

CITY OF CALGARY

MARKET REPORT PART 1 OF 2

SEPTEMBER 2026

2026 vs 2025
Comparison

Current as of October 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.

CITY CENTRE

SOLD

2026 332
↓
2025 346
- 4.0%



DETACHED

371 -3.6%
106 +16.5%
\$981,300 +1.4%

APARTMENT

819 -5.9%
142 -18.9%
\$297,900 -10.5%

ACTIVE

2026 1,522
↑
2025 1,521
+ 0.1%

SEMI-DETACHED

167 +9.2%
48 +0.0%
\$957,500 +1.6%

ROW

161 +46.0%
36 +12.5%
\$566,200 -4.7%

NORTH EAST

SOLD

2026 129
↓
2025 198
- 34.8%



DETACHED

494 -9.9%
88 -29.0%
\$566,600 -2.2%

APARTMENT

123 -23.6%
8 -60.0%
\$249,500 -11.7%

ACTIVE

2026 832
↓
2025 1,023
- 18.7%

SEMI-DETACHED

71 -26.8%
9 -64.0%
\$416,500 -2.8%

ROW

144 -33.6%
24 -17.2%
\$326,100 -5.9%

NORTH

SOLD

2026 236
↑
2025 216
+ 9.3%



DETACHED

440 -6.6%
138 +14.0%
\$640,200 -4.4%

APARTMENT

145 +3.6%
31 +10.7%
\$298,400 -7.7%

ACTIVE

2026 839
↓
2025 869
- 3.5%

SEMI-DETACHED

76 +5.6%
17 +0.0%
\$484,100 -5.2%

ROW

178 -4.3%
50 +0.0%
\$373,400 -4.9%

NORTH WEST

SOLD

2026 187
↑
2025 156
+ 19.9%



DETACHED

352 +2.3%
123 +43.0%
\$781,400 -1.4%

APARTMENT

150 -3.7%
30 -19.0%
\$274,900 -7.4%

ACTIVE

2026 670
↓
2025 672
- 0.3%

SEMI-DETACHED

50 -12.3%
16 +33.3%
\$680,000 +0.8%

ROW

118 +15.7%
18 -40.0%
\$434,000 -3.2%

LEGEND



ACTIVE LISTINGS



SALES



BENCHMARK PRICE



creb®

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LEGEND



ACTIVE LISTINGS



SALES



BENCHMARK PRICE



creb®

WEST

SOLD

2026 156
2025 173
↓ - 9.8%



DETACHED

232 - 8.3%
85 + 0.0%
\$993,700 + 2.6%

APARTMENT

148 - 19.1%
38 - 9.5%
\$321,700 - 7.5%

ACTIVE

2026 555
2025 608
↓ - 8.7%

SEMI-DETACHED

57 + 35.7%
11 + 0.0%
\$826,000 + 1.7%

ROW

115 + 2.7%
38 + 2.7%
\$434,700 - 4.8%

SOUTH

SOLD

2026 328
2025 306
↑ + 7.2%



DETACHED

555 - 6.6%
202 + 21.0%
709,400 - 1.3%

APARTMENT

203 - 12.9%
44 + 2.3%
271,900 - 10.5%

ACTIVE

2026 1,021
2025 1,050
↓ - 2.8%

SEMI-DETACHED

80 - 2.4%
32 + 68.4%
\$524,400 - 0.8%

ROW

183 + 29.8%
50 - 35.1%
\$369,200 - 5.9%

SOUTH EAST

SOLD

2026 223
2025 265
↓ - 15.8%



DETACHED

398 - 14.8%
119 - 21.7%
\$698,900 - 1.6%

APARTMENT

181 - 4.7%
40 - 32.2%
\$309,100 - 9.5%

ACTIVE

2026 647
2025 916
↓ - 29.4%

SEMI-DETACHED

68 - 19.0%
20 + 25.0%
506,100 - 1.6%

ROW

150 - 14.3%
44 + 15.8%
\$421,300 - 6.7%

EAST

SOLD

2026 54
2025 57
↓ - 5.3%



DETACHED

110 - 11.3%
33 + 10.0%
\$476,200 - 5.7%

APARTMENT

43 - 18.9%
10 + 66.7%
\$209,800 - 11.7%

ACTIVE

2026 219
2025 238
↓ - 8.0%

SEMI-DETACHED

25 - 13.8%
8 + 0.0%
\$368,600 - 5.2%

ROW

41 + 28.1%
3 - 76.9%
\$258,300 - 10.4%