

Building permits, September 2022

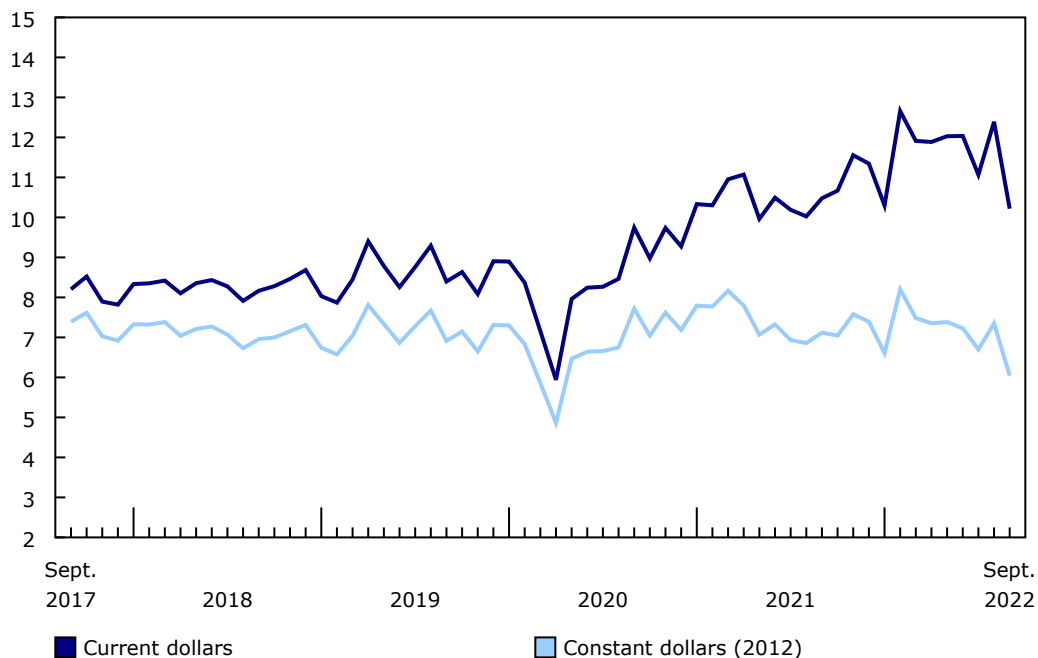
Released at 8:30 a.m. Eastern time in *The Daily*, Thursday, November 3, 2022

The total value of building permits in Canada fell 17.5% in September to \$10.2 billion, the largest recorded monthly decline. This was the first time all survey components posted monthly decreases since September 2019. Both the residential (-15.6% to \$7.0 billion) and the non-residential (-21.5% to \$3.2 billion) sector posted declines.

On a constant dollar basis (2012=100), the total value of building permits dropped 17.8% to \$6.0 billion.

Chart 1
Total value of building permits, seasonally adjusted

billions of dollars



Source(s): Table 34-10-0066-01.



Infographic 1 – Building permits, September 2022

September 2022
Building permits

Figure 1 Month-to-month change in total value of building permits (seasonally adjusted)

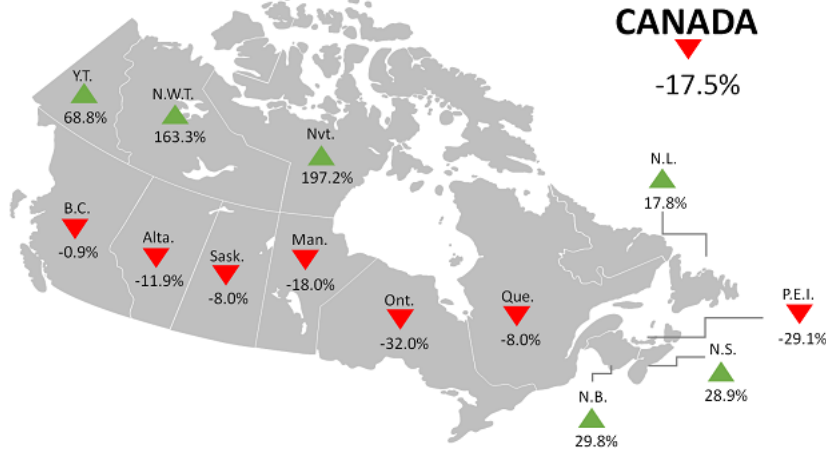
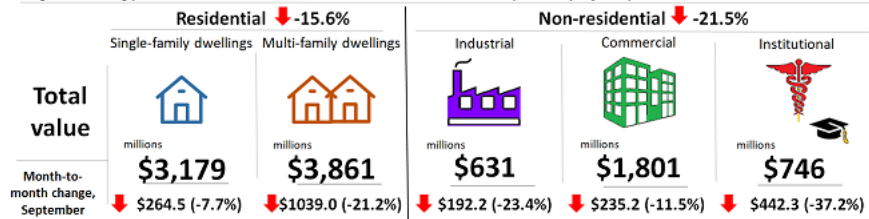


