

Building permits, January 2025

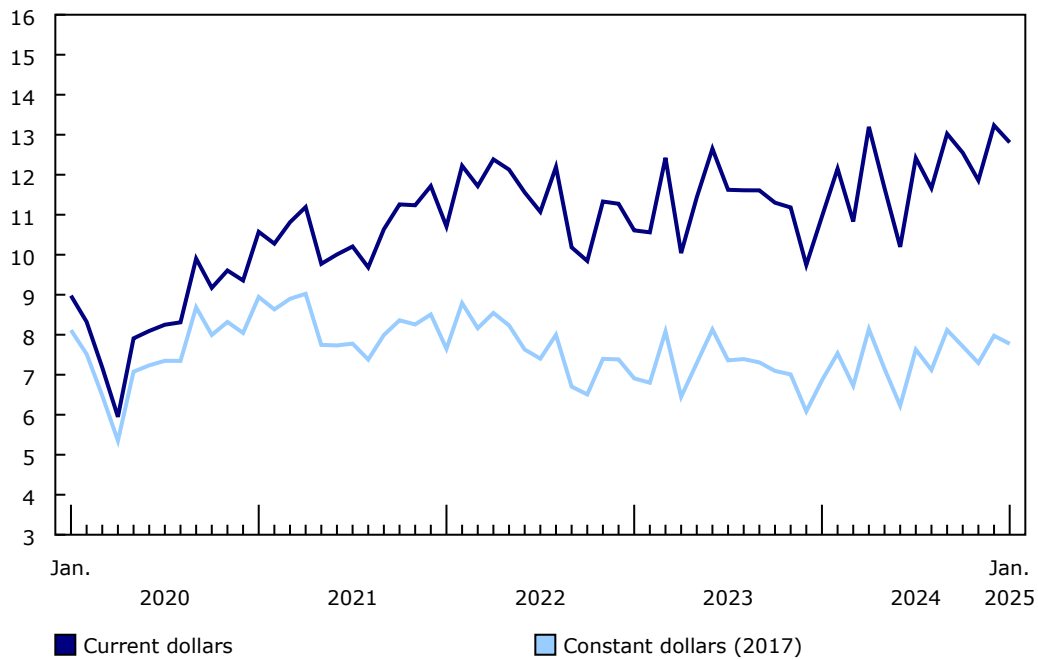
Released at 8:30 a.m. Eastern time in *The Daily*, Thursday, March 13, 2025

In January, the total value of building permits issued in Canada decreased by \$425.8 million (-3.2%) from the previous month to \$12.8 billion. Ontario (-\$771.1 million) led the decline, while New Brunswick (+\$356.8 million) tempered it the most.

On a constant dollar basis (2017=100), the total value of building permits issued in January declined 2.5% from the previous month, while it was up 13.4% on a year-over-year basis.

