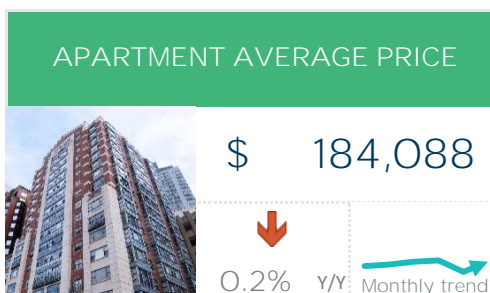
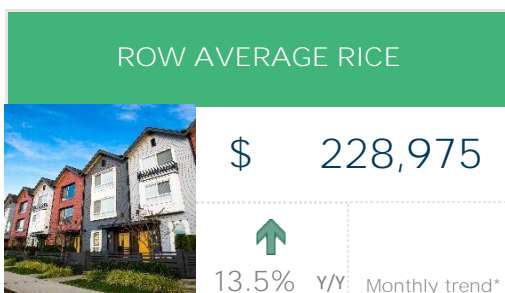
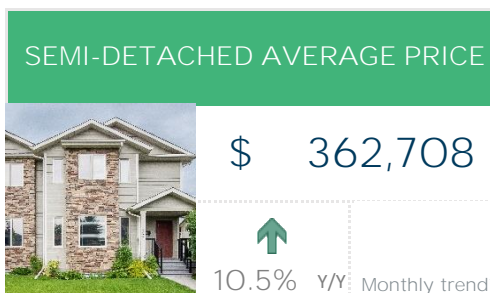
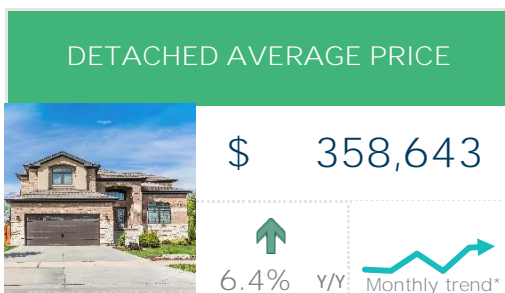
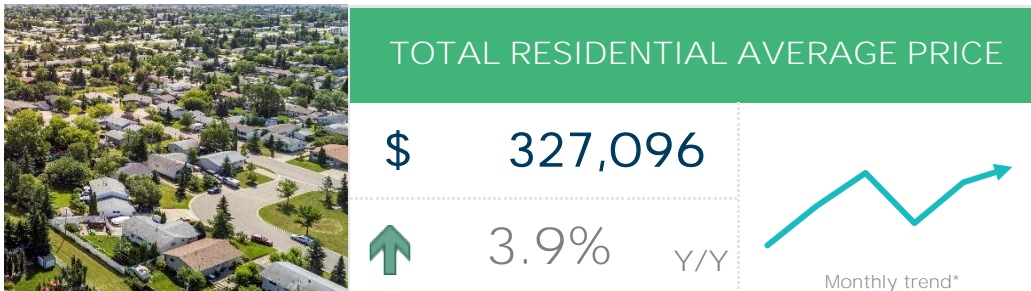
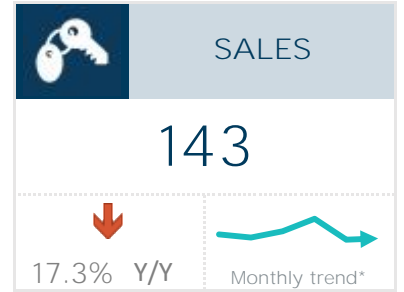


May 2022

Market Trend Summary

Sales activity in the city continues to be restricted due to supply constraints. So far this year sales reached 565 units a nine percent decline over last year, but still 25 percent higher than long-term trends. Meanwhile, new listings have contracted by 16 percent, pushing inventories down to the lowest levels seen since 2002.

This is the third consecutive month where the months of supply have remained below two months. The persistently tight market conditions are placing upward pressure on home prices. While higher lending rates are expected to have some cooling impacts on housing demand, it will take time to see the impact play out in the Medicine Hat market given the prolonged period of sellers' market conditions.



