

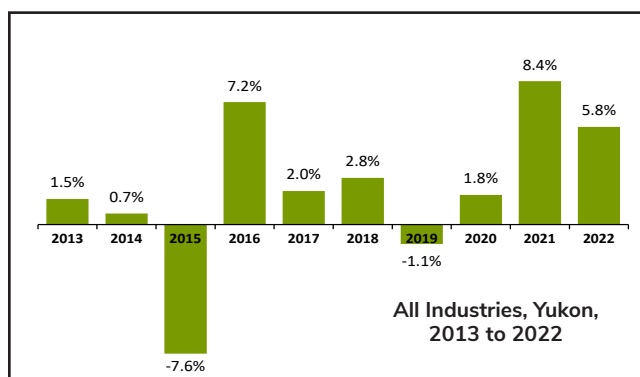
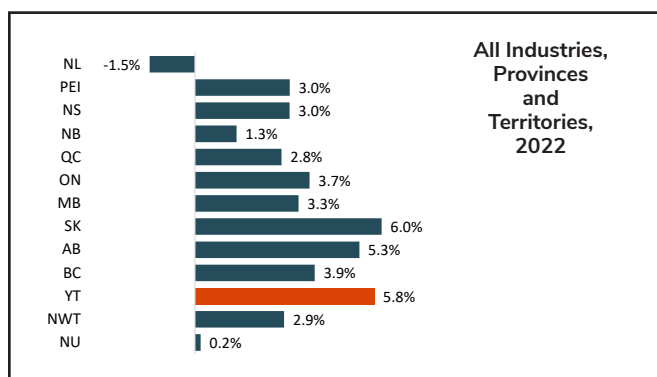


### Highlights:

- In October 2023, on a year-over-year basis, the Consumer Price Index (CPI) for Whitehorse increased 2.8% (figures for Yukon are not available); for Canada, the CPI increased 3.1%.
- The price of gold on November 30, 2023 was \$2,037.85 USD per troy oz., an increase of \$40.25 USD, or 2.0%, over the price of gold on October 31, 2023 (\$1,997.60).

### New publication this month: GDP by Industry (at basic prices), 2022

#### Growth Rates of GDP by Industry (based on real GDP in chained 2017 dollars)



Over the 10-year period from 2013 to 2022, the growth rate of Yukon's GDP by industry (at basic prices) varied from a low of -7.6% in 2015 to a high of 8.4% in 2021. Yukon's GDP by industry (at basic prices) growth rate declined from 2013 (1.5%) to 2014 (0.7%) before shrinking in 2015 (-7.6%). In 2016, the growth rate rebounded to 7.2% before slowing down to 2.0% in 2017 and 2.8% in 2018, and then shrinking in 2019 (-1.1%). In the past three years, GDP by industry (at basic prices) grew at a rate of 1.8% in 2020, 8.4% in 2021 and 5.8% in 2022.

GDP by Industry (at basic prices) 2022: <https://yukon.ca/en/gross-domestic-product-industry-2022>

#### New from Yukon Bureau of Statistics:

- Yukon Employment, November 2023: <https://yukon.ca/en/yukon-employment-november-2023>
- Yukon Fuel Price Survey, November 2023: <https://yukon.ca/en/yukon-fuel-price-survey-november-2023>
- Yukon Economic Accounts, 2022: <https://yukon.ca/en/economic-accounts-2022>

- Yukon Employment Annual Review, 2022: <https://yukon.ca/en/yukon-employment-annual-review-2022>

#### New from Statistics Canada:

- Housing experiences in Canada; renters who are in poverty, seniors and recent immigrants, 2021: <https://www150.statcan.gc.ca/pub/46-28-0001/2021001/article/00025-eng.pdf>

Interested in more data or updates?

Yukon Community Statistics  
[yukon.ca/community-statistics](https://yukon.ca/community-statistics)

Visit our Community Statistics website for downloadable data by Yukon community and subject.



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# 1. Population

## 1.1 Population by Age and Sex\*, Jun 30 '23

	Total	Males	Females
0-4	2,280	1,145	1,135
5-9	2,472	1,289	1,183
10-14	2,430	1,310	1,120
15-19	2,237	1,165	1,072
20-24	2,512	1,309	1,203
25-29	3,139	1,553	1,586
30-34	3,874	1,907	1,967
35-39	4,187	2,065	2,122
40-44	3,484	1,786	1,698
45-49	3,021	1,517	1,504
50-54	2,912	1,466	1,446
55-59	2,800	1,428	1,372
60-64	3,113	1,568	1,545
65-69	2,609	1,348	1,261
70-74	1,857	973	884
75+	2,242	1,184	1,058
<b>Total</b>	<b>45,169</b>	<b>23,013</b>	<b>22,156</b>

\*Please see table endnotes on page 12.  
Source: Yukon Bureau of Statistics.

## 1.2 Population by Community\*

	Jun 30 2022	Mar 31 2023	Jun 30 2023
Beaver Creek	107	103	107
Burwash Landing	99	105	104
Carcross	478	470	488
Carmacks	577	576	588
Dawson City	2,331	2,346	2,370
Destruction Bay	59	62	63
Faro	467	467	457
Haines Junction	1,012	1,022	1,033
Johnson's Crossing	55	55	56
Mayo	449	459	463
Mendenhall	138	152	149
Old Crow	249	250	255
Pelly Crossing	382	372	373
Ross River	404	402	407
Tagish	380	378	390
Teslin	490	491	498
Watson Lake	1,491	1,494	1,506
Whitehorse Area <sup>1</sup>	34,698	35,399	35,770
Other*	98	89	92
<b>Yukon</b>	<b>43,964</b>	<b>44,692</b>	<b>45,169</b>

<sup>1</sup> Marsh Lake is included in Whitehorse Area.  
\* Please see table endnotes on page 12.  
Source: Yukon Bureau of Statistics.

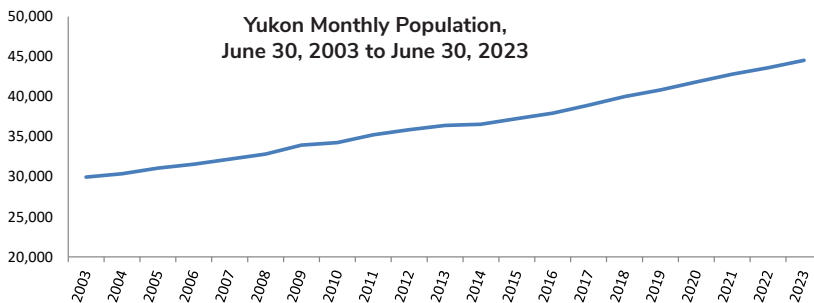
## 1.3 Vital Statistics\*

	Births	Deaths	Marriages
<b>Year-to-date change</b>	-47	-10	-25
	-13.5%	-4.0%	-15.2%
<b>2023</b>			
October (p)	32	30	6
September (p)	27	25	16
August (r)	27	33	20
July	30	22	35
June	24	15	28
May	27	17	6
April	34	27	7
March	37	26	11
February	24	20	4
January	38	28	7
<b>2022 total</b>	<b>412</b>	<b>295</b>	<b>191</b>
December	26	20	17
November	39	22	9
October	41	20	12

\*Please see table endnotes on page 12.  
Source: Yukon Bureau of Statistics.

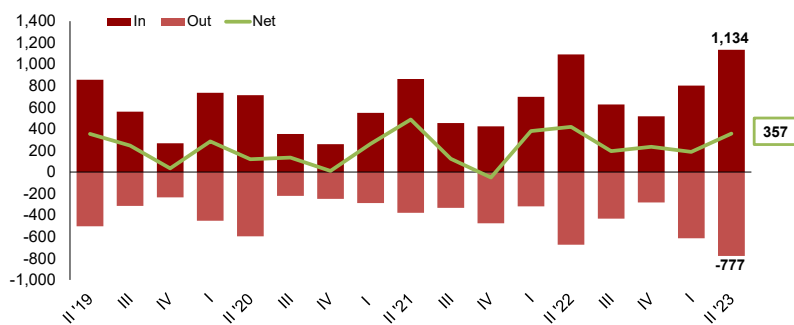
### Did you know?

