

CITY OF CALGARY

MARKET REPORT PART 1 OF 2

AUGUST 2026

2026 vs 2025
Comparison

Current as of August 2026. All MLS® active listings for Calgary and Area may be found at the board's website at www.creb.com. CREB® is a registered trademark of the Calgary Real Estate Board Cooperative

LEGEND

-  ACTIVE LISTINGS
-  SALES
-  BENCHMARK PRICE



CITY CENTRE

SOLD

2026 281
2025 359
↓ - 21.7%



DETACHED	
376	+ 8.0%
98	+ 1.0%
\$995,700	+ 2.2%

APARTMENT	
834	- 4.8%
110	- 37.5%
\$303,500	- 10.0%

ACTIVE

2026 1,507
2025 1,462
↑ + 2.6%

SEMI-DETACHED	
146	+ 16.8%
41	- 2.4%
\$965,700	+ 2.2%

ROW	
151	+ 33.6%
32	- 27.3%
\$574,100	- 3.7%

NORTH EAST

SOLD

2026 164
2025 218
↓ - 24.8%



DETACHED	
509	- 9.3%
95	- 24.6%
\$560,500	- 4.4%

APARTMENT	
126	- 25.0%
13	- 53.6%
\$251,900	- 10.6%

ACTIVE

2026 873
2025 1,039
↓ - 16.0%

SEMI-DETACHED	
82	- 7.9%
20	- 31.0%
\$423,300	- 3.0%

ROW	
156	- 29.4%
36	+ 2.9%
\$331,100	- 6.8%

NORTH

SOLD

2026 210
2025 235
↓ - 10.6%



DETACHED	
459	- 6.7%
112	- 13.8%
\$647,400	- 4.2%

APARTMENT	
148	+ 5.0%
38	+ 18.8%
\$300,900	- 7.4%

ACTIVE

2026 869
2025 885
↓ - 1.8%

SEMI-DETACHED	
63	- 6.0%
20	- 16.7%
\$492,300	- 4.8%

ROW	
199	+ 7.6%
40	- 18.4%
\$373,900	- 7.4%

NORTH WEST

SOLD

2026 208
2025 218
↓ - 4.6%



DETACHED	
341	+ 10.7%
130	+ 6.6%
\$781,500	- 1.6%

APARTMENT	
156	- 3.7%
34	- 19.0%
\$283,300	- 7.4%

ACTIVE

2026 700
2025 614
↑ + 14.0%

SEMI-DETACHED	
53	+ 20.5%
15	- 11.8%
\$680,600	+ 1.8%

ROW	
150	+ 50.0%
29	- 21.6%
\$436,800	- 2.0%

CITY OF CALGARY

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LEGEND



ACTIVE LISTINGS



SALES



BENCHMARK PRICE



creb®

WEST

SOLD

2026

194

2025

203



- 4.4%

ACTIVE

2026

528

2025

553



- 4.5%



DETACHED

218

-4.4%

93

-13.1%



\$992,500

+2.6%

APARTMENT

149

-15.3%

44

+18.9%

\$322,500

-8.6%

SEMI-DETACHED

46

+24.3%

19

-13.6%

\$824,000

+1.5%

ROW

115

+2.7%

38

+2.7%

\$434,700

-4.8%

SOUTH

SOLD

2026

297

2025

354



- 16.1%

ACTIVE

2026

1,003

2025

971



+ 3.3%



DETACHED

529

-0.9%

178

-11.9%



\$715,200

-2.0%

APARTMENT

227

+10.7%

50

-12.3%

\$274,700

-10.8%

SEMI-DETACHED

74

+10.4%

20

-28.6%

\$529,400

-1.6%

ROW

173

+4.8%

49

-26.9%

\$376,400

-4.8%

SOUTH EAST

SOLD

2026

249

2025

339



- 26.5%

ACTIVE

2026

813

2025

883



- 7.9%



DETACHED

404

-9.0%

135

-23.3%



\$703,600

-1.8%

APARTMENT

195

-5.3%

34

-50.0%

\$311,600

-9.3%

SEMI-DETACHED

53

-23.2%

29

-17.1%

\$509,400

-2.0%

ROW

161

-1.8%

51

-15.0%

\$423,700

-6.6%

EAST

SOLD

2026

55

2025

58



- 5.2%

ACTIVE

2026

236

2025

235



+ 0.4%



DETACHED

122

+0.0%

33

+3.1%



\$489,500

-3.3%

APARTMENT

54

+20.0%

10

+25.0%

\$211,100

-11.2%

SEMI-DETACHED

32

+10.3%

3

-66.7%

\$377,400

-3.9%

ROW

28

-28.2%

9

+0.0%

\$259,400

-11.4%