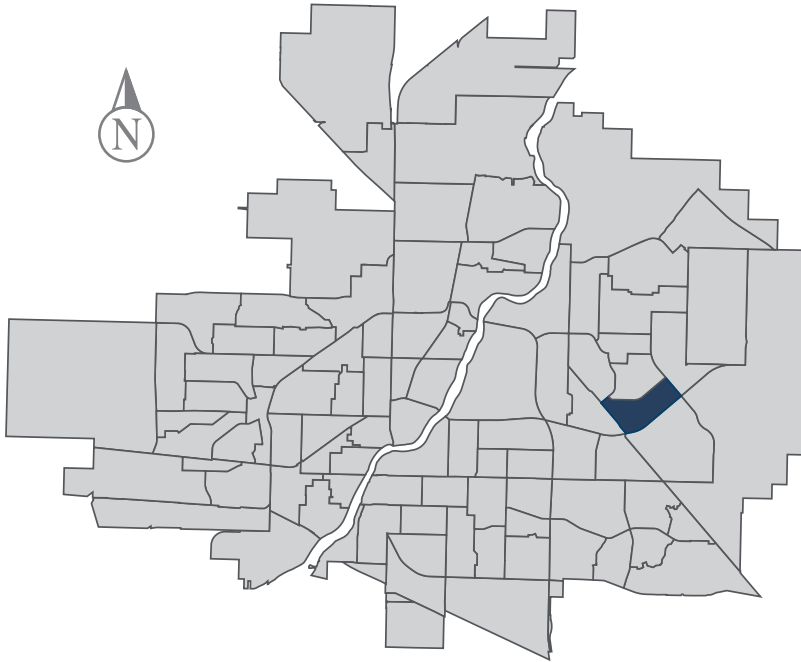


# Arbor Creek

## MUNICIPAL WARD 10

 Population  
5,226



## COMMUNITY QUICK FACTS



92.3%

homeownership



**SOLD** \$396,487

average  
sale price



\$52,400

median  
personal  
income

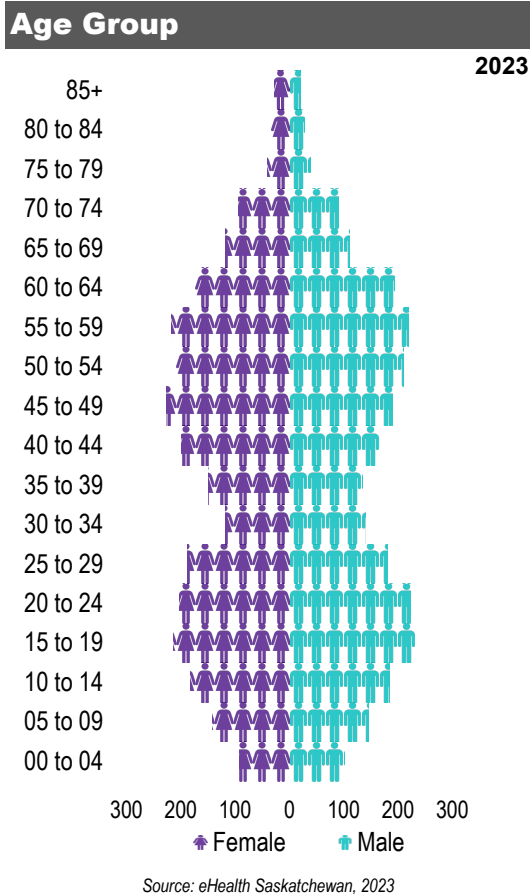
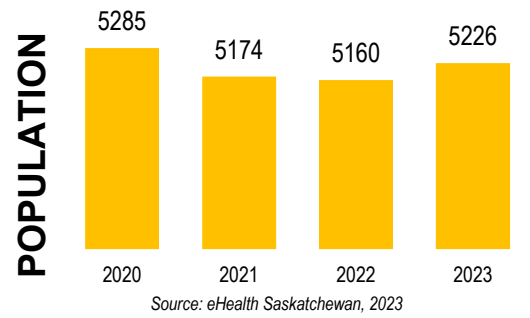