Figure 2 Building permits for residential and non-residential construction in Canada (seasonally adjusted)



Source: Table 34-10-0066-01—Building permits, by type of structure and type of work.

Multi-family component drags down residential sector

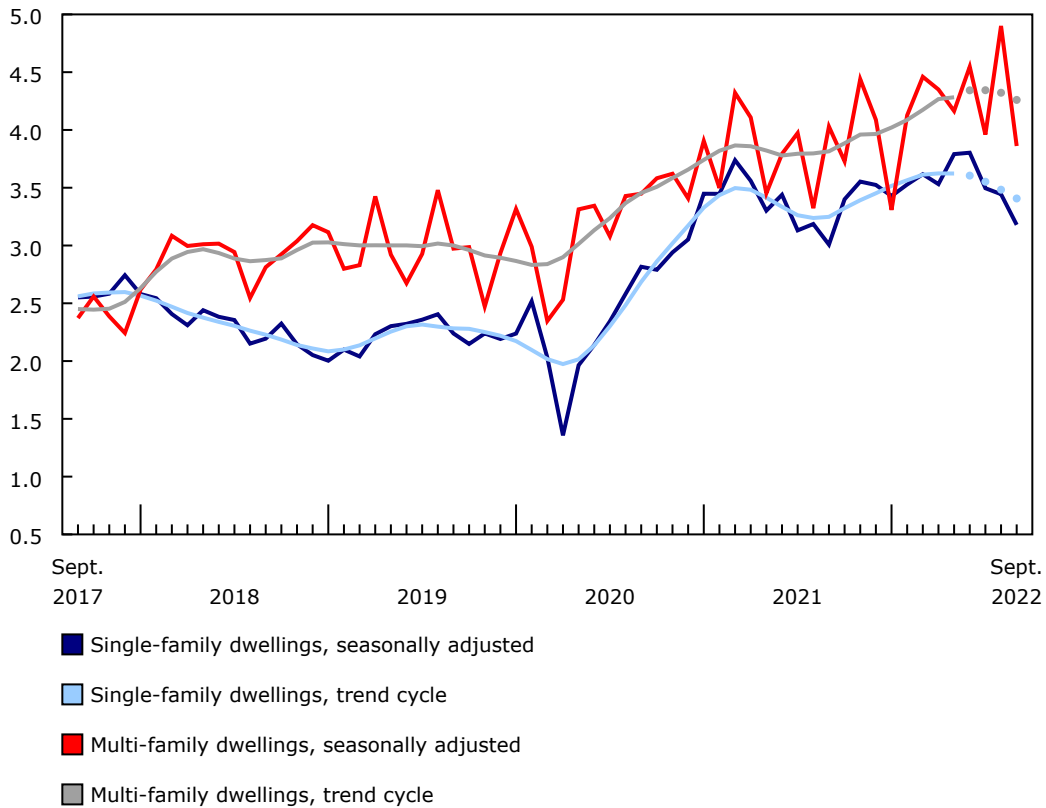
The value of residential permits decreased 15.6% to \$7.0 billion nationally in September, with a similar decline in the number of units (-16.0%) being built.

