



Buyer's Market Continues in Calgary

"There are signs that September may mark a gradual, if not slight, uptick for Calgary's housing market—we are seeing a modest improvement since the market's decline, that really started in April of this year," says Diane Scott, president of CREB®. "The Bank of Canada is in no hurry to raise interest rates to any significant level, and affordability continues to improve in key segments of the Calgary housing market. These factors, along with great selection, have clearly tipped this market in favour of the buyer," says Scott. "There are some great opportunities out there for buyers, particularly in the condo market. Currently, the highest volume price segment for condos is in the \$200,000 to \$300,000 range. We have not seen this kind of affordability in Calgary's condo market in many years," adds Scott. "Clearly there is a shift in the types of buyers entering the market. It was first-time home buyers who drove the late market recovery last fall and this spring. While lower priced home sales have declined, home sales over \$1 million have actually increased by 2% this year, as compared to the same period last year," says Scott. "Unlike the volume of foreclosures we have seen south of the border, Canada's market has seen only a small increase in arrears and foreclosures. Nonetheless this increase likely had a modest impact on our current inventory—we expect this to have a small influence on price and supply as they work through the market this fall," noted Scott. "While consumer confidence and job growth has improved, economic jitters will continue to impact Calgary's housing marketing into the fall. More and more homebuyers will eventually return to the marketplace, but for the moment they remain moderately cautious. Fall sales should improve slightly, reflecting improved job creation—but immigration will be needed to fuel a sustained recovery in Calgary's housing market," says Scott.



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Single Family

	August	September
New Listings	1,960	2,252
Sales	867	958
Avg. Price	\$445,617	\$460,278
Avg. Price 2009	\$454,130	\$459,085

Condominiums

	August	September
New Listings	808	921
Sales	364	366
Avg. Price	\$286,384	\$284,028
Avg. Price 2009	\$283,330	\$290,253

Country Residential

	August	September
New Listings	218	185
Sales	50	50
Avg. Price	\$747,580	\$714,994
Avg. Price 2009	\$763,069	\$765,605



Scream Fest 2010

Canada Olympic Park, 88 Canada Olympic Rd. S.W.

Friday, October 8, 2010 - 19:00 | Sunday, October 31, 2010 - 11:59

Scream Fest is the most haunted and spine-tingling public event in all of Western Canada. Also check includes carnival games and other performers.

Heritage Park, 1900 Heritage Dr. S.W

Saturday, October 9, 2010 - 09:30 | Monday, October 11, 2010 - 17:00

Enjoy Free Rides all weekend long and the option to purchase a traditional Thanksgiving Dinner on October 9th, 10th and 11th.

Ride for free all weekend long! With your paid admission you can enjoy all the rides on the antique midway, take a trip around the Park on our thundering steam train, relax on a horse drawn wagon ride and cruise the Glenmore Reservoir aboard the S.S. Moyie.

Calgary Tattoo & Arts Festival

BMO Centre, 1410 Olympic Way S.E.

Friday, October 15, 2010 - 14:00 | Sunday, October 17, 2010 - 19:00

Established in 2004, the Calgary Arts and Tattoo Festival is expanding this year to include over 100 artists from across Canada and the rest of the world. A number of other art forms will be on display including sculpture and painting, and the festival will also include all things related to and associated with tattoo culture including choppers, fashion, hotrods and more. A number of local vendors will be on site for the duration of the festival.

Spruce Meadows, 18011 Spruce Meadows Way S.W.

Wednesday, October 20, 2010 - 18:00 | Saturday, October 23, 2010 - 18:00

The 2010 Harvest Classic Tournament is a show jumping tournament that is held indoors in the comfort of the Spruce Meadows Equi-Plex from October 20-24.

Boo at the Zoo - Night

Calgary Zoo, 1300 Zoo Rd. N.E.

Monday, October 25, 2010 - 18:30 | Friday, October 29, 2010 - 21:00

Pre-purchased tickets only - limited tickets per night. Gates close at 8 pm. Take a terrifying journey that will surely delight your 3-12 year old. Spookies Haunted House will thrill the older children and the Toddler Friendly area is just perfect for the little ones with fun Halloween themed games for them to play. Halloween wouldn't be complete without a treat and every child (12 and under) will receive one!

