

Primary Market Drill Down (M/M): July 2026 vs. June 2026

	Pos +/-	City	Demand Combined M/M	%+/-	1BR Combined M/M	2BR Combined M/M
1	1	Vancouver	6.5 6.1	7%	\$2,441 \$2,507	\$3,492 \$3,591
2	-1	Calgary	6.2 6.3	-2%	\$1,721 \$1,713	\$2,033 \$2,025
3	0	North York	6.0 5.3	13%	\$2,443 \$2,419	\$3,034 \$2,977
4	0	Mississauga	5.4 4.9	10%	\$2,262 \$2,259	\$2,660 \$2,667
5	0	Scarborough	4.8 3.9	23%	\$1,849 \$1,895	\$2,333 \$2,368
6	0	Toronto	4.5 3.7	21%	\$2,340 \$2,239	\$3,039 \$2,963
7	1	Edmonton	4.0 3.6	11%	\$1,346 \$1,334	\$1,664 \$1,662
8	1	Ottawa	3.9 3.5	13%	\$2,096 \$2,087	\$2,682 \$2,705
9	-2	Winnipeg	3.9 3.7	7%	\$1,560 \$1,508	\$1,870 \$1,858
10	0	Montreal	2.0 2.3	-10%	\$1,835 \$1,848	\$2,400 \$2,429

Source: Rentsync