

EDMONTON

OCTOBER 2025

MARKET REPORT

RESIDENTIAL

SOLD  ²⁰²⁵ 2,061 ²⁰²⁴ 2,483 **- 17.0%**

ACTIVE  ²⁰²⁵ 3,306 ²⁰²⁴ 2,879 **+ 14.8%**

	SALES		LISTINGS		AVG DAYS ON MARKET	
DETACHED	1,244	- 13.0%	1,890	+ 11.2%	38	+ 2.7%
SEMI-DETACHED	218	- 20.1%	398	+ 34.0%	38	+ 31.0%
ROW/TOWNHOUSE	278	- 24.3%	461	+ 32.5%	38	+ 8.6%
APARTMENT/CONDO	321	- 22.3%	557	+ 4.3%	50	+ 13.6%

COMMERCIAL

SOLD  ²⁰²⁵ 54 ²⁰²⁴ 51 **+ 5.9%**

ACTIVE  ²⁰²⁵ 128 ²⁰²⁴ 120 **+ 6.7%**

	SALES		LISTINGS		AVG DAYS ON MARKET	
LAND	7	- 0.0%	13	+ 62.5%	263	- 12.9%
INVESTMENT	12	+ 33.3%	32	+ 6.7%	143	+ 95.9%
MULTI-FAMILY	6	+ 20.0%	8	- 33.3%	84	- 55.3%
MOTEL/HOTEL	0	N/A	1	N/A	0	N/A
BUSINESS	6	- 33.3%	34	+ 0.0%	160	+ 33.3%
LEASE	16	- 45.5%	26	- 3.7%	126	- 30.8%
FARM	7	- 30.0%	14	+ 55.6%	88	- 42.9%

CITY OF EDMONTON

	SALES	% CHANGE	LISTINGS	% CHANGE
RESIDENTIAL	2,061	- 17.0%	3,306	+ 14.8%
COMMERCIAL	54	+ 5.9%	128	+ 6.7%
TOTAL	2,115	- 16.5%	3,434	+ 14.5%

Percentages are comparison against last year's figures.

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

Source: realtorsofedmonton.com