The value of building permits in the multi-family component tumbled 21.2%. This drop was largely due to Ontario, which fell 39.6% following a record high in August. While August saw the submission of four permits valued at over \$100 million in Ontario, including one for \$480 million, there were no permits in September to break the \$100 million mark.

Construction intentions in the single-family homes component declined 7.7%. Seven provinces posted decreases, with notable declines in Ontario (-7.0%), Manitoba (-35.1%), and Alberta (-15.9%).

Chart 2
Value of building permits for the single-family and multi-family components

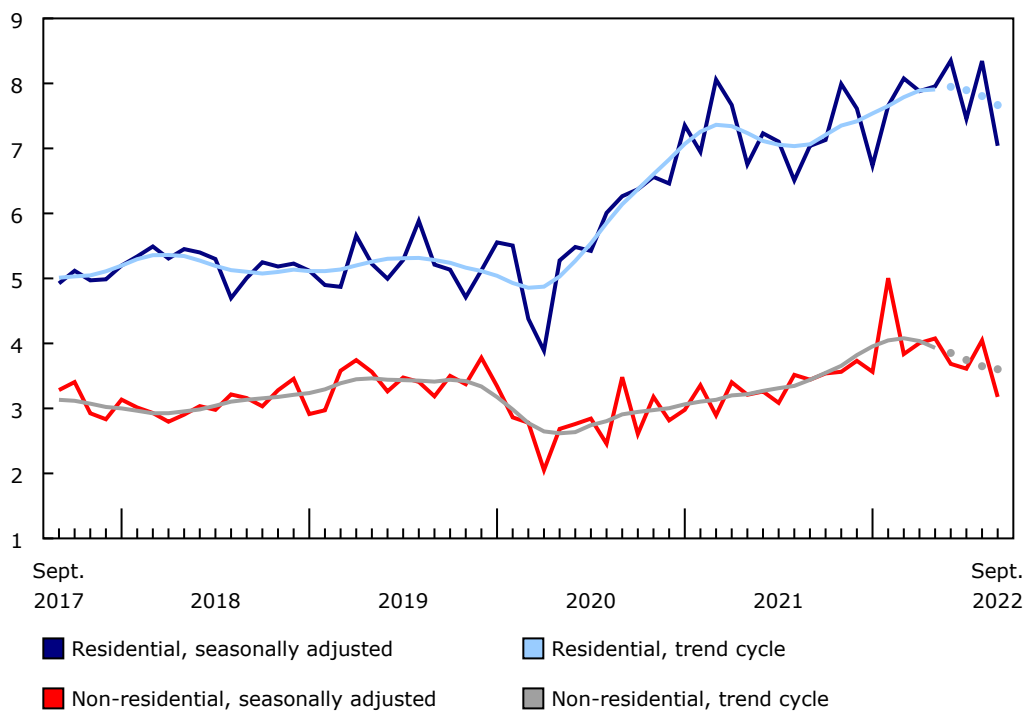
billions of dollars



Note(s): The higher variability associated with the trend-cycle estimates is indicated with a dotted line on the chart for the current reference month and the previous three months. For more information, see the Note to readers.
Source(s): Table 34-10-0066-01.

Chart 3
Value of building permits for the residential and non-residential sectors

billions of dollars



Note(s): The higher variability associated with the trend-cycle estimates is indicated with a dotted line on the chart for the current reference month and the previous three months. For more information, see the Note to readers.

Source(s): Table 34-10-0066-01.

Non-residential sector down across all components

The total permit value of the non-residential sector decreased 21.5% to \$3.2 billion in September.

The institutional component, after three consecutive monthly increases, dropped 37.2% in the month.

Construction intentions in the commercial component fell 11.5%, with decreases posted in nine provinces. The two provinces to post gains were British Columbia (+37.9%), after three consecutive monthly declines, and Quebec (+22.3%), after posting the lowest value of the year in August.

The value of building permits in the industrial component declined 23.4%, reaching the lowest point since late 2021 and has been on a downward trend since then.

Third quarter construction intentions slow down

The total value of building permits in the third quarter of 2022 decreased 6.3% to \$33.7 billion after three consecutive quarterly increases.

