

**1.0 Rental Market Indicators**  
**Privately Initiated Apartment Structures of Three Units and Over**  
**Provinces and Major Centres<sup>1</sup>**

Centres	Vacancy Rates (%)		Availability Rates (%)		Average Rent 2 Bedroom (\$) (New and existing structures)		Percentage Change of Average Rent Two Bedroom <sup>(2)</sup> From Fixed Sample (Existing structures only)	
	Oct-10	Oct-11	Oct-10	Oct-11	Oct-10	Oct-11	Oct-09 to Oct-10	Oct-10 to Oct-11
<b>Newfoundland &amp; Labrador 10,000+</b>	<b>1.0</b> a	<b>1.3</b> a	<b>1.2</b> a	<b>1.6</b> a	<b>668</b> a	<b>701</b> a	<b>7.2</b> a	<b>5.0</b> a
Saint John's CMA	1.1 a	1.3 a	1.4 a	1.8 a	725 a	771 a	8.9 a	5.4 a
<b>Prince Edward Island 10,000+</b>	<b>2.2</b> a	<b>2.9</b> a	<b>3.1</b> b	<b>4.0</b> a	<b>719</b> a	<b>745</b> a	<b>2.5</b> a	<b>2.2</b> a
Charlottetown CA	2.3 a	3.3 a	3.4 b	4.5 a	731 a	761 a	2.1 a	2.4 a
<b>Nova Scotia 10,000+</b>	<b>2.9</b> a	<b>2.7</b> a	<b>3.6</b> a	<b>3.3</b> a	<b>851</b> a	<b>882</b> a	<b>3.0</b> a	<b>1.7</b> b
Halifax CMA	2.6 a	2.4 a	3.3 a	3.1 a	891 a	925 a	2.9 a	1.7 b
<b>New Brunswick 10,000+</b>	<b>4.5</b> a	<b>4.8</b> a	<b>5.2</b> a	<b>5.3</b> a	<b>668</b> a	<b>687</b> a	<b>2.2</b> a	<b>2.2</b> a
Moncton CMA	4.2 a	4.3 a	5.5 a	4.9 a	691 a	715 a	2.0 a	1.8 a
Saint John CMA	5.1 a	5.9 a	5.7 a	6.7 a	645 a	670 a	2.6 a	3.1 b
<b>Q uébec 10,000+</b>	<b>2.7</b> a	<b>2.6</b> a	<b>3.2</b> a	<b>3.1</b> a	<b>666</b> a	<b>684</b> a	<b>2.9</b> a	<b>2.6</b> a
Ottawa-Gatineau CMA (Que. Part)	2.5 a	2.2 a	3.1 b	2.8 a	711 a	731 a	2.2 a	2.0 a
Montréal CMA	2.7 a	2.5 a	3.2 a	3.0 a	700 a	719 a	3.1 b	2.5 a
Québec CMA	1.0 a	1.6 a	1.2 a	1.9 a	692 a	718 a	2.6 a	3.0 b
Saguenay CMA	1.8 a	1.4 a	2.1 a	1.7 a	535 a	557 a	2.1 b	3.5 c
Sherbrooke CMA	4.6 a	4.7 a	4.8 a	4.9 a	566 a	577 a	2.6 a	1.5 a
Trois-Rivières CMA	3.9 a	3.9 b	4.3 a	4.1 b	533 a	547 a	2.2 b	2.8 a
<b>Ontario 10,000+</b>	<b>2.9</b> a	<b>2.2</b> a	<b>4.7</b> a	<b>3.8</b> a	<b>980</b> a	<b>1,002</b> a	<b>1.9</b> a	<b>1.8</b> a
Barrie CMA	3.4 a	1.7 b	5.8 a	3.4 b	968 a	1,001 a	++	3.0 c
Brantford CMA	3.7 b	1.8 a	5.7 b	3.1 b	778 a	792 a	2.1 c	++
Greater Sudbury CMA	3.0 b	2.8 a	4.0 b	3.0 b	840 a	881 a	2.6 c	**
Guelph CMA	3.4 a	1.1 a	6.0 a	2.1 a	887 a	903 a	0.9 a	0.9 a
Hamilton CMA	3.7 a	3.4 a	6.8 a	6.2 a	862 a	884 a	1.0 a	1.5 a
Kingston CMA	1.0 a	1.1 a	1.8 a	2.2 a	935 a	965 a	3.2 a	1.6 a
Kitchener-Cambridge-Waterloo CMA	2.6 a	1.7 a	4.5 a	3.4 a	872 a	889 a	1.6 a	1.5 a
London CMA	5.0 a	3.8 a	7.4 a	5.8 a	869 a	881 a	1.1 a	0.8 a
Saint Catharines-Niagara CMA	4.4 a	3.2 a	6.1 a	5.3 a	817 a	833 a	1.9 a	1.5 a
Oshawa CMA	3.0 a	1.8 a	4.6 a	3.2 a	903 a	941 a	0.8 a	2.0 b
Ottawa-Gatineau CMA (Ont. Part)	1.6 a	1.4 a	3.4 a	3.2 a	1,048 a	1,086 a	3.7 a	2.3 a
Peterborough CMA	4.1 b	3.5 a	6.4 a	4.8 a	890 a	899 a	1.7 b	2.0 b
Thunder Bay CMA	2.2 a	1.7 a	2.7 a	2.9 a	763 a	772 a	2.4 a	2.9 a
Toronto CMA	2.1 a	1.4 a	3.9 a	2.9 a	1,123 a	1,149 a	1.9 a	1.9 a
Windsor CMA	10.9 a	8.1 a	12.5 a	9.2 a	752 a	753 a	-0.4 b	0.4 b