On June 30, 2023, Yukon residents aged 65 and over made up 14.9% of the total population — an increase of 5.0 percentage points compared to June 30, 2013 (9.9%).



Population Report, Second Quarter, 2023:  
<https://yukon.ca/en/population-report-q2-2023>

## 1.4 Migration Estimates\*



\*Please see endnotes on page 12.  
Source: Statistics Canada. Tables 17-10-0020-01 and 17-10-0040-01.

Preliminary estimates of Statistics Canada show that in the second quarter of 2023, Yukon gained 357 people through net migration — 45 were lost through interprovincial migration and 402 were gained through international migration.

Of the interprovincial migrants, **net gains** were from:

- British Columbia (+44);
- Alberta (+30);
- Manitoba (+21);
- Saskatchewan (+11);
- Nunavut (+4); and
- Northwest Territories (+3).

Conversely, **net losses** were to:

- Ontario (-53);
- Nova Scotia (-39);
- Quebec (-35);
- New Brunswick (-26); and
- Prince Edward Island (-5).

Source: Statistics Canada. Table 17-10-0045-01.



## 2. Employment

### 2.1 Labour Force Statistics\* (seasonally adjusted)

	Labour Force	Employed	Unemployed	Unemployment Rate	Participation Rate	Employment Rate
<b>2023</b>						
November	25,100	24,200	900	3.6%	73.2%	70.6%
October	25,200	24,200	1,000	4.0%	73.7%	70.8%
September	25,100	24,100	900	3.6%	73.4%	70.5%
August	24,700	23,600	1,100	4.5%	72.4%	69.2%
July	24,600	23,700	900	3.7%	72.4%	69.7%
June	24,900	24,000	1,000	4.0%	73.2%	70.6%
May	25,200	24,400	700	2.8%	74.3%	72.0%
April	24,500	23,600	900	3.7%	72.5%	69.8%
March	23,800	23,100	700	2.9%	70.8%	68.8%
February	23,900	23,000	900	3.8%	71.3%	68.7%
January	24,100	23,200	900	3.7%	71.9%	69.3%
<b>2022</b>	<b>24,400</b>	<b>23,400</b>	<b>1,100</b>	<b>4.5%</b>	<b>73.1%</b>	<b>70.1%</b>
December	24,700	23,500	1,200	4.9%	73.7%	70.1%
November	24,100	23,000	1,200	5.0%	71.9%	68.7%

Yukon Employment, November 2023: <https://yukon.ca/en/yukon-employment-november-2023>

Yukon Employment Annual Review, 2022: <https://yukon.ca/en/yukon-employment-annual-review-2022>

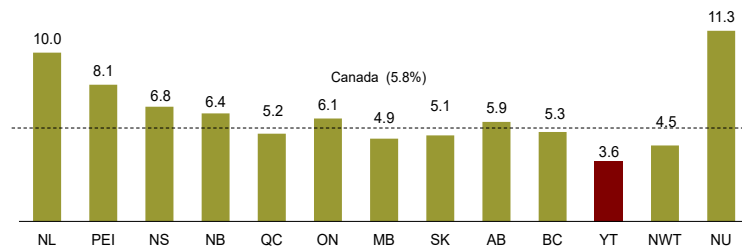
Yukon Employment Historical Data, 2013 to 2023: <https://yukon.ca/en/yukon-employment-historical-data-2013-2022>

\*Please see table endnotes on page 12.  
Source: Statistics Canada. Tables 14-10-0292-01 (monthly) and 14-10-0393-01 (annual).

#### Did you know?

On a year-to-date basis (January to November), 42.9% of working Yukoners were employed by one of the four levels of government in the territory. This percentage has decreased by 3.5 percentage points compared to the same time period in 2022 (46.4%).

### 2.2 Unemployment Rates\*, November 2023 (seasonally adjusted)



\*Please see table endnotes on page 12.  
Source: Statistics Canada. Tables 14-10-0287-01 and 14-10-0292-01.

### 2.3 Employment, by Class of Worker\* and Sector (seasonally unadjusted)

	Total Employed	Public Sector Employees	Private Sector Employees	Self-Employed	Goods-producing	Services-producing
<b>2023</b>						
November	24,100	9,900	10,600	3,600	3,600	20,500
October	24,400	10,000	10,900	3,500	3,700	20,700
September	24,900	10,500	10,800	3,600	4,000	20,900
August	24,500	10,200	10,800	3,500	3,800	20,700
July	24,200	10,400	10,200	3,500	3,800	20,400
June	23,900	10,600	9,900	3,500	3,400	20,500
May	24,200	10,500	10,000	3,700	3,500	20,700
April	23,400	10,200	9,700	3,500	3,200	20,100
March	22,900	9,900	9,600	3,400	3,000	19,800
February	22,800	10,000	9,500	3,200	2,900	19,900
January	23,000	10,200	9,500	3,300	2,900	20,200
<b>2022 annual</b>	<b>23,400</b>	<b>10,300</b>	<b>9,700</b>	<b>3,400</b>	<b>3,500</b>	<b>19,900</b>
December	23,400	10,700	9,500	3,200	3,200	20,200
November	23,100	10,700	9,400	3,000	3,200	19,900

\*Please see table endnotes on page 12.  
Source: Statistics Canada. Custom data table.

Comparing November 2023 to October 2023, employment in the services-producing sector (20,500) decreased by 200, or 1.0%; the goods-producing sector's employment (3,600) decreased by 100, or 2.7%. In November 2023, of the 24,100 employed in Yukon, 9,900, or 41.1%, were working in the public sector. Of the 14,200 workers in the private sector, 3,600, or 25.4%, were self-employed.

Note: Public employees are those who work for: a government at the federal, provincial, territorial, municipal level; a First Nations or other Indigenous government; a government service or agency; a Crown corporation; or for a government funded establishment such as schools (including colleges/universities), hospitals and public libraries.



## 2. Employment (cont'd)

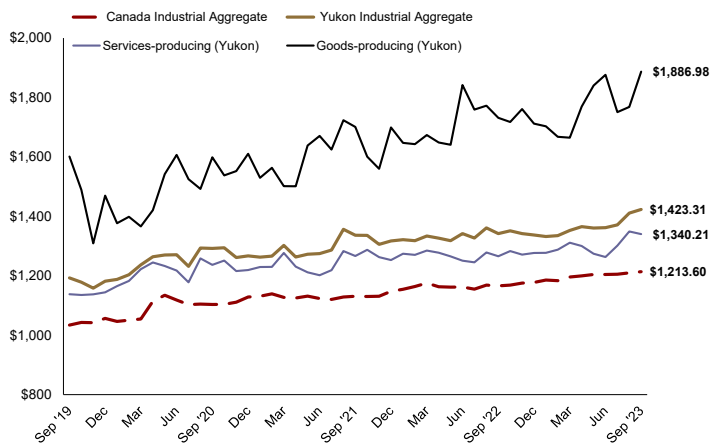
### 2.4 Average Weekly Earnings, Including Overtime\*