Chart 1
Total value of building permits, seasonally adjusted

billions of dollars



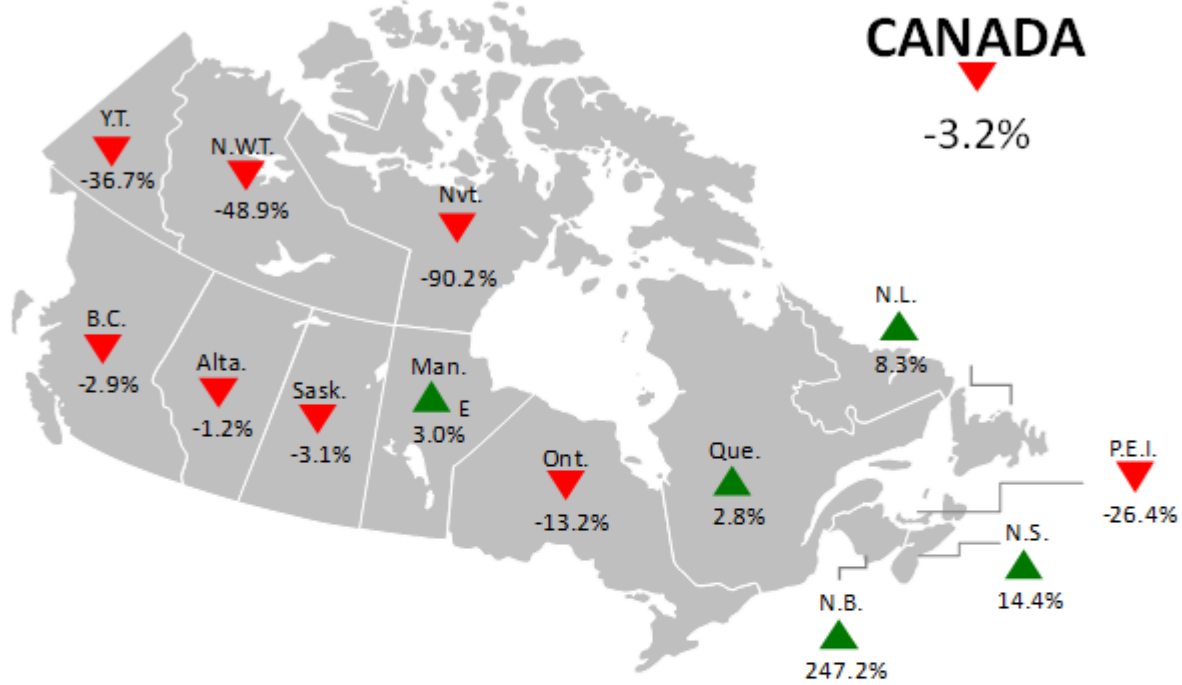
Source(s): Table 34-10-0285-01.

Infographic 1 – Building permits, January 2025

January 2025

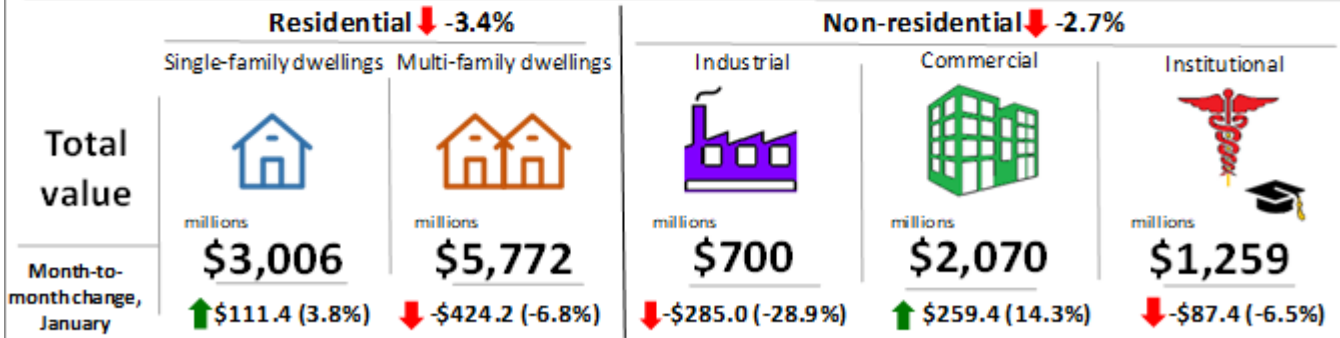
Building permits

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



Use with caution

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



Source(s): Table 34-10-0285-01—Building permits, by type of building and type of work.



Statistics Canada / Statistique Canada

Canada

Ontario's multi-family component leads residential sector decline

Residential construction intentions decreased by \$312.7 million (-3.4%) to \$8.8 billion in January after increasing by \$1.7 billion in December 2024. Overall, the multi-family component declined by \$424.2 million in January 2025, while the single-family component increased by \$111.4 million.

