Top Canadian Cities in Demand: August 2026

	Pos +/-	City	Demand Combined M/M	%+/-	1 Bed M/M Combined	2 Bed M/M Combined
1	11	**Lethbridge**	10.0 | 6.2	61%	$1,373 | $1,382	$1,593 | $1,605
2	0	**East York**	9.0 | 7.8	16%	$1,872 | $1,871	$2,431 | $2,407
3	14	**Richmond**	8.4 | 5.6	50%	$2,136 | $2,108	$2,466 | $2,530
4	10	**Coquitlam**	8.0 | 5.9	35%	$2,128 | $2,135	$2,764 | $2,717
5	4	**North Vancouver**	7.7 | 6.4	22%	$2,688 | $2,632	$3,712 | $3,237
6	-3	**New Westminster**	7.6 | 7.6	1%	$1,886 | $1,907	$2,593 | $2,628
7	N/D	**Hull**	7.2 | 3.7	96%	$1,799 | $1,720	$1,895 | $1,828
8	8	**Surrey**	6.7 | 5.7	16%	$1,797 | $1,806	$2,439 | $2,453
9	4	**North York**	6.4 | 6.0	6%	$2,447 | $2,443	$3,098 | $3,034
10	-4	**St. Albert**	6.3 | 6.6	−4%	$1,603 | $1,605	$1,885 | $1,902
11	-6	**Burnaby**	6.1 | 7.2	−14%	$1,997 | $2,046	$2,491 | $2,556
12	-1	**Calgary**	6.1 | 6.2	−1%	$1,727 | $1,721	$2,039 | $2,033
13	-5	**Vancouver**	6.0 | 6.5	−8%	$2,465 | $2,441	$3,524 | $3,492
14	-4	**Etobicoke**	5.8 | 6.2	−7%	$2,230 | $2,222	$2,819 | $2,854
15	17	**Grande Prairie**	5.7 | 4.1	39%	$1,365 | $1,359	$1,531 | $1,522
16	6	**Oakville**	5.5 | 4.8	14%	$2,170 | $2,194	$3,057 | $2,898
17	10	**Dartmouth**	5.4 | 4.4	23%	$2,065 | $2,069	$2,714 | $2,687
18	-14	**Kelowna**	5.3 | 7.2	−26%	$1,940 | $1,937	$2,488 | $2,477
19	N/D	**Chilliwack**	5.3 | 2.8	89%	$1,462 | $1,475	$1,881 | $1,943
20	3	**Airdrie**	5.2 | 4.6	13%	$1,490 | $1,483	$1,720 | $1,740
21	-2	**Lloydminster**	5.1 | 5.2	−2%	$1,078 | $1,081	$1,357 | $1,344
22	12	**Waterloo**	5.0 | 4.0	23%	$1,690 | $1,727	$2,264 | $2,270
23	-5	**Mississauga**	4.9 | 5.4	−9%	$2,243 | $2,262	$2,643 | $2,660
24	5	**Sudbury**	4.9 | 4.2	16%	$2,446 | $2,384	$2,138 | $2,125
25	N/D	**Kanata**	4.9 | 7.3	−33%	$2,266 | $2,257	$2,812 | $2,801
26	0	**Saskatoon**	4.7 | 4.4	6%	$1,317 | $1,302	$1,556 | $1,525
27	14	**Halifax**	4.7 | 3.7	25%	$2,146 | $2,168	$2,623 | $2,640
28	-21	**Brampton**	4.7 | 6.5	−28%	$1,897 | $1,921	$2,309 | $2,334
29	-14	**Langley**	4.7 | 5.8	−20%	$1,960 | $1,909	$2,524 | $2,491
30	7	**Winnipeg**	4.6 | 3.9	18%	$1,531 | $1,560	$1,862 | $1,870
31	N/D	**Gatineau**	4.5 | 3.0	52%	$1,739 | $1,645	$2,004 | $2,135
32	1	**Abbotsford**	4.5 | 4.1	11%	$1,623 | $1,621	$2,032 | $2,032
33	-2	**Hamilton**	4.5 | 4.1	9%	$1,683 | $1,699	$2,385 | $2,425
34	1	**Edmonton**	4.4 | 4.0	10%	$1,334 | $1,346	$1,670 | $1,664
35	-15	**Leduc**	4.3 | 5.0	−14%	$1,329 | $1,309	$1,635 | $1,482
36	-6	**Prince Albert**	4.3 | 4.2	3%	$1,202 | $1,229	$1,405 | $1,423
37	-9	**Prince George**	4.3 | 4.4	−2%	$1,400 | $1,370	$1,575 | $1,637
38	-13	**Toronto**	4.2 | 4.5	−5%	$2,318 | $2,340	$3,022 | $3,039
39	N/D	**Moncton**	4.2 | 3.7	14%	$1,339 | $1,307	$1,605 | $1,566
40	4	**Kitchener**	4.1 | 3.6	13%	$1,828 | $1,841	$2,247 | $2,272
41	-5	**Ottawa**	4.1 | 3.9	3%	$2,106 | $2,096	$2,684 | $2,682
42	N/D	**St. Catharines**	3.9 | 2.8	37%	$1,645 | $1,618	$1,961 | $1,937
43	-5	**Nanaimo**	3.9 | 3.9	1%	$2,020 | $1,893	$2,289 | $2,315
44	N/D	**Guelph**	3.8 | 3.1	22%	$1,982 | $1,951	$2,511 | $2,487
45	-24	**Scarborough**	3.8 | 4.8	−22%	$1,856 | $1,849	$2,305 | $2,333
46	-4	**Oshawa**	3.7 | 3.7	2%	$1,732 | $1,736	$2,035 | $2,022
47	N/D	**Wetaskiwin**	3.7 | 2.4	53%	$1,195 | $1,151	$1,284 | $1,302
48	-5	**Burlington**	3.7 | 3.6	1%	$2,055 | $2,066	$2,419 | $2,444
49	-9	**Peterborough**	3.6 | 3.8	−4%	$1,454 | $1,458	$1,782 | $1,803
50	-1	**Regina**	3.6 | 3.1	14%	$1,252 | $1,253	$1,516 | $1,506

Source: Rentsync