

August

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Canyon Creek



Average Sale price remains the same in Alberta with fewer new Listings

For the fifth year in a row, more than a quarter of a million units were sold in Canada through the Multiple Listings Service (MLS®) during the first six months of the year. The report from The Canadian Real Estate Association (CREA®) also shows that seasonally adjusted national activity in 2008 has held steady since posting a 6% month-over-month decline in February. Sales activity for the first half of this year did set a new record in Newfoundland and Labrador. Average sale price was unchanged in Alberta in June, but rose on a year-over-year basis in all other provinces. Alberta also saw a quarterly decline in the number of new listings.

Second quarter activity also posted the third highest level in Newfoundland and Labrador, and reached the fourth highest level ever in New Brunswick. MLS® residential dollar volume totalled \$78.9 billion in the first half of 2008. This

is the second highest level on record for the first six months of the year, down 10% from the peak reached last year. The national MLS® residential average price also set new records for the first half of 2008, as well as for the second quarter period.

MLS® residential average price scaled new heights in Quebec, New Brunswick, Prince Edward Island, and Newfoundland and Labrador in the second quarter. The CREA® reported in the Major Market MLS® Report that over the past six months a surge in new listings and easing sales activity has caused the national resale housing market to become considerably more balanced. "In essence, Canada's housing market has pulled back from the record-setting pace set in 2007, but in most provinces it continues at or near sales levels set in the years before that," says the president of CREA® Calvin Lindberg.

Edited for Content - Source: CREA

The number of New Listings decreased in July 2008 compared to June for Calgary Condominiums, Single Family homes, and Country Residential properties. The Average selling prices for Condominiums and Single Family homes decreased, however Country Residential average sale price went up by almost \$34,000.00. And as expected, the average sale prices for all three groups was less than the same time last year.

Single Family:

Condominiums:

Country Residential:

	JUNE	JULY		JUNE	JULY		JUNE	JULY
New Listings	2,787	2,559	New Listings	1,234	1,183	New Listings	298	258
Sales	1,439	1,313	Sales	556	535	Sales	70	72
Avg. Price	473,774	456,380	Avg. Price	315,042	296,338	Avg. Price	713,001	746,846
Avg.Price 2007	496,890	505,920	Avg.Price 2007	323,269	318,582	Avg.Price 2007	950,997	842,563

AUGUST EVENTS

TASTE OF CALGARY - AUGUST 7TH - 10TH

Spice up your summer with a visit to Calgary's premier outdoor festival of food and drinks!

CALGARY INTERNATIONAL BLUES FESTIVAL - AUGUST 7TH - 10TH

Pumphouse Park Calgary Pumphouse Park sits beside the banks of the Bow River between Crowchild Trail and 14th St SW, adjacent to the Pumphouse Theatre.

SUPPORT OUR TROOPS - AUGUST 8TH

Featuring Cowboys Star Performances and the singing Samurias The ladies of Miss Budweiser present their salute to the troops.

DRAGON BOAT RACES IN CALGARY - AUGUST 8TH - 10TH

Birch Mountain Resources has put on the Dragon Boat Races in Calgary at the Glenmore Reservoir since 1992.

THE MARDA GRAS STREET FESTIVAL - AUGUST 10TH

The Marda Gras Street Festival is a one-day event filled with the purple, green and gold pageantry of a New-Orleans styled carnival with family-friendly events throughout.

GLOBALFEST 2008 - AUGUST 11TH - 23RD

Multi-cultural festival and international fireworks competition featuring cultural pavilions, one world cafe, cinema, village stage and centennial stage. Competitors include Canada, China, USA, Spain Cultural Pavilions

Aug 15 - 19 Fireworks August 17th - Canada, August 19th - Mexico, August 21st - Portugal, August 22nd - Spain and August 24th Finale. (tentative dates)

CALGARY INTERNATIONAL REGGAE FESTIVAL - AUGUST 14TH - 16TH

Picnic in the Park on Aug 12-free BBQ 2:00-6:00pm featuring Strugglah. Lots of events downtown from Aug 11-18.

CHINATOWN STREET FESTIVAL - AUGUST 16TH

Experience an array of colours, smells, sounds and people at the Chinatown Street Festival.

CALGARY PRODUCE MARKETING ASSOCIATIONS HARVEST SALE - AUGUST 23RD - 24TH

Join the Calgary Produce Marketing Association and Heritage Park in Calgary's best deal on fresh fruits and vegetables in the city. This event is in support of great local charities.

BBQ ON THE BOW FESTIVAL 2008 - AUGUST 30TH - 31ST

Join us for a SMOKING HOT DAY of activities Main Stage Entertainment featuring Westwinds Music Society Bands, the wonderful talented performers from the Stampede Youth Talent Search and the smoky tunes of Johnny V Blues Band and a very special guest.

CALGARY TATTOO & ARTS FESTIVAL - AUGUST 30TH - SEPT 1ST

Roundup Center, Hall C, Stampede Grounds, Calgary

Joke

When the last of their three children was about to leave home, my parents decided to buy a smaller house.

The Real Estate sign went up.

A week later, a second "for Sale" sign appeared two doors away.

"Soon you'll have new families on either side of you," my mother remarked to the neighbor whose house was in the middle. "We're thinking of putting up our own sign," she replied wistfully. "It would read: 'Was it something we said?' "