

**VACANCY RATES IN PRIVATELY INITIATED APARTMENT STRUCTURES
OF THREE UNITS AND OVER IN METROPOLITAN AREAS**

| | October 2000 | October 2001 | October 2002 | October 2003 | October 2004 |
|--------------------------------|-----------------|-----------------|-----------------|-----------------|-----------------|
| Atlantic Region | | | | | |
| St. John's | 3.8 | 2.5 | 2.7 | 2.0 | 3.1 |
| Halifax | 3.6 | 2.8 | 2.7 | 2.3 | 2.9 |
| Saint John | 3.4 | 5.6 | 6.3 | 5.2 | 5.8 |
| Quebec Region | | | | | |
| Gatineau | 1.4 | 0.6 | 0.5 | 1.2 | 2.1 |
| Montréal | 1.5 | 0.6 | 0.7 | 1.0 | 1.5 |
| Québec | 1.6 | 0.8 | 0.3 | 0.5 | 1.1 |
| Saguenay | 4.4 | 4.4 | 4.9 | 5.2 | 5.3 |
| Sherbrooke | 4.7 | 2.3 | 1.8 | 0.7 | 0.9 |
| Trois-Rivières | 6.8 | 4.7 | 3.0 | 1.5 | 1.2 |
| Ontario Region | | | | | |
| Hamilton | 1.7 | 1.3 | 1.6 | 3.0 | 3.4 |
| Kingston* | 1.8 | 1.5 | 0.9 | 1.9 | 2.4 |
| Kitchener | 0.7 | 0.9 | 2.3 | 3.2 | 3.5 |
| London | 2.2 | 1.6 | 2.0 | 2.1 | 3.7 |
| Oshawa | 1.7 | 1.3 | 2.3 | 2.9 | 3.4 |
| Ottawa | 0.2 | 0.8 | 1.9 | 2.9 | 3.9 |
| St. Catharines-Niagara | 2.6 | 1.9 | 2.4 | 2.7 | 2.6 |
| Greater Sudbury | 7.7 | 5.7 | 5.1 | 3.6 | 2.6 |
| Thunder Bay | 5.8 | 5.8 | 4.7 | 3.3 | 5.0 |
| Toronto | 0.6 | 0.9 | 2.5 | 3.8 | 4.3 |
| Windsor | 1.9 | 2.9 | 3.9 | 4.3 | 8.8 |
| Prairie Region | | | | | |
| Calgary | 1.3 | 1.2 | 2.9 | 4.4 | 4.3 |
| Edmonton | 1.4 | 0.9 | 1.7 | 3.4 | 5.3 |
| Regina | 1.4 | 2.1 | 1.9 | 2.1 | 2.7 |
| Saskatoon | 1.7 | 2.9 | 3.7 | 4.5 | 6.3 |
| Winnipeg | 2.0 | 1.4 | 1.2 | 1.3 | 1.1 |
| British Columbia Region | | | | | |
| Abbotsford* | 3.7 | 2.4 | 2.0 | 2.5 | 2.8 |
| Vancouver | 1.4 | 1.0 | 1.4 | 2.0 | 1.3 |
| Victoria | 1.8 | 0.5 | 1.5 | 1.1 | 0.6 |
| Total (1) | 1.6 | 1.1 | 1.7 | 2.2 | 2.7 |

(1) Weighted average of metropolitan areas surveyed does not include the newly created Abbotsford and Kingston CMAs prior to 2002.

* Data prior to 2002 is based on the census agglomeration definition; 2002, 2003 and 2004 data is based on the census metropolitan area definition.

