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**JLR** PUBLICATION

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# Quarterly and Annual Report on the Real Estate Market in Quebec

Fourth Quarter of 2022

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## HIGHLIGHTS

- According to the deeds of sale published in the Quebec Land Registry and compiled by JLR, an Equifax company, single-family home sales decreased by 29% and condominium sales decreased by 39% in the fourth quarter of 2022 compared to the same quarter in 2021.
- During the same period, median prices for single-family homes and condominiums increased by 5% and 7%.
- The Montreal Census Metropolitan Area experienced the smallest price increases compared to other areas, with single-family homes rising by 3%, condominiums by 3% and two-to-five-units by 1%.
- Advance notices of default increased 18% and forfeitures decreased -26% in Q4 2022 compared to 2021.
- In 2022, for the province as a whole, sales of single-family homes and two-to-five-unit buildings were down by -24% and -28%, while condominium sales were down by -23% compared to 2021.

## RESIDENTIAL SALES MARKET OVERVIEW

### QUARTERLY REVIEW Q4-2022

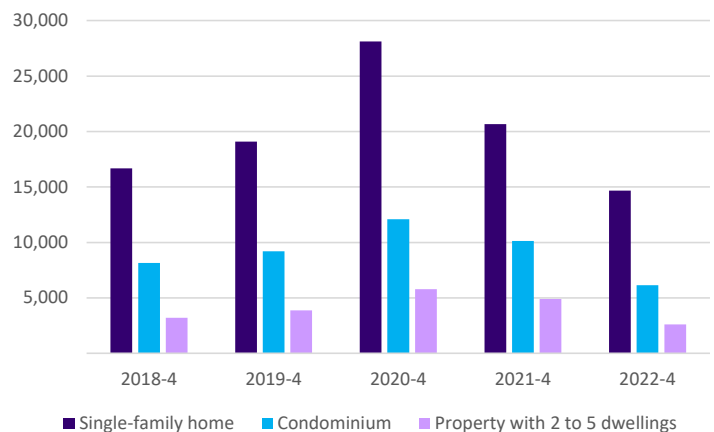
Housing market activity in Quebec has decreased for six consecutive months. This is one of the longest periods of declining sales on record. And it's not over yet. The sense of urgency to get into the market because of the ultra-low mortgage rates induced by the pandemic has led to a wave of pre-purchase activity. However, in March 2022, the Bank of Canada implemented its first rebalancing measure and the trend began to reverse. In fact, the magnitude and speed of the interest rate increase began to materialize in the third quarter of the year, and the ability of buyers to qualify for mortgage financing declined sharply.

According to deeds published in the Quebec Land Registry and compiled by JLR, an Equifax company, sales of single-family homes (detached, semi-detached and row houses) decreased by 29% in the 4<sup>th</sup> quarter of 2022 compared to the same period in 2021. A total of 14,681 single-family home transactions took place across the province in the last quarter of 2022. The condominium market was also affected, with 6,152 sales in the fourth quarter, a decrease of -39% compared

to last year. Finally, sales of two-to-five-unit buildings decreased by -47% in the fourth quarter of 2022 compared to 2021 to 2,598 transactions. This category has been the most affected in the recent months.

Overall, the fourth quarter results more tangibly reflect the impact of interest rates on sales, but also the generalization of a wait-and-see attitude on the part of buyers, who anticipate further deterioration in market conditions in their favor. However, it is important to note that while current market conditions are significantly worse than those seen during the pandemic, this acceleration of the downward trend should be put into perspective, as 2022 results remain above the average of the past decade. In fact, for all building categories, the market is still favorable to sellers.

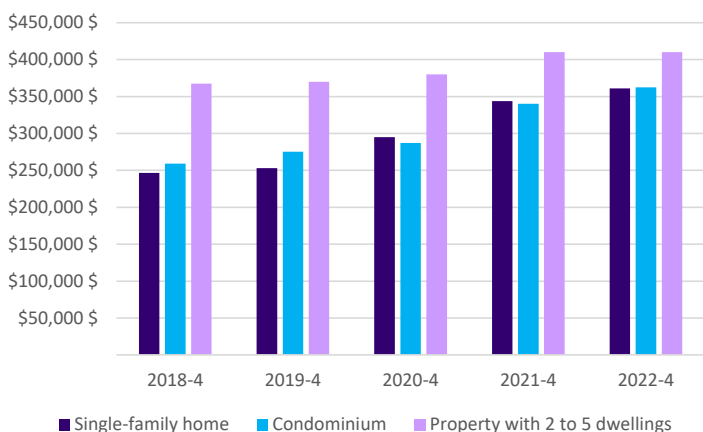
**Chart 1: Number of Residential Sales in Quebec by Property Type (4<sup>th</sup> Quarter)**



In terms of prices, the median price of single-family homes sold in Q4 2022 reached \$361,000, a 5% increase compared to the same period last year. On the condominium side, the median price reached \$362,359 in Q4, up 7% from last year. Finally, the median price of two-to-five-unit properties was \$410,000, the same median price recorded the previous year.

These slight increases are quite far from the price increases observed in 2020-Q4 (+22%, +26%, +8%) for single-family homes, condominiums and plexes respectively. However, any downward movement must be viewed in the context of the previous rise. The current statistic is also influenced by the fact that sales have decreased in the most expensive market in Quebec, the Island of Montreal.

**Chart 2: Median Price by Property Type in Quebec (4<sup>th</sup> Quarter)**

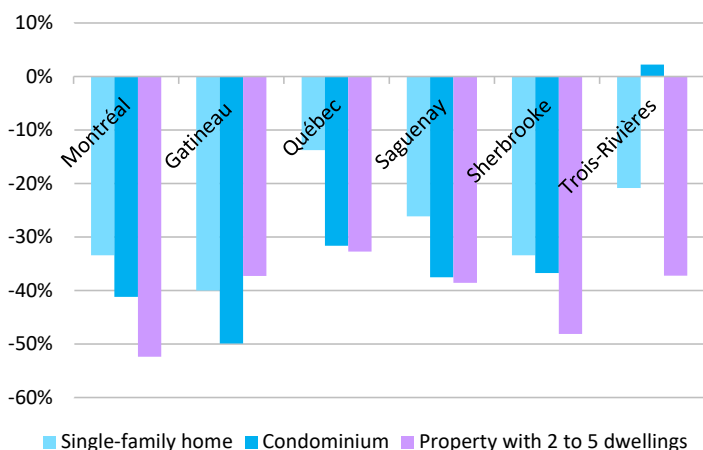


Details of sales and prices by region for the 4<sup>th</sup> quarter of 2022 are available in the Appendix.

## CENSUS METROPOLITAN AREAS (CMAS) IN REVIEW

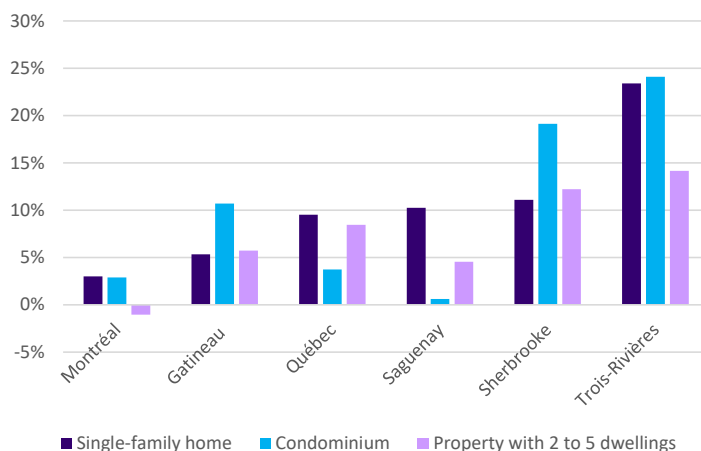
In 2022, all of the province's CMAs were affected by the slowdown in the real estate market in terms of sales, all residential property categories combined. Most of the variations observed were around -30%. The Gatineau CMA ranked at the top of the list for the largest decreases in two of the market segments analyzed, namely single-family homes (-40%) and condominiums (-50%). The Montréal CMA (-52%) recorded the largest decrease in sales in the two-to-five-unit category.

**Chart 5: Changes (%) in Residential Sales by Property Type from 2011 to 2022**



In terms of median prices, the results are more nuanced. The Sherbrooke and Trois-Rivières CMAs, whose respective markets were highly dynamic, experienced the largest price increases for all three building categories in the last quarter of 2022. The Montréal CMA posted the smallest price increases, or even negative variations (single-family homes: 3%, condominiums: 3%, two-to-five-unit buildings: -1%).

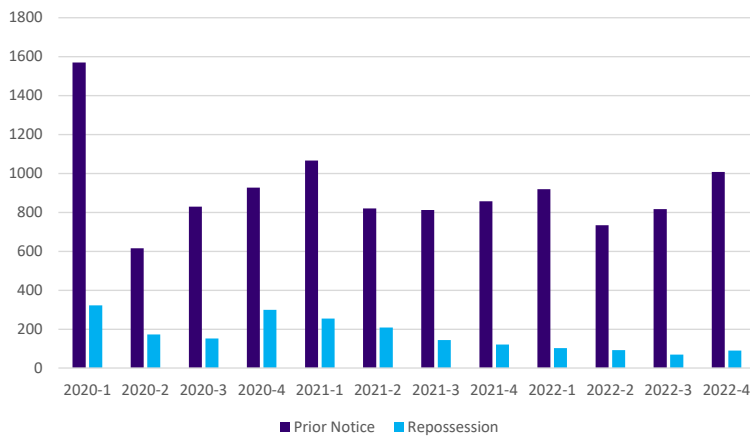
**Chart 6: Changes (%) in Median Price by Property Type from 2021 to 2022**



## OVERVIEW OF QUARTERLY RESIDENTIAL BAD DEBT

The number of bad debts has been gradually increasing since the second half of 2022. Notices of prior notice on residential properties during the fourth quarter of 2022 increased by 18% compared to 2021. On the repossessions side, there was a -26% decrease for the period. This was due to the increase in interest rates. Holders of variable rate mortgages have seen their payments skyrocket over the past year, with some paying a significant additional monthly amount compared to the beginning of 2022. Those whose fixed-rate mortgages are up for renewal in 2023 can expect their monthly payments to increase by several hundred dollars. While holders of variable rate mortgages with fixed payments have been relatively unaffected, a growing number are facing their trigger point, which means their monthly payments will only cover interest and not principal.

**Chart 7: Bad debt in Quebec (quarterly)**



## 2022 ANNUAL REVIEW - PROVINCIAL TREND

The past year has seen a notable slowdown in market activity. There were 76,627 residential sales in the province in 2022. This represents a 24% drop in sales from the previous year, an historic decline after exceptionally high levels of activity during the pandemic period.

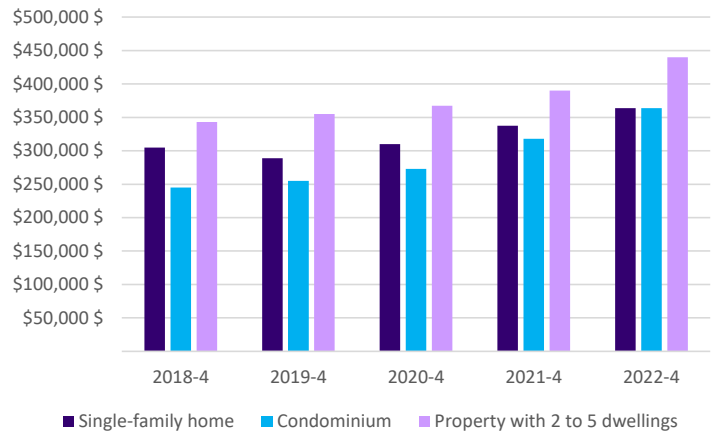
**Chart 3: Number of Residential Sales in Quebec by Property Type (annual)**



While in a real estate downturn there is usually a stock of properties that are not finding buyers on the market, new listings are down in the fourth quarter and up only 1% over the past 12 months, according to QPAREB. This is a rather unusual situation in such a bear market. This context indicates the propensity of sellers to wait before lowering their price or to temporarily withdraw their property from the market. Potential sellers, on the other hand, are still able to wait for conditions to stabilize before putting their

property on the market. This situation explains the reduced number of forced sales and repossessions. As a result, home prices remained relatively stable in the last quarter of the year, both compared to last year and to the previous quarter.

