



## The MIC At A Glance

Alta Pacific Fast Facts is a summary of the MIC portfolio as of February 15, 2012. For the full summary see [here](#).

- 454 Investors
- 49.56% investors choose 8% per annum (pa) monthly dividend
- 50.44% investors choose to re-invest dividends
- 73.13% investing with registered funds (RRSP)
- 26.87% Investing with open funds

## Our Locations

### Alta Pacific Vancouver

306 Water Street, Unit 1  
Vancouver, BC  
V6B 1B6  
• Phone: 778-328-7401  
• Fax: 604-608-5466

### Alta Pacific Chilliwack

8472 Harvard Place, Unit 217  
Chilliwack, BC  
V2P 7Z5  
• Phone: 604-768-0139  
• Fax: 604-608-5466

### Alta Pacific Edmonton

10324 82nd Avenue, Unit 301  
Edmonton, AB  
T6E 1Z8  
• Phone: 780-436-7909  
• Fax: 780-433-1527

## CMHC says housing market to remain stable through 2013

February 13, 2012 - "With the Canadian economy set to expand at a moderate pace and mortgage rates expected to remain low, activity levels in 2012 in both new home construction and sales of existing homes will stay close to levels seen in 2011," said Mathieu Laberge, Deputy Chief Economist for CMHC. This was reported in Canadian Mortgage and Housing Corporation's First Quarter 2012 Housing Market Outlook. The 35 page report shows several positive signs for housing in Canada; and especially Western Canada where Alta Pacific primarily funds mortgages. Here are a few notable facts from the report.

**Western Canada:** All four Western Canadian provinces will see growth in housing starts in 2012, with Alberta leading the way at 13.2 per cent. In 2013, all western provinces, except Saskatchewan, will see positive growth. In 2013, Saskatchewan's total starts are expected to contract by 2.7 per cent.

**Conventional Mortgage Rates:** Mortgage rates (offered by Canada's major banks) are expected to remain near historically low levels. The outlook also assumes that mortgage rates will remain flat through most of 2012 and start increasing moderately in late 2012 or early 2013. This will continue to support housing demand.

**Rental Outlook:** In Vancouver, more than 35,000 new residents are projected to settle in the region annually. In Calgary the average rent for 2 bedroom apartments are anticipated to rise from \$1,084 in Oct 2011 to \$1,125 in Oct 2012 (in comparison, Vancouver's average is forecast to be \$1,285 in 2012). In Edmonton the rate of vacant units is expected to fall for the third consecutive year in 2012; from 3.3% in Oct 2011 to 2.7% in Oct 2012 (in Vancouver that average is 1.1% in 2012).

See the full CMHC Housing Market Outlook Report [here](#). For more details on the Provinces that matter most to you, British Columbia update is on Page 9, Alberta Page 10, Saskatchewan page 11, etc.

What Alta Pacific sees in this report is real estate stability for Canadians and most notably a steady growth in key economic indicators for the Western Provinces. We are experiencing continued strength in the commodity-driven economy in Alberta and a healthy BC housing market. Alta Pacific feels confident in its business of lending in Western Canada and we believe the foreseeable years will continue to provide quality lending opportunities for our fund. Meanwhile the security of our assets are expected to remain stable and steadily increase in value.



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