The residential sector declined 5.6% in the quarter, with decreases posted in all provinces, returning the sector to historic levels following a strong second quarter. Single-family permits declined 9.0%, while multi-family permits were down 2.6%.

Overall, the number of new units slated for construction in the residential sector declined 7.4%. Much of the decrease stemmed from the multi-unit component (-7.8%) as it reached its lowest point since the third quarter of 2020. Single-family intentions saw a 6.2% decline.

The non-residential sector saw a 7.9% decrease to \$10.8 billion, with declines in all components.

The industrial component (-19.3%) was the biggest drag on the sector, after reaching a new record high in the first quarter of 2022. The commercial component decreased 1.8% after six consecutive quarterly increases. The institutional component (-10.1%) continued to cool off after nearly hitting the \$4 billion mark in the first quarter of 2022.

To explore data using an interactive user interface, visit the [Building permits: Interactive Dashboard](#).

To explore the impact of the COVID-19 pandemic on the socioeconomic landscape, please consult the [Canadian Economic Dashboard and COVID-19](#).

For more information on housing, please visit the [Housing statistics](#) portal.

Statistics Canada has a [Housing Market Indicators](#) dashboard. This web application provides access to key housing market indicators for Canada, by province and by census metropolitan area. The indicators are updated automatically with new information from monthly releases, giving users access to the latest data.

Note to readers

Unless otherwise stated, this release presents seasonally adjusted data with current dollar values, which facilitate month-to-month and quarter-to-quarter comparisons by removing the effects of seasonal variations. For information on seasonal adjustment, see [Seasonally adjusted data – Frequently asked questions](#).

Building components

- **Single-family dwellings:** Residential buildings containing only one dwelling unit (e.g., single-detached house, bungalow, linked home [linked at the foundation]).
- **Multi-family dwellings:** Residential buildings containing multiple dwelling units (e.g., apartment, apartment condominium, row house, semi-detached house).
- **Industrial buildings:** Buildings used in the processing or production of goods or related to transportation and communication.
- **Commercial buildings:** Buildings used in the trade or distribution of goods and services, including office buildings.
- **Institutional and government buildings:** Buildings used to house public and semi-public services, such as those related to health and welfare, education, or public administration, as well as buildings used for religious services.

Revision

Data are subject to revisions based on late responses, methodological changes and classification updates. Unadjusted data has been revised for the previous month. Seasonally adjusted data has been revised for the previous three months.

For information on trend-cycle data, see the [StatCan Blog](#) and [Trend-cycle estimates – Frequently asked questions](#).

Next release

Data on building permits for September will be released on December 5th.

Table 1
Dwelling units, value of residential and non-residential building permits, Canada – Seasonally adjusted

	September 2021	July 2022 ^r	August 2022 ^r	September 2022 ^p	August to September 2022	September 2021 to September 2022
	millions of dollars				% change	
Total	10,478.4	11,065.8	12,390.6	10,217.5	-17.5	-2.5
Residential	7,037.6	7,455.1	8,343.6	7,040.1	-15.6	0.0
Single ¹	3,008.4	3,495.5	3,443.8	3,179.3	-7.7	5.7
Multiple	4,029.2	3,959.6	4,899.8	3,860.8	-21.2	-4.2
Non-residential	3,440.9	3,610.7	4,047.0	3,177.4	-21.5	-7.7
Industrial	705.5	665.5	822.7	630.6	-23.4	-10.6
Commercial	1,945.6	2,097.9	2,036.3	1,801.1	-11.5	-7.4
Institutional	789.8	847.3	1,188.0	745.7	-37.2	-5.6
	number of units				% change	
Total dwellings	25,142	21,941	25,567	21,481	-16.0	-14.6
Single ¹	5,716	6,303	6,175	5,715	-7.4	-0.0
Multiple	19,426	15,637	19,392	15,766	-18.7	-18.8

^r revised

^p preliminary

1. Included in this category are the following types of dwellings: single detached, mobile home and cottage.

Note(s): Data may not add up to totals as a result of rounding.

Source(s): Table [34-10-0066-01](#).

