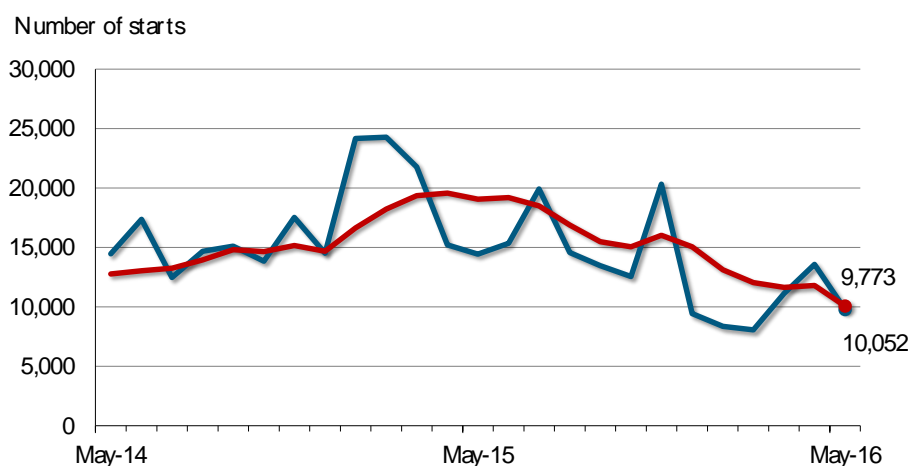


Edmonton CMA Housing Starts



— Housing Starts, SAAR* — Housing Starts Trend Line (6-month moving average)

* SAAR: Seasonally Adjusted Annual Rate

Preliminary Housing Start Data May 2016		
Edmonton CMA ¹	April 2016	May 2016
Trend ²	11,809	10,052
SAAR	13,563	9,773
	May 2015	May 2016
Actual		
May - Single-detached	539	328
May - Multiples	674	487
May - Total	1,213	815
January to May - Single-detached	2,467	1,544
January to May - Multiples	5,537	2,517
January to May - Total	8,004	4,061

Source: CMHC

¹Census Metropolitan Area

²The trend is a six-month moving average of the monthly seasonally adjusted annual rates (SAAR). By removing seasonal ups and downs, seasonal adjustment allows for comparison of adjacent months and quarters. The monthly and quarterly SAAR and trend figures indicate the annual level of starts that would be obtained if the same pace of monthly or quarterly construction activity was maintained for 12 months. This facilitates comparison of the current pace of activity to annual forecasts as well as to historical annual levels.

Detailed data available upon request

**Alberta Preliminary Actual Housing Starts
May / 2015 - 2016**

Urban Centres		Singles		Multiples		Total	
		2015	2016	2015	2016	2015	2016
Centres 100,000+	Calgary CMA	299	243	759	405	1,058	648
	Calgary City	175	173	570	384	745	557
	Edmonton CMA	539	328	674	487	1,213	815
	Edmonton City	385	226	586	416	971	642
Centres 50,000-99,999	Grande Prairie CA	12	10	4	--	16	10
	Lethbridge CA	51	39	20	15	71	54
	Medicine Hat CA	17	8	4	2	21	10
	Red Deer CA	15	9	8	--	23	9
	Wood Buffalo CA	4	--	--	--	4	--
Centres 10,000+	Total Urban Starts	1,104	775	1,501	947	2,605	1,722

**Alberta Preliminary Actual Housing Starts
Year-to-Date / 2016 - 2016**

Urban Centres		Singles		Multiples		Total	
		2015	2016	2015	2016	2015	2016
Centres 100,000+	Calgary CMA	1,861	1,127	3,151	1,903	5,012	3,030
	Calgary City	1,254	804	2,549	1,654	3,803	2,458
	Edmonton CMA	2,467	1,544	5,537	2,517	8,004	4,061
	Edmonton City	1,745	1,160	4,874	1,600	6,619	2,760
Centres 50,000-99,999	Grande Prairie CA	41	35	24	91	65	126
	Lethbridge CA	188	190	128	76	316	266
	Medicine Hat CA	66	45	16	10	82	55
	Red Deer CA	113	45	256	169	369	214
	Wood Buffalo CA	42	7	103	6	145	13
Centres 10,000+	Total Urban Starts	5,459	3,524	9,464	5,021	14,923	8,545

Source: Market Analysis Centre, CMHC

Urban starts include an estimate for the areas 10,000-49,999 for the first two months of the quarter and are subject to revision(s) after quarterly enumeration in the third and final month of the quarter.