

RELEASE

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St. John's Area Housing Starts Increase in April

ST. JOHN'S, May 8, 2009 – Urban housing starts increased during the month of April, according to preliminary data¹ released today by Canada Mortgage and Housing Corporation (CMHC). April's housing starts totaled 87 throughout the St. John's area versus 60 starts in April of 2008. An additional five housing starts were recorded in other urban areas across the province for a total of 92 provincial starts compared to 73 a year ago.

"For the St. John's metro area, April's housing starts posted 45 per cent growth over the same month last year and are up 30 per cent year-to-date," said Chris Janes, senior market analyst with CMHC in Newfoundland and Labrador. "The recent strength in new home construction activity has been driven and supported by a healthy local economy, as well as an increased number of buyers opting for newly-built custom homes," added Janes.

For Canada's urban centres, total housing starts fell 53 per cent with 8,063 recorded in April compared to 17,209 during April of 2008. Single-detached starts decreased 49 per cent to 3,526, while multiple starts of 4,537 represent a 56 per cent decline from a year ago. Throughout Atlantic Canada, there were 369 urban housing starts posted versus 533 the previous April, a decline of 31 per cent.

As Canada's national housing agency, CMHC draws on more than 60 years of experience to help Canadians access a variety of quality, environmentally sustainable, and affordable homes — homes that will continue to create vibrant and healthy communities and cities across the country.

1 Figures for the most recent month are preliminary and subject to revisions due to corrections or updates from quarterly enumeration or sampling results.

For more information, visit www.cmhc.ca or call 1-800-668-2642.

PRELIMINARY URBAN MONTHLY HOUSING STARTS NEWFOUNDLAND & LABRADOR SUMMARY						
	2009	2008	% Change	YEAR-TO-DATE		% Change
	APR	APR		2009	2008	
ALL URBAN CENTRES WITH POPULATIONS > 50,000						
ST. JOHN'S CMA						
Single	83	52	59.6%	249	193	29.0%
Multiple	4	8	-50.0%	52	39	33.3%
TOTAL	87	60	45.0%	301	232	29.7%
ALL URBAN CENTRES WITH POPULATION >10,000						
ALL CENTRES*						
Single	88	62	41.9%	262	207	26.6%
Multiple	4	11	-63.6%	54	42	28.6%
TOTAL	92	73	26.0%	316	249	26.9%

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* Includes all centres with a total population of more than 10,000 (St. John's CMA, Bay Roberts CA, Corner Brook CA, Gander CA, Grand Falls/Windsor CA, and Labrador City CA)

Indicates changes in excess of 100% which are not reported due to volatility resulting from small absolute numbers.

Data for 2006 on 2001 Census Definitions.

Data for 2008 on 2006 Preliminary Census Definitions.

Information on this release:

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