


EDMONTON

JULY 2025
MARKET REPORT

RESIDENTIAL


SOLD  ²⁰²⁵ 2,860 ²⁰²⁴ 2,935
- 2.6%

ACTIVE  ²⁰²⁵ 4,387 ²⁰²⁴ 3,651
+ 20.2%

	SALES		LISTINGS		AVG DAYS ON MARKET	
DETACHED	1,690	- 0.8%	2,547	+ 19.7%	31	- 3.1%
SEMI-DETACHED	303	- 2.9%	452	+ 34.1%	29	+ 7.4%
ROW/TOWNHOUSE	396	- 6.6%	609	+ 21.1%	31	+ 0.0%
APARTMENT/CONDO	471	- 4.8%	779	+ 13.9%	46	+ 4.5%

COMMERCIAL

SOLD  ²⁰²⁵ 75 ²⁰²⁴ 42
+ 78.6%

ACTIVE  ²⁰²⁵ 146 ²⁰²⁴ 141
+ 3.5%

	SALES		LISTINGS		AVG DAYS ON MARKET	
LAND	10	+ 100.0%	25	+ 25.0%	285	- 203.2%
INVESTMENT	18	+ 125.0%	26	- 39.5%	168	- 53.6%
MULTI-FAMILY	5	- 44.4%	8	- 11.1%	56	- 67.4%
MOTEL/HOTEL	0	N/A	0	N/A	0	N/A
BUSINESS	8	+ 60.0%	37	+ 48.0%	124	- 13.9%
LEASE	20	+ 100.0%	34	+ 17.2%	132	- 55.3%
FARM	14	+ 180.0%	16	+ 6.7%	69	- 70.1%

CITY OF EDMONTON

	SALES	% CHANGE	LISTINGS	% CHANGE
RESIDENTIAL	2,860	- 2.6%	4,387	+ 20.2%
COMMERCIAL	75	+ 78.6%	139	+ 3.5%
TOTAL	2,935	- 1.4%	4,533	+ 19.5%

Percentages are comparison against last year's figures.

Current as of August 2025. All MLS active listings for Edmonton and areas may be found at the board's website.

Source: realtorsofedmonton.com