



Number of Residential Sales

**2,381**

(+7.2% YOY)



Average Home Price

**\$388,393**

(+6.0% YOY)



Sales-to-Listing Ratio

**65%**

(+1.7points YoY)



Unemployment

**7.2%**

(+0.2 points MoM)

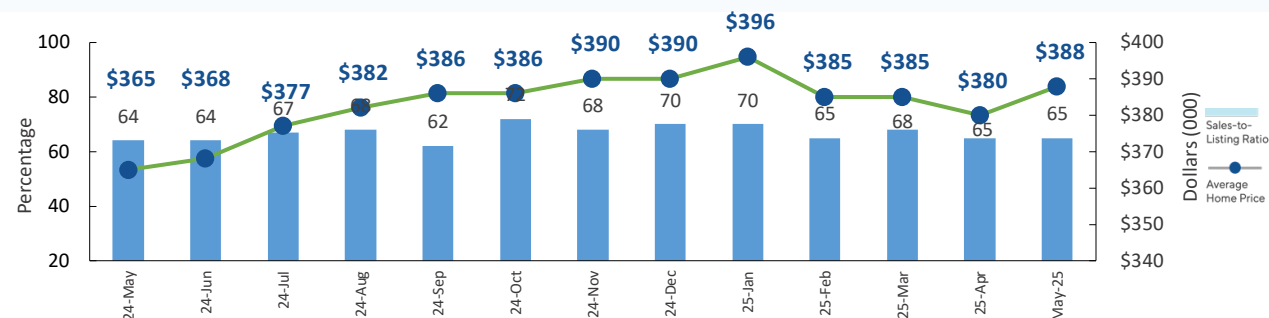
SOURCE: Statistics Canada, Canadian Real Estate Association. This information has been provided by the external sources listed above. Sagen Canada is not responsible for the accuracy, reliability or timeliness of the information supplied by these external sources. This information does not necessarily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

Despite trade-related economic uncertainty affecting household decisions, relative affordability and ongoing housing demand continue to drive residential investment in the region. Migration, declining mortgage rates and rising incomes are bolstering housing starts in key cities across the Maritimes. Over the past year, MLS home price appreciation was strongest in the metro areas of Fredericton, Saint John NB and St. John's NL.

Sales to new listings ratios in New Brunswick (72%) and Newfoundland (71%) show strong sellers' market conditions while Nova Scotia has now joined PEI in a balance market. All four provinces are experiencing less than 6 months of inventory well below their ten-year averages.

Employment in the Atlantic region improved in May to 7.2%, increasing by 15,900 jobs. Gains were seen in both full-time (5,900) and part-time (10,000) positions. Largest growth was seen in the accommodation and trade sectors.

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



	Number Sold	% YOY	Average Price	% YOY	New Listings	% YOY	Sales to Listing Ratio	Market	UE %
<b>NEW BRUNSWICK</b>	804	+10.9	336,377	+6.7	1,111	+0.2	72	Sellers	6.7 <sup>1</sup>
<b>Fredericton</b>	201	+11.0	362,205	+11.4	256	-8.2	78	Sellers	6.0 <sup>2</sup>
<b>Moncton</b>	287	+18.1	370,236	+2.5	406	+1.8	71	Sellers	5.6 <sup>2</sup>
<b>Saint John</b>	171	+4.9	360,668	+6.6	230	+1.8	74	Sellers	7.5
<b>NOVA SCOTIA</b>	879	+1.4	458,642	+5.6	1,493	+14.5	59	Balanced	6.6 <sup>1</sup>
<b>Halifax</b>	414	+5.3	599,858	+4.5	628	+17.6	66	Sellers	5.6
<b>PRINCE EDWARD ISLAND</b>	184	+12.2	410,980	+5.3	320	+5.3	57	Balanced	7.4 <sup>1</sup>
<b>NEWFOUNDLAND</b>	514	+10.5	341,536	+10.0	720	-6.9	71	Sellers	9.8