**Chart 4: Median Price by Property Type in Quebec**



## WHAT TO WATCH FOR IN 2023

The Quebec housing market could be close to a cyclical low. Prices are expected to fall further in the near term. While the bottom may be in sight, buyers will continue to face low affordability for some time. Another likely rate hike by the Bank of Canada later this month could make things even more difficult for some. Nonetheless, the pace of price declines may continue to ease gradually as supply and demand conditions remain stable.

Overall, higher interest rates and homeownership challenges could continue to be significant constraints for buyers throughout 2023 and perhaps beyond. This should keep activity slow and limit any price increase. However, strong population growth could eventually revive the trend.



## METHODOLOGY

Some regions have too few data to obtain reliable statistics. The minimum threshold required is 30 transactions to calculate the median price. The data used were compiled by JLR from transactions published in the Quebec Land Registry. To obtain representative statistics of the real estate market, some sales data are eliminated for statistical calculations. Thus, sales with a transaction value of less than \$5,000, tied selling, foreclosures sales, undivided sales and multiple sales are not included in the statistics reported in this study.

## DEFINITIONS AND NOTES

**Median price:** The price that divides the data in two: around 50% of sales were concluded at a price higher than the median price and around 50% at a lower price. The median price is preferred to the average price because it is not affected by extreme values.

**Residential property:** This category of property includes single-family homes, condominiums and properties with 2 to 5 dwellings.

**Prior notice:** Notification through which a person informs another individual of his intent to exercise his hypothecary right (taking in payment, sales by judicial authority, sales by the creditor and taking possession for purposes of administration). Prior notices for nonpayment of immovable taxes are not included.

**Repossession:** It is either a hypothecated property abandoned voluntarily for the benefit of its mortgagee (lender), a giving in payment or a judgment ordering the (forced) repossession of a property due to the default of payment of the debt.

**Legal hypothec:** Hypothec resulting solely from the law.

**Variation:** Variations are calculated relative to the same period in the previous year due to the seasonal nature of the real estate data.

## FOR MORE DETAILS

Check the [Real Estate Radar](#) for more information on sales, bad debts and the socio-demographic profile of your sector.

Consult the JLR publications at this address : <https://solutions.jlr.ca/publications>



**ANNEX**

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# **Quarterly Report – Q4-2022**

## **JLR, an Equifax Company**

# Geographic Area Index

\* Click on a CMA or an administrative region to obtain real estate statistics for this sector.

## Province

## Census Metropolitan Areas (CMA)

Montreal

Ottawa-Gatineau

Quebec

Saguenay

Sherbrooke

Trois-Rivières

## Administrative regions

Abitibi-Témiscamingue

Bas-St-Laurent

Capitale-Nationale

Centre-du-Québec

Chaudière-Appalaches

Côte-Nord

Estrie

Gaspésie-Îles-de-la-Madeleine

Lanaudière

Laurentides

Laval

Mauricie

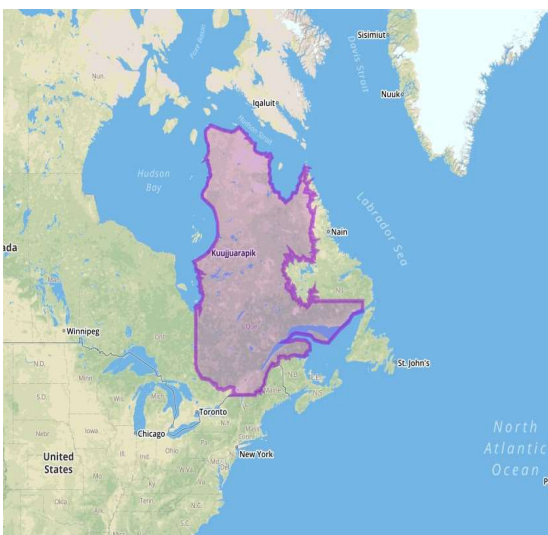
Montréal

Montréal

Nord-du-Québec

Outaouais

Saguenay Lac-St-Jean



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## Québec

Province

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	149	-
Condominiums	145	-
Properties with 2 to 5 dwellings	140	174 250 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	361 000 \$	5 %	379 500 \$	17 %
Condominiums	362 359 \$	7 %	363 755 \$	14 %
Properties with 2 to 5 dwellings	410 000 \$	0 %	443 000 \$	12 %

### SALES VOLUME

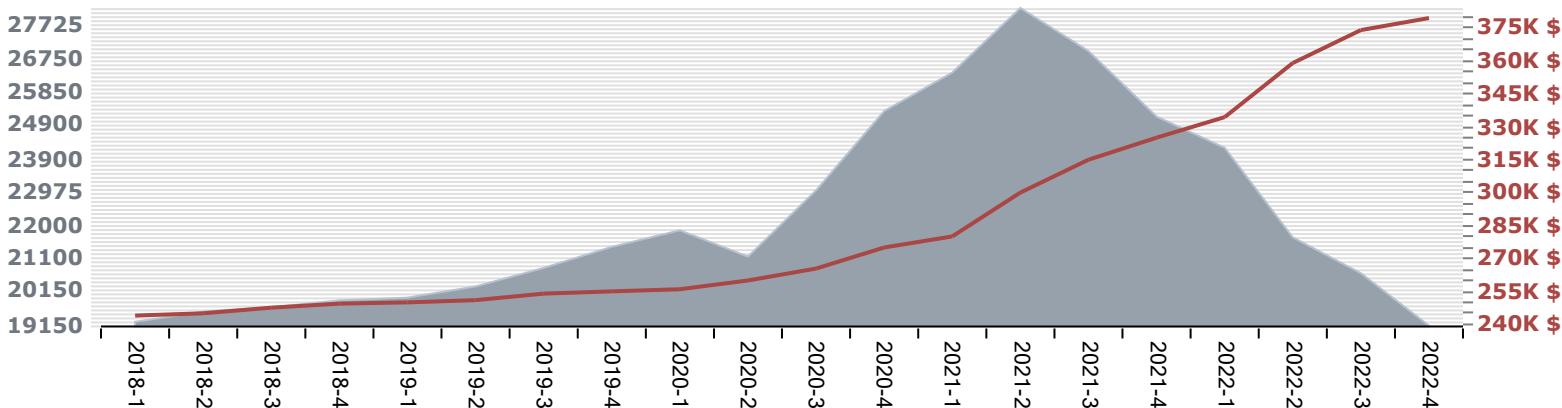
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	14 681	-29 %	76 627	-24 %
Condominiums	6 152	-39 %	36 071	-23 %
Properties with 2 to 5 dwellings	2 598	-47 %	15 419	-28 %

### NUMBER OF BAD DEBTS (residential sector)

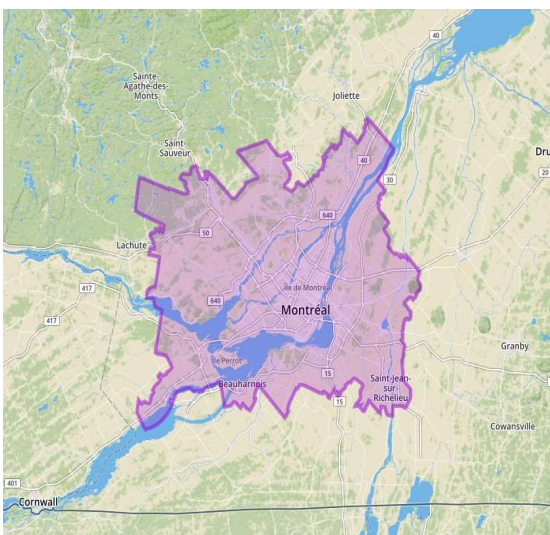
	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	781	20 %	2 681	-3 %
Repossessions	47	-46 %	231	-58 %
Legal Hypothecs	1 166	-3 %	4 605	4 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)







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## Montréal

Census Metropolitan Area

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	150	-
Condominiums	147	-
Properties with 2 to 5 dwellings	144	263 417 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	515 000 \$	3 %	544 996 \$	16 %
Condominiums	390 000 \$	3 %	395 000 \$	13 %
Properties with 2 to 5 dwellings	665 000 \$	-1 %	705 000 \$	12 %

### SALES VOLUME

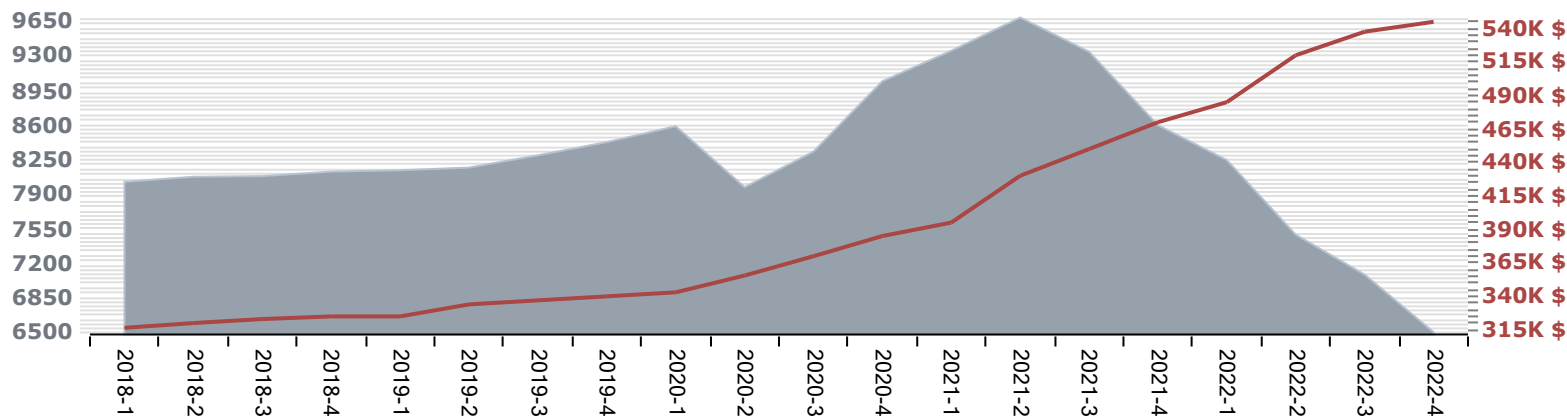
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	4 628	-33 %	26 019	-24 %
Condominiums	4 333	-41 %	25 755	-23 %
Properties with 2 to 5 dwellings	1 027	-52 %	6 529	-32 %

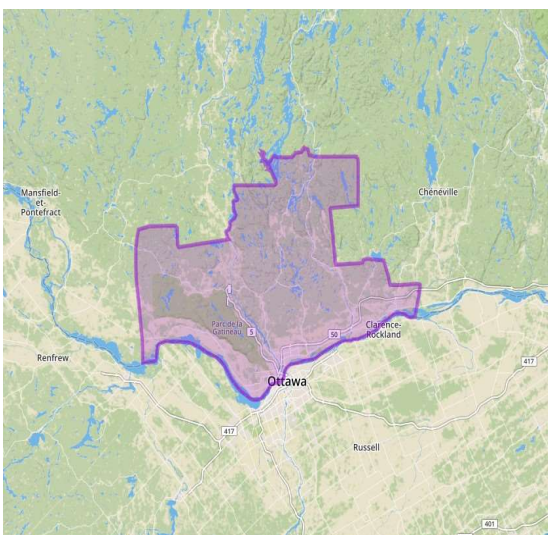
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	363	24 %	1 239	5 %
Repossessions	17	-	58	-43 %
Legal Hypothecs	606	-1 %	2 376	3 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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## Ottawa-Gatineau