	Yukon Average <sup>1</sup>	Construction	Trade	Transp. & Warehousing	Finance & Insurance	Admin. support, waste mgmt, & remediation	Health Care & Social Assist.	Accomm. & Food Services	Other services (except public admin.)	Public Admin.
<b>Year-to-date change</b>	\$35.90 2.7%	-\$3.46 -0.2%	\$15.15 1.8%	\$29.50 2.2%	\$5.26 0.3%	\$57.49 7.3%	\$49.10 4.4%	-\$4.26 -0.7%	\$26.49 2.5%	\$53.05 3.3%
(\$)										
<b>2023</b>										
September (p)	<b>1,423.31</b>	1,705.86	857.20	1,481.74	1,821.13	842.47	1,212.65	600.92	965.10	1,708.67
August (r)	<b>1,410.92</b>	1,557.07	870.99	1,311.20	1,712.59	900.47	1,297.76	615.15	1,104.27	1,738.43
July	<b>1,371.33</b>	1,444.58	876.63	1,386.73	1,715.66	897.19	1,250.89	625.63	1,104.19	1,672.89
June	<b>1,362.06</b>	1,527.16	857.70	1,317.18	1,693.15	874.36	1,062.12	614.54	1,003.08	1,605.39
May	<b>1,360.69</b>	1,432.14	868.67	1,375.23	1,683.08	782.55	1,097.09	540.85	1,181.62	1,592.83
April	<b>1,365.31</b>	1,450.91	869.21	1,300.56	1,672.43	822.55	1,176.76	550.06	1,098.24	1,643.42
March	<b>1,352.68</b>	1,354.12	843.62	1,266.43	1,673.14	784.02	1,176.82	569.54	1,085.78	1,659.46
February	<b>1,334.97</b>	1,373.04	814.52	1,373.01	1,533.63	840.80	1,142.20	562.08	1,021.61	1,612.39
January	<b>1,332.33</b>	1,376.20	827.90	1,301.02	1,595.59	860.82	1,139.75	566.33	1,065.96	1,607.23
<b>2022 annual</b>	<b>1,335.54</b>	<b>1,501.91</b>	<b>840.68</b>	<b>1,317.60</b>	<b>1,635.24</b>	<b>792.52</b>	<b>1,128.99</b>	<b>594.35</b>	<b>1,061.03</b>	<b>1,595.17</b>
December	<b>1,337.37</b>	1,442.91	869.21	1,293.44	1,546.77	824.34	1,139.11	585.70	1,146.32	1,582.78
November	<b>1,341.87</b>	1,556.99	831.61	1,299.89	1,511.69	761.47	1,138.03	590.68	1,044.38	1,596.51
October	<b>1,351.52</b>	1,584.14	836.55	1,348.95	1,549.87	839.50	1,158.31	623.73	1,142.46	1,603.72
September	<b>1,341.97</b>	1,544.36	824.25	1,352.14	1,591.13	768.65	1,166.24	642.13	1,079.01	1,595.25

\*Please see table endnotes on page 12. <sup>1</sup>Excludes self-employed.

Source: Statistics Canada. Table 14-10-0203-01 (monthly) and 14-10-0204-01 (annual).

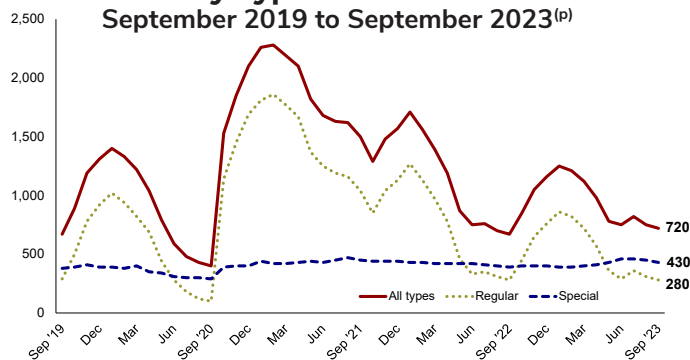
### 2.5 Average Weekly Earnings, Including Overtime\*, Yukon and Canada September 2019 to September 2023<sup>(p)</sup>



\*Please see endnotes on page 12.

Source: Statistics Canada. Table 14-10-0203-01.

### 2.6 Employment Insurance Beneficiaries, by Type of Benefit\* September 2019 to September 2023<sup>(p)</sup>



\*Please see endnotes on page 12.

Source: Statistics Canada. Table 14-10-0009-01.

Survey of Employment, Payroll & Hours, 2022:  
<https://yukon.ca/en/survey-employment-payrolls-and-hours-2022>

#### Did you know?

Between September 2022 and September 2023, Yukon's average weekly earnings increased by \$81.34, or 6.1%. During the same period, the Whitehorse CPI increased by 3.8%.

### 2.7 Employment Insurance Beneficiaries, by Community\*

	Sep 2022	Aug <sup>(p)</sup> 2023	Sep <sup>(p)</sup> 2023
Beaver Creek	0	0	0
Burwash Landing	0	0	0
Carmacks	10	10	10
Dawson City	50	40	40
Faro	10	10	10
Haines Junction	20	20	20
Marsh Lake	10	10	10
Mayo	10	10	0
Mt. Lorne	0	0	0
Old Crow	10	10	0
Pelly Crossing	10	20	20
Ross River	0	10	10
Tagish	0	10	0
Watson Lake	30	20	20
Whitehorse	470	550	520
<b>Yukon Total</b>	<b>670</b>	<b>750</b>	<b>720</b>

\*Community is defined by census subdivision.

Please see table endnotes on page 12.

Source: Statistics Canada, Custom data table.



### 3. Consumer Prices

#### 3.1 Consumer Price Index, Whitehorse (2002 = 100)\*

	Index			% Change	
	Oct	Sep	Oct	Sep '23	Oct '22
	2022	2023	2023	to Oct '23	to Oct '23
<b>All-Items</b>	<b>151.8</b>	<b>156.8</b>	<b>156.1</b>	<b>-0.4</b>	<b>2.8</b>
Food	146.1	156.3	154.9	-0.9	6.0
Shelter	190.8	201.4	202.6	0.6	6.2
Household Operations, Furnishings & Equipment	117.5	110.3	110.9	0.5	-5.6
Clothing & Footwear	109.1	108.4	107.3	-1.0	-1.6
Transportation	171.8	167.7	166.4	-0.8	-3.1
Health & Personal Care	139.6	149.7	150.6	0.6	7.9
Recreation, Education & Reading	117.4	125.7	122.5	-2.5	4.3
Alcoholic Beverages, Tobacco Products and Recreational Cannabis	183.1	192.6	192.5	-0.1	5.1
<b>Special Aggregates</b>					
Energy	237.4	232.4	231.0	-0.6	-2.7
All-items excluding energy	145.6	151.1	150.5	-0.4	3.4

\*Please see table endnotes on page 12. Source: Statistics Canada. Table 18-10-0004-01.

In October 2023, on a year-over-year basis, the Consumer Price Index (CPI) for Whitehorse increased 2.8% (figures for Yukon are not available); for Canada, the CPI increased 3.1%.

Main contributors to the year-over-year increase in Whitehorse CPI were the prices of:

- Mortgage interest cost;
- Traveller accommodation; and
- Food purchased from restaurants.

Some of these year-over-year increases were offset by decreases in the prices of:

- Telephone services;
- Inter-city transportation; and
- Child care and housekeeping services.

On a month-to-month basis, comparing October 2023 to September 2023, the CPI for Whitehorse (figures for Yukon are not available) decreased by 0.4%.

Contributors to the decrease were the prices of:

- Traveller accommodation;
- Inter-city transportation; and
- Fresh vegetables.

#### Annual Average Change in the Consumer Price Index

	Whitehorse	Canada
2022	6.8%	6.8%
2021	3.3%	3.4%
2020	1.0%	0.7%
2019	2.0%	1.9%
2018	2.4%	2.3%

#### 3.2 Monthly Average Retail Prices for Selected Food Products, Whitehorse, British Columbia and Alberta, October 2023

Selected food product	Whitehorse, Y.T.			British Columbia			Alberta		
	Price	Price	Price	Price	Price	Price	Price	Price	
Sirloin steak, 1 kg	\$ 33.72	\$ 30.30	\$ 26.35	\$ 4.52	\$ 5.43	\$ 4.94	\$ 4.52	\$ 5.43	\$ 4.94
Stewing beef, 1 kg	\$ 21.50	\$ 16.64	\$ 16.28	\$ 5.74	\$ 4.72	\$ 4.61	\$ 5.74	\$ 4.72	\$ 4.61
Ground beef, 1 kg	\$ 13.93	\$ 11.45	\$ 11.26	\$ 2.13	\$ 1.65	\$ 1.77	\$ 2.13	\$ 1.65	\$ 1.77
Pork chops, 1 kg	\$ 14.79	\$ 8.95	\$ 9.04	\$ 5.29	\$ 5.22	\$ 4.78	\$ 5.29	\$ 5.22	\$ 4.78
Chicken, 1 kg	\$ 8.98	\$ 8.20	\$ 7.53	\$ 3.50	\$ 3.49	\$ 3.30	\$ 3.50	\$ 3.49	\$ 3.30
Bacon, 500 grams	\$ 10.40	\$ 7.43	\$ 7.02	\$ 2.69	\$ 5.38	\$ 5.36	\$ 2.69	\$ 5.38	\$ 5.36
Milk, 4 l	\$ 6.06	\$ 5.79	\$ 5.91	\$ 13.67	\$ 7.81	\$ 8.01	\$ 6.06	\$ 5.79	\$ 5.91
Butter, 454 grams	\$ 7.32	\$ 6.53	\$ 6.49				\$ 7.32	\$ 6.53	\$ 6.49

Consumer Price Index, 2022: <https://yukon.ca/en/consumer-price-index-2022>

In October 2023, the prices of the selected food products (in the table above) in Whitehorse were on average 25.8% higher than Alberta and 19.6% higher than British Columbia.