*Monthly trend data is based on seasonally adjusted data, where the prior 6 months is displayed
Data source: Pillar 9

May 2022

May 2022

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	111	-23%	125	-18%	143	-28%	89%	1.29	-7%	\$358,643	6%
Semi	3	0%	4	-60%	7	-63%	75%	2.33	-63%	\$362,708	10%
Row	12	33%	16	0%	21	-48%	75%	1.75	-61%	\$228,975	14%
Apartment	17	0%	18	-22%	39	-28%	94%	2.29	-28%	\$184,088	0%
Total Residential	143	-17%	163	-19%	210	-33%	88%	1.47	-19%	\$327,096	4%

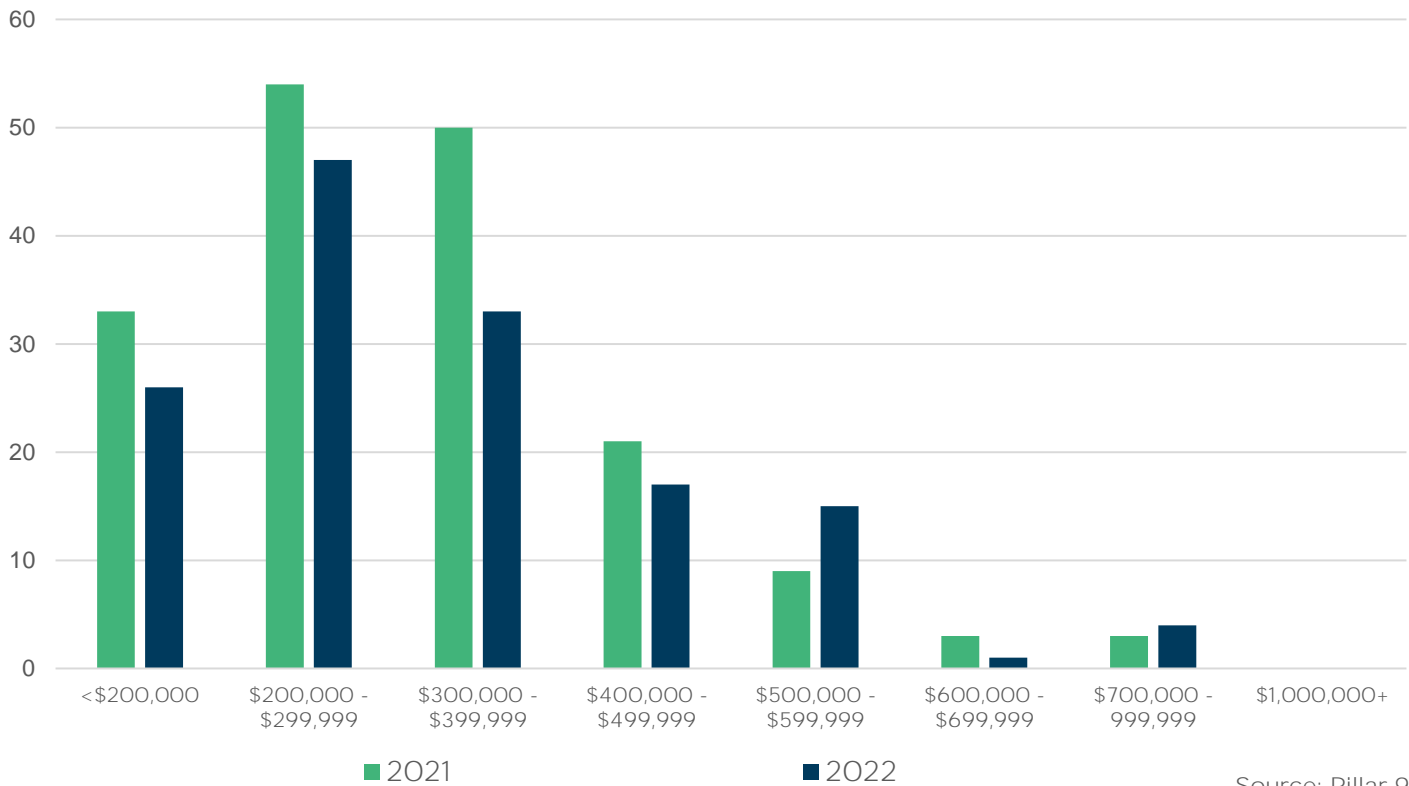
Year-to-Date

May 2022

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	433	-12%	506	-17%	140	-29%	86%	1.62	-20%	\$343,251	3%
Semi	20	-35%	19	-56%	7	-60%	105%	1.80	-38%	\$333,467	11%
Row	49	29%	66	-1%	22	-40%	74%	2.22	-54%	\$226,051	8%
Apartment	63	3%	85	1%	43	-19%	74%	3.40	-21%	\$174,036	-6%
Total Residential	565	-9%	676	-16%	212	-31%	84%	1.87	-24%	\$313,872	1%

Residential Sales by Price Range

May



Source: Pillar 9