

Manitoba's February yearly sales increased almost 15% while the average home price climbed almost 12%; sales were the third highest February on record —only behind 2021 and 2022. The sales-to-new-listings ratio increased to 77%. Months of inventory decreased from 2.3 to 2.1 months.

Winnipeg had a significant 18.9% yearly increase in sales; the average home price was up almost 11.2% as well. Like the province, Winnipeg's sale-to-new-listings ratio was 77%, indicating the market continued to favour sellers. Uncertainty around tariffs and the impacts to the overall housing market and economy remain.

The unemployment rate was flat at 6.1%. The largest industry monthly declines occurred in Transportation and Warehousing (-2,100), Educational Services (-1,900), Trade (-1,300) and Manufacturing (-1,300). The largest industry monthly improvements were in Professional, Scientific and Technical Services (+3,100), Agriculture (+1,800), and Business, Building and Other Support Services (+1,400). The monthly full-time employment increased by 6,200 jobs, while the monthly part-time employment decreased by 5,500 jobs. Overall, employment increased by 900 jobs for the month.

Number of Residential Sales



1,423
(+ 14.9% YOY)

Average Home Price



\$388,709
(+ 11.7% YOY)

Sales-to-New Listings Ratio



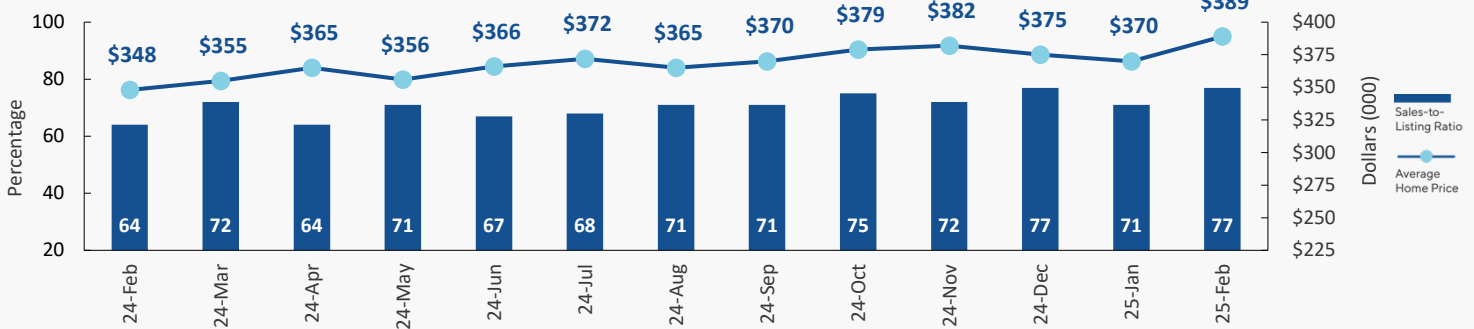
77%
(+ 13.0 points YoY)

Unemployment



6.1%¹
(0 points MoM)

Manitoba Sales-to-Listing Ratio & Average Home Price Trend



	Number Sold	% YOY	Average Price	% YOY	New Listings	% YOY	Sales to Listing Ratio	Market	UE %
Winnipeg	1,231	+18.9	413,498	+11.2	1,602	-3.6	77	Sellers	6.2 ²
Brandon	182	-4.2	241,859	+2.0	233	-8.3	78	Sellers	4.7*
Portage La Prairie	10	-23.1	179,155	-24.8	7	-63.2	143	Sellers	6.0**

SOURCE: Statistics Canada and CREA via Haver Analytics. This information has been provided by the external sources listed above. Sagen Canada is not responsible for the accuracy, reliability or timeliness of the information supplied by these external sources. This information does not necessarily reflect the views or position of Sagen Canada. Anyone wishing to rely upon this information should consult directly with the source of the information.

Notes regarding UE data: 1. Monthly, seasonally adjusted 2.3-months moving average, seasonally adjusted *SW MB ** Interlake MB: all 3-month moving average, unadjusted for seasonality