

June 2026 Real Estate Market Report

# Michael Knows

Glenora, Crestwood, Parkview  
Laurier Heights, & Windsor Park



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Luxury Estates

This market report is not intended to solicit properties already listed for sale nor intended to cause a breach of an existing agency relationship.

# Michael's Featured Listings

Contact **Michael** today for more information on any of these properties at **780 993 7249**

View Full Property Details at [www.MyCommunitySpecialist.com](http://www.MyCommunitySpecialist.com)



Listed at \$2,195,000 | Windsor Park | E4477068

Stunning custom BIRKHOLZ contemporary home. Facing a QUIET ISLAND PARK and set on an impressive 10,940 sq ft southwest pie lot.



Listed at \$1,595,000 | Glenora | E4490604

1/4 ACRE LOT (1,000 SqM) ON RAVINE DRIVE!  
Facing an Island Park and the Ravine.

## Wanted NOW

## WE HAVE CLIENTS LOOKING TO PURCHASE A LOT TO BUILD ON

If you have a great redevelopment property,  
and are considering selling,  
we would love to chat with you!

# May Community Stats

## Glenora, Crestwood, Parkview & Laurier Heights

South of Stony Plain Road & East of 142 Street & Windsor Park

### GLENORA DETACHED 3 SALES

AVERAGE LIST	\$798,666
AVERAGE SOLD	\$770,000
AVG SOLD/LIST %	96%
AVERAGE DOM	37

### PARKVIEW DETACHED 2 SALES

AVERAGE LIST	\$994,350
AVERAGE SOLD	\$976,500
AVG SOLD/LIST %	98%
AVERAGE DOM	13

### WINDSOR PARK DETACHED 3 SALES

AVERAGE LIST	\$1,609,600
AVERAGE SOLD	\$1,630,000
AVG SOLD/LIST %	101%
AVERAGE DOM	9



### CRESTWOOD DETACHED 1 SALE

AVERAGE LIST	\$1,725,000
AVERAGE SOLD	\$1,650,000
AVG SOLD/LIST %	96%
AVERAGE DOM	46

### LAURIER HEIGHTS DETACHED 2 SALES

AVERAGE LIST	\$1,079,450
AVERAGE SOLD	\$1,077,500
AVG SOLD/LIST %	100%
AVERAGE DOM	13

10

WINDSOR PARK  
SINGLE FAMILY  
HOME SALES  
2026 YTD

101%

WINDSOR PARK  
AVERAGE SOLD PRICE/  
LIST PRICE RATIO  
2026 YTD

20

WINDSOR PARK  
AVERAGE DAYS  
ON MARKET  
2026 YTD

Based on Data From Realtors Association of Edmonton

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# 15 most recent **Active & Sold** listings

To receive the full details of the 15 most recent active & sold listings in your community call, text, or email me today.



## Ask the Expert

**Q: Why Should I Highlight Energy Efficiency?**

**A: Energy-efficient features are highly desirable, especially in Edmonton's climate.**

**Highlight upgrades like windows, insulation, or HVAC systems, and provide utility bills to demonstrate cost savings.**

## MICHAEL PAVONE RANKED TOP 3 AGENT IN EDMONTON IN 2025



Response Rate: 100%

Overall Rating:

Knowledgeability Rating:

Professionalism Rating:

★★★★★ 5.0

★★★★★ 5.0

★★★★★ 5.0

Value of Service:

Reach & Lead Generation:

Home Prep & Staging Advice:

Success Ratio: 100%

★★★★★ 5.0

★★★★★ 5.0

★★★★★ 5.0

**Amazing! Would recommend as an agent. Used him 3 times now!** If you are looking for an agent, look no further, use Michael his team is very knowledgeable, fast and responsive, puts his clients as a number one priority.



**RATE-MY-AGENT**.COM

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Come checkout all our social media, listings, videos, and don't forget to join our Facebook community page!