Census Metropolitan Area

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	164	-
Condominiums	163	-
Properties with 2 to 5 dwellings	157	205 000 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	424 500 \$	5 %	448 944 \$	18 %
Condominiums	300 000 \$	11 %	310 000 \$	24 %
Properties with 2 to 5 dwellings	460 000 \$	6 %	490 000 \$	23 %

### SALES VOLUME

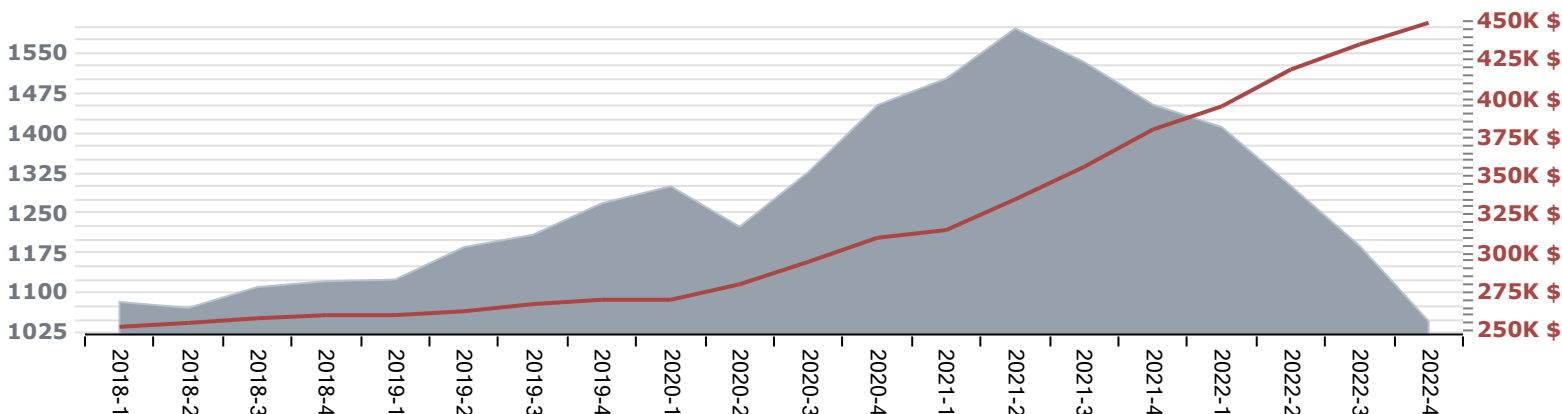
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	844	-40 %	4 189	-28 %
Condominiums	221	-50 %	1 352	-31 %
Properties with 2 to 5 dwellings	148	-37 %	869	-25 %

### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	45	-4 %	134	4 %
Repossessions	1	-	5	-
Legal Hypothecs	75	-28 %	351	2 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)



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## Québec

### Census Metropolitan Area

Period : **Quarterly 2022-Q4**Property type : **Residential**

#### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	125	-
Condominiums	119	-
Properties with 2 to 5 dwellings	121	156 250 \$

#### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	345 000 \$	10 %	342 000 \$	12 %
Condominiums	251 063 \$	4 %	245 000 \$	9 %
Properties with 2 to 5 dwellings	383 097 \$	8 %	385 000 \$	8 %

#### SALES VOLUME

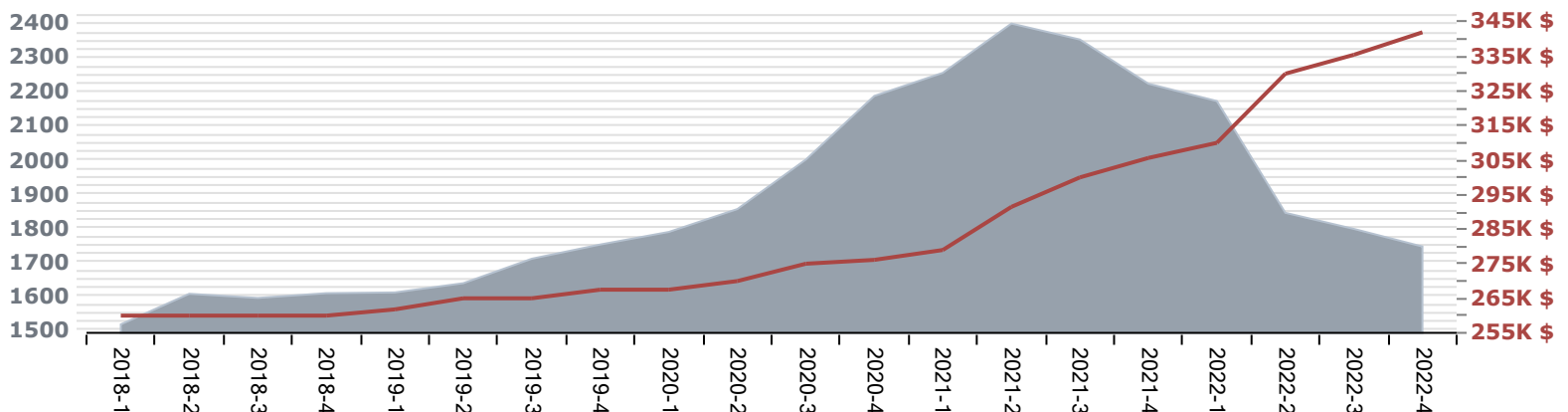
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	1 292	-14 %	6 981	-22 %
Condominiums	684	-32 %	4 614	-16 %
Properties with 2 to 5 dwellings	249	-33 %	1 352	-21 %

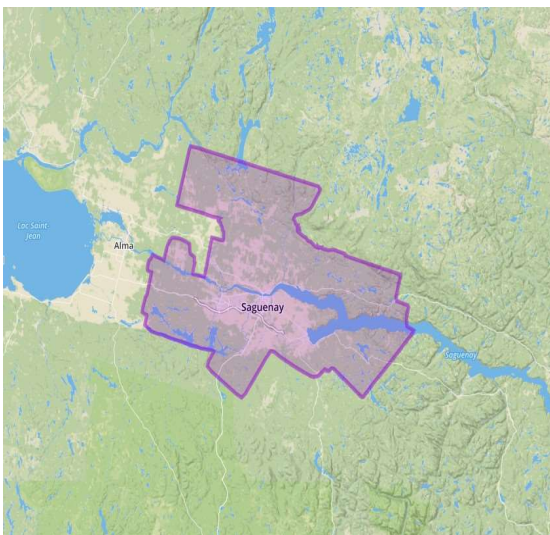
#### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	64	28 %	190	-11 %
Repossessions	1	-	16	-
Legal Hypothecs	78	-3 %	284	0 %

#### SINGLE-FAMILY HOMES

 Sales Volume (Moving Average)
  Median Price (Trend over 4 quarters)





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## Saguenay

Census Metropolitan Area

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	132	-
Condominiums	122	-
Properties with 2 to 5 dwellings	122	95 000 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	240 000 \$	10 %	243 596 \$	12 %
Condominiums	200 000 \$	1 %	201 139 \$	12 %
Properties with 2 to 5 dwellings	230 000 \$	5 %	235 000 \$	9 %

### SALES VOLUME

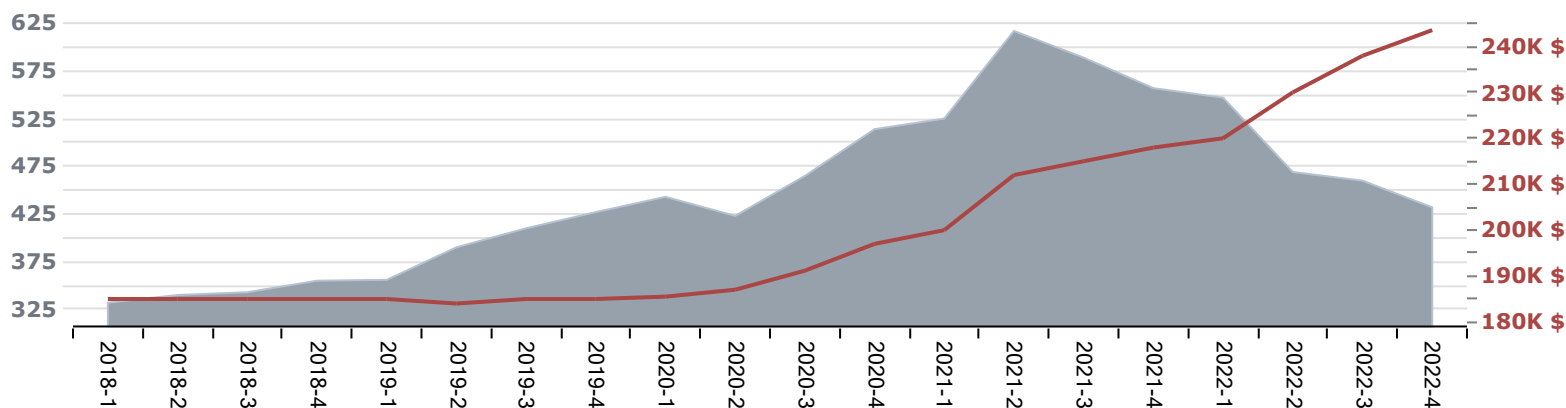
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	311	-26 %	1 729	-22 %
Condominiums	45	-38 %	280	-12 %
Properties with 2 to 5 dwellings	94	-39 %	508	-17 %

### NUMBER OF BAD DEBTS (residential sector)

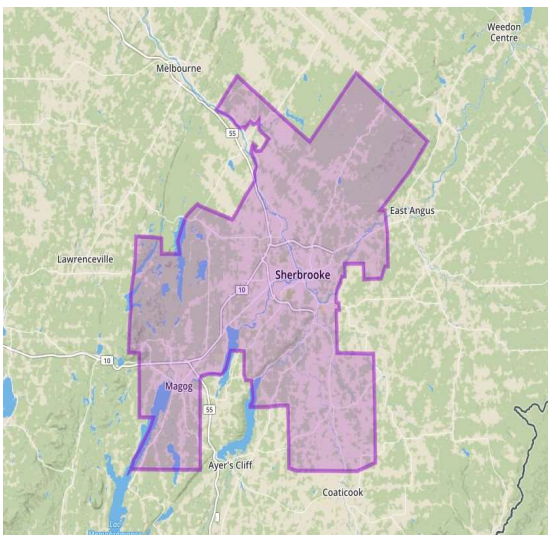
	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	9	-	59	-20 %
Repossessions	2	-	12	-
Legal Hypothecs	12	-	57	-33 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)







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## Sherbrooke

Census Metropolitan Area

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	150	-
Condominiums	165	-
Properties with 2 to 5 dwellings	136	135 375 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	350 000 \$	11 %	350 000 \$	21 %
Condominiums	280 000 \$	19 %	278 332 \$	27 %
Properties with 2 to 5 dwellings	375 000 \$	12 %	375 000 \$	18 %

### SALES VOLUME

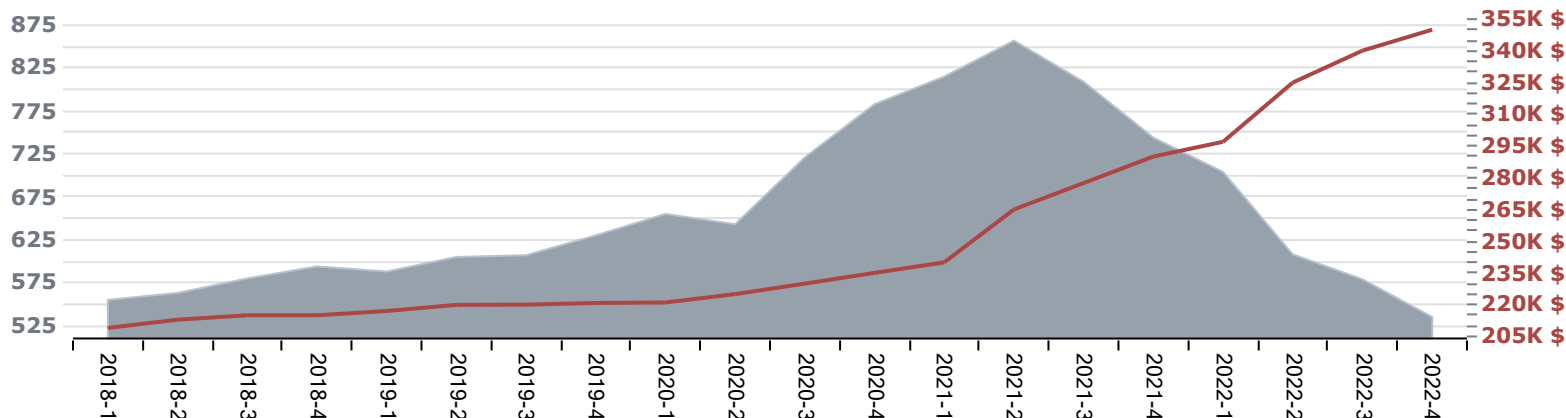
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	357	-33 %	2 138	-28 %
Condominiums	119	-37 %	612	-20 %
Properties with 2 to 5 dwellings	83	-48 %	521	-32 %