2.9

household  
size



# ARBOR CREEK



### Ethnic Diversity

\* Higher number indicates greater diversity

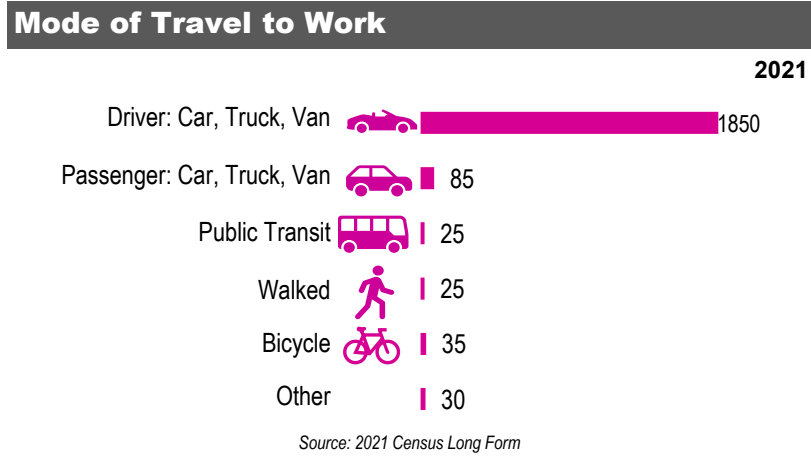
Location	2021
Arbor Creek	0.38
Saskatoon	0.46

Source: 2021 Census

### Mother Tongue

Top Languages	2021
English	3840
Mandarin	220
Arabic	0
Spanish	10
Sinhala (Sinhalese)	55
Afrikaans	0

Source: 2021 Census



### Registered Vehicles

	2021	2022
Total (LV & PV)	3536	4129
Per Person	0.7	0.8
Saskatoon Per Person	0.8	0.9

LV - light vehicles (commercial & private) PV - private passenger vehicle

Source: SGI

### Education Level

#### 2021

No Certificate/diploma/degree	65
High school certificate or equivalent	480
Apprentice/trades certificate/diploma	205
College/CEGEP/non-university cert./dipl.	495
University diploma or degree	145

Source: 2021 Census Long Form

### Postsecondary Enrolment

	2020	2021	2022
Saskatchewan Polytechnic	58	0	45
University of Saskatchewan	361	337	318

Source: Saskatchewan Polytechnic Administrative Office and University of Saskatchewan Registrar's Office

### Enrolment by School

P - Saskatoon Public School      S - Greater Saskatoon Catholic Schools

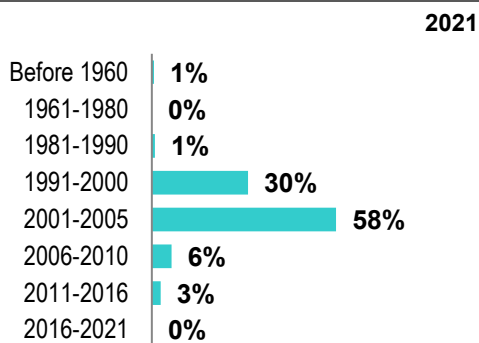
	2020	2021	2022
No schools located in neighbourhood			

## Household Structure

	2021
One-family households	1265
Multiple-family households	5
Non-family households	285
Total one-parent families	140
Total households	1625
Household size	2.9

Source: 2021 Census

## Age of Dwelling



Source: 2021 Census

## Housing Affordability

Median Multiple	2021	2022
Saskatoon	3.98	3.81
Arbor Creek	5.13	4.69

Note: Median Multiple of 3.0 & under is rated as "affordable"

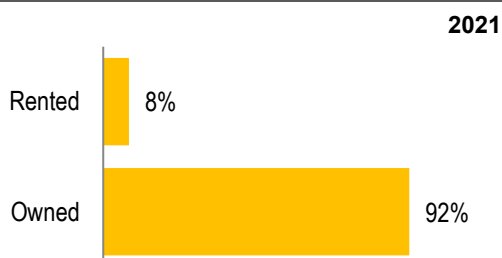
Source: City of Saskatoon, Assessment & Taxation and RBC Economics Research

