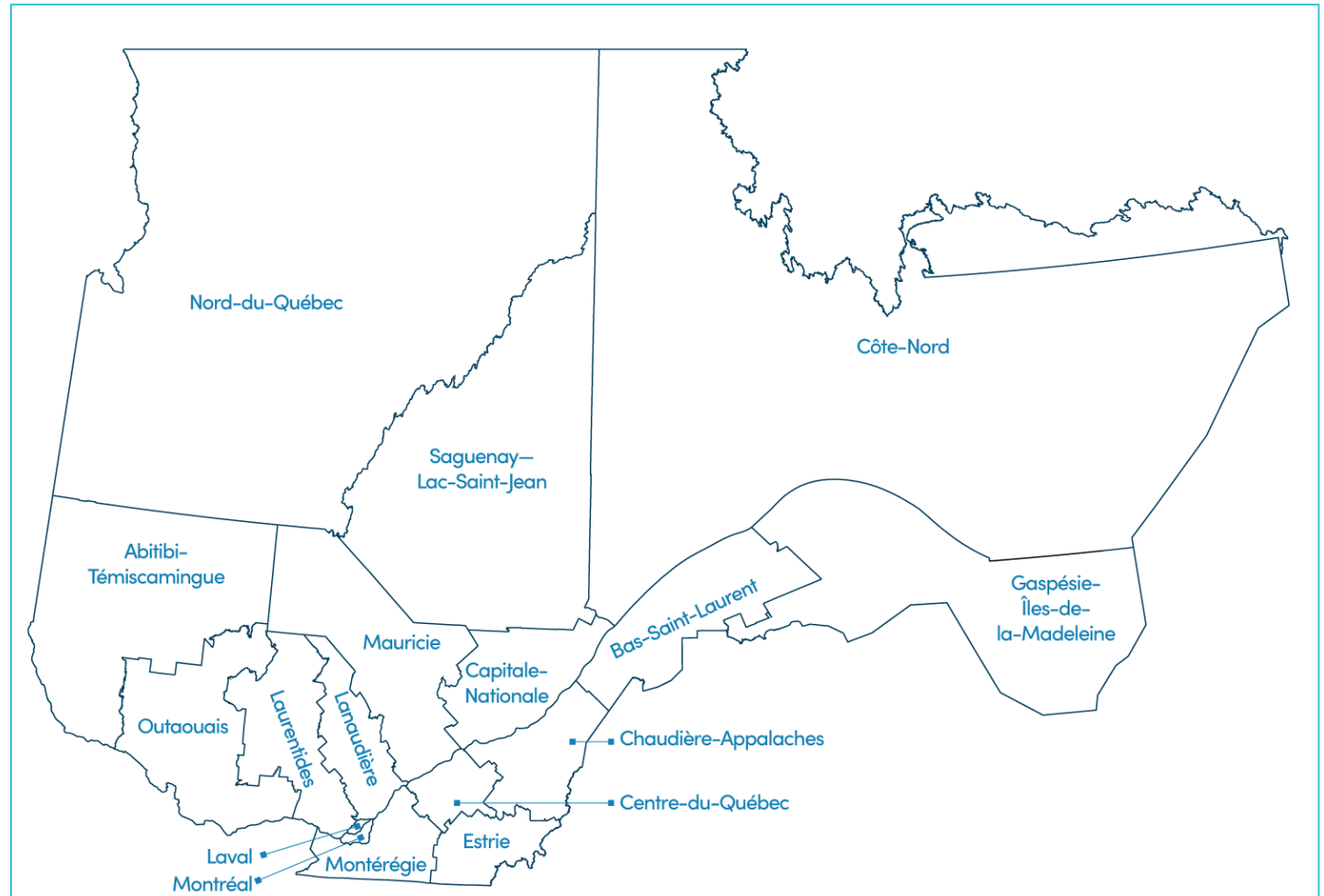


PROVINCE OF QUEBEC

MONTREAL CMA

QUEBEC CITY CMA



Province of Quebec

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	7,962	5,648	↑ 41%	83,621	71,478	↑ 17%
Active listings	36,486	35,337	↑ 3%	36,724	31,833	↑ 15%
New listings	10,044	9,424	↑ 7%	128,122	113,236	↑ 13%
Sales volume	\$4,154,110,572	\$2,628,841,121	↑ 58%	\$41,740,861,828	\$33,182,580,725	↑ 26%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	5,080	3,614	↑ 41%	54,267	46,625	↑ 16%
Active listings	21,780	21,008	↑ 4%	21,886	18,776	↑ 17%
Median price	\$462,250	\$403,090	↑ 15%	\$450,000	\$417,500	↑ 8%
Average selling time (days)	58	52	↑ 6	60	54	↑ 6
Condominium						
Sales	1,998	1,431	↑ 40%	21,425	18,302	↑ 17%
Active listings	9,891	9,372	↑ 6%	9,942	8,596	↑ 16%
Median price	\$395,000	\$360,000	↑ 10%	\$377,000	\$360,000	↑ 5%
Average selling time (days)	61	58	↑ 3	60	57	↑ 3
Plex (2-5 units)						
Sales	849	584	↑ 45%	7,678	6,302	↑ 22%
Active listings	4,329	4,648	↓ -7%	4,505	4,176	↑ 8%
Median price	\$605,000	\$525,000	↑ 15%	\$580,000	\$525,000	↑ 10%
Average selling time (days)	71	69	↑ 2	78	75	↑ 3