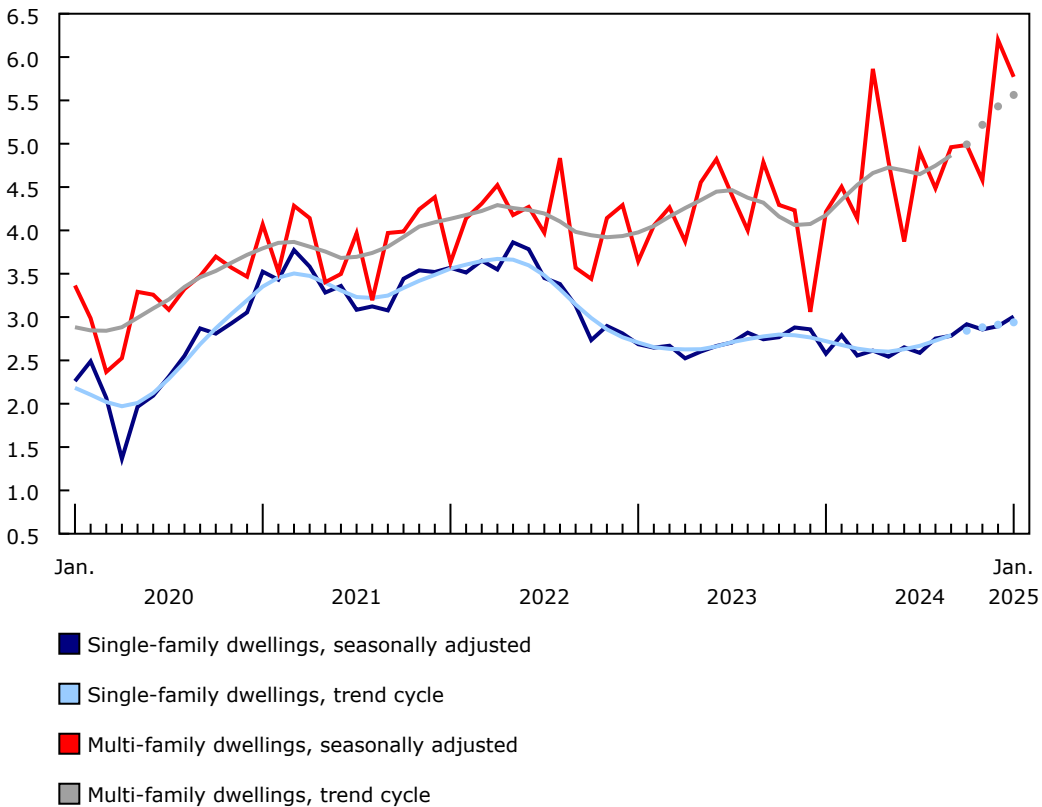
Ontario's multi-family component (-\$738.5 million) led the decline in January, after being a significant contributor to residential sector gains in the previous month.

New Brunswick (+\$195.9 million) and Quebec (+\$186.3 million) partially offset residential sector losses in January. The monthly gains in New Brunswick's residential sector were due to the multi-family component (+\$199.7 million) and were concentrated in the Fredericton census metropolitan area (CMA) (+\$83.9 million) and in the Moncton CMA (+\$78.5 million). Quebec's residential sector growth was also driven by the multi-family component (+\$139.8 million), fuelled by gains in the Montréal CMA (+\$160.2 million), and supported by the province's single-family component (+\$46.5 million).

Across Canada, 23,500 multi-family dwellings and 4,900 single-family dwellings were authorized in January, down 3.7% from the previous month, but up 37.4% on a year-over-year basis.

