

EDMONTON

REAL ESTATE REPORT

April

2017

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Dear Friends,

Spring is finally peeking around the corner after a drawn-out winter and with it comes the promise of sunny afternoons, blooming flowers, and a slowly defrosting housing market.

Now is the time to harness the spirit of spring and tick off items from the to-do list around the house: spring-cleaning, taking advantage of renovation sales, and freshening up the home's vibe.

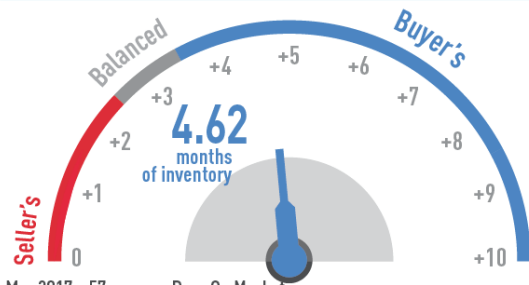
The weather might not be quite warm enough yet to put on the gardening gloves but we've set out some ideas on how to bring the benefits of a fresh garden right to your kitchen counter.

We've also included an update on recent developments in the local real estate market and the latest infographic market reports in our monthly newsletter.

If you, your friends or family are looking to buy or sell real estate, please keep me in mind. I am happy to answer any questions and look forward to guiding you on your housing needs.

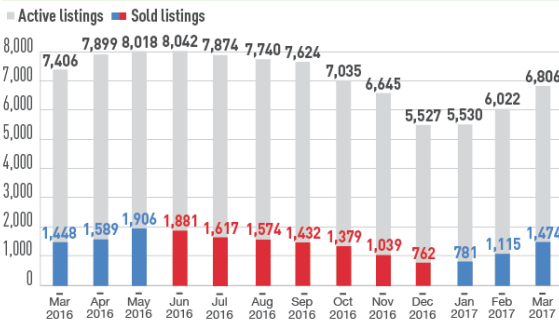
EDMONTON MARKET REPORT

Market Status



Inventory

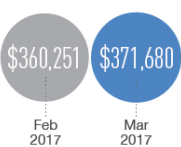
Listing inventory & SOLD (13 months history)



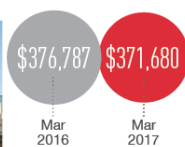
Average Prices

City of Edmonton average SOLD price

Month to Month

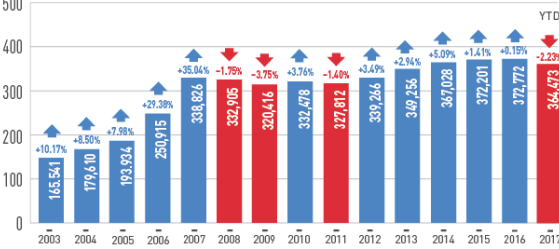


Year to Year



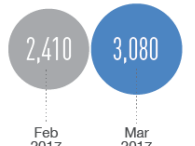
Years - Residential Average Price

Prices in \$ and Price movement in percentage

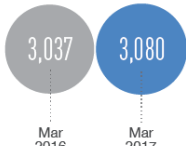


NEW Listings

Month to Month



Year to Year

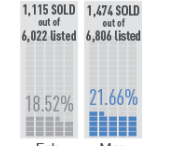


Transactions Data

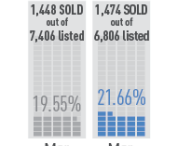
Odds of selling

(Percentage of Homes Sold VS Listings)

Month to Month



Year to Year



GREG STEELE

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RE/MAX Excellence

Events & Festivals

Holidays:

- Good Friday - April 14, 2017
- Easter Monday - April 17, 2017

Events:

- Spring Spectacular - Apr 11, 2017
<http://jazzfest.edmontonjazzfestivalalso-ciety.com/2016/emilie-claire-barlow/>
- Pro Coro Canada: Good Friday at the Winspear - Apr 14, 2017
<https://www.winspearcentre.com/wins-home?view=featured>
- Build Your Own Bee Hotel - Apr 19, 2017
<http://www.avenueedmonton.com/Calendar/index.php/name/Build-Your-Own-Bee-Hotel/event/9582/>
- National Volunteer Week Kickoff Breakfast - Apr 24, 2017
www.ivcstrathcona.org/national-volunteer-week/
- Hummingbird Gala 2017 - Apr 28, 2017
<https://www.eventbrite.ca/e/hummingbird-gala-2017-tickets-30264160920>
- Northern Lands - May 2 - May 6, 2017
www.northernlands.ca

BRING YOUR GARDEN TO YOU

Why wait to start harvesting organic herbs and veggies? Get a head start on the season by planting seeds now, bringing your garden right to your kitchen and adding a touch of fresh greenery to your home.

Basil, mint and other herbs

Herbs can be harvested in less than a month and add a splash of flavour to any dish.



Tomatoes

They take a few months to grow but the antioxidant and anti-inflammatory properties make the wait worth it.



TOP EDIBLE PLANTS TO GROW INDOORS

Carrots

Make sure to use a big enough pot, at least a foot and a half deep.



Lemons

If you want to harvest right away, buy a dwarf tree at a plant nursery.

Let there be light – Plants thrive in airy, light environments. Start by choosing a convenient gardening location with enough warmth and sunlight — windowsills work well if they are not too close to a draft.

The down n' dirty on soil – Setting up the perfect soil mixture is easier indoors than outdoors because there are fewer variables. Most plant shops sell bags of seed-starting or sterile soil mix that will help lock in moisture and set you up for success.

Potty for pots – Almost anything can be used as a pot for your plants: a recycled yogurt container, colourful colanders, or store-bought terra cotta pots. It just needs to be clean, large enough, and with sufficient drainage. Keep in mind the kind of seeds you are planting — climbing plants like beans and tomatoes grow up while carrots and beets have deeper roots and grow down. Be creative with the space you have and use hanging planters or stackable stands to fit.

Feed your food – Water your plants consistently and make sure the soil is always humid. Once a week, or per packaging instructions, feed your plants a fertilizer to give them the necessary nutrients to grow. Fish emulsion or seaweed fertilizer is a good organic, water-soluble option.

Enjoy – Food always tastes best when you know you've grown it yourself and it comes from a clean, organic source. For the more impatient gardeners among us, start out by planting herbs because they only take a few weeks to germinate and will be ready to enjoy sooner.

Real Estate News Feed

Home prices in Edmonton area drop slightly in February - Edmonton Journal - <http://edmontonjournal.com/business/real-estate/home-prices-in-edmonton-area-drop-slightly-in-february>

St. Albert maps a digital future - The Globe and Mail - <http://www.theglobeandmail.com/real-estate/calgary-and-edmonton/st-albert-alta-maps-a-digitalfuture/article34178415/>

Canadian house prices see record-breaking month - The Globe and Mail - <http://www.theglobeandmail.com/real-estate/house-price-data-centre-canadian-house-prices-see-record-breaking-month/article29697029/>

Average house prices up 3.5% in past year, worth \$519,521 in February - CBC News - <http://www.cbc.ca/news/business/average-house-prices-up-3-5-in-past-year-worth-519-521-in-february-1.4025687>

Indoor Garden Ideas