## Housing Costs

	2021
Average Owner's Major Payments	\$1,770
Average Gross Rent	\$1,520

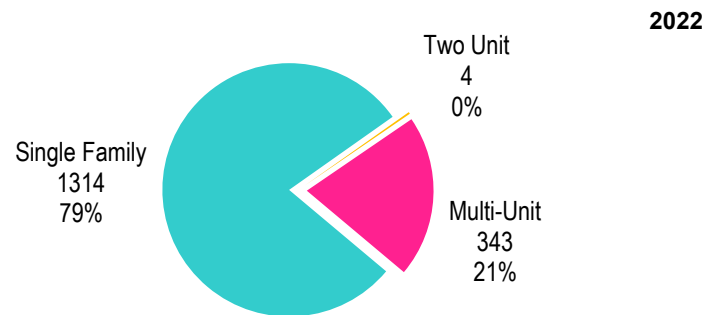
Source: 2021 Census

## Housing by Tenure



Source: 2021 Census

## Dwelling Unit Count



Total Dwellings	1661
Neighbourhood Area	150.6 hectares / 372.1 acres
Dwelling Units per Area	11.0 per hectare / 4.5 per acre

Source: City of Saskatoon, Planning & Development

## Real Estate Sales

2022	No. of Sales	Average Price
Condo Townhouse	9	\$ 228,200
High Rise Apt Condo	0	\$ -
Low Rise Apt Condo	0	\$ -
Semi-detached	0	\$ -
Semi-detached - two titles	0	\$ -
Single Family Dwelling	52	\$ 564,773

Source: City of Saskatoon, Assessment & Taxation

## Park Space

2022	Hectares	Acres
Total Park Area	10.3	25.4
Population per Park Area	508.1	205.6

Park Type: N - Neighbourhood D - District MD - Multi-district  
SU - Special Use I - Industrial

Arbor Creek	N	4.79	11.84
Arbor Creek Linear	N	3.93	9.72
Beckett Green	N	0.71	1.77
Budz Green	N	0.85	2.09

Source: City of Saskatoon, Planning & Development

# ARBOR CREEK

## Voter Turn-out (%)

Provincial	2007	64%
Federal	2008	53%
Civic	2009	30%
Federal	2011	55%
Provincial	2011	46%
Civic	2012	33%
Federal	2015	72%
Provincial	2016	37%
Civic	2016	37%
Federal	2019	72%
Provincial	2020	56%
Civic	2020	30%