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

billions of dollars

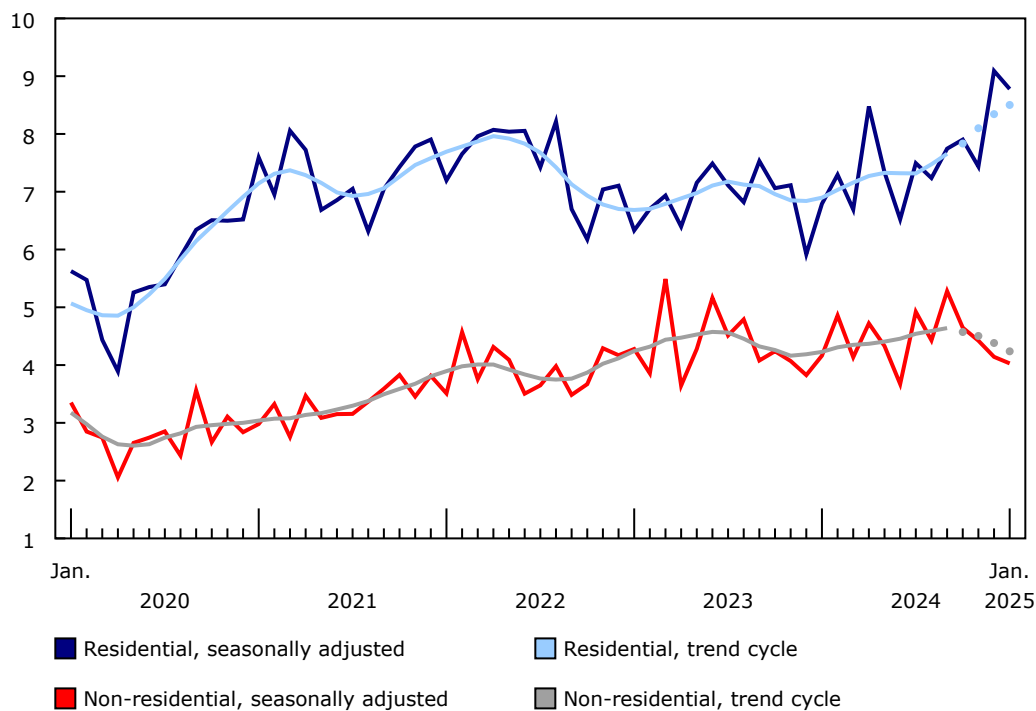


Note(s): The higher variability associated with the trend-cycle estimates is indicated with a dotted line on the chart for the current reference month and the previous three months. For more information, see the Note to readers.

Source(s): Table 34-10-0285-01.

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 34-10-0285-01.

Industrial construction intentions push down the non-residential sector

The value of non-residential building permits decreased by \$113.0 million (-2.7%) to \$4.0 billion in January, a fourth consecutive monthly decrease. The industrial component (-\$285.0 million) drove the decline, followed by the institutional component (-\$87.4 million). The commercial component (+\$259.4 million) mitigated the decline in the non-residential sector.

January declines in the industrial component were led by Ontario (-\$204.7 million) and Alberta (-\$74.6 million).

The decrease in the institutional component in January was driven by British Columbia (-\$136.7 million) and Alberta (-\$74.9 million), while New Brunswick (+\$70.9 million) and Nova Scotia (+\$62.0 million) mitigated the decline.

Gains in commercial construction intentions in January were led by Alberta (+\$153.3 million) and New Brunswick (+\$95.4 million).

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

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

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

Did you know we have a mobile app?

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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](#).

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

Data may not add up to totals as a result of rounding.

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, and buildings used for religious services.

Revision

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

Next release

Data on building permits for February will be released on April 10.

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

	January 2024	November 2024 ^r	December 2024 ^r	January 2025 ^p	December 2024 to January 2025	January 2024 to January 2025
	millions of dollars				% change	
Total	10,954.2	11,857.9	13,233.4	12,807.6	-3.2	16.9
Residential	6,790.8	7,436.4	9,091.2	8,778.4	-3.4	29.3
Single ¹	2,576.6	2,856.9	2,894.6	3,006.0	3.8	16.7
Multiple	4,214.2	4,579.5	6,196.6	5,772.4	-6.8	37.0
Non-residential	4,163.4	4,421.5	4,142.2	4,029.2	-2.7	-3.2
Industrial	827.0	915.3	984.8	699.7	-28.9	-15.4
Commercial	2,251.9	2,023.1	1,810.7	2,070.1	14.3	-8.1
Institutional	1,084.6	1,483.2	1,346.7	1,259.4	-6.5	16.1
	number of units				% change	
Total dwellings	20,619	22,694	29,428	28,325	-3.7	37.4
Single ¹	3,938	4,696	4,846	4,862	0.3	23.5
Multiple	16,681	17,997	24,581	23,464	-4.5	40.7

^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 [34-10-0285-02](#).

