

Saskatchewan continued to have a good start to 2025 with a February sales increase of 6.4%. Average home price increased 12.9% and breached the \$350K mark for the first time. Tariff uncertainty continues to weigh on the housing market and economy. Months of inventory declined from 3.4 to 3.2 months.

In Saskatoon, February had a larger increase in yearly sales at 15.1%. Similarly, the average price increased by 16%. Regina had a more moderate increase in sales at 1.1% and an average price increased of 7.0%.

Overall, the monthly unemployment rate remained at 5.4%. The largest industry employment declines for the month occurred in Trade (-1,900), Construction (-900), and Professional, Scientific, and Technical Services (-800). Conversely, the largest improvements were in Health Care & Social Assistance (+2,100), Business, Building, and Other Support Services (+1,400), and Accommodation and Food Services (+800). Full-time employment decreased by 800 jobs, while part-time employment increased by 1,300 jobs. The overall employment increased by 500 jobs.

Number of Residential Sales



1,358
(+ 6.4% YOY)

Average Home Price



\$350,867
(+ 12.9% YOY)

Sales-to-New Listings Ratio



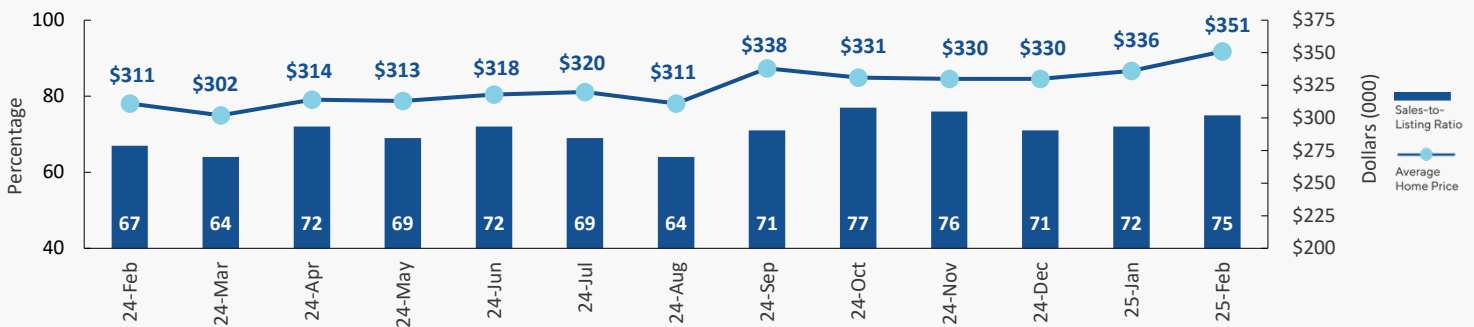
75%
(+ 8.0 points YoY)

Unemployment



5.4%¹
(0 points MoM)

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



	Number Sold	% YOY	Average Price	% YOY	New Listings	% YOY	Sales-to-New Listings Ratio	Market	UE % ²
Saskatoon	595	+15.1	422,481	+16.0	723	-5.4	82	Sellers	4.7 ²
Regina	379	+1.1	344,300	+7.0	481	+1.7	79	Sellers	7.2 ²
Battlefords	56	+5.7	258,751	+44.0	104	-4.6	54	Balanced	4.2 ^{^^}
Moose Jaw	57	-27.8	234,236	-5.2	93	-13.9	61	Sellers	5.7 [^]
Prince Albert	80	-3.6	247,347	+14.5	126	-4.5	63	Sellers	6.3 [*]
Swift Current	50	+28.2	229,462	+29.4	67	-28.0	75	Sellers	5.7 [^]
Yorkton	77	-2.5	164,067	-5.2	130	+6.6	59	Balanced	4.4 ^{**}

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 *Prince Albert and Northern **Yorkton-Melville ^Swift Current-Moose Jaw ^^Saskatoon-Biggar: all 3-month moving average, unadjusted for seasonality