**1.0 Rental Market Indicators**  
**Privately Initiated Apartment Structures of Three Units and Over**  
**Provinces and Major Centres<sup>1</sup>**

Centres	Vacancy Rates (%)		Availability Rates (%)		Average Rent 2 Bedroom (\$) (New and existing structures)		Percentage Change of Average Rent Two Bedroom <sup>(2)</sup> From Fixed Sample (Existing structures only)	
	Oct-10	Oct-11	Oct-10	Oct-11	Oct-10	Oct-11	Oct-09 to Oct-10	Oct-10 to Oct-11
<b>Manitoba 10,000+</b>	0.9 a	1.0 a	1.5 a	1.5 a	815 a	850 a	4.3 b	4.0 b
Winnipeg CMA	0.8 a	1.1 a	1.4 a	1.6 a	837 a	875 a	4.5 b	4.2 b
<b>Saskatchewan 10,000+ (3)</b>	2.5 a	1.9 a	3.3 a	2.7 a	872 a	913 a	5.4 a	4.6 a
Regina CMA	1.0 a	0.6 a	1.5 a	0.9 a	881 a	932 a	6.3 a	6.2 a
Saskatoon CMA	2.6 a	2.6 a	3.8 a	4.0 a	934 a	966 a	4.0 a	2.8 a
<b>Alberta 10,000+ (4)</b>	4.6 a	3.4 a	6.1 a	4.4 a	1,036 a	1,044 a	-0.9 a	1.3 a
Calgary CMA	3.6 a	1.9 a	5.8 a	3.2 a	1,069 a	1,084 a	-2.7 a	1.9 a
Edmonton CMA	4.2 a	3.3 a	5.3 a	4.3 a	1,015 a	1,034 a	++	0.9 a
<b>British Columbia 10,000+</b>	2.7 a	2.4 a	3.6 a	3.3 a	1,019 a	1,050 a	2.6 a	2.2 a
Abbotsford CMA	6.5 a	6.7 a	7.7 a	7.5 a	785 a	800 a	0.6 a	2.6 a
Kelowna CMA	3.5 a	3.0 a	4.5 a	4.0 a	898 a	922 a	++	-0.5 b
Vancouver CMA	1.9 a	1.4 a	2.7 a	2.1 a	1,195 a	1,237 a	3.1 a	2.4 a
Victoria CMA	1.5 a	2.1 a	2.6 a	3.3 a	1,024 a	1,045 a	2.6 a	2.4 a
Canada CMAs (1)	2.6 a	2.2 a	3.8 a	3.2 a	860 a	883 a	2.4 a	2.2 a
Canada 10,000+	2.9 a	2.5 a	3.9 a	3.4 a	835 a	856 a	2.3 a	2.2 a

<sup>1</sup>Major centres refer to Census Metropolitan Areas (CMA), except for Charlottetown.

<sup>2</sup>The Percentage Change of Average Rent is a measure of the market movement, and is based on those structures that were common to the survey sample for both years.

<sup>3</sup>Includes both Alberta and Saskatchewan portions of Lloydminster CA.

<sup>4</sup>Does not include Alberta portion of Lloydminster CA. For Lloydminster CA data, refer to Saskatchewan Highlights report.