MONTÉAL CMA

Island of Montreal

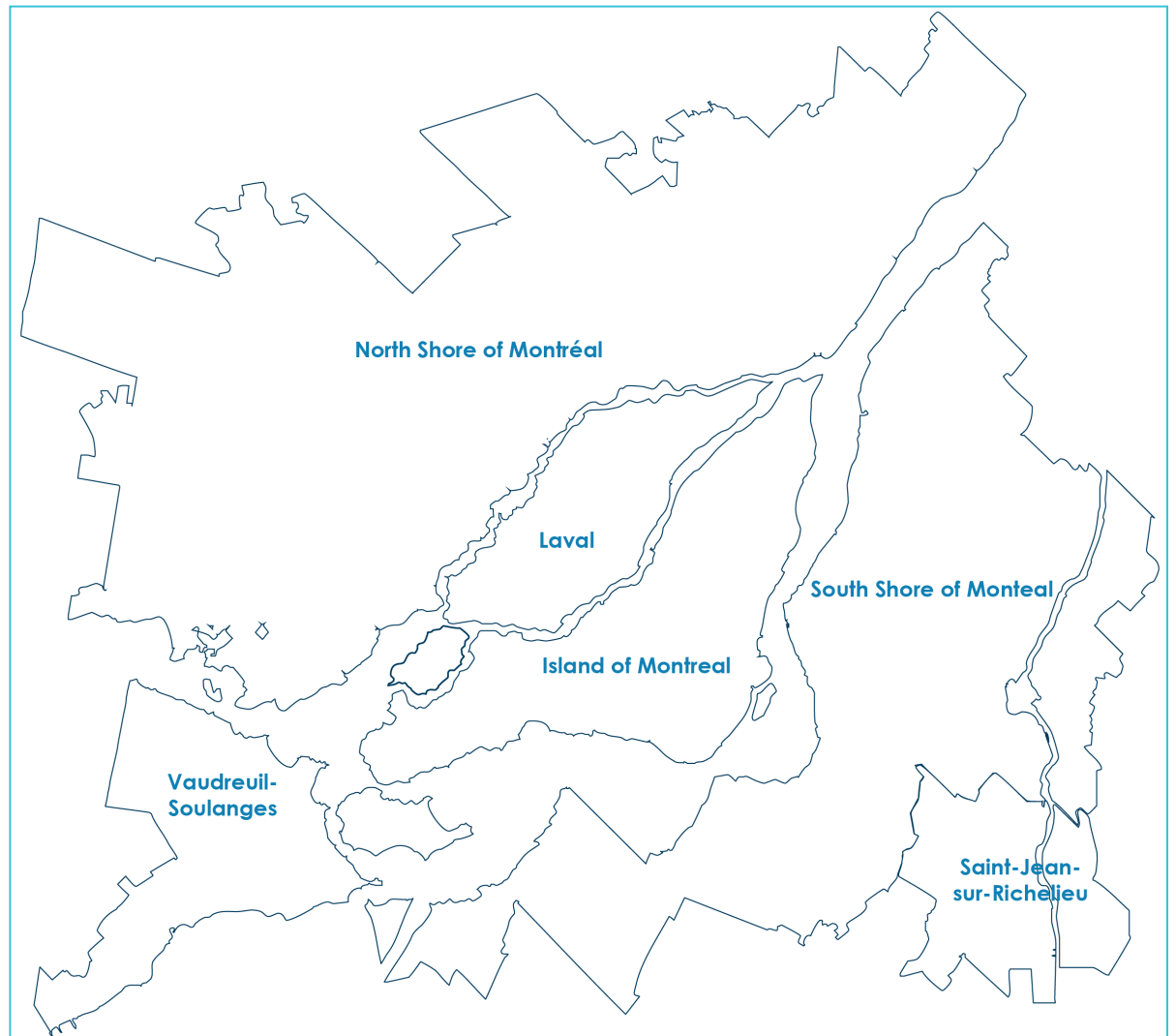
Laval

North Shore of Montreal

South Shore of Montreal

Vaudreuil-Soulanges

Saint-Jean-sur-Richelieu



Montreal CMA

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	3,897	2,651	↑ 47%	40,549	34,249	↑ 18%
Active listings	17,310	17,046	↑ 2%	17,582	15,532	↑ 13%
New listings	4,909	4,638	↑ 6%	64,409	57,357	↑ 12%
Sales volume	\$2,501,989,571	\$1,529,396,902	↑ 64%	\$24,713,339,048	\$19,669,547,703	↑ 26%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	1,966	1,321	↑ 49%	20,815	17,724	↑ 17%
Active listings	7,208	7,315	↓ -1%	7,415	6,625	↑ 12%
Median price	\$600,000	\$539,700	↑ 11%	\$577,000	\$542,500	↑ 6%
Average selling time (days)	52	47	↑ 5	54	49	↑ 5
Condominium						
Sales	1,473	1,046	↑ 41%	15,808	13,327	↑ 19%
Active listings	7,753	7,141	↑ 9%	7,697	6,587	↑ 17%
Median price	\$425,000	\$395,000	↑ 8%	\$407,000	\$390,000	↑ 4%
Average selling time (days)	60	59	↑ 1	60	57	↑ 3
Plex (2-5 units)						
Sales	455	282	↑ 61%	3,903	3,169	↑ 23%
Active listings	2,281	2,547	↓ -10%	2,423	2,282	↑ 6%