Table 2
Value of building permits, by province and territory – Seasonally adjusted

	September 2021	July 2022 ^r	August 2022 ^r	September 2022 ^P	August to September 2022	September 2021 to September 2022
	millions of dollars				% change	
Canada	10,478.4	11,065.8	12,390.6	10,217.5	-17.5	-2.5
Residential	7,037.6	7,455.1	8,343.6	7,040.1	-15.6	0.0
Non-residential	3,440.9	3,610.7	4,047.0	3,177.4	-21.5	-7.7
Newfoundland and Labrador	60.8	35.2	44.3	52.2	17.8	-14.1
Residential	22.1	26.6	26.3	24.4	-7.3	10.3
Non-residential	38.7	8.6	18.0	27.8	54.4	-28.0
Prince Edward Island	45.2	72.4	41.6	29.5	-29.1	-34.7
Residential	26.6	37.2	28.8	22.8	-20.6	-14.1
Non-residential	18.6	35.2	12.9	6.7	-48.2	-64.1
Nova Scotia	206.5	179.7	206.6	266.4	28.9	29.0
Residential	143.3	145.8	167.7	235.3	40.3	64.2
Non-residential	63.2	33.8	38.9	31.1	-20.0	-50.9
New Brunswick	121.1	123.7	124.1	161.1	29.8	33.1
Residential	60.7	95.5	86.0	120.0	39.6	97.8
Non-residential	60.4	28.2	38.1	41.1	7.7	-32.0
Quebec	2,225.1	2,353.6	2,188.3	2,012.9	-8.0	-9.5
Residential	1,333.5	1,499.6	1,335.0	1,205.0	-9.7	-9.6
Non-residential	891.6	854.1	853.3	807.9	-5.3	-9.4
Ontario	4,284.8	3,989.3	5,815.1	3,957.0	-32.0	-7.6
Residential	3,109.8	2,770.0	3,884.6	2,869.6	-26.1	-7.7
Non-residential	1,174.9	1,219.3	1,930.5	1,087.5	-43.7	-7.4
Manitoba	350.9	270.2	320.9	263.2	-18.0	-25.0
Residential	211.6	174.4	184.6	158.3	-14.2	-25.2
Non-residential	139.4	95.8	136.3	104.9	-23.0	-24.7
Saskatchewan	160.4	262.7	167.0	153.6	-8.0	-4.2
Residential	102.3	107.3	85.2	88.3	3.7	-13.7
Non-residential	58.0	155.4	81.8	65.3	-20.1	12.6
Alberta	1,354.7	1,480.4	1,344.8	1,184.9	-11.9	-12.5
Residential	749.9	977.3	929.1	798.0	-14.1	6.4
Non-residential	604.8	503.1	415.7	386.8	-7.0	-36.0
British Columbia	1,634.0	2,260.4	2,123.1	2,104.8	-0.9	28.8
Residential	1,258.1	1,606.1	1,611.6	1,495.8	-7.2	18.9
Non-residential	375.8	654.3	511.5	609.1	19.1	62.1
Yukon	26.6	18.9	7.7	13.0	68.8	-51.1
Residential	14.2	3.8	4.0	7.7	93.6	-45.7
Non-residential	12.4	15.1	3.7	5.3	42.2	-57.3
Northwest Territories	3.4	0.6	6.6	17.4	163.3	407.8
Residential	1.0	0.0	0.5	14.7
Non-residential	2.4	0.5	6.1	2.8	-54.6	14.3
Nunavut	5.0	18.7	0.5	1.4	197.2	-72.2
Residential	4.5	11.5	0.2	0.2 ^E	-2.1	-94.9
Non-residential	0.6	7.2	0.2	1.2	392.9	97.5

^r revised

^P preliminary

... not applicable

^E use with caution

Note(s): Data may not add up to totals as a result of rounding.

Source(s): Table 34-10-0066-01.

