,875              | 2.7%                             | 8.3%                       | \$ 738,422              | \$ 847,704              | \$ 910,815              | 7.4%                             | 23.3%                      |
| Richmond Hill                | \$ 1,285,387            | \$ 1,337,175            | \$ 1,402,644            | 4.9%                             | 9.1%                       | \$ 888,068              | \$ 1,013,233            | \$ 1,086,254            | 7.2%                             | 22.3%                      | \$ 512,247              | \$ 533,311              | \$ 533,897              | 0.1%                             | 4.2%                       | \$ 1,128,917            | \$ 1,183,029            | \$ 1,239,284            | 4.8%                             | 9.8%                       |
| Scarborough                  | \$ 827,429              | \$ 922,990              | \$ 1,002,645            | 8.6%                             | 21.2%                      | \$ 814,056              | \$ 887,213              | \$ 951,175              | 7.2%                             | 16.8%                      | \$ 449,868              | \$ 471,231              | \$ 487,920              | 3.5%                             | 8.5%                       | \$ 709,396              | \$ 776,992              | \$ 833,716              | 7.3%                             | 17.5%                      |
| Thunder Bay                  | \$ 274,579              | \$ 273,373              | \$ 261,750              | -4.3%                            | -4.7%                      | \$ 253,250              | \$ 264,613              | \$ 268,572              | 1.5%                             | 6.1%                       | -                       | -                       | -                       | -                                | -                          | \$ 262,501              | \$ 268,412              | \$ 265,613              | -1.0%                            | 1.2%                       |
| Toronto                      | \$ 1,386,793            | \$ 1,448,090            | \$ 1,550,577            | 7.1%                             | 11.8%                      | \$ 925,447              | \$ 1,009,837            | \$ 1,061,534            | 5.1%                             | 14.7%                      | \$ 641,701              | \$ 637,229              | \$ 637,551              | 0.1%                             | -0.6%                      | \$ 917,000              | \$ 944,888              | \$ 984,709              | 4.2%                             | 7.4%                       |
| Vaughan                      | \$ 1,138,261            | \$ 1,238,167            | \$ 1,318,993            | 6.5%                             | 15.9%                      | \$ 1,252,638            | \$ 1,425,271            | \$ 1,432,698            | 0.5%                             | 14.4%                      | \$ 548,479              | \$ 567,084              | \$ 583,307              | 2.9%                             | 6.3%                       | \$ 1,031,508            | \$ 1,118,879            | \$ 1,184,722            | 5.9%                             | 14.9%                      |
| Whitby                       | \$ 724,387              | \$ 810,143              | \$ 867,314              | 7.1%                             | 19.7%                      | \$ 668,411              | \$ 747,704              | \$ 800,341              | 7.0%                             | 19.7%                      | \$ 454,225              | \$ 489,587              | \$ 506,810              | 3.5%                             | 11.6%                      | \$ 706,902              | \$ 789,941              | \$ 845,038              | 7.0%                             | 19.5%                      |
| Windsor                      | \$ 306,563              | \$ 361,025              | \$ 408,974              | 13.3%                            | 33.4%                      | \$ 303,948              | \$ 367,610              | \$ 399,230              | 8.6%                             | 31.3%                      | \$ 247,360              | \$ 247,529              | \$ 245,656              | -0.8%                            | -0.7%                      | \$ 300,494              | \$ 353,830              | \$ 391,265              | 10.6%                            | 30.2%                      |
| Winnipeg                     | \$ 322,977              | \$ 362,603              | \$ 367,179              | 1.3%                             | 13.7%                      | \$ 289,403              | \$ 311,432              | \$ 322,188              | 3.5%                             | 11.3%                      | \$ 218,546              | \$ 232,955              | \$ 235,908              | 1.3%                             | 7.9%                       | \$ 298,325              | \$ 327,607              | \$ 334,901              | 2.2%                             | 12.3%                      |
| Regina                       | \$ 398,810              | \$ 393,045              | \$ 415,982              | 5.8%                             | 4.3%                       | \$ 286,348              | \$ 304,547              | \$ 310,212              | 1.9%                             | 8.3%                       | \$ 203,329              | \$ 223,681              | \$ 227,774              | 1.8%                             | 12.0%                      | \$ 319,301              | \$ 328,810              | \$ 336,791              | 2.4%                             | 5.5%                       |
| Saskatoon                    | \$ 411,878              | \$ 424,410              | \$ 429,908              | 1.3%                             | 4.4%                       | \$ 354,826              | \$ 368,516              | \$ 369,516              | 0.3%                             | 4.1%                       | -                       | -                       | -                       | -                                | -                          | \$ 387,061              | \$ 400,096              | \$ 403,638              | 0.9%                             | 4.3%                       |
| Calgary                      | \$ 503,638              | \$ 514,830              | \$ 530,912              | 3.1%                             | 5.4%                       | \$ 488,241              | \$ 494,688              | \$ 507,957              | 2.7%                             | 4.0%                       | \$ 247,926              | \$ 249,185              | \$ 243,902              | -2.1%                            | -1.6%                      | \$ 458,000              | \$ 467,988              | \$ 481,694              | 2.9%                             | 5.2%                       |
| Edmonton                     | \$ 426,001              | \$ 431,007              | \$ 443,460              | 2.9%                             | 4.1%                       | \$ 336,735              | \$ 360,650              | \$ 366,101              | 1.5%                             | 8.7%                       | \$ 203,537              | \$ 205,655              | \$ 196,641              | -4.4%                            | -3.4%                      | \$ 361,548              | \$ 370                  |                         |                                  |                            |