## Licensed Home-Based Businesses

	2021	2022
Saskatoon	5353	5293
Arbor Creek	107	96

Source: City of Saskatoon, Business License Program

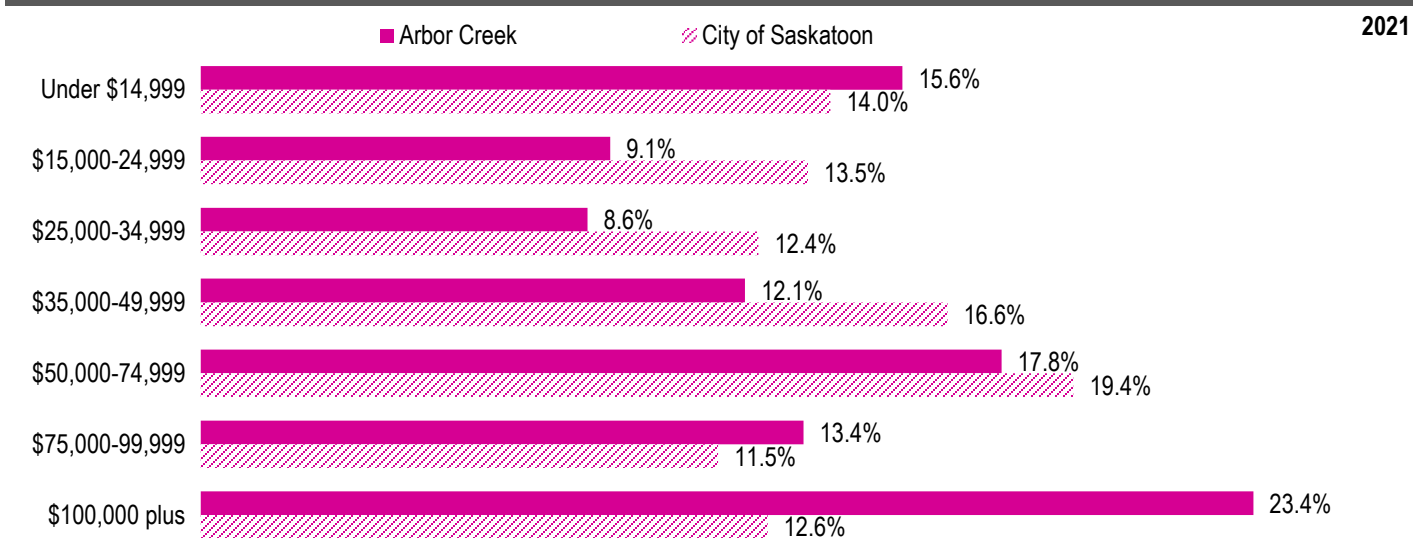
## Labour Force

	2021	
	Arbor Creek	Saskatoon
Labour Force Participation Rate	75.9%	69.7%
Economic Dependency Ratio	8.8%	19.5%
Median Total Income (personal)	\$55,310	\$43,820
Provincial Index of Median Income (base=100)	131.50	104.20
Canadian Index of Median Income (base=100)	132.80	105.20

Source: City of Saskatoon, City Clerk's office; Elections Saskatchewan; and Elections Canada

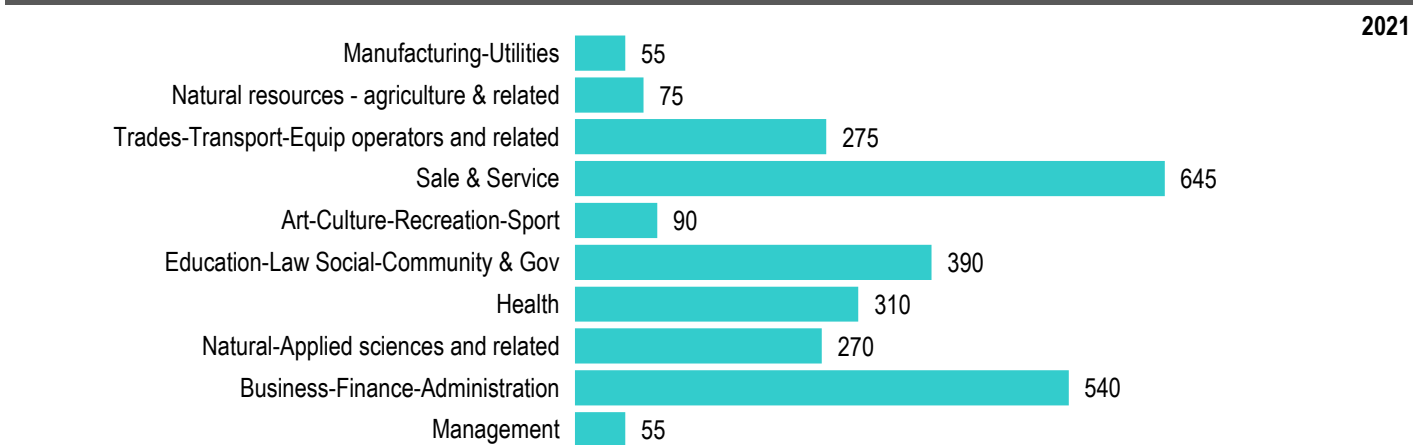
Source: Statistics Canada, Income Statistics Division, T1 Family File (T1FF) based on the final tax file, 2021

## Personal Income



Source: Statistics Canada, Income Statistics Division, T1 Family File (T1FF) based on the final tax file, 2021

## Major Occupation



Source: 2021 Census