Table 3
Value of building permits, by census metropolitan area – Seasonally adjusted¹

	September 2021	July 2022 ^r	August 2022 ^r	September 2022 ^p	August to September 2022	September 2021 to September 2022
	millions of dollars				% change	
Total, census metropolitan areas	7,910.4	8,297.6	9,744.9	7,717.3	-20.8	-2.4
St. John's	49.2	21.8	23.6	33.6	42.5	-31.6
Halifax	129.8	104.4	134.1	186.0	38.7	43.3
Moncton	46.5	36.1	22.7	48.5	113.7	4.4
Saint John	12.5	17.3	18.3	17.2	-6.3	37.8
Fredericton	..	24.0	32.8	40.5	23.8	..
Saguenay	34.7	49.4	27.7	38.8	39.9	11.9
Québec	139.3	236.2	165.1	227.8	38.0	63.5
Sherbrooke	79.1	78.5	62.7	102.2	63.0	29.2
Trois-Rivières	49.3	40.5	38.4	39.3	2.3	-20.2
Drummondville	..	31.2	31.9	27.2 ^E	-14.5	..
Montréal	1,025.8	1,063.7	1,139.8	879.9	-22.8	-14.2
Ottawa–Gatineau, Ontario and Quebec	495.5	445.5	553.4	458.5	-17.1	-7.4
Gatineau part	164.3	150.9	162.2	77.8	-52.0	-52.6
Ottawa part	331.2	294.5	391.2	380.7	-2.7	15.0
Kingston	30.4	35.5	66.8	34.8	-47.9	14.5
Belleville	16.7	48.3	32.3	11.1	-65.6	-33.3
Peterborough	26.4	14.9	21.5	26.4	22.5	-0.1
Oshawa	88.9	144.5	325.2	94.6	-70.9	6.5
Toronto	1,954.5	1,628.8	2,710.6	1,561.1	-42.4	-20.1
Hamilton	121.5	145.5	238.7	194.3	-18.6	59.9
St. Catharines–Niagara	164.8	102.2	241.6	107.5	-55.5	-34.8
Kitchener–Cambridge–Waterloo	148.9	143.9	239.6	149.0	-37.8	0.1
Brantford	87.3	67.9	61.5	63.3	3.0	-27.5
Guelph	35.9	24.7	15.6	98.6	534.1	174.5
London	215.5	223.4	266.6	108.4	-59.4	-49.7
Windsor	90.8	106.1	124.9	95.5	-23.5	5.2
Barrie	56.7	121.3	74.2	82.7	11.4	45.8
Greater Sudbury	17.2	32.0	21.0	22.6	8.0	31.8
Thunder Bay	11.1	12.0	21.6	12.2	-43.4	10.3
Winnipeg	277.0	183.8	226.5	180.0	-20.5	-35.0
Regina	31.2	33.6	27.9	28.5 ^E	2.2	-8.5
Saskatoon	96.3	96.7	79.8	76.7	-4.0	-20.4
Lethbridge	30.8	27.4	21.7	30.3	39.4	-1.7
Calgary	795.1	750.0	542.7	495.6	-8.7	-37.7
Red Deer	..	16.3	24.0	8.7	-63.9	..
Edmonton	335.8	457.0	545.0	472.6	-13.3	40.7
Kelowna	89.7	159.8	88.1	141.7	60.9	58.0
Kamloops	..	30.5 ^E	67.0	32.5	-51.5	..
Chilliwack	..	15.0	8.0	16.4	104.6	..
Abbotsford–Mission	28.8	32.1	38.0	124.2	226.8	331.4
Vancouver	985.7	1,391.0	1,323.7	1,294.8	-2.2	31.4
Victoria	111.9	222.2	203.9	178.8	-12.3	59.8
Nanaimo	..	21.8	21.6	29.7	37.6	..

^r revised

^p preliminary

.. not available for a specific reference period

^E use with caution

1. Go online to view the census subdivisions that make up the [census metropolitan areas](#).

Note(s): Data may not add up to totals as a result of rounding.

Source(s): Table [34-10-0066-01](#).

Available tables: table [34-10-0066-01](#).

Definitions, data sources and methods: survey number [2802](#).

For more information, or to enquire about the concepts, methods or data quality of this release, contact us (toll-free 1-800-263-1136; 514-283-8300; infostats@statcan.gc.ca) or Media Relations (statcan.mediahotline-ligneinfomedias.statcan@statcan.gc.ca).