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

	January 2024	November 2024 ^r	December 2024 ^r	January 2025 ^P	December 2024 to January 2025	January 2024 to January 2025
	millions of dollars			% change		
Canada	10,954.2	11,857.9	13,233.4	12,807.6	-3.2	16.9
Residential	6,790.8	7,436.4	9,091.2	8,778.4	-3.4	29.3
Non-residential	4,163.4	4,421.5	4,142.2	4,029.2	-2.7	-3.2
Newfoundland and Labrador	30.9	56.7	51.6	55.9	8.3	80.8
Residential	27.4	43.7	44.2	34.6	-21.8	26.2
Non-residential	3.5	13.0	7.4	21.3	187.7	510.6
Prince Edward Island	43.0	164.9	56.8	41.8	-26.4	-2.8
Residential	20.9	79.3	51.4	34.7	-32.4	66.5
Non-residential	22.1	85.6	5.4	7.1	29.9	-68.1
Nova Scotia	335.9	254.3	286.3	327.6	14.4	-2.5
Residential	261.4	181.7	233.8	209.5	-10.4	-19.8
Non-residential	74.5	72.6	52.5	118.1	124.7	58.5
New Brunswick	195.7	144.7	144.3	501.1	247.2	156.1
Residential	131.1	103.0	88.2	284.1	222.2	116.7
Non-residential	64.6	41.7	56.2	217.1	286.3	235.8
Quebec	2,199.6	2,578.0	2,282.6	2,345.9	2.8	6.7
Residential	1,218.1	1,615.0	1,557.7	1,744.1	12.0	43.2
Non-residential	981.4	963.0	724.9	601.8	-17.0	-38.7
Ontario	4,072.2	4,710.9	5,829.4	5,058.3	-13.2	24.2
Residential	2,436.0	2,884.8	3,932.8	3,240.0	-17.6	33.0
Non-residential	1,636.2	1,826.1	1,896.6	1,818.3	-4.1	11.1
Manitoba	333.2	378.7	363.2	374.1 ^E	3.0	12.3
Residential	159.4	229.9	225.2	206.9 ^E	-8.1	29.8
Non-residential	173.9	148.7	138.0	167.2 ^E	21.2	-3.8
Saskatchewan	122.8	272.1	226.4	219.5	-3.1	78.7
Residential	51.5	128.7	134.8	138.7	2.9	169.3
Non-residential	71.4	143.3	91.6	80.8	-11.8	13.2
Alberta	1,538.8	1,635.9	1,767.1	1,746.1	-1.2	13.5
Residential	1,067.7	1,193.2	1,217.1	1,192.3	-2.0	11.7
Non-residential	471.0	442.8	550.0	553.7	0.7	17.6
British Columbia	2,070.0	1,643.0	2,165.0	2,101.4	-2.9	1.5
Residential	1,411.8	961.3	1,595.5	1,683.4	5.5	19.2
Non-residential	658.1	681.7	569.6	418.0	-26.6	-36.5
Yukon	9.7	11.2	55.0	34.8	-36.7	259.4
Residential	3.8	8.5	9.0	9.0	0.4	134.8
Non-residential	5.9	2.7	46.0	25.8	-44.0	340.9
Northwest Territories	1.5	3.5	1.5	0.8	-48.9	-50.8
Residential	1.0	3.3	1.5	0.8	-48.0	-20.8
Non-residential	0.6	0.2	0.0	0.0	-85.7	-99.2
Nunavut	0.9	4.1	4.0	0.4	-90.2	-57.5
Residential	0.8	3.9	0.1	0.4	555.0	-49.2
Non-residential	0.2	0.1	4.0	0.0	-100.0	-100.0

^r revised

^P preliminary

^E use with caution

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

Source(s): Table 34-10-0285-01.

