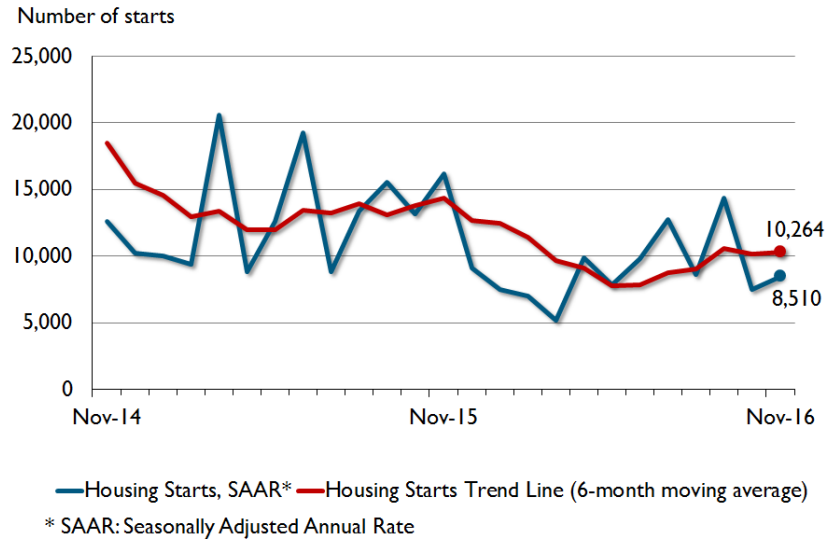


Calgary CMA Housing Starts



Preliminary Housing Start Data November 2016		
Calgary CMA ¹	October 2016	November 2016
<i>Trend</i> ²	10,151	10,264
SAAR	7,526	8,510
	November 2015	November 2016
Actual		
November - Single-detached	329	346
November - Multiples	1,039	399
November - Total	1,368	745
January to November - Single-detached	3,826	3,195
January to November - Multiples	8,451	5,075
January to November - Total	12,277	8,270

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
November / 2015 - 2016**

Urban Centres		Singles		Multiples		Total	
		2015	2016	2015	2016	2015	2016
Centres 100,000+	Calgary CMA	329	346	1,039	399	1,368	745
	Calgary City	246	273	748	353	994	626
	Edmonton CMA	409	436	1,312	550	1,721	986
	Edmonton City	297	324	1,244	443	1,541	767
Centres 50,000-99,999	Grande Prairie CA	10	19	6	4	16	23
	Lethbridge CA	39	77	4	23	43	100
	Medicine Hat CA	9	9	--	4	9	13
	Red Deer CA	22	10	3	2	25	12
	Wood Buffalo CA	13	18	--	2	13	20
Centres 10,000+	Total Urban Starts	954	1,005	2,435	1,065	3,389	2,070

**Alberta Preliminary Actual Housing Starts
Year-to-Date / 2015 - 2016**

Urban Centres		Singles		Multiples		Total	
		2015	2016	2015	2016	2015	2016
Centres 100,000+	Calgary CMA	3,826	3,195	8,451	5,075	12,277	8,270
	Calgary City	2,639	2,321	6,885	4,379	9,524	6,700
	Edmonton CMA	5,424	3,926	10,903	5,398	16,327	9,324
	Edmonton City	3,771	2,753	8,981	3,917	12,752	6,670
Centres 50,000-99,999	Grande Prairie CA	99	105	244	122	343	227
	Lethbridge CA	507	436	258	165	765	601
	Medicine Hat CA	140	97	40	57	180	154
	Red Deer CA	231	137	364	208	595	345
	Wood Buffalo CA	72	49	119	34	191	83
Centres 10,000+	Total Urban Starts	11,935	9,077	20,940	11,635	32,875	20,712

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.