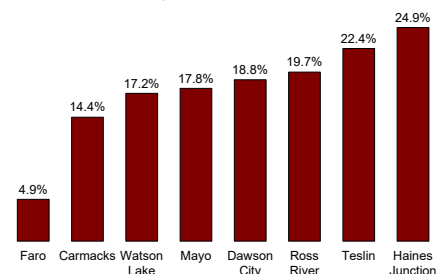
Source: Statistics Canada custom run and Table 18-10-0245-01

#### 3.3 Community Spatial Price Index, October 2023 (Whitehorse = 100)

The Community Spatial Price Index is produced quarterly by the Yukon Bureau of Statistics and compares prices of regularly purchased items in Whitehorse to prices in other Yukon communities at a given point in time.

	Carmacks	Dawson City	Faro	Haines Junction	Mayo	Old Crow	Ross River	Teslin	Watson Lake
<b>Total Survey Items</b>	<b>114.4</b>	<b>118.8</b>	<b>104.9</b>	<b>124.9</b>	<b>117.8</b>	..	<b>119.7</b>	<b>122.4</b>	<b>117.2</b>
Meat/Fish/Seafood	116.0	105.5	91.5	98.6	114.1	..	109.1	136.9	98.0
Dairy/Eggs	103.6	118.0	102.8	141.7	113.1	..	112.8	116.3	122.8
Fruit/Veg.	122.4	110.4	98.9	120.7	127.4	..	128.8	117.4	125.8
Bread/Cereal	120.7	139.8	107.9	143.7	126.9	..	133.5	130.8	115.6
Other Foods	114.4	127.8	118.0	136.5	119.8	..	130.9	128.7	125.0
Household Operations	124.8	129.4	109.9	121.1	119.8	..	127.6	153.0	125.0
Health & Personal Care	119.9	134.0	108.5	135.8	131.1	..	109.3	123.2	128.8
Cigarettes	105.4	108.6	99.0	..	104.6	..	113.2	103.7	106.2
Gasoline/Diesel	104.6	106.0	106.1	107.7	104.8	..	108.1	99.8	102.2
Home Heating Fuel	100.8	104.8	102.0	100.8	103.3	..	102.0	100.8	103.3

#### Weighted Overall Average Difference in Prices Between the Communities and Whitehorse, October 2023



Source: Yukon Bureau of Statistics.



## 4. Trade

### 4.1 Retail and Wholesale\* Sales



Source: Statistics Canada. Tables 20-10-0056-01 and 20-10-0074-01.

Yukon's preliminary retail sales in September 2023 (\$100.8 million) increased by \$7.4 million, or 7.9%, compared to September 2022; Canada's retail sales increased 2.4% over the same time period. Year-to-date (January to September), Yukon's retail sales (\$883.6 million) increased by \$69.6 million, or 8.5%, compared to the same time period in 2022; Canada's retail sales increased 2.3% over the same time period.

\* Wholesale Sales data for Yukon has been unavailable since July 2022 due to residual suppression.

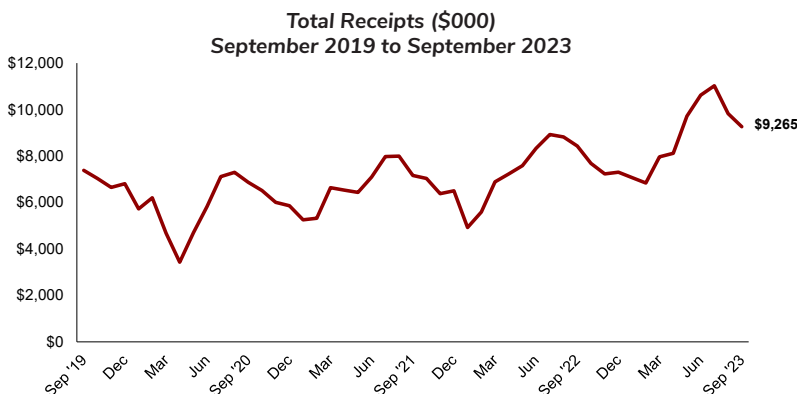
### 4.2 Retail Sales, by Industry Classification\*

Yukon Retail Sales, 2022:  
<https://yukon.ca/en/yukon-retail-sales-2022>

	Total*	Motor vehicle and parts dealers	Building material and garden equipment and supplies dealers	Food & beverage retailers	Furniture, home furnishings, electronics and appliances retailers	General merchandise retailers	Health and personal care retailers	Gasoline stations and fuel vendors	Clothing, clothing accessories, shoes, jewelry, luggage and leather goods retailers	Sporting goods, hobby, musical instrument, book, and miscellaneous retailers
<b>Year-to-date change</b>	\$69,569 8.5%	\$9,796 7.3%	x ..	\$21,279 10.5%	\$2,507 9.5%	-\$959 -1.2%	\$1,785 5.0%	\$38,204 22.5%	x ...	\$1,897 3.1%
(\$000)										
<b>2023</b>										
September (p)	100,802	14,646	x	25,855	4,023	9,561	4,167	22,757	x	7,815
August (r)	121,014	16,921	x	27,953	3,672	9,811	4,410	35,831	x	8,034
July	121,526	17,426	x	27,986	3,191	10,490	4,279	36,953	x	8,073
June	112,300	17,913	x	27,424	3,018	10,693	4,396	26,868	x	7,390
May	102,975	20,041	x	27,290	3,506	11,062	4,375	17,877	x	6,615
April	86,285	15,618	x	23,578	3,009	8,397	3,909	16,770	x	6,179
March	88,548	16,289	x	23,062	2,835	7,859	4,221	17,931	x	6,822
February	73,935	13,432	x	19,680	2,543	6,274	3,825	16,353	x	5,430
January	76,197	11,932	x	20,200	3,061	6,645	3,732	16,962	x	6,254
<b>2022 total</b>	<b>1,085,214</b>	<b>174,526</b>	<b>x</b>	<b>272,496</b>	<b>36,728</b>	<b>113,134</b>	<b>47,938</b>	<b>222,722</b>	<b>x</b>	<b>83,458</b>
December	88,850	10,759	x	25,744	3,372	11,130	4,306	16,811	x	8,736
November	87,416	13,631	x	21,938	3,165	10,193	4,028	17,204	x	7,196
October	94,935	15,714	x	23,065	3,840	10,060	4,075	18,609	x	6,811
September	93,396	12,999	12,008	22,820	2,763	9,684	4,330	20,250	1,372	7,171

\*Please see table endnotes on page 12.  
Source: Statistics Canada. Table 20-10-0056-01.

### 4.3 Food Services and Drinking Places



Source: Statistics Canada. Table 21-10-0019-01.

#### Did you know?

On a year-to-date basis (January-September), of the \$883.6 million in total retail sales for Yukon in 2023, \$208.3 million, or 23.6%, was from the Gasoline stations and fuel vendors industry. The proportion decreased by 2.7 percentage points compared to the same time period in 2022 (20.9%).

Comparing September 2023 to September 2022, the total receipts for food services and drinking places in Yukon increased by \$831,000, or 9.9%; Canada's receipts increased 7.7%.



## 5. Rental Units

The data on this page are from the Yukon Rent Survey which is conducted biannually in April and October since 2014. Prior to 2014, the survey was conducted on a quarterly basis and only included buildings with 3 or more rental units (4 or more rental units prior to 2012). Although the methodology of the 2014 survey includes all types of buildings with rental units (displayed in table 5.1), the Yukon Bureau of Statistics continues to generate data for buildings with 3 or more rental units for historical comparisons (displayed in 5.2 and 5.3).