Median price	\$770,000	\$731,250	↑ 5%	\$766,500	\$725,000	↑ 6%
Average selling time (days)	71	64	↑ 7	76	72	↑ 4

Island of Montreal

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	1,454	1,039	↑ 40%	14,995	12,704	↑ 18%
Active listings	8,780	8,225	↑ 7%	8,761	7,750	↑ 13%
New listings	2,080	1,885	↑ 10%	27,573	24,378	↑ 13%
Sales volume	\$1,090,784,296	\$697,146,857	↑ 56%	\$10,585,921,344	\$8,477,648,680	↑ 25%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	374	269	↑ 39%	4,163	3,486	↑ 19%
Active listings	1,943	1,832	↑ 6%	1,941	1,806	↑ 7%
Median price	\$800,000	\$740,000	↑ 8%	\$745,000	\$717,600	↑ 4%
Average selling time (days)	59	56	↑ 3	62	60	↑ 2
Condominium						
Sales	812	600	↑ 35%	8,414	7,159	↑ 18%
Active listings	5,392	4,810	↑ 12%	5,288	4,486	↑ 18%
Median price	\$477,000	\$449,000	↑ 6%	\$460,000	\$444,000	↑ 4%
Average selling time (days)	66	66	↔ 0	65	62	↑ 3
Plex (2-5 units)						
Sales	268	170	↑ 58%	2,418	2,059	↑ 17%
Active listings	1,445	1,583	↓ -9%	1,532	1,458	↑ 5%
Median price	\$836,000	\$773,500	↑ 8%	\$820,000	\$770,000	↑ 6%
Average selling time (days)	72	65	↑ 7	75	71	↑ 4

