



# Northern Citadel Bancorp



As Canada recovers from a trying financial climate, the recent resurgence makes way for promising improvements and opportunities in the year ahead. Northern Citadel has compiled stats from various sources - from the Bank of Canada to the US Federal Reserve.

## Bank of Canada Interest Rate

July 17, 2012	1.00 %
September 5, 2012	1.00 %
October 23, 2012	Next meeting date

Source: Bank of Canada

## Bank Prime Lending Rate

July 18, 2012	3.00 %
September 6, 2012	3.00 %
October 24, 2012	Next meeting date

Source: Bank of Canada

## Conventional Mortgage - 5 Year Rate\*

June 6, 2012	5.24 %
July 25, 2012	5.24 %
August 15, 2012	5.24 %

Source: Bank of Canada

\*Determinant for high ratio mortgage variable qualifying rate

## US Federal Reserve Board Discount Rate\*

June 20, 2012	0.00 % - 0.25 %
July 31, 2012	0.00 % - 0.25 %
September 12, 2012	Next meeting date

Source: US Federal Reserve

\*US Federal Reserve has indicated it will keep this rate until Q4 2014

## Exchange Rate \$CDN(\$US)

July 31, 2012	0.9971
August 15, 2012	1.011
August 31, 2012	1.010

Source: Bank of Canada



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## Government of Canada Bonds

Bond Type	July 25, 2012	August 15, 2012	August 29, 2012
1 year Treasury Bill	0.97%	1.17%	1.14%
3 year Benchmark Bond Yield	1.00%	1.29%	1.23%
5 year Benchmark Bond Yield	1.16%	1.51%	1.38%
10 year Benchmark Bond Yield	1.60%	1.95%	1.80%

Source: Bank of Canada

## Total New Housing Starts (Seasonally adjusted and annualized)

Province	May 2012	May 2011	June 2012	June 2011	July 2012	July 2011
Newfoundland/Labrador	3,700	3,700	3,800	5,800	4,300	4,100
PEI	700	900	1,300	800	1,200	1,200
Nova Scotia	4,200	4,400	4,100	4,000	2,800	5,700
New Brunswick	4,200	3,400	4,600	4,500	3,700	6,000
Quebec	42,900	50,500	49,100	48,200	50,600	45,600
Ontario	79,300	53,000	72,900	75,800	74,500	75,200
Manitoba	12,400	6,300	5,100	5,400	6,400	7,400
Saskatchewan	7,000	5,200	10,900	8,700	7,500	5,600
Alberta	33,600	24,300	33,900	24,100	31,500	24,300
British Columbia	28,200	31,900	36,400	23,500	26,000	30,000
CANADA	216,200	183,600	222,100	200,800	208,500	205,100

Source: CMHC Housing Now - August 2011 and August 2012. This seasonally adjusted data goes through stages of revision at different times of the year.



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## Average MLS® Resale Price for Local Markets

City	July 2011	July 2012
Halifax	\$ 262,723	\$ 268,872
Saint John	\$ 158,448	\$ 177,955
Quebec	\$ 240,422	\$ 266,552
Montreal	\$ 316,936	\$ 331,577
Ottawa	\$ 342,925	\$ 340,352
Toronto	\$ 459,122	\$ 476,947
Hamilton/Burlington	\$ 349,235	\$ 345,807
Winnipeg	\$ 238,258	\$ 249,175
Saskatoon	\$ 299,097	\$ 323,165
Regina	\$ 272,548	\$ 297,708
Calgary	\$ 397,613	\$ 409,670
Edmonton	\$ 334,444	\$ 337,304
Vancouver	\$ 761,673	\$ 667,462
Victoria	\$ 467,052	\$ 475,768

Source: Canadian Real Estate Association



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## Home resales in Canada

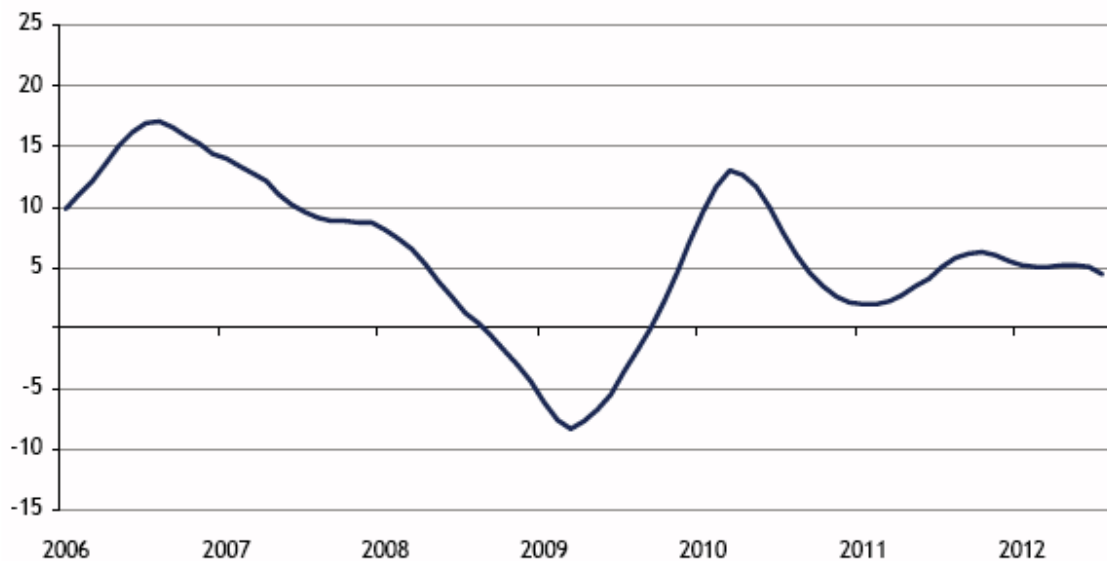
Thousand units, S.A.A.R.



Source: CREA, RBC Economics Research

## MLS Home Price Index - Canada

Year-over-year % change in the composite index



Source: CREA, RBC Economics Research