### 5.1 Median Rent, Total Units and Vacancy Rates\*; for Units in All Types of Buildings with Rental Units, Yukon, April 2023

	All Types	Single Detached House	Townhouse/ Row house	Duplex <sup>1</sup>	Triplex and Fourplex	Condominium	Apartment Building <sup>2</sup>	Store-top (Commercial) <sup>3</sup>	Mobile Home	Cabin	Garden Suite
<b>Median Rent</b>											
All Sizes	\$1,325	\$2,000	\$1,843	\$1,570	\$1,379	\$1,992	\$1,200	\$1,265	\$1,425	..	\$1,470
Bachelor	\$1,198	x	..	\$1,174	\$1,237	\$1,540	\$1,184	\$1,000	..	..	\$905 <sup>†</sup>
1 Bedroom	\$1,200	\$1,260	\$1,289 <sup>†</sup>	\$1,380	\$1,153	\$1,610	\$1,153	\$1,265	x	..	\$1,395
2 Bedrooms	\$1,497	\$2,000	\$1,503	\$1,640	\$1,500	\$2,324	\$1,301	\$1,808	\$1,437	..	x
3-4 Bedrooms	\$2,022	\$1,950	\$1,915	\$1,925	\$2,100	\$2,223	\$1,475	\$2,050 <sup>†</sup>	\$1,411	..	\$2,275 <sup>†</sup>
5+ Bedrooms	\$3,300	\$3,350	..	..	..	x	..	..	..	..	..
<b>Total Units</b>											
All Sizes <sup>†</sup>	2,446	206	76	658	209	255	865	97	56	..	24
Bachelor	182	2 <sup>†</sup>	..	11	11	17	109	28	..	..	4 <sup>†</sup>
1 Bedroom	798	14	5 <sup>†</sup>	197	88	64	380	31	3 <sup>†</sup>	..	16
2 Bedrooms	898	57	28	228	70	73	369	35	36	..	x
3-4 Bedrooms	540	105	43	221	40	99	8	4 <sup>†</sup>	17	..	3 <sup>†</sup>
5+ Bedrooms	28	26	..	..	..	2 <sup>†</sup>	..	..	..	..	..
<b>Vacancy Rate</b>											
All Sizes	2.2%	3.4%	3.9%	4.1%	1.4%	1.2%	0.9%	2.1%	0.0%	..	8.3%
Bachelor	2.7%	0.0% <sup>†</sup>	..	18.2%	0.0%	0.0%	0.9%	3.6%	..	..	0.0% <sup>†</sup>
1 Bedroom	2.5%	21.4%	0.0% <sup>†</sup>	6.1%	1.1%	0.0%	0.8%	0.0%	0.0% <sup>†</sup>	..	12.5%
2 Bedrooms	1.2%	0.0%	3.6%	2.2%	1.4%	1.4%	0.8%	0.0%	0.0%	..	x
3-4 Bedrooms	3.3%	3.8%	4.7%	3.6%	2.5%	2.0%	0.0%	25.0% <sup>†</sup>	0.0%	..	0.0% <sup>†</sup>
5+ Bedrooms	0.0%	0.0%	..	..	..	0.0% <sup>†</sup>	..	..	..	..	..

x = suppressed. .. = no information available for October 2022 ... = not appropriate/ applicable.

<sup>†</sup>Use caution when analyzing data due to high variance or a small number of rental units within the category.

<sup>1</sup> Duplex includes single detached houses with a legal rental suite.

<sup>2</sup> Buildings with five or more rental units.

<sup>3</sup> Store-top units are residential units in buildings which primarily contain commercial space.

<sup>4</sup> Numbers may not add up to the total due to rounding and vacancy rates may have been affected by small number of units.

\*Please see table endnotes on page 12.

Source: Yukon Bureau of Statistics.

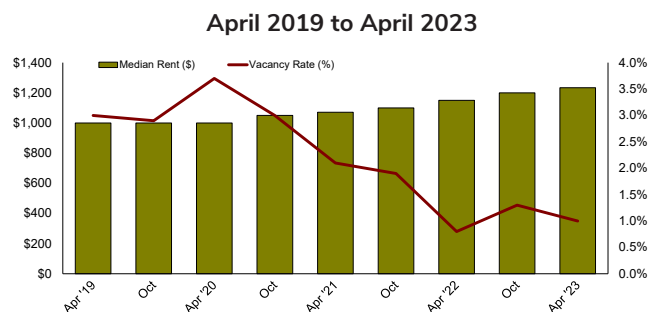
### 5.2 Median Rent and Vacancy Rates\* for Units in Buildings with 3 or More Rental Units, Yukon Communities, 2022-2023

	Whitehorse		Watson Lake		Dawson City	
	Median Rent	Vacancy Rate	Median Rent	Vacancy Rate	Median Rent	Vacancy Rate
<b>2023 average</b>						
<b>April</b>	\$1,234	1.0%	\$928	16.7%	\$1,260	0.0%
<b>2022 average</b>						
<b>October</b>	\$1,175	1.1%	\$884	12.5%	\$1,200	4.3%
<b>April</b>	\$1,150	0.8%	\$884	12.5%	\$1,200	4.3%

\*Please see table endnotes on page 12.

Source: Yukon Bureau of Statistics.

### 5.3 Median Rent and Vacancy Rates for Units in Buildings with 3 or More Rental Units, Whitehorse, 2019-2023



\*Please see table endnotes on page 12.

Source: Yukon Bureau of Statistics.

Yukon Rent Survey, April 2023: <https://yukon.ca/en/yukon-rent-survey-april-2023>



## 6. Real Estate

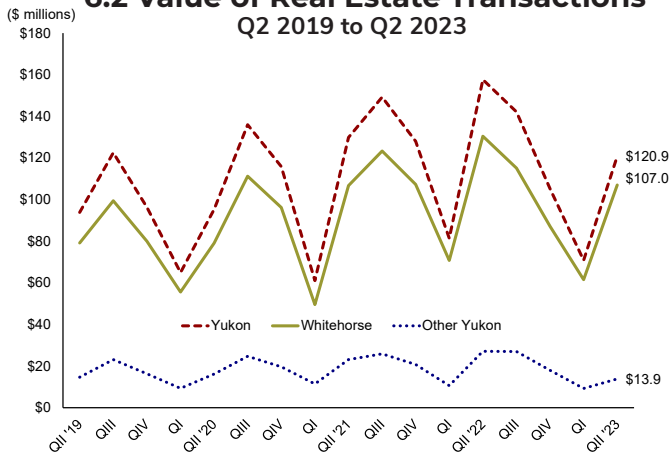
### 6.1 Number and Value of Real Estate Transactions\*, Whitehorse

	Total		Single-detached houses		Semi-detached houses		Row houses		Condominium apartments		Mobile Homes	
	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)
<b>Year-to-date change</b>	42	-32,670	-47	-37,040	-1	-364	-6	-2,292	33	11,923	x	x
	11.8%	-16.2%	-28.8%	-33.6%	-5.0%	-3.7%	-10.2%	-8.8%	66.0%	54.9%	...	...
<b>2023</b>												
<b>Q2</b>	278	106,987.9	82	51,556.5	16	8,050.0	29	12,947.8	34	13,839.6	8	2,748.5
<b>Q1</b>	119	61,572.9	34	21,588.7	3	1,370.0	24	10,812.0	49	19,784.3	x	x
<b>2022 total</b>	<b>709</b>	<b>403,455.8</b>	<b>326</b>	<b>220,603.1</b>	<b>38</b>	<b>19,635.6</b>	<b>140</b>	<b>65,752.4</b>	<b>107</b>	<b>43,926.3</b>	<b>16</b>	<b>7,118.9</b>
<b>Q4</b>	166	87,113.3	63	40,301.8	6	3,105.9	34	16,329.7	40	14,416.6	3	1,240.0
<b>Q3</b>	188	115,111.6	100	70,116.2	12	6,745.9	47	23,370.5	17	7,809.2	3	1,353.5
<b>Q2</b>	225	130,459.7	109	75,770.7	13	6,482.9	28	13,232.6	32	13,946.5	6	2,656.4

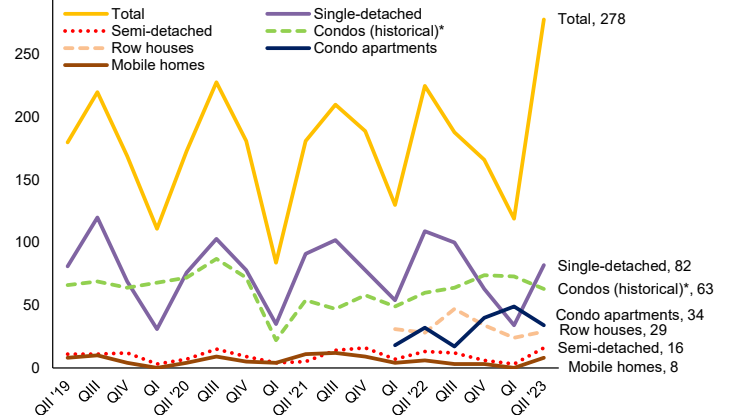
\*Please see table endnotes on page 12. Note: Total includes residential lots, multiple-residential, commercial, and industrial sales.  
Source: Yukon Bureau of Statistics.

