



CMHC's Second Quarter Financial Report (2018)

Briefing— August 29, 2018

Canada 



Delivering Results for Canadians: 2018 YTD Performance Highlights



\$1.5 billion for housing programs

to support the creation of housing units for low- and middle-income earners.



Nearly
107,000 homes insured*

through our insurance products

*Includes only new volumes, does not include lender substitutions



\$74.6 billion in securities guaranteed

to support residential mortgage financing



\$2.7 billion

Total revenue

\$681 million

Net income



Providing support for Canadians in need



Housing program expenditures

(As at June 30) 2018: **\$1.5 B**

(As at June 30) 2017: **\$2.1 B**



Continued implementation of
National Housing Strategy initiatives
and initiated NHS-related data and research

National Housing Strategy Initiative	Total Budget	Unit Targets
National Housing Co-Investment Fund	15.9B	At least 60,000 new units At least 240,000 repaired units
Federal Lands for Affordable Housing	200.0M	4,000 new units
Provincial/Territorial Priority Funding	2.2B	National targets to be confirmed through negotiations
Federal Community Housing Initiative	500.0M	55,000 community housing units that will continue to be offered
Technical Resource Centre	64.2M	Support capacity building, enhancement and modernization



Helping Canadians access housing through Mortgage Insurance



Nearly

107,000 homes insured*

through our insurance products:

Transactional Homeowner: **49,998** / 55,460

Multi-Unit: **48,885** / 58,540

Portfolio: **7,783** / 11,481

As at June 30, 2018 - As at June 30, 2017

* Includes only new volumes, does not include lender substitutions



Regulatory changes

for the uninsured mortgage market reducing demand for our products



High degree of vulnerability

observed at the national level and in the Victoria, Vancouver, Hamilton and Toronto housing markets



Canada's

high level of household debt

remains an important vulnerability



Overall quality of portfolio remains strong

Insurance-in-Force

(As at) June 30, 2018: **\$463 B** (As at) Dec 31, 2017: **\$480 B**

Average Equity

As at June 30

2018 2017

7.6% **7.6%**

Average purchase price

As at June 30

2018 2017

\$270,688 **\$269,117**

New Units
Supported
by CMHC*

107,000

Arrears

As at June 30

(overall)

0.27%

Average Credit Score

As at June 30

2018 2017

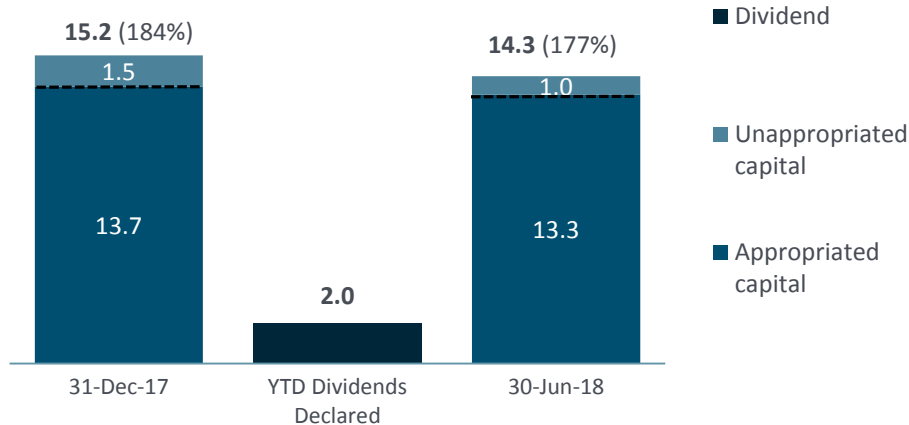
754 **752**

* As at June 30, 2018. Includes only new volumes, does not include lender substitutions



Contributing to financial stability and generating returns for Canadians