Laval

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	361	238	↑ 52%	3,797	3,185	↑ 19%
Active listings	1,359	1,377	↓ -1%	1,410	1,252	↑ 13%
New listings	422	392	↑ 8%	5,657	5,009	↑ 13%
Sales volume	\$205,581,043	\$125,957,843	↑ 63%	\$2,170,734,129	\$1,722,019,637	↑ 26%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	215	139	↑ 55%	2,306	1,974	↑ 17%
Active listings	696	786	↓ -11%	768	675	↑ 14%
Median price	\$578,000	\$495,000	↑ 17%	\$574,250	\$530,000	↑ 8%
Average selling time (days)	47	38	↑ 9	51	46	↑ 5
Condominium						
Sales	118	79	↑ 49%	1,242	1,041	↑ 19%
Active listings	532	437	↑ 22%	490	418	↑ 17%
Median price	\$407,500	\$367,500	↑ 11%	\$390,000	\$380,000	↑ 3%
Average selling time (days)	57	59	↓ -2	63	55	↑ 8
Plex (2-5 units)						
Sales	28	20	**	249	169	↑ 47%
Active listings	130	153	↓ -15%	151	158	↓ -5%
Median price	**	**	**	\$790,000	\$725,000	↑ 9%
Average selling time (days)	**	**	**	79	77	↑ 2

North Shore of Montreal

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	912	625	↑ 46%	9,440	7,903	↑ 19%
Active listings	2,918	3,042	↓ -4%	2,972	2,590	↑ 15%
New listings	1,055	995	↑ 6%	13,090	11,690	↑ 12%
Sales volume	\$513,838,320	\$303,587,387	↑ 69%	\$4,964,355,107	\$3,902,478,739	↑ 27%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	623	446	↑ 40%	6,495	5,535	↑ 17%
Active listings	1,941	1,966	↓ -1%	1,950	1,696	↑ 15%
Median price	\$549,000	\$470,000	↑ 17%	\$520,000	\$490,000	↑ 6%
Average selling time (days)	49	43	↑ 6	50	44	↑ 6
Condominium						
Sales	207	126	↑ 64%	2,351	1,920	↑ 22%
Active listings	583	676	↓ -14%	634	577	↑ 10%
Median price	\$375,000	\$331,000	↑ 13%	\$345,000	\$330,000	↑ 5%
Average selling time (days)	52	47	↑ 5	51	47	↑ 4
Plex (2-5 units)						
Sales	80	52	↑ 54%	578	435	↑ 33%
Active listings	353	372	↓ -5%	360	294	↑ 22%
Median price	\$621,000	\$591,500	↑ 5%	\$646,500	\$570,000	↑ 13%
Average selling time (days)	61	65	↓ -4	78	74	↑ 4

South Shore of Montreal

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	920	581	↑ 58%	9,509	8,012	↑ 19%
Active listings	3,015	3,210	↓ -6%	3,189	2,924	↑ 9%
New listings	969	1,016	↓ -5%	13,611	12,282	↑ 11%
Sales volume	\$545,562,754	\$318,755,450	↑ 71%	\$5,450,587,622	\$4,291,372,752	↑ 27%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	578	353	↑ 64%	5,836	4,939	↑ 18%
Active listings	1,775	1,943	↓ -9%	1,906	1,758	↑ 8%
Median price	\$590,000	\$550,000	↑ 7%	\$575,000	\$539,900	↑ 7%
Average selling time (days)	51	47	↑ 4	51	48	↑ 3
Condominium						
Sales	281	195	↑ 44%	3,154	2,676	↑ 18%
Active listings	968	927	↑ 4%	987	874	↑ 13%
Median price	\$395,000	\$363,000	↑ 9%	\$375,000	\$356,000	↑ 5%
Average selling time (days)	48	47	↑ 1	50	49	↑ 1
Plex (2-5 units)						
Sales	60	32	↑ 88%	517	390	↑ 33%
Active listings	259	334	↓ -22%	287	285	↑ 1%
Median price	\$715,000	\$693,000	↑ 3%	\$685,000	\$635,000	↑ 8%
Average selling time (days)	79	48	↑ 31	71	71	↔ 0