Yukon Real Estate Report, Second Quarter, 2023: <https://yukon.ca/en/yukon-real-estate-report-q2-2023>

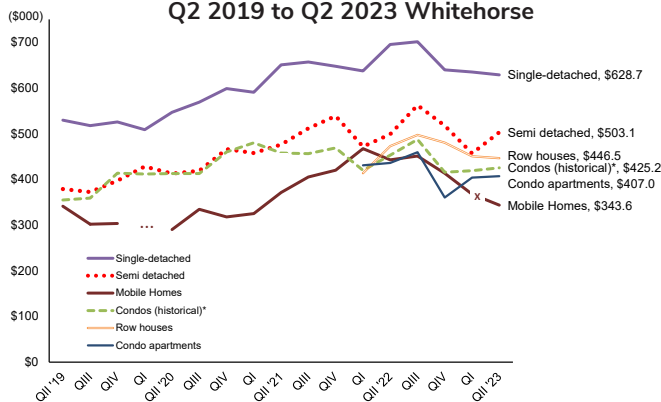
### 6.2 Value of Real Estate Transactions Q2 2019 to Q2 2023



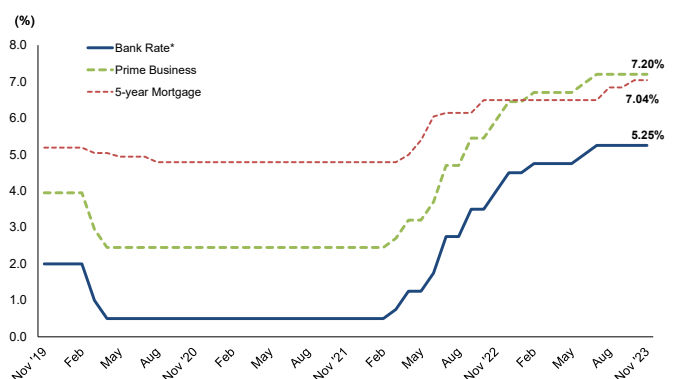
### 6.3 Number of Residential Transactions Q2 2019 to Q2 2023 Whitehorse



### 6.4 Average Residential Sale Prices Q2 2019 to Q2 2023 Whitehorse



### 6.5 Selected Interest Rates\* November 2019 to November 2023



\* Condos (historical) includes condo apartments and row houses.  
Source: Yukon Bureau of Statistics.

\*Please see endnotes on page 12.  
Source: Statistics Canada. Table 10-10-0145-01.

In the second quarter of 2023, the total value of real estate transactions in Yukon was \$120.9 million: \$107.0 million in Whitehorse and \$13.9 million for the rest of Yukon. Comparing the second quarter of 2023 to that of 2022 (\$157.6 million), the total value of Yukon's real estate transactions decreased by \$36.8 million, or 23.3%.

#### Did you know?

In the second quarter of 2023, the total number of residential transactions in Whitehorse was 278, single detached houses made up 82, or 29.5% of those transactions.





## 7. Construction

### 7.1 Yukon Building Permits, Number and Construction Value\*

Year-to-date change	Total		Residential		Industrial		Government/Institutional		Commercial	
	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)	(no.)	(\$000)
-119 -9.1%	79,929 36.5%	-131 -12.0%	4,062 5.4%	-1 -50.0%	220 157.1%	6 14.3%	40,426 75.5%	7 3.9%	35,221 39.2%	
<b>2023</b>										
October (p)	120	6,194.8	103	5,208.3	0	0.0	3	69.0	14	917.5
September	117	7,732.1	101	4,772.2	0	0.0	1	5.0	15	2,955.0
August	163	14,644.9	137	4,452.6	0	0.0	6	897.8	20	9,294.6
July	135	96,852.4	106	5,154.4	1	360.0	4	8,949.0	24	82,388.9
June	198	93,907.0	158	11,348.4	0	0.0	8	69,401.8	32	13,156.8
May	149	24,592.0	122	17,278.7	0	0.0	3	909.5	24	6,403.8
April	77	15,208.7	51	2,191.4	0	0.0	6	11,863.1	20	1,154.2
March	111	18,934.1	93	12,552.6	0	0.0	8	1,151.0	10	5,230.5
February	71	18,836.8	51	15,845.1	0	0.0	7	495.7	13	2,496.1
January	50	1,957.7	35	726.1	0	0.0	2	194.4	13	1,037.2
<b>2022 total</b>	<b>1,436</b>	<b>231,990.3</b>	<b>1,201</b>	<b>88,156.9</b>	<b>2</b>	<b>140.0</b>	<b>46</b>	<b>53,560.1</b>	<b>187</b>	<b>90,133.3</b>
December	43	680.9	35	501.9	0	0.0	2	0.0	6	179.0
November	83	12,378.0	78	12,187.7	0	0.0	2	50.0	3	140.3
October	119	33,142.1	101	6,363.7	0	0.0	1	975.0	17	25,803.4

In addition to new dwelling units, residential permits issued include renovations, garages, and additions. The total does not include permits issued for plumbing or stoves.

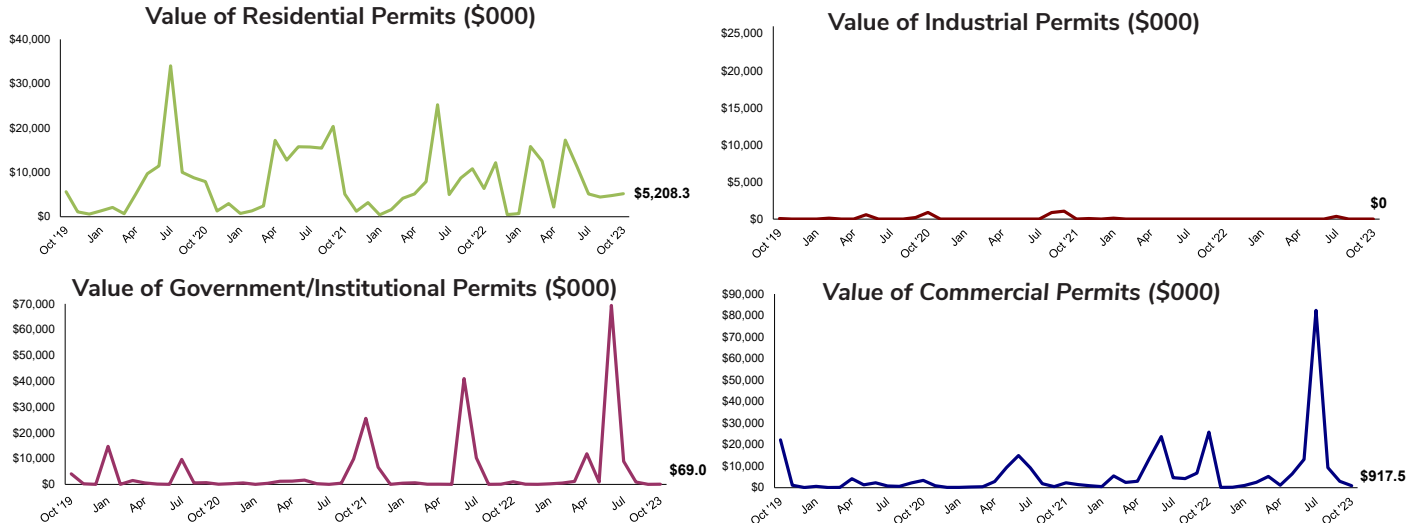
\*Please see table endnotes on page 12.  
Note: Monthly data is subject to revision.