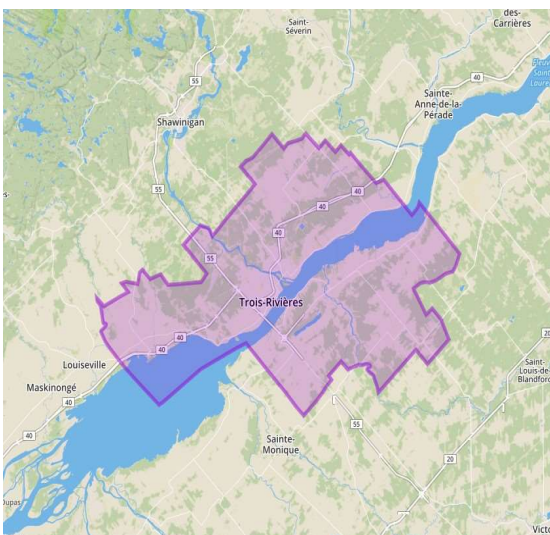
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	8	-	34	-29 %
Repossessions	0	-	1	-
Legal Hypothecs	18	-	64	8 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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## Trois-Rivières

Census Metropolitan Area

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	151	-
Condominiums	152	-
Properties with 2 to 5 dwellings	146	100 000 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	290 000 \$	23 %	282 100 \$	25 %
Condominiums	242 000 \$	24 %	230 000 \$	33 %
Properties with 2 to 5 dwellings	250 000 \$	14 %	260 000 \$	21 %

### SALES VOLUME

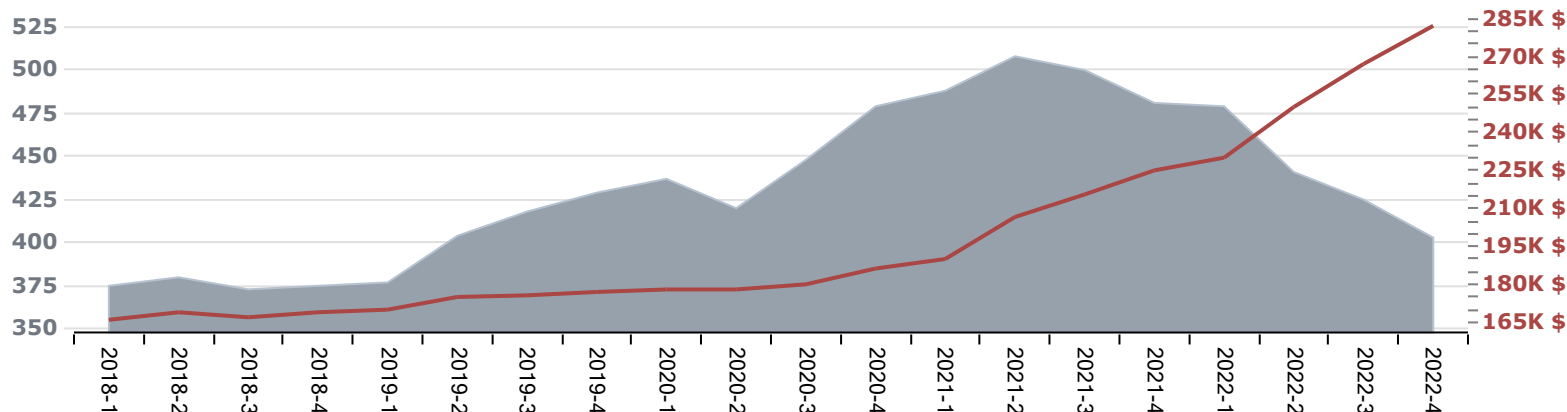
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	323	-21 %	1 613	-16 %
Condominiums	91	2 %	368	-19 %
Properties with 2 to 5 dwellings	103	-37 %	514	-25 %

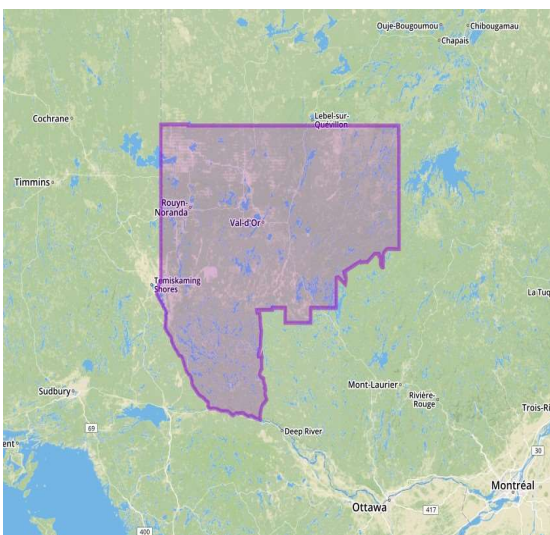
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	10	-	46	10 %
Repossessions	2	-	5	-
Legal Hypothecs	8	-	55	28 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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## Abitibi-Témiscamingue

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	127	-
Condominiums	-	-
Properties with 2 to 5 dwellings	123	100 000 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	225 000 \$	7 %	245 000 \$	13 %
Condominiums	-	-	257 622 \$	23 %
Properties with 2 to 5 dwellings	300 000 \$	8 %	290 000 \$	5 %

### SALES VOLUME

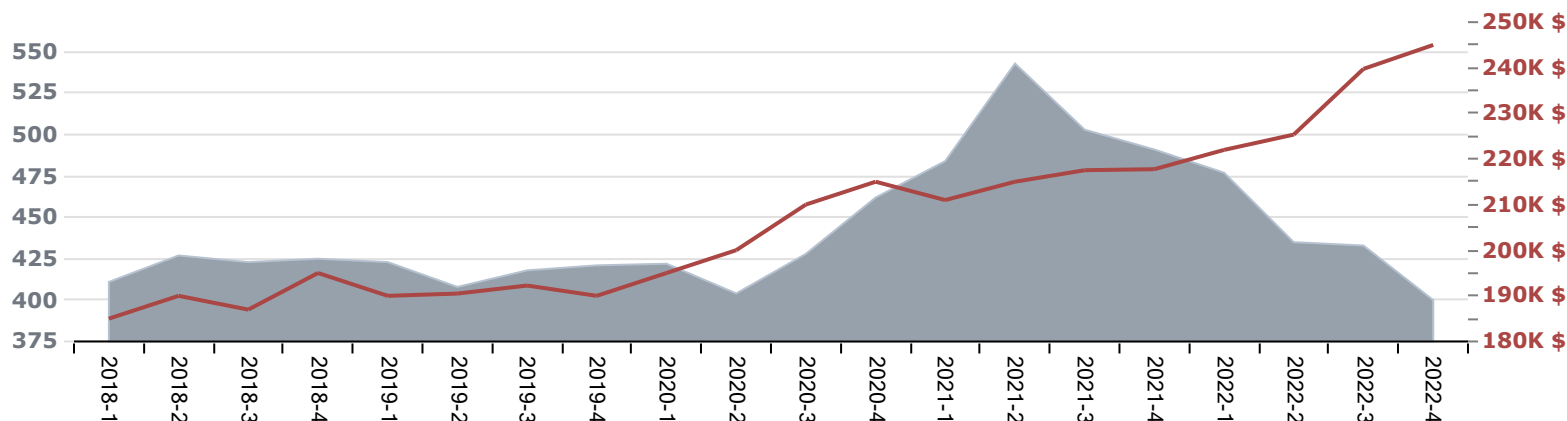
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	335	-28 %	1 600	-18 %
Condominiums	15	-	61	-24 %
Properties with 2 to 5 dwellings	64	-40 %	345	-19 %

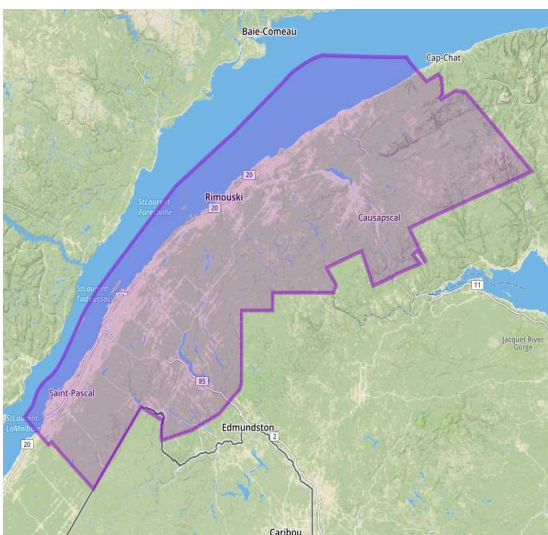
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	11	-	50	-31 %
Repossessions	2	-	12	-
Legal Hypothecs	30	50 %	93	35 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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## Bas-Saint-Laurent

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	142	-
Condominiums	142	-
Properties with 2 to 5 dwellings	127	81 250 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	175 000 \$	1 %	185 000 \$	9 %
Condominiums	237 500 \$	22 %	226 000 \$	29 %
Properties with 2 to 5 dwellings	200 000 \$	17 %	188 000 \$	4 %

### SALES VOLUME

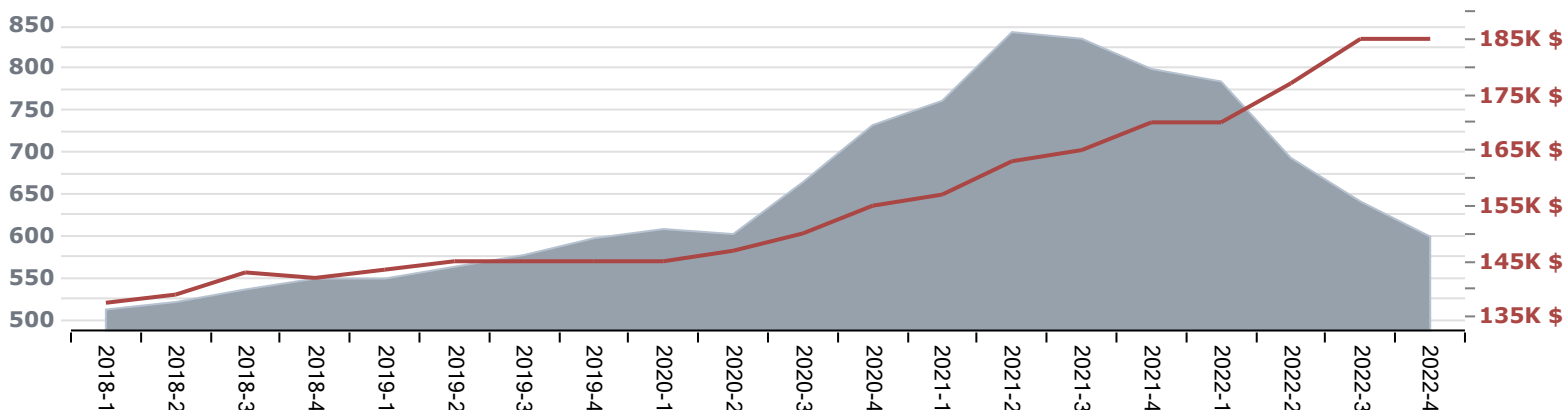
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	527	-24 %	2 396	-25 %
Condominiums	30	-38 %	177	-4 %
Properties with 2 to 5 dwellings	67	-41 %	326	-21 %

### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	16	-	56	-24 %
Repossessions	1	-	7	-
Legal Hypothecs	25	-	76	7 %

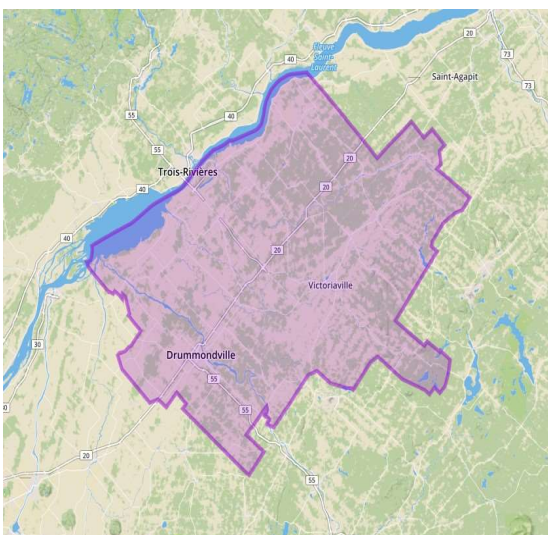
### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)









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## Centre-du-Québec

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	155	-
Condominiums	141	-
Properties with 2 to 5 dwellings	140	109 500 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	265 000 \$	10 %	265 000 \$	20 %
Condominiums	220 000 \$	12 %	215 000 \$	19 %
Properties with 2 to 5 dwellings	266 250 \$	7 %	278 000 \$	16 %

### SALES VOLUME

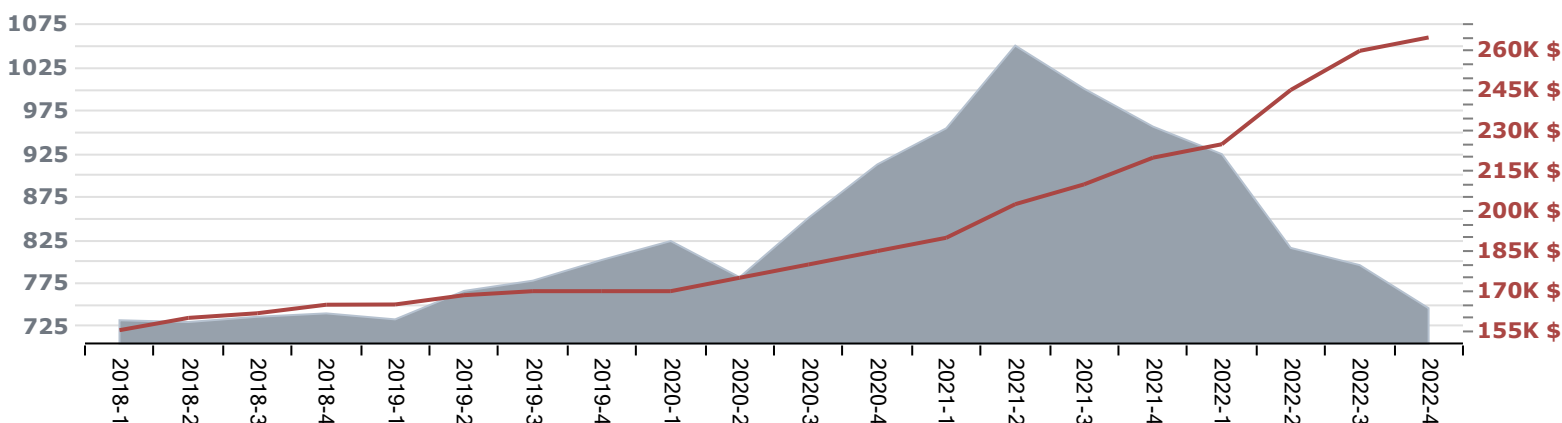
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	555	-26 %	2 983	-22 %
Condominiums	32	-24 %	161	-19 %
Properties with 2 to 5 dwellings	72	-47 %	495	-18 %

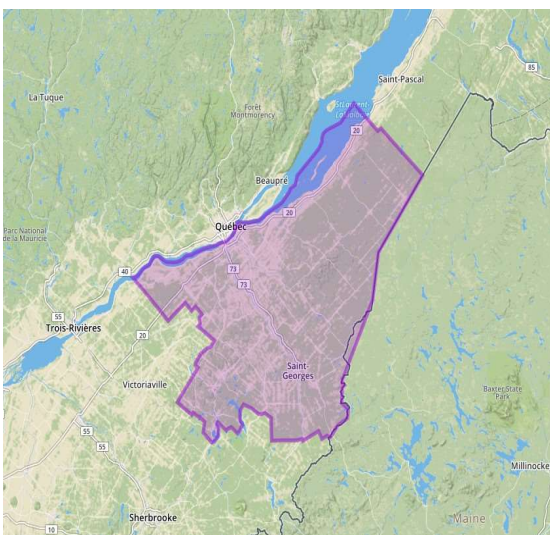
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	16	-	63	-29 %
Repossessions	1	-	6	-
Legal Hypothecs	21	-	101	40 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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## Chaudière-Appalaches

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	130	-
Condominiums	122	-
Properties with 2 to 5 dwellings	120	80 833 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	225 000 \$	10 %	237 776 \$	11 %
Condominiums	215 000 \$	13 %	214 000 \$	13 %
Properties with 2 to 5 dwellings	210 000 \$	-8 %	230 000 \$	7 %

### SALES VOLUME

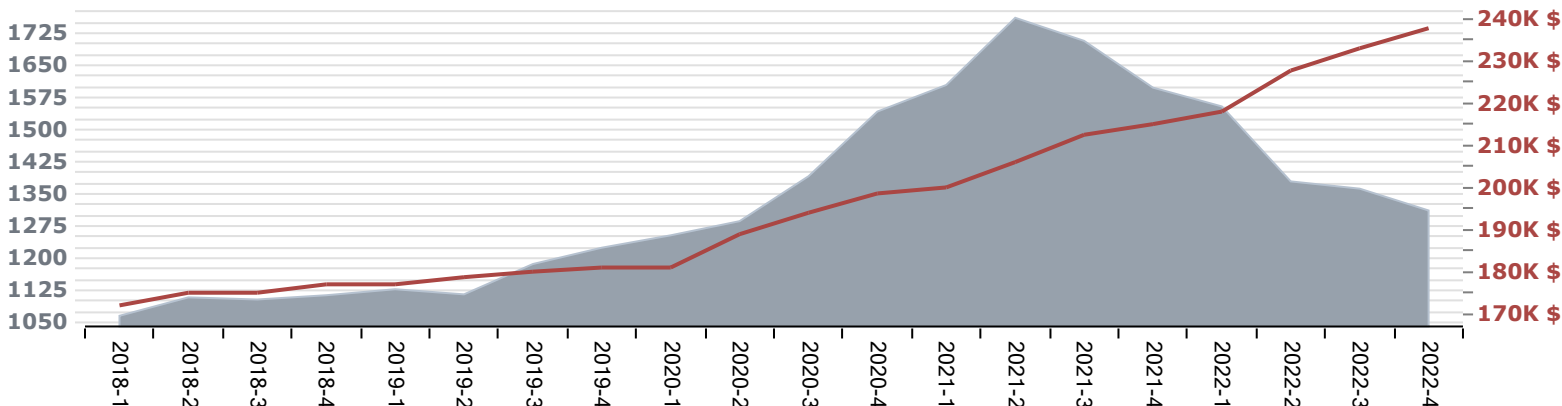
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	1 000	-17 %	5 242	-18 %
Condominiums	110	-39 %	742	-14 %
Properties with 2 to 5 dwellings	115	-39 %	590	-26 %

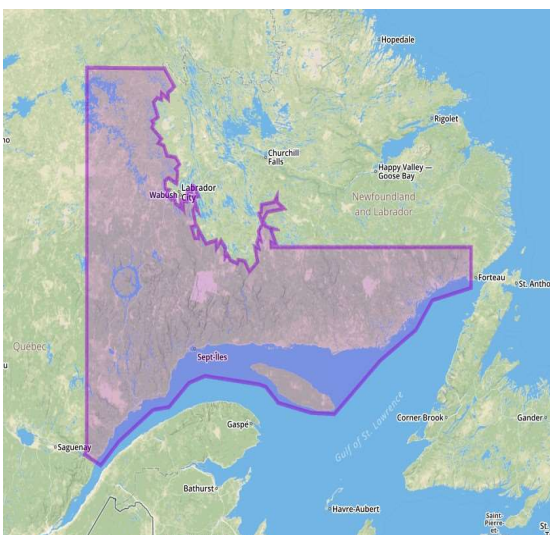
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	35	13 %	114	-16 %
Repossessions	3	-	16	-
Legal Hypothecs	30	-3 %	128	2 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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## Côte-Nord

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	126	-
Condominiums	-	-
Properties with 2 to 5 dwellings	-	-

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	165 000 \$	18 %	175 000 \$	13 %
Condominiums	-	-	-	-
Properties with 2 to 5 dwellings	-	-	200 000 \$	0 %

### SALES VOLUME

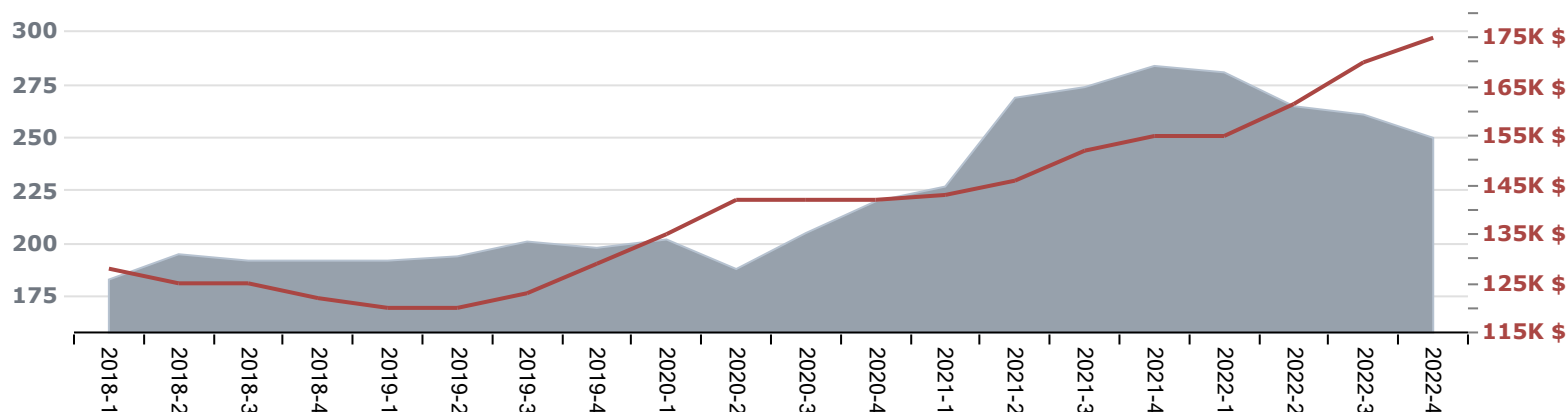
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	247	-15 %	1 000	-12 %
Condominiums	3	-	10	-
Properties with 2 to 5 dwellings	27	-	133	-6 %

### NUMBER OF BAD DEBTS (residential sector)

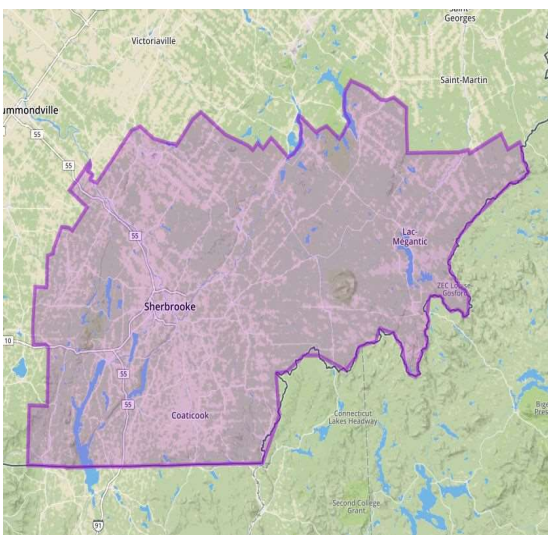
	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	13	-	35	-13 %
Repossessions	4	-	11	-
Legal Hypothecs	6	-	30	-46 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)