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

	January 2024	November 2024 ^r	December 2024 ^r	January 2025 ^p	December 2024 to January 2025	January 2024 to January 2025
	millions of dollars				% change	
Total, census metropolitan areas	8,109.6	8,906.8	10,216.5	9,347.3	-8.5	15.3
St. John's	17.2	40.7	38.5	40.5	5.1	135.4
Halifax	217.6	156.8	197.5	195.5	-1.0	-10.1
Moncton	46.7	38.2	38.7	176.6	356.9	278.1
Saint John	31.8	21.4	18.8	17.8	-5.3	-43.8
Fredericton	32.3	29.9	21.6	103.4	379.3	220.5
Saguenay	30.5	50.7	73.6	40.1	-45.5	31.3
Québec	292.5	444.7	268.7	255.9	-4.8	-12.5
Sherbrooke	60.1	63.6	69.1	69.7	0.8	16.0
Trois-Rivières	103.4	99.7	65.7	59.7	-9.0	-42.2
Drummondville	29.1	69.6	50.8	41.8	-17.7	43.6
Montréal	963.1	936.7	958.6	1,022.3	6.6	6.1
Ottawa–Gatineau, Ontario and Quebec	229.1	483.9	561.3	392.1	-30.1	71.1
Gatineau part	43.2	116.1	170.4	34.7	-79.6	-19.6
Ottawa part	185.9	367.7	390.8	357.3	-8.6	92.2
Kingston	34.0	31.8	100.6	131.4	30.6	285.9
Bellefleur–Quinte West	9.7	50.2	40.4	20.4	-49.6	110.9
Peterborough	16.7	142.5	12.4	30.6	146.5	83.4
Oshawa	68.8	106.8	69.8	56.7	-18.7	-17.6
Toronto	1,762.8	2,028.8	2,902.9	2,076.3	-28.5	17.8
Hamilton	96.0	164.5	165.4	123.3	-25.5	28.5
St. Catharines–Niagara	151.9	92.3	207.0	84.8	-59.0	-44.2
Kitchener–Cambridge–Waterloo	251.7	197.9	246.1	234.2	-4.8	-7.0
Brantford	17.0	165.7	58.4	35.6	-39.1	109.6
Guelph	36.3	21.1	18.5	13.2	-28.4	-63.6
London	199.4	232.0	229.0	302.4	32.1	51.6
Windsor	70.9	124.5	94.1	84.3	-10.5	18.8
Barrie	41.1	67.1	59.8	61.8	3.5	50.5
Greater Sudbury	35.9 ^E	20.9	31.4	26.1	-16.8	-27.1
Thunder Bay	10.8	27.9	15.6	113.3	624.0	950.9
Winnipeg	226.4	236.6	271.7	277.9 ^E	2.3	22.8
Regina	32.2	46.4	49.0	49.9	1.9	54.9
Saskatoon	39.3	120.0	105.0	113.6	8.2	189.0
Lethbridge	36.3	23.6	18.9	33.1	75.5	-8.8
Calgary	634.9	793.4	735.1	789.7	7.4	24.4
Red Deer	7.1	22.8	2.5	17.0	567.3	138.1
Edmonton	604.2	519.4	614.9	589.3	-4.2	-2.5
Kelowna	105.1	107.4	66.3	74.7	12.7	-28.9
Kamloops	11.0 ^E	7.8	8.8	15.3	72.9	39.2
Chilliwack	28.1	10.3	15.7	26.5	68.4	-5.8
Abbotsford–Mission	23.9	52.8	84.3	81.2	-3.7	239.9
Vancouver	1,305.0	868.5	1,417.1	1,324.9	-6.5	1.5
Victoria	172.9	150.9	189.1	132.9	-29.7	-23.1
Nanaimo	27.1	37.0	23.8	11.4	-51.9	-57.9

^r revised

^p preliminary

^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 [34-10-0285-01](#).

Available tables: [table 34-10-0285-01](#).

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).