Sources: Yukon Community Services and City of Whitehorse.

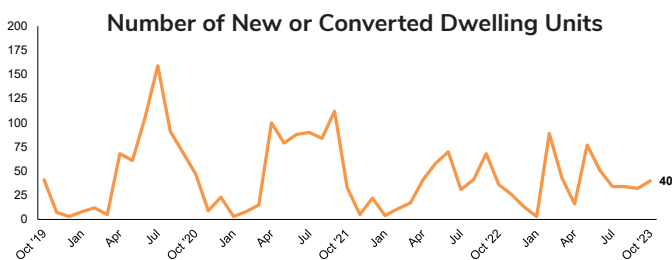
In January through October 2023, a total of 1,191 building permits were issued in Yukon, at a construction value of \$298.9 million. The construction value of permits increased by \$79.9 million, or 36.5%, compared to the total value of permits issued in January through October 2022. Of the total construction value of building permits issued in January through October 2023:

- 26.6% was for residential;
- 0.1% was for industrial;
- 31.4% was for government/institutional; and
- 41.8% was for commercial.

### 7.2 Construction Value of Building Permits\*, Yukon, October 2019 to October 2023



### 7.3 Number of New or Converted Dwelling Units (Zoned Residential)\*, Yukon, October 2019 to October 2023



#### Did you know?

During the first ten months of 2023 (January through October), residential permits were issued for 419 new dwelling units in Yukon. This is an increase of 42 permits for new dwelling units, or 11.1%, compared to the same period in 2022 (377 units).

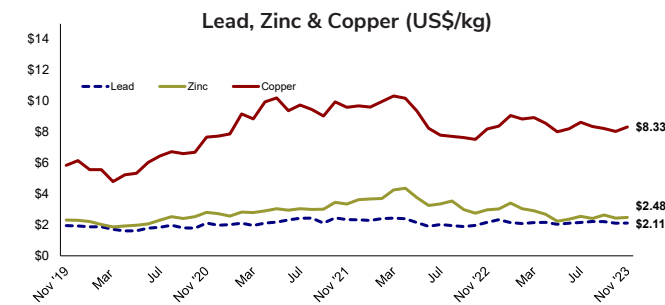
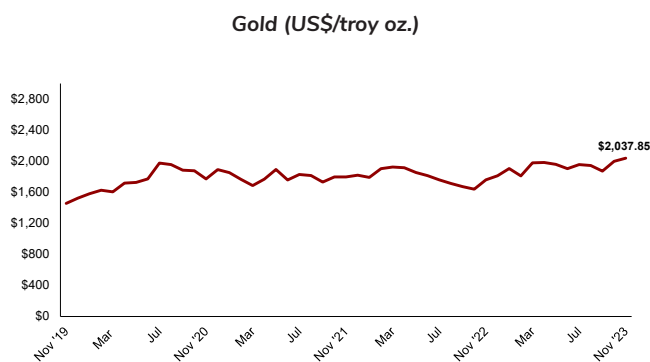
\*Please see endnotes on page 12.

Sources: Yukon Community Services and City of Whitehorse.

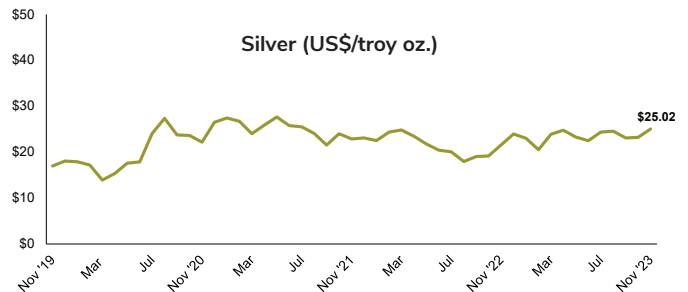


## 8. Resources

### 8.1 London Metal Commodity Prices\*, November 2019 to November 2023



	Nov '22	Nov '23	Nov '22 to Nov '23 Change
<b>US Dollars</b>			
----- (\$/troy oz) -----			
<b>Gold</b>	\$1,759.65	\$2,037.85	\$278.20
<b>Silver</b>	\$21.56	\$25.02	\$3.46
----- (\$/kg) -----			
<b>Lead</b>	\$2.16	\$2.11	-\$0.05
<b>Zinc</b>	\$2.97	\$2.48	-\$0.49
<b>Copper</b>	\$8.20	\$8.33	\$0.13
<b>Canadian Dollars</b>			
----- (\$/troy oz) -----			
<b>Gold</b>	\$2,380.89	\$2,768.17	\$387.28
<b>Silver</b>	\$29.17	\$33.99	\$4.82
----- (\$/kg) -----			
<b>Lead</b>	\$2.93	\$2.87	-\$0.06
<b>Zinc</b>	\$4.02	\$3.37	-\$0.65
<b>Copper</b>	\$11.09	\$11.32	\$0.23



\*Please see endnotes on page 12.

Sources:

Exchange rates: Canadian Foreign Exchange Services.

Metal Prices: London Bullion Market Association and London Metal Exchange.

#### Did you know?

The price of gold on November 30, 2023 was \$2,037.85 USD per troy oz., an increase of \$40.25 USD, or 2.0%, over the price of gold on October 31, 2023 (\$1,997.60). The price of silver increased 7.8% over the same time period.

### 8.2 Regular Self-Serve Gasoline

Average November 2023 Prices (cents per litre)

Watson Lake	189.1
Whitehorse	189.4
Destruction Bay	189.9
Burwash Landing	189.9
Teslin	191.1
Jake's Corner	191.2
Pelly Crossing	199.9
Carcross	199.9
Ross River	199.9
Carmacks	199.9
Faro	200.0
Stewart Crossing	201.2
Mayo	202.9
Haines Junction	204.9
Dawson City	205.0
Beaver Creek	213.2
Eagle Plains	236.0

### 8.3 Residential Furnace Oil

Average November 2023 Prices (cents per litre)

Whitehorse	183.7
Burwash Landing	186.9
Faro	187.5
Stewart Crossing	188.5
Carcross	188.6
Marsh Lake	188.6
Tagish	188.6
Destruction Bay	189.2
Teslin	190.5
Haines Junction	190.5
Ross River	191.5
Carmacks	191.6
Mayo	191.8
Watson Lake	192.0
Beaver Creek	192.0
Pelly Crossing	192.2
Dawson City	192.2

Yukon Fuel Price Survey, November 2023: <https://yukon.ca/en/yukon-fuel-price-survey-november-2023>



## 9. Transportation

### 9.1 Aircraft Movements\*, Whitehorse

Year-to-date change	417 1.4%
(no. of movements)	
<b>2023</b>	
September	2,826
August	3,916
July	4,610
June	3,667
May	4,332
April	4,336
March	2,575
February	2,519
January	2,118
<b>2022 total</b>	<b>36,356</b>
December	1,592
November	1,816
October	2,466
September	2,696

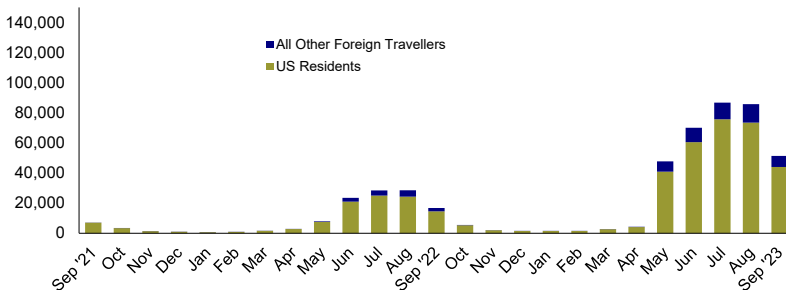
\*Please see table endnotes on page 12.  
Sources: Statistics Canada. Tables 23-10-0296-01.

