

2023 Open Market Sales & Lease Listing

Single - Unit

(January 1, 2023 to December 31, 2023)

Civic Address	Neighbourhood	Release Date	Sale Date	Asking Price	Selling Price	Builder
427 Bentley Court	Kensington Phase 2	4/22/2014	8/10/2023	\$ 149,700.00	\$ 141,000.00	Cambridge Homes Inc.
218 Stromberg Court	Kensington Phase 2	4/22/2014	3/27/2023	\$ 151,000.00	\$ 141,000.00	Lucky Homes Ltd.
230 Stromberg Court	Kensington Phase 2	4/22/2014	9/29/2023	\$ 189,700.00	\$ 168,000.00	Daytona Homes Saskatoon Ltd.
250 Stromberg Court	Kensington Phase 2	4/22/2014	10/19/2023	\$ 149,500.00	\$ 141,000.00	Lucky Homes Ltd.
262 Stromberg Court	Kensington Phase 2	4/22/2014	8/11/2023	\$ 149,700.00	\$ 141,400.00	Haaris Development Limited
630 Bentley Way	Kensington Phase 2B	7/25/2017	11/6/2023	\$ 151,100.00	\$ 143,495.00	Cambridge Homes Inc.
706 Bentley Manor	Kensington Phase 2B	7/25/2017	9/14/2023	\$ 150,400.00	\$ 144,000.00	B&D Star Homes Ltd.
710 Bentley Manor	Kensington Phase 2B	7/25/2017	9/14/2023	\$ 150,300.00	\$ 142,300.00	Wave Homes Ltd.
715 Bentley Manor	Kensington Phase 2B	7/25/2017	8/11/2023	\$ 145,700.00	\$ 139,500.00	Cambridge Homes Inc.
719 Bentley Manor	Kensington Phase 2B	7/25/2017	8/11/2023	\$ 144,500.00	\$ 138,500.00	Cambridge Homes Inc.
723 Bentley Manor	Kensington Phase 2B	7/25/2017	1/30/2023	\$ 147,400.00	\$ 140,844.00	Cambridge Homes Inc.
734 Bentley Manor	Kensington Phase 2B	7/25/2017	7/13/2023	\$ 163,700.00	\$ 149,000.00	Lucky Homes Ltd.
742 Bentley Manor	Kensington Phase 2B	7/25/2017	12/22/2023	\$ 146,400.00	\$ 140,000.00	Harji Construction Ltd.
827 Bentley Manor	Kensington Phase 2B	7/25/2017	9/19/2023	\$ 148,000.00	\$ 139,900.00	S.K. Homes Ltd.
831 Bentley Manor	Kensington Phase 2B	7/25/2017	9/19/2023	\$ 145,900.00	\$ 139,900.00	S.K. Homes Ltd.
835 Bentley Manor	Kensington Phase 2B	7/25/2017	11/6/2023	\$ 147,800.00	\$ 140,928.00	Cambridge Homes Inc.
846 Bentley Manor	Kensington Phase 2B	7/25/2017	11/6/2023	\$ 152,900.00	\$ 146,583.00	Cambridge Homes Inc.
847 Bentley Manor	Kensington Phase 2B	7/25/2017	4/25/2023	\$ 151,700.00	\$ 144,000.00	B&D Star Homes Ltd.
906 Bentley Manor	Kensington Phase 2B	7/25/2017	10/4/2023	\$ 173,400.00	\$ 161,000.00	B&D Star Homes Ltd.
918 Bentley Manor	Kensington Phase 2B	7/25/2017	9/25/2023	\$ 174,000.00	\$ 163,500.00	LAVA Construction Ltd.
922 Bentley Manor	Kensington Phase 2B	7/25/2017	9/25/2023	\$ 175,500.00	\$ 165,000.00	LAVA Construction Ltd.
723 Labine Court	Kensington Phase 3	12/2/2014	4/25/2023	\$ 167,500.00	\$ 156,000.00	Private
735 Labine Court	Kensington Phase 3	12/2/2014	1/5/2023	\$ 160,400.00	\$ 149,000.00	B&D Star Homes Ltd.
311 McArthur Cres	Kensington Phase 4	11/19/2018	3/16/2023	\$ 148,800.00	\$ 138,800.00	Private
359 McArthur Cres	Kensington Phase 4	11/19/2018	4/13/2023	\$ 146,300.00	\$ 135,000.00	KCB Developments Ltd.
223 Fortosky Cres	Parkridge	4/27/2015	3/30/2023	\$ 146,400.00	\$ 133,200.00	Cambridge Homes Inc.

Industrial/Multi-Unit/Institutional/Commercial

(January 1, 2023 to December 31, 2023)

Civic Address	Neighbourhood	Zoning	Release Date	Agreement Date	Closing Date	Asking Price	Selling Price	Purchaser
Address TBA	Aspen Ridge Phase 2	MF	4/24/2018	2/9/2021	05/16/23	\$ 2,670,000.00	\$ 2,308,000.00	Ehrenburg Homes Ltd.
270 Bolstad Manor	Aspen Ridge Phase 3	MF	9/13/2021	2/24/2023	07/14/23	\$ 1,575,000.00	\$ 1,550,000.00	National Affordable Housing Corporation
Address TBA	Evergreen Phase 8	MF	9/10/2014	4/25/2023	12/21/23	\$ 1,268,000.00	\$ 1,140,000.00	102148684 SASKATCHEWAN LTD.
250/258 Malouf Road	South West Industrial	INDUSTRIAL	2/20/2019	1/13/2023	04/13/23	\$ 4,359,000.00	\$ 4,255,000.00	101197862 Sask Ltd.

New Leases

(January 1, 2023 to December 31, 2023)

Unit	Tenant	Area (sf)	Rent	Term Expiration
39 - 25th Street East				
101	Dr. Bose (New Lease)	2,395	\$48,000/ year gross	3/31/2024
200	Dr. Guzowski (relocation within building)	1,290	\$11.00/sf + Occupancy Costs	5/31/2028
209	Dr. Olsynski and Polmed (Lease Renewal)	1,213	\$12.76/sf + Occupancy Costs	7/31/2024
301	Elizabeth Fry Society (New Lease)	2,444	\$10.00/sf + Occupancy Costs	10/31/2028
302/304	FASD Network of Sask. Inc. (New Lease)	1,919	\$11.00/sf + Occupancy Costs	10/31/2028
B2A	FASD Network of Sask. Inc. (New Lease)	950	Occupancy Costs Only	10/31/2028
145 1st Avenue North				
100	Discover Saskatoon (New Lease)	7,600	\$6.50/sf + Occupancy Costs	7/31/2029