Vaudreuil-Soulanges

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	150	93	↑ 61%	1,735	1,496	↑ 16%
Active listings	868	806	↑ 8%	874	664	↑ 32%
New listings	242	234	↑ 3%	2,966	2,577	↑ 15%
Sales volume	\$92,693,478	\$49,507,053	↑ 87%	\$989,014,716	\$833,034,133	↑ 19%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	109	64	↑ 70%	1,236	1,118	↑ 11%
Active listings	588	536	↑ 10%	594	462	↑ 29%
Median price	\$629,000	\$573,500	↑ 10%	\$575,000	\$550,000	↑ 5%
Average selling time (days)	65	67	↓ -2	59	51	↑ 8
Condominium						
Sales	37	27	**	455	343	↑ 33%
Active listings	236	230	↑ 3%	243	169	↑ 44%
Median price	\$356,000	**	**	\$360,000	\$360,000	↔ 0%
Average selling time (days)	74	**	**	72	60	↑ 12
Plex (2-5 units)						
Sales	4	2	**	41	28	**
Active listings	33	34	↓ -3%	30	27	**
Median price	**	**	**	\$630,000	**	**
Average selling time (days)	**	**	**	79	**	**

Saint-Jean-sur-Richelieu

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	100	75	↑ 33%	1,073	949	↑ 13%
Active listings	370	386	↓ -4%	376	353	↑ 6%
New listings	141	116	↑ 22%	1,512	1,421	↑ 6%
Sales volume	\$53,529,680	\$34,442,312	↑ 55%	\$552,726,130	\$442,993,762	↑ 25%

Detailed Statistics by Property Category

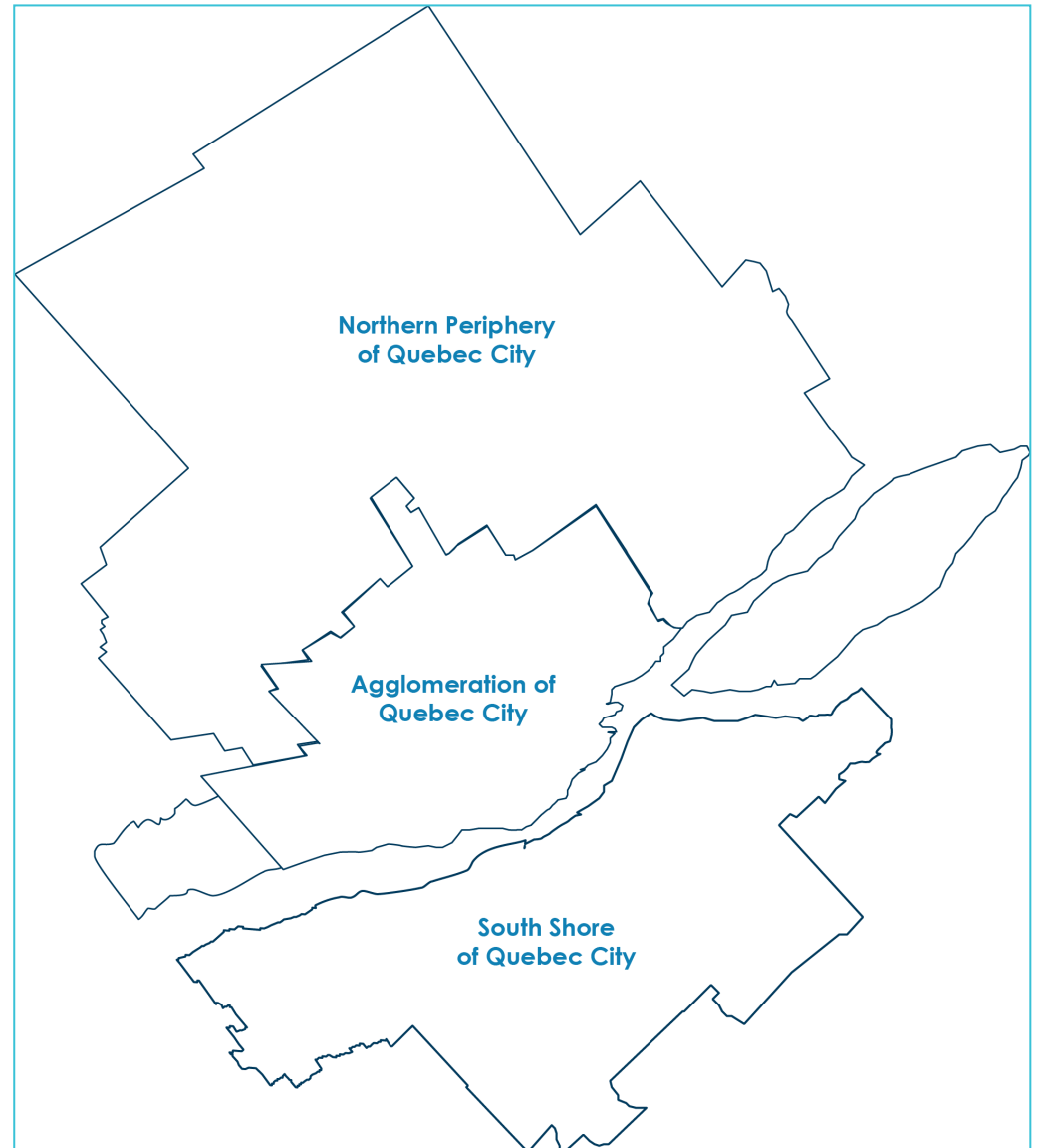
	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	67	50	↑ 34%	779	672	↑ 16%
Active listings	265	252	↑ 5%	256	229	↑ 12%
Median price	\$510,000	\$459,500	↑ 11%	\$511,900	\$481,000	↑ 6%
Average selling time (days)	50	40	↑ 10	54	51	↑ 3
Condominium						
Sales	18	19	**	192	188	↑ 2%
Active listings	42	61	↓ -31%	55	63	↓ -13%
Median price	**	**	**	\$334,000	\$330,000	↑ 1%
Average selling time (days)	**	**	**	46	45	↑ 1
Plex (2-5 units)						
Sales	15	6	**	100	88	↑ 14%
Active listings	61	71	↓ -14%	63	59	↑ 6%
Median price	**	**	**	\$518,000	\$446,500	↑ 16%
Average selling time (days)	**	**	**	88	61	↑ 27