### 9.2 Travellers Entering or Returning through Yukon via Canada Border Services Agency (CBSA) Ports of Entry\*

	Total	Canadians	US Residents	Other Foreign Travellers
<b>Year-to-date change</b>	278,968 177.3%	38,458 83.9%	206,267 209.6%	34,243 261.5%
<b>2023</b>				
September	61,513	10,118	44,078	7,317
August	105,683	19,924	73,552	12,207
July	107,094	20,269	75,737	11,088
June	85,538	15,496	60,553	9,489
May	59,292	11,534	40,915	6,843
April	8,163	3,847	4,147	169
March	4,483	1,666	2,709	108
February	2,349	768	1,519	62
January	2,208	700	1,455	53
<b>2022 total</b>	<b>170,913</b>	<b>50,281</b>	<b>107,224</b>	<b>13,408</b>
December	2,519	995	1,489	35
November	2,755	677	2,016	62
October	8,284	2,745	5,321	218
September	22,390	5,638	14,550	2,202

Of the 61,513 travellers who entered Yukon through Canada Border Services Agency (CBSA) ports of entry in September 2023:

- 74.8% entered through Fraser (Skagway, AK to Carcross);
- 18.2% entered through Beaver Creek;
- 5.4% through Pleasant Camp (Haines, AK to Haines Junction);
- 0.8% entered through Little Gold Creek;
- 0.5% entered through Whitehorse; and
- 0.3% entered through Dawson City.

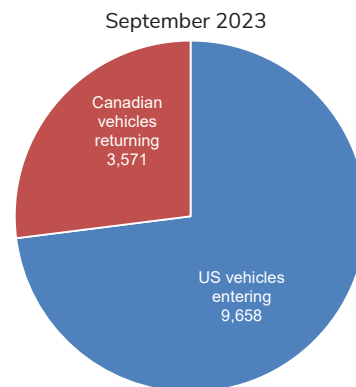


\*Please see endnotes on page 12.  
Source: Statistics Canada. Table 24-10-0053-01 (Manipulated).

#### Did you know?

Comparing September 2023 to September 2022, the total number of travellers who entered Yukon through CBSA ports of entry increased by 39,123, or 174.7%. However, the September 2023 number was 5.7%, below what was in September 2019 (65,198).

### 9.3 Number of Vehicles Entering or Returning through Yukon via CBSA Ports of Entry\*



\*Please see endnotes on page 12.

Source: Statistics Canada. Table 24-10-0052-01.

## Endnotes

### 1. Population

- 1.1 & 1.2 Population counts are as of the last day of given month. Due to rounding, the sum of columns may not equal total given.  
 1.2 Other includes communities such as Champagne, Elsa, Johnson's Crossing, Keno City, Stewart Crossing & Swift River. Whitehorse Area includes City of Whitehorse and surrounding area as well as the community of Marsh Lake.  
 1.3 Birth and death data represent events occurring within Yukon to Yukon residents only. Marriages include all marriages occurring within Yukon, regardless of a person's place of residence.  
 1.4 Migration estimates are based on both international and interprovincial movement into and out of Yukon, as well as returning emigrants, temporary emigrants and non-permanent residents.

### 2. Employment

- 2.1 Yukon figures are rounded to the nearest hundred; because of this, figures may not sum to totals. Monthly figures from Statistics Canada's Labour Force Survey are three-month moving averages based on 92% coverage and are seasonally adjusted, which refers to the technique of adjusting raw figures to remove seasonal movements; however, annual figures are unadjusted.  
 2.2 Yukon, Northwest Territories and Nunavut are not included in the Canadian unemployment rate.  
 2.3 Public Employees are those who work for: a government at the federal, provincial, territorial, municipal, First Nations or other Indigenous government level; a government service or agency; a Crown corporation; or a funded establishment such as schools (including colleges/universities), hospitals and public libraries. Yukon figures are rounded to the nearest hundred; because of this, figures may not sum to totals. All monthly Yukon figures from the Labour Force Survey are three-month moving averages based on 92% coverage.  
 2.4 & 2.5 Unclassified businesses' employees are excluded, as well as those enterprises primarily involved in agriculture, fishing and trapping, private household services, religious organizations, and military personnel of defence services.  
 2.6 All types includes people receiving regular, work-sharing, fishing, and special benefits. Regular benefits include people receiving regular income support benefits, whether or not they are participating in one of three employment benefit programs, namely Skills Development Program, Job Creation Partnerships Program, and Self-employment Program. Special benefits includes people receiving sickness, maternity, parental, and compassionate care benefits.  
 2.7 A value of "0" represents one of the following: 1) value is actually zero; 2) value may be rounded to zero; or 3) value is more than zero but is suppressed for confidentiality reasons. Communities are displayed by census subdivisions. For some communities, census subdivision boundaries may not align with municipal boundaries.

### 3. Consumer Prices

- 3.1 & 3.2 The Consumer Price Index (CPI) measures price changes over time but should not be used to compare costs between provinces and cities.

### 4. Trade

- 4.2 Total includes additional North American Industry Classifications (NAICS) data including: Furniture and Home Furnishings Stores; Electronics and Appliance Stores; Building Material and Garden Equipment and Supplies Dealers; Food and Beverage Stores; Clothing and Clothing Accessory Stores; Sporting Goods, Hobby, Book and Music Stores and General Merchandise Stores.

### 5. Rental Units

- 5.1, 5.2 & 5.3 These figures are derived from the Yukon Rent Survey which, as of 2014, is now conducted on a semi-annual basis in April and December. Prior to 2014, the survey was conducted on a quarterly basis and only included buildings with 3 or more rental units (4 or more rental units prior to 2012). Although the methodology of the 2014 survey includes buildings with 1 or more rental units (displayed in 5.1), Yukon Bureau of Statistics continues to generate data for buildings with 3 or more rental units for historical comparisons (displayed in 5.2 and 5.3).

### 6. Real Estate

- 6.1 Total includes residential lots and multiple-residential sales, which are generally too low to release due to confidentiality requirements, and non-residential sales (commercial and industrial properties). For further explanation, contact Yukon Bureau of Statistics.  
 6.1, 6.3 & 6.4 Until Q1 2023, 'Condo' or 'Condominium' sales combined 'Condominium apartments' and 'Row houses'. In 2023, this information was disaggregated to report on each type of dwelling separately: Row houses (whether they are part of a condominium corporation or not) and Condominium apartments.  
 6.3 Total includes residential lots and multiple-residential sales, but excludes non-residential sales (commercial and industrial properties).  
 6.5 All figures are from the last Wednesday of the month. The 5-year conventional mortgage is the most typical of those offered by major chartered banks.

### 7. Construction

- 7.1 Rounded data may not sum to totals.  
 7.1, 7.2 & 7.3 Yukon totals, beginning with January 2013, are calculated by Yukon Bureau of Statistics, based on building permit data received from Yukon Community Services and City of Whitehorse. Yukon data prior to January 2013 is exclusively from Yukon Community Services.  
 7.3 Does not include new or converted dwelling units in commercial or industrial properties.

### 8. Resources

- 8.1 Prices of gold and silver are a.m. fix prices at month-end. Prices of lead, zinc and copper are London Metal Exchange "cash seller" prices at month-end.

### 9. Transportation

- 9.1 As of July 2018, all aircraft movement figures are sourced from Statistics Canada.  
 9.2 This table includes persons entering Yukon by land, air, train and water at Canada Border Services Agency (CBSA) ports of entry. It does not include: immigrants and former residents; non-resident crews; and Canadian crews. Although there is no permanent CBSA land port of entry in Dawson City, special annual international events between Yukon and Alaska, namely Yukon Quest and Trek Over the Top, require participants to cross the border by land. For border crossing purposes, participants in Yukon Quest are counted as pedestrians while participants in Trek Over the Top are counted as crossings by automobile.

## Symbols & Abbreviations

..	not available	Q1	January 1 to March 31
...	not appropriate/applicable	Q2	April 1 to June 30
x	suppressed for confidentiality	Q3	July 1 to September 30
F	too unreliable to be published	Q4	October 1 to December 31
(p)	preliminary	(USD)	US dollars
(r)	revised		

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