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## Estrie

### Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	156	-
Condominiums	167	-
Properties with 2 to 5 dwellings	134	128 750 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	344 973 \$	9 %	347 500 \$	22 %
Condominiums	291 863 \$	8 %	291 000 \$	22 %
Properties with 2 to 5 dwellings	325 000 \$	7 %	333 000 \$	14 %

### SALES VOLUME

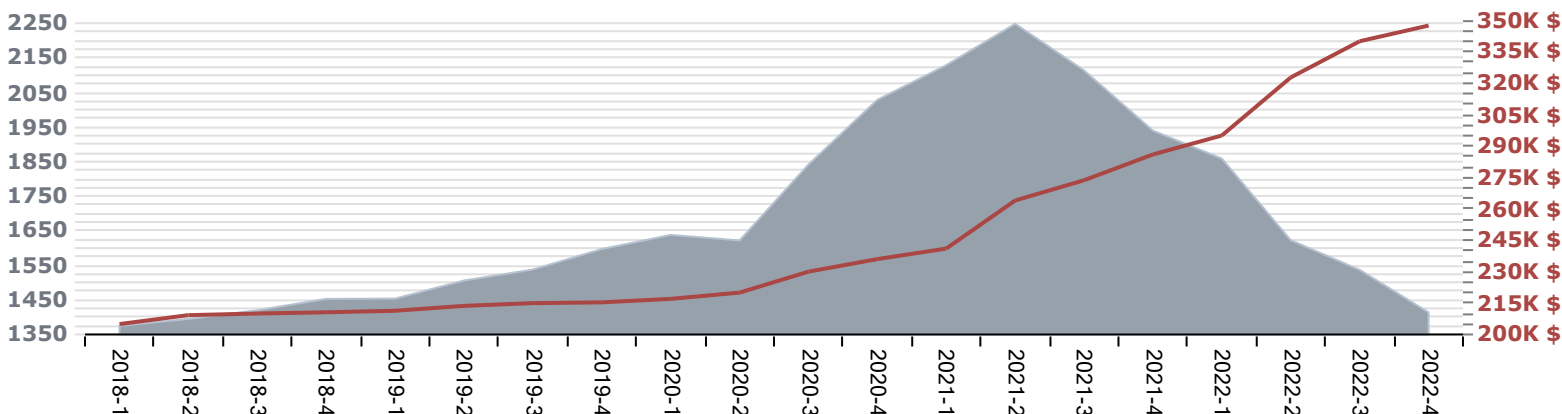
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	1 045	-32 %	5 656	-27 %
Condominiums	280	-31 %	1 317	-22 %
Properties with 2 to 5 dwellings	158	-52 %	1 039	-33 %

### NUMBER OF BAD DEBTS (residential sector)

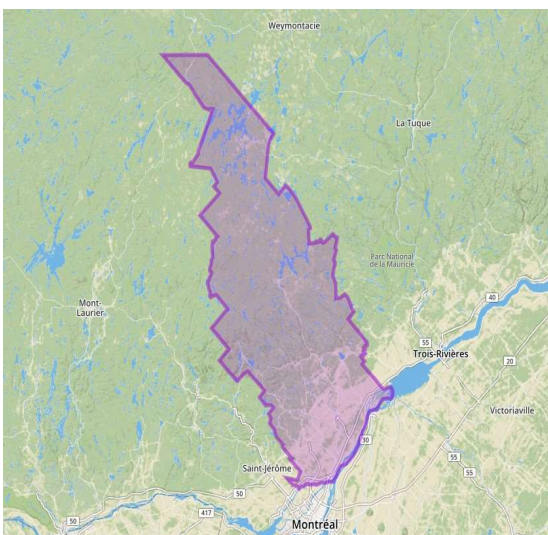
	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	30	20 %	117	-19 %
Repossessions	2	-	7	-
Legal Hypothecs	74	37 %	238	27 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)







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Analyse de secteur  
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## Lanaudière

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	160	-
Condominiums	161	-
Properties with 2 to 5 dwellings	153	197 496 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	398 750 \$	11 %	410 000 \$	21 %
Condominiums	330 000 \$	16 %	329 000 \$	24 %
Properties with 2 to 5 dwellings	445 000 \$	11 %	455 000 \$	14 %

### SALES VOLUME

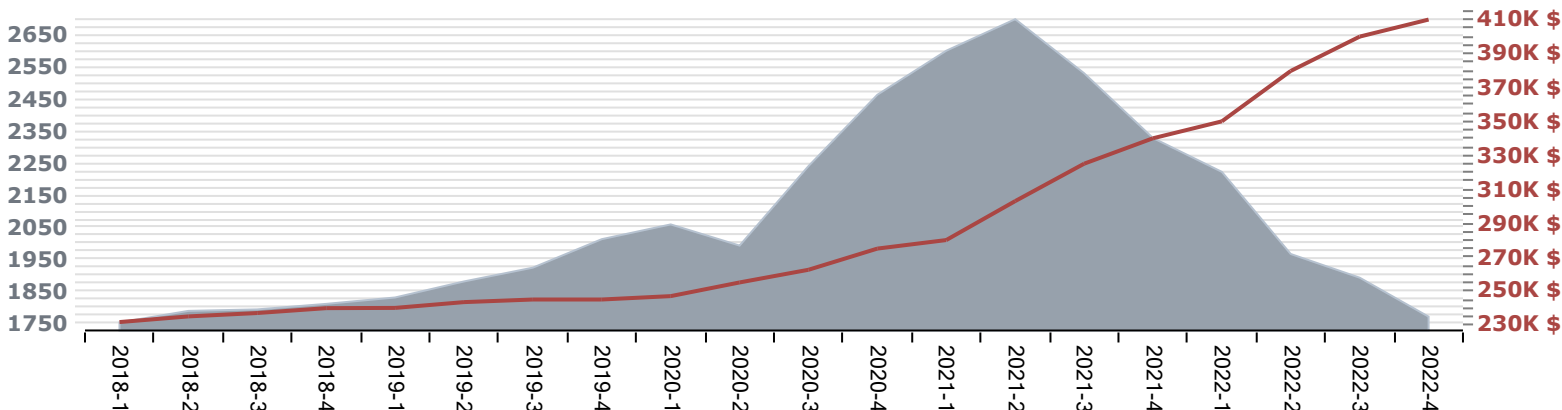
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	1 410	-26 %	7 079	-24 %
Condominiums	403	-18 %	1 827	-25 %
Properties with 2 to 5 dwellings	163	-46 %	881	-34 %

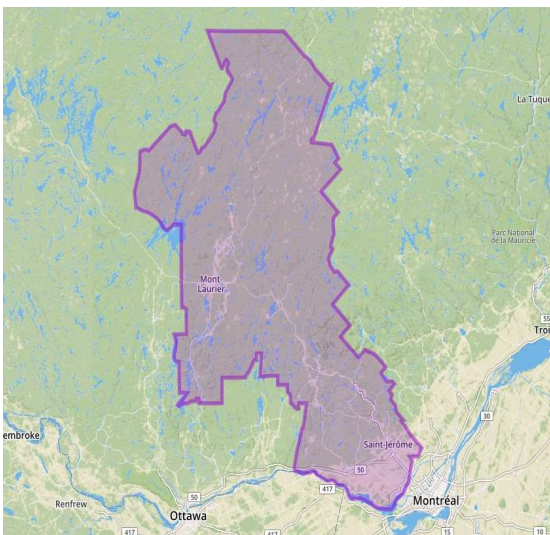
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	69	50 %	230	10 %
Repossessions	0	-	12	-
Legal Hypothecs	89	-14 %	361	11 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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Analyse de secteur  
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## Laurentides

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	164	-
Condominiums	164	-
Properties with 2 to 5 dwellings	155	205 272 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	425 000 \$	8 %	449 000 \$	21 %
Condominiums	365 043 \$	12 %	359 900 \$	25 %
Properties with 2 to 5 dwellings	460 000 \$	2 %	485 000 \$	20 %

### SALES VOLUME

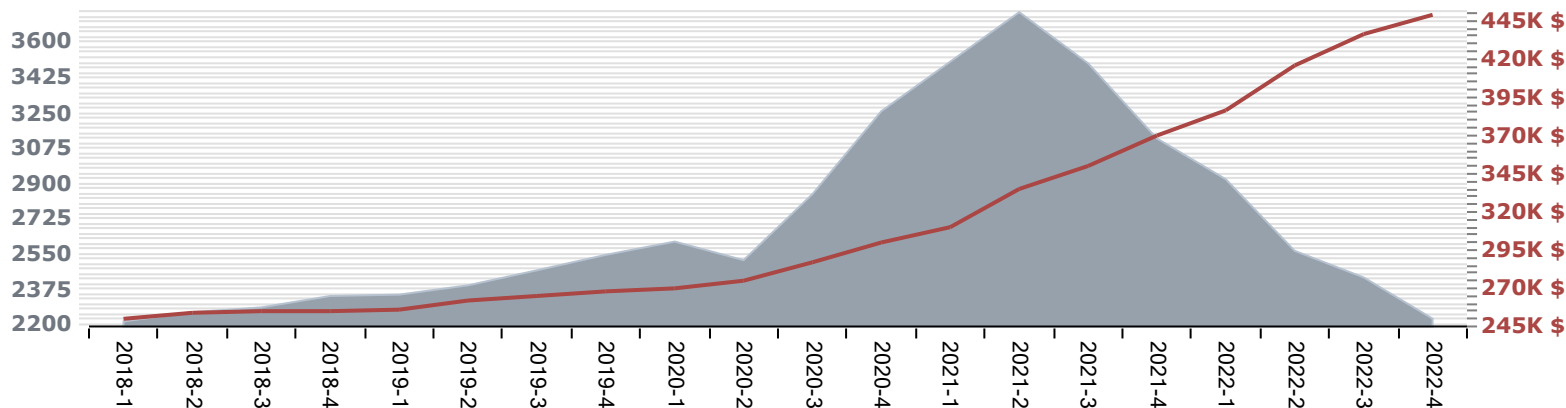
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	1 760	-32 %	8 915	-29 %
Condominiums	523	-35 %	2 744	-29 %
Properties with 2 to 5 dwellings	251	-54 %	1 598	-39 %

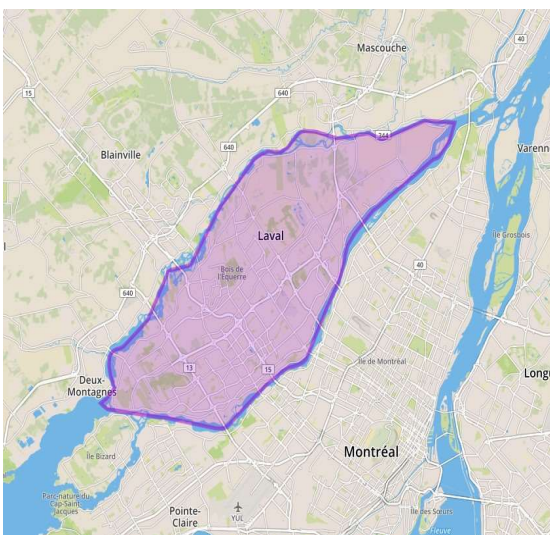
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	122	88 %	330	7 %
Repossessions	4	-	29	-
Legal Hypothecs	158	23 %	581	16 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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Analyse de secteur  
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## Laval

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	135	-
Condominiums	138	-
Properties with 2 to 5 dwellings	130	265 000 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	520 000 \$	5 %	550 000 \$	15 %
Condominiums	395 000 \$	11 %	385 000 \$	15 %
Properties with 2 to 5 dwellings	672 516 \$	6 %	700 000 \$	16 %