QUEBEC CITY CMA

Agglomeration of Quebec City

Northern Periphery of Québec City

South Shore of Québec City



Quebec City CMA

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	920	632	↑ 46%	9,039	7,767	↑ 16%
Active listings	2,250	3,114	↓ -28%	2,504	2,886	↓ -13%
New listings	998	953	↑ 5%	10,654	10,184	↑ 5%
Sales volume	\$385,638,616	\$238,334,086	↑ 62%	\$3,632,814,737	\$2,829,946,096	↑ 28%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	580	403	↑ 44%	5,589	4,837	↑ 16%
Active listings	1,387	1,905	↓ -27%	1,525	1,761	↓ -13%
Median price	\$405,000	\$361,000	↑ 12%	\$383,000	\$349,950	↑ 9%
Average selling time (days)	45	41	↑ 4	50	48	↑ 2
Condominium						
Sales	263	172	↑ 53%	2,682	2,326	↑ 15%
Active listings	572	829	↓ -31%	684	803	↓ -15%
Median price	\$275,000	\$258,500	↑ 6%	\$270,000	\$240,000	↑ 13%
Average selling time (days)	61	51	↑ 10	53	59	↓ -6
Plex (2-5 units)						
Sales	77	57	↑ 35%	766	598	↑ 28%
Active listings	279	375	↓ -26%	289	319	↓ -10%
Median price	\$450,000	\$389,000	↑ 16%	\$434,750	\$387,500	↑ 12%
Average selling time (days)	49	50	↓ -1	65	68	↓ -3