**AVERAGE RENTS IN PRIVATELY INITIATED APARTMENT STRUCTURES
OF THREE UNITS AND OVER IN METROPOLITAN AREAS**

| | One-Bedroom | | Two-Bedroom | |
|--------------------------------|-------------|-----------|-------------|-----------|
| | Oct. 2003 | Oct. 2004 | Oct. 2003 | Oct. 2004 |
| Atlantic Region | \$ | \$ | \$ | \$ |
| St. John's | 520 | 521 | 607 | 618 |
| Halifax | 596 | 612 | 720 | 747 |
| Saint John | 423 | 432 | 504 | 520 |
| Quebec Region | | | | |
| Gatineau | 548 | 556 | 639 | 663 |
| Montréal | 528 | 536 | 575 | 594 |
| Québec | 506 | 516 | 567 | 596 |
| Saguenay | 374 | 375 | 457 | 459 |
| Sherbrooke | 385 | 390 | 471 | 495 |
| Trois-Rivières | 382 | 369 | 436 | 457 |
| Ontario Region | | | | |
| Hamilton | 633 | 641 | 778 | 789 |
| Kingston | 627 | 646 | 768 | 785 |
| Kitchener | 646 | 651 | 754 | 765 |
| London | 586 | 603 | 736 | 758 |
| Oshawa | 752 | 750 | 845 | 852 |
| Ottawa | 768 | 772 | 932 | 940 |
| St. Catharines-Niagara | 600 | 611 | 704 | 722 |
| Greater Sudbury | 524 | 529 | 651 | 655 |
| Thunder Bay | 552 | 550 | 672 | 679 |
| Toronto | 884 | 887 | 1,040 | 1,052 |
| Windsor | 650 | 648 | 776 | 776 |
| Prairie Region | | | | |
| Calgary | 661 | 655 | 804 | 806 |
| Edmonton | 588 | 597 | 722 | 730 |
| Regina | 490 | 503 | 589 | 602 |
| Saskatoon | 469 | 472 | 576 | 580 |
| Winnipeg | 508 | 516 | 645 | 664 |
| British Columbia Region | | | | |
| Abbotsford | 537 | 546 | 672 | 684 |
| Vancouver | 759 | 774 | 965 | 984 |
| Victoria | 619 | 630 | 789 | 799 |

**VACANCY AND AVAILABILITY RATES
IN PRIVATELY INITIATED APARTMENT STRUCTURES
OF THREE UNITS AND OVER IN METROPOLITAN AREAS**

| | Vacancy Rate | Availability Rate |
|--------------------------------|-----------------|-------------------|
| | October 2004 | October 2004 |
| Atlantic Region | | |
| St. John's | 3.1 | 4.5 |
| Halifax | 2.9 | 3.9 |
| Saint John | 5.8 | 7.3 |
| Quebec Region | | |
| Gatineau | 2.1 | 2.6 |
| Montréal | 1.5 | 1.9 |
| Québec | 1.1 | 1.5 |
| Saguenay | 5.3 | NA |
| Sherbrooke | 0.9 | 1.5 |
| Trois-Rivières | 1.2 | 1.6 |
| Ontario Region | | |
| Hamilton | 3.4 | 5.4 |
| Kingston | 2.4 | 4.3 |
| Kitchener | 3.5 | 6.3 |
| London | 3.7 | 5.9 |
| Oshawa | 3.4 | 4.4 |
| Ottawa | 3.9 | 6.7 |
| St. Catharines-Niagara | 2.6 | 4.4 |
| Greater Sudbury | 2.6 | 4.4 |
| Thunder Bay | 5.0 | 7.9 |
| Toronto | 4.3 | 6.2 |
| Windsor | 8.8 | 10.4 |
| Prairie Region | | |
| Calgary | 4.3 | 6.2 |
| Edmonton | 5.3 | 6.9 |
| Regina | 2.7 | 4.4 |
| Saskatoon | 6.3 | 8.5 |
| Winnipeg | 1.1 | 1.8 |
| British Columbia Region | | |
| Abbotsford | 2.8 | 4.0 |
| Vancouver | 1.3 | 2.3 |
| Victoria | 0.6 | 1.9 |
| Total (1) | 2.7 | 3.9 |

(1) Weighted average of metropolitan areas surveyed