### SALES VOLUME

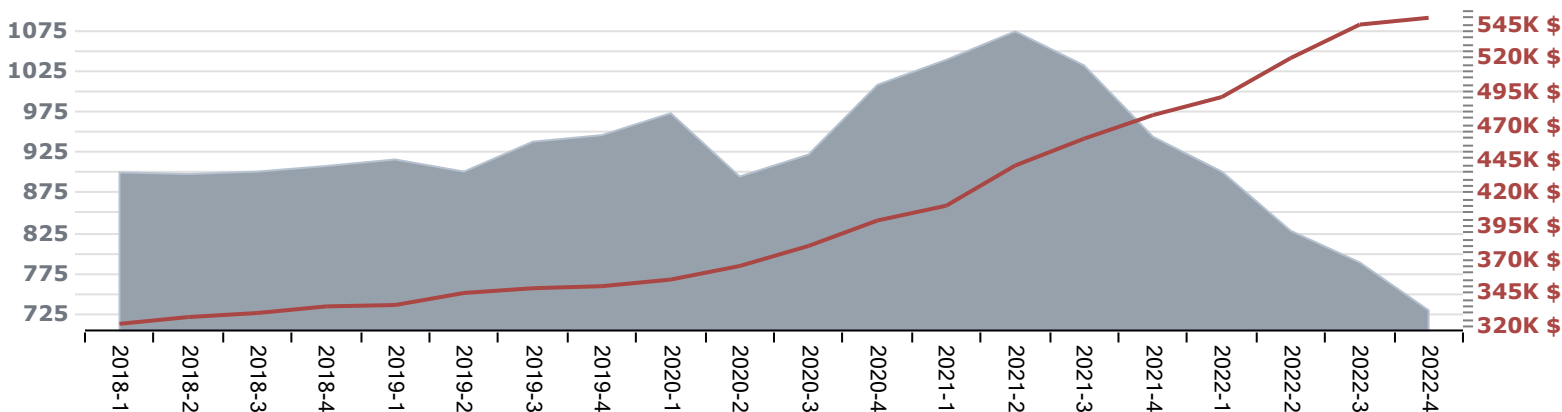
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	543	-30 %	2 920	-23 %
Condominiums	344	-33 %	1 832	-27 %
Properties with 2 to 5 dwellings	59	-62 %	423	-33 %

### NUMBER OF BAD DEBTS (residential sector)

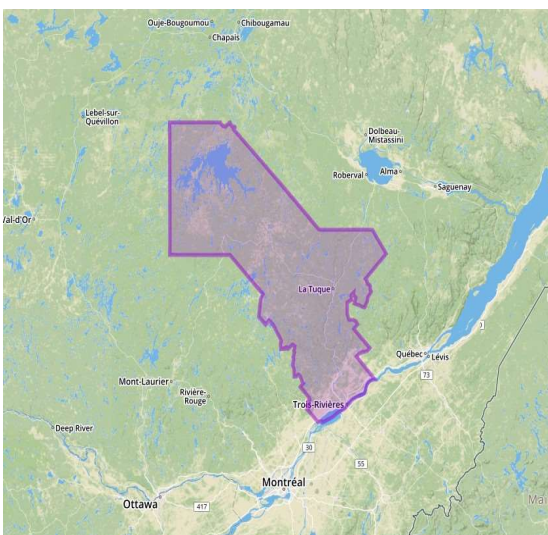
	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	31	-60 %	128	-31 %
Repossessions	0	-	2	-
Legal Hypothecs	72	22 %	302	15 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)







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Analyse de secteur  
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## Mauricie

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	150	-
Condominiums	138	-
Properties with 2 to 5 dwellings	146	83 875 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	240 000 \$	15 %	240 000 \$	24 %
Condominiums	250 000 \$	24 %	234 500 \$	29 %
Properties with 2 to 5 dwellings	219 000 \$	30 %	210 000 \$	21 %

### SALES VOLUME

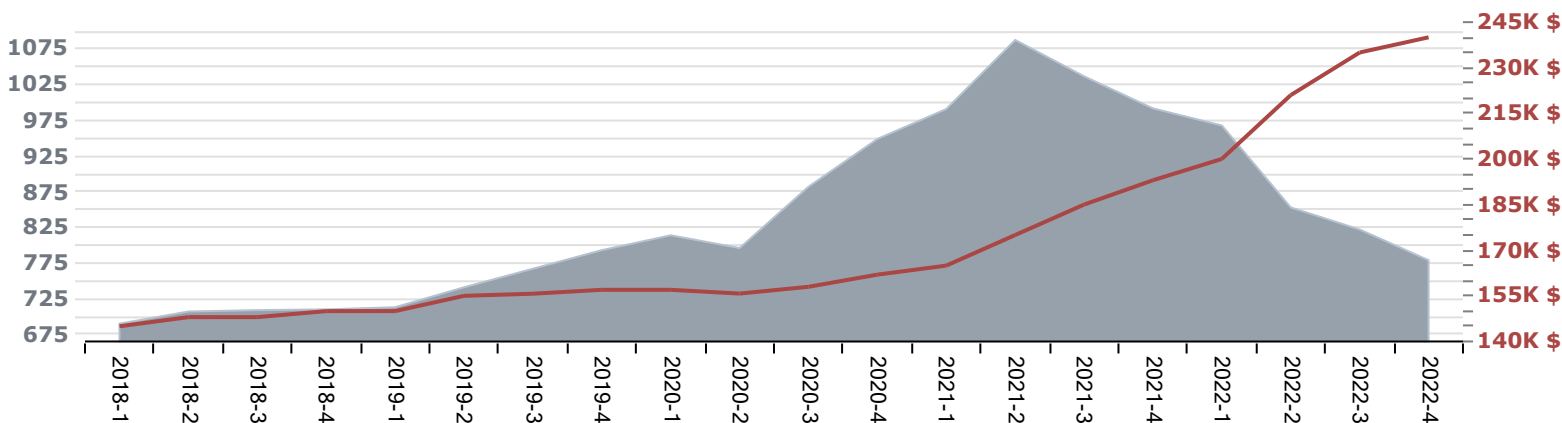
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	633	-22 %	3 115	-21 %
Condominiums	91	3 %	364	-19 %
Properties with 2 to 5 dwellings	191	-34 %	952	-22 %

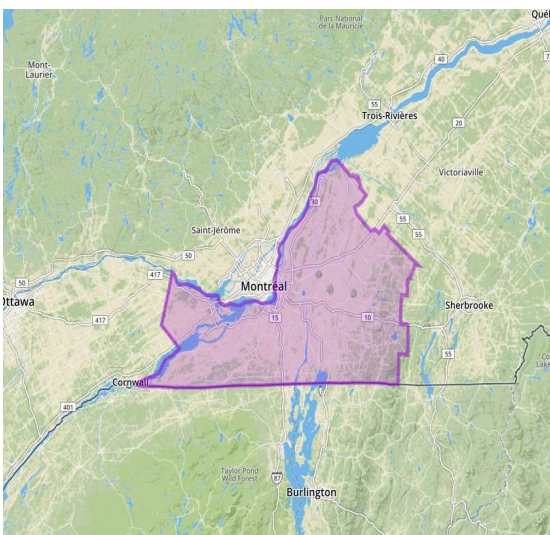
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	25	-	107	15 %
Repossessions	3	-	16	-
Legal Hypothecs	28	-	127	27 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





SOLUTIONS  
FONCIÈRES

Analyse de secteur  
RADAR IMMOBILIER

## Montérégie

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	151	-
Condominiums	148	-
Properties with 2 to 5 dwellings	147	197 917 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	471 148 \$	7 %	491 000 \$	16 %
Condominiums	361 000 \$	12 %	360 360 \$	20 %
Properties with 2 to 5 dwellings	465 000 \$	4 %	510 000 \$	21 %

### SALES VOLUME

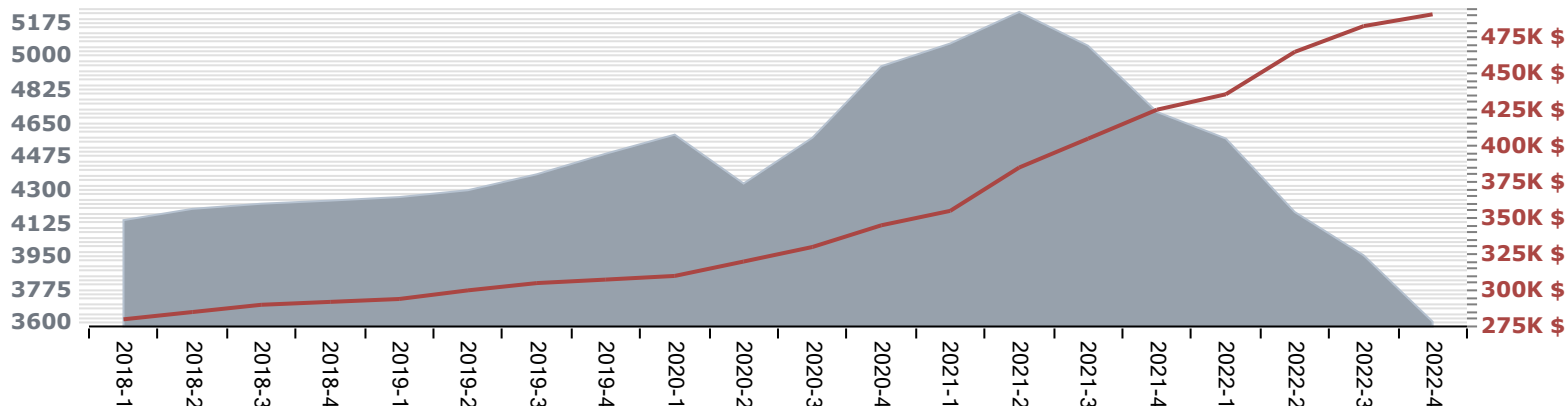
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	2 504	-36 %	14 426	-23 %
Condominiums	1 121	-46 %	6 754	-29 %
Properties with 2 to 5 dwellings	346	-49 %	2 012	-34 %

### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	124	48 %	419	19 %
Repossessions	12	-	34	-29 %
Legal Hypothecs	161	-23 %	725	-2 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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# Montréal

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

## DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	149	-
Condominiums	144	-
Properties with 2 to 5 dwellings	140	300 000 \$

## MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	667 000 \$	-3 %	710 000 \$	5 %
Condominiums	420 500 \$	-2 %	430 473 \$	5 %
Properties with 2 to 5 dwellings	750 000 \$	-2 %	790 000 \$	7 %

## SALES VOLUME

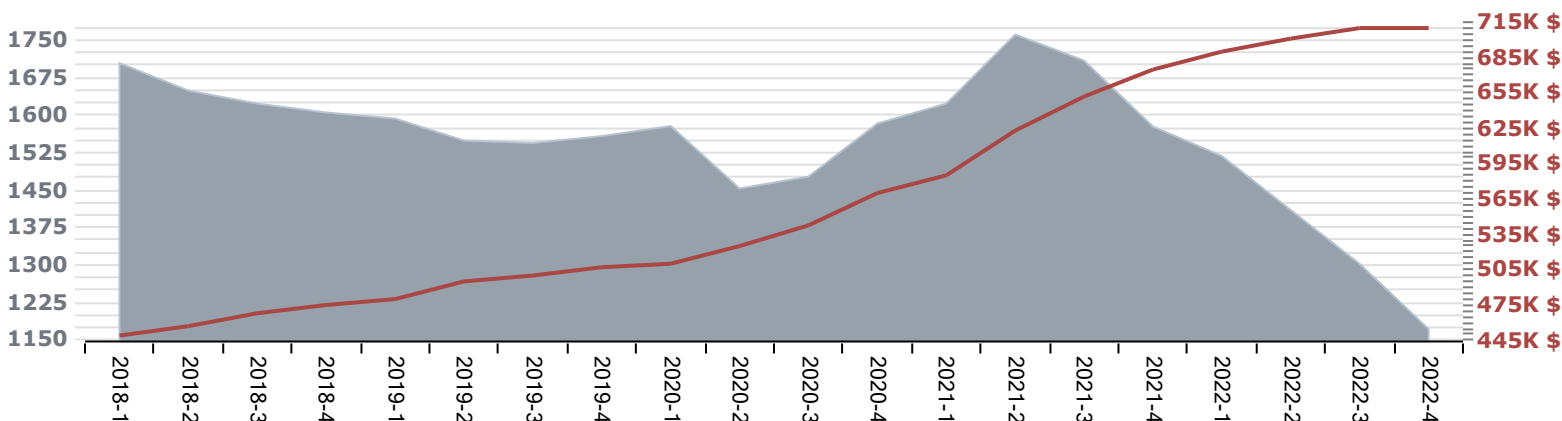
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	846	-38 %	4 686	-26 %
Condominiums	2 248	-44 %	14 112	-19 %
Properties with 2 to 5 dwellings	531	-52 %	3 406	-28 %

## NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	149	45 %	523	4 %
Repossessions	8	-	25	-
Legal Hypothecs	278	3 %	1 009	-2 %

## SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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Analyse de secteur  
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## Nord-du-Québec

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	116	-
Condominiums	-	-
Properties with 2 to 5 dwellings	-	-

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	148 000 \$	-3 %	153 000 \$	-4 %
Condominiums	-	-	-	-
Properties with 2 to 5 dwellings	-	-	205 000 \$	19 %

### SALES VOLUME

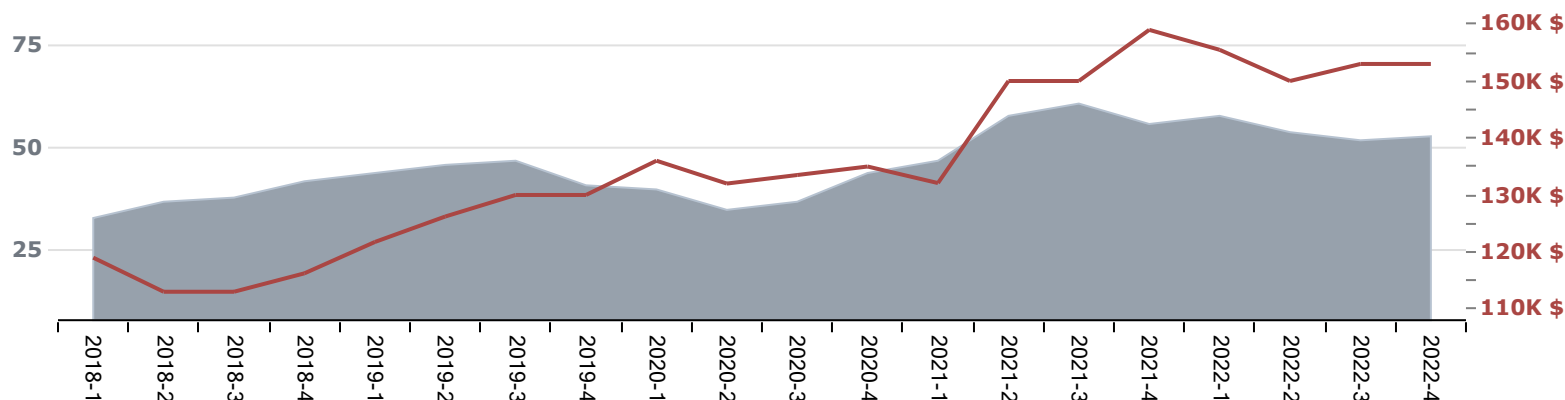
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	37	3 %	210	-7 %
Condominiums	0	-	0	-
Properties with 2 to 5 dwellings	1	-	33	18 %

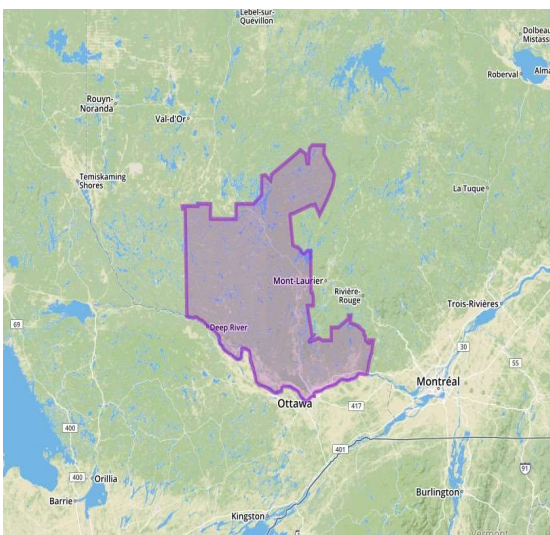
### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	1	-	9	-
Repossessions	0	-	3	-
Legal Hypothecs	0	-	7	-

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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Analyse de secteur  
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## Outaouais

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	163	-
Condominiums	163	-
Properties with 2 to 5 dwellings	157	201 750 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	392 250 \$	3 %	410 000 \$	17 %
Condominiums	299 900 \$	11 %	310 000 \$	24 %
Properties with 2 to 5 dwellings	441 000 \$	6 %	462 000 \$	22 %

### SALES VOLUME

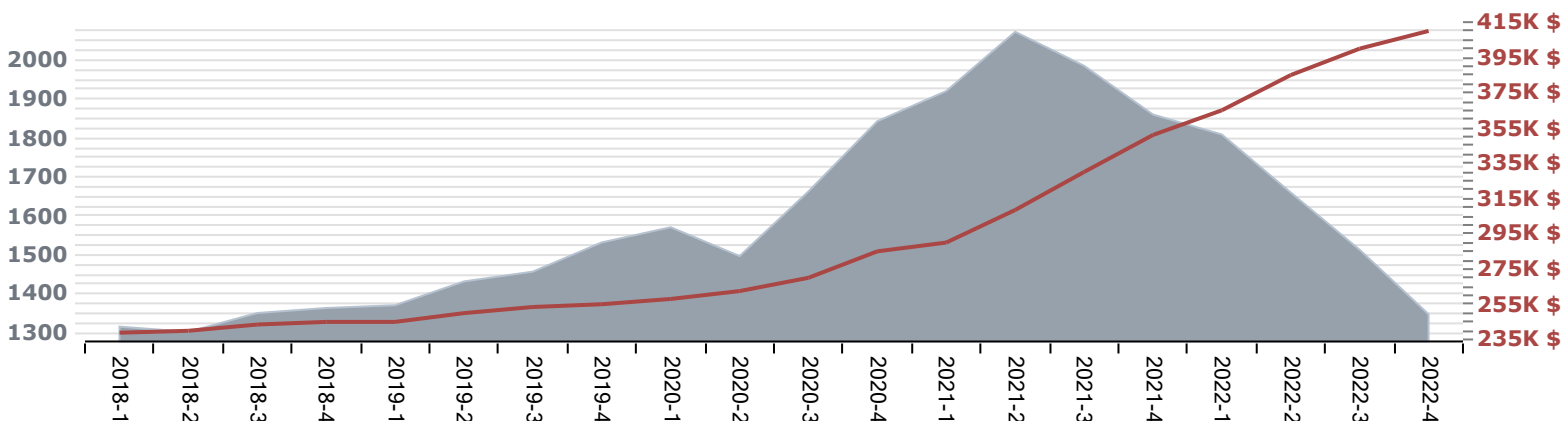
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	1 104	-37 %	5 392	-28 %
Condominiums	226	-49 %	1 369	-30 %
Properties with 2 to 5 dwellings	164	-38 %	977	-23 %

### NUMBER OF BAD DEBTS (residential sector)

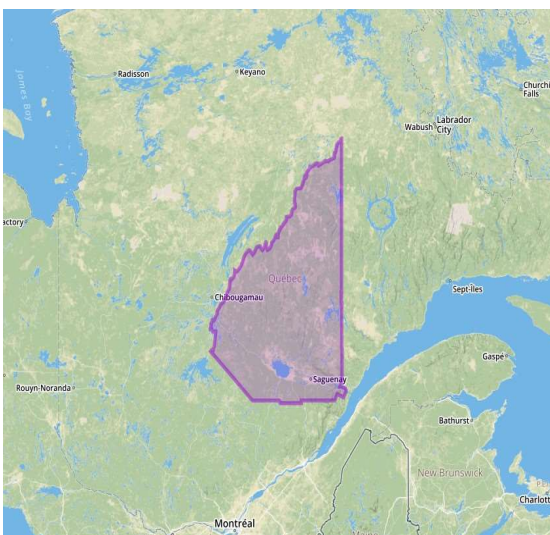
	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	51	4 %	165	1 %
Repossessions	2	-	9	-
Legal Hypothecs	86	-28 %	404	0 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)







SOLUTIONS  
FONCIÈRES

Analyse de secteur  
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## Saguenay--Lac-Saint-Jean

Administrative region

Period : **Quarterly 2022-Q4**

Property type : **Residential**

### DETAILED PRICES

	Price / Assessment	Price per unit
Single-family homes	133	-
Condominiums	124	-
Properties with 2 to 5 dwellings	123	87 250 \$

### MEDIAN PRICE

	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	210 000 \$	7 %	219 000 \$	13 %
Condominiums	197 500 \$	4 %	199 000 \$	14 %
Properties with 2 to 5 dwellings	225 000 \$	13 %	215 000 \$	8 %

### SALES VOLUME

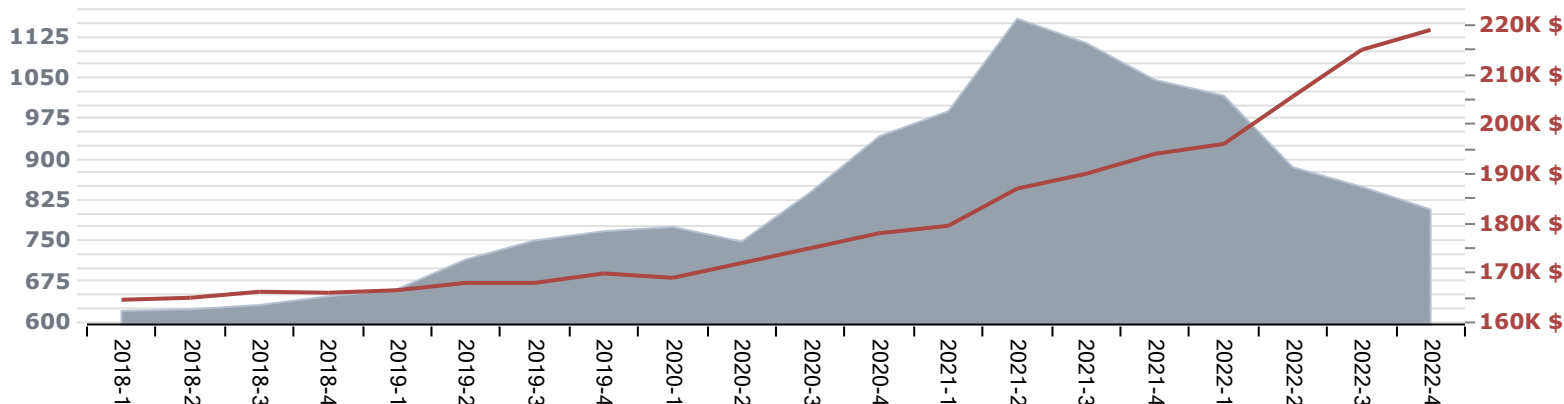
	2022-Q4	Variation	4 Quarters	Variation
Single-family homes	597	-22 %	3 228	-23 %
Condominiums	64	-30 %	343	-10 %
Properties with 2 to 5 dwellings	140	-36 %	778	-15 %

### NUMBER OF BAD DEBTS (residential sector)

	2022-Q4	Variation	4 Quarters	Variation
Prior Notices	19	-	107	-12 %
Repossessions	4	-	21	-
Legal Hypothecs	24	-	121	-13 %

### SINGLE-FAMILY HOMES

■ Sales Volume (Moving Average) — Median Price (Trend over 4 quarters)





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