

RELEASE

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St. John's Housing Starts Increase in September

St. John's, October 8, 2008 – Urban housing starts increased during the month of September, according to preliminary data¹ released today by Canada Mortgage and Housing Corporation (CMHC). September's total housing starts increased 18 per cent, with 268 posted throughout Newfoundland and Labrador compared to 227 a year ago. So far this year, urban housing starts total 1,580 across the province, up 22 per cent. 209 of the 268 provincial starts were recorded within the St. John's region versus 178 last September, an increase of 17 per cent. Year-to-date, housing starts within the St. John's region are 23 per cent higher than the same period last year, with 1,288 recorded.

"New home demand remains very high within the local housing market and much of the increase in housing starts during September can be attributed to a 40 per cent reduction in existing home inventory so far this year," said Chris Janes, Senior Market Analyst with CMHC in Newfoundland and Labrador. "With the Hebron agreement now in place, a bustling local economy and positive in-migration, both the new and existing home markets continue to show signs of strength," added Janes.

For Canada's urban centres, total housing starts retreated 20 per cent with 17,644 in September compared to 22,033 during September of 2007. Single-detached starts fell 23 per cent to 6,299 while multiple starts of 11,345 represent an 18 per cent decrease from a year ago. Throughout Atlantic Canada, there were 1,030 urban housing starts versus 1,029 the previous September.

Canada Mortgage and Housing Corporation conducts a monthly survey of housing construction in urban centres of Canada with a population of 50,000 and over.

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

(Ce document existe également en français.)

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PRELIMINARY QUARTERLY HOUSING STARTS NEWFOUNDLAND & LABRADOR SUMMARY						
	2008	2007	% Change	YEAR-TO-DATE		% Change
	Q3	Q3		2008	2007	
ALL URBAN CENTRES WITH POPULATIONS > 10,000						
ST. JOHN'S CMA						
Single	520	417	24.7%	1,029	814	26.4%
Multiple	140	106	32.1%	259	232	11.6%
TOTAL	660	523	26.2%	1,288	1,046	23.1%
BAY ROBERTS CA						
Single	36	16	##	55	30	83.3%
Multiple	0	0	-	0	0	-
TOTAL	36	16	##	55	30	83.3%
CORNER BROOK CA						
Single	31	28	10.7%	51	43	18.6%
Multiple	4	0	-	4	8	-50.0%
TOTAL	35	28	25.0%	55	51	7.8%
GANDER CA						
Single	46	26	76.9%	67	54	24.1%
Multiple	4	4	0.0%	12	10	20.0%
TOTAL	50	30	66.7%	79	64	23.4%
GRAND FALLS/ WINDSOR CA						
Single	33	19	73.7%	49	43	14.0%
Multiple	28	18	55.6%	54	23	##
TOTAL	61	37	64.9%	103	66	56.1%
LABRADOR CA						
Single	0	34	##	0	34	##
Multiple	0	0	-	0	0	-
TOTAL	0	34	##	0	34	##
ALL CENTRES*						
Single	666	540	23.3%	1,251	1,018	22.9%
Multiple	176	128	37.5%	329	273	20.5%
TOTAL	842	668	26.0%	1,580	1,291	22.4%

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

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

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

PRELIMINARY URBAN MONTHLY HOUSING STARTS NEWFOUNDLAND & LABRADOR SUMMARY						
	2008	2007	% Change	YEAR-TO-DATE		% Change
	SEP	SEP		2008	2007	
ALL URBAN CENTRES WITH POPULATIONS > 50,000						
ST. JOHN'S CMA						
Single	162	133	21.8%	1,029	814	26.4%
Multiple	47	45	4.4%	259	232	11.6%
TOTAL	209	178	17.4%	1,288	1,046	23.1%
ALL URBAN CENTRES WITH POPULATION >10,000						
ALL CENTRES*						
Single	207	171	21.1%	1,251	1,018	22.9%
Multiple	61	56	8.9%	329	273	20.5%
TOTAL	268	227	18.1%	1,580	1,291	22.4%

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

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

For further information:

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