Agglomeration of Quebec City

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	595	437	↑ 36%	6,021	5,362	↑ 12%
Active listings	1,201	1,741	↓ -31%	1,349	1,639	↓ -18%
New listings	655	630	↑ 4%	6,752	6,717	↑ 1%
Sales volume	\$252,734,645	\$164,111,256	↑ 54%	\$2,390,033,032	\$1,939,331,475	↑ 23%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	324	246	↑ 32%	3,167	2,899	↑ 9%
Active listings	527	737	↓ -28%	574	705	↓ -19%
Median price	\$422,000	\$366,500	↑ 15%	\$385,000	\$350,000	↑ 10%
Average selling time (days)	33	35	↓ -2	42	42	↔ 0
Condominium						
Sales	209	143	↑ 46%	2,256	1,999	↑ 13%
Active listings	478	714	↓ -33%	569	693	↓ -18%
Median price	\$285,000	\$265,000	↑ 8%	\$275,000	\$245,000	↑ 12%
Average selling time (days)	53	50	↑ 3	53	57	↓ -4
Plex (2-5 units)						
Sales	62	48	↑ 29%	597	464	↑ 29%
Active listings	196	288	↓ -32%	206	240	↓ -14%
Median price	\$463,000	\$401,500	↑ 15%	\$445,000	\$406,000	↑ 10%
Average selling time (days)	48	46	↑ 2	63	62	↑ 1

Northern Periphery of Quebec City

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	97	62	↑ 56%	1,086	857	↑ 27%
Active listings	539	664	↓ -19%	559	601	↓ -7%
New listings	125	97	↑ 29%	1,542	1,331	↑ 16%
Sales volume	\$48,066,643	\$27,086,615	↑ 77%	\$506,407,187	\$367,237,974	↑ 38%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	86	52	↑ 65%	945	762	↑ 24%
Active listings	484	605	↓ -20%	500	553	↓ -10%
Median price	\$429,200	\$402,500	↑ 7%	\$425,000	\$385,000	↑ 10%
Average selling time (days)	65	50	↑ 15	62	57	↑ 5
Condominium						
Sales	11	9	**	118	81	↑ 46%
Active listings	32	37	↓ -14%	37	33	↑ 13%
Median price	**	**	**	\$272,500	\$205,000	↑ 33%
Average selling time (days)	**	**	**	50	86	↓ -36
Plex (2-5 units)						
Sales	0	1	**	23	14	**
Active listings	15	21	**	16	15	**
Median price	**	**	**	**	**	**
Average selling time (days)	**	**	**	**	**	**

South Shore of Quebec City

November 2024

Residential: Summary of Centris Activity

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Total sales	228	133	↑ 71%	1,932	1,548	↑ 25%
Active listings	510	709	↓ -28%	597	646	↓ -8%
New listings	218	226	↓ -4%	2,360	2,136	↑ 10%
Sales volume	\$84,837,328	\$47,136,215	↑ 80%	\$736,374,518	\$523,376,647	↑ 41%

Detailed Statistics by Property Category

	November			Year-to-date		
	2024	2023	Variation	2024	2023	Variation
Single-family home						
Sales	170	105	↑ 62%	1,477	1,176	↑ 26%
Active listings	376	563	↓ -33%	451	503	↓ -10%
Median price	\$375,000	\$330,000	↑ 14%	\$360,000	\$329,000	↑ 9%
Average selling time (days)	57	51	↑ 6	62	56	↑ 6
Condominium						
Sales	43	20	**	308	246	↑ 25%
Active listings	62	78	↓ -21%	78	77	↑ 1%
Median price	\$245,000	**	↑ 11%	\$243,250	\$219,000	↑ 11%
Average selling time (days)	105	**	**	56	64	↓ -8
Plex (2-5 units)						
Sales	15	8	**	146	120	↑ 22%
Active listings	68	66	↑ 3%	66	64	↑ 3%
Median price	**	**	**	\$395,000	\$326,950	↑ 21%
Average selling time (days)	**	**	**	63	91	↓ -28

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The Quebec Professional Association of Real Estate Brokers (QPAREB) is a non-profit association that brings together more than 15,000 real estate brokers and agencies. It is responsible for promoting and defending their interests while taking into account the issues facing the profession and the various professional and regional realities of its members. The QPAREB is also an important player in many real estate dossiers, including the implementation of measures that promote homeownership. The Association reports on Quebec's residential real estate market statistics, provides training, tools and services relating to real estate, and facilitates the collection, dissemination and exchange of information. The QPAREB is headquartered in Quebec City, has its administrative offices in Montreal and a regional office in Ville de Saguenay. It has two subsidiaries: Centris Inc. and the Collège de l'immobilier du Québec. Follow its activities at qpareb.ca or via its social media pages: [Facebook](#), [LinkedIn](#), [Twitter](#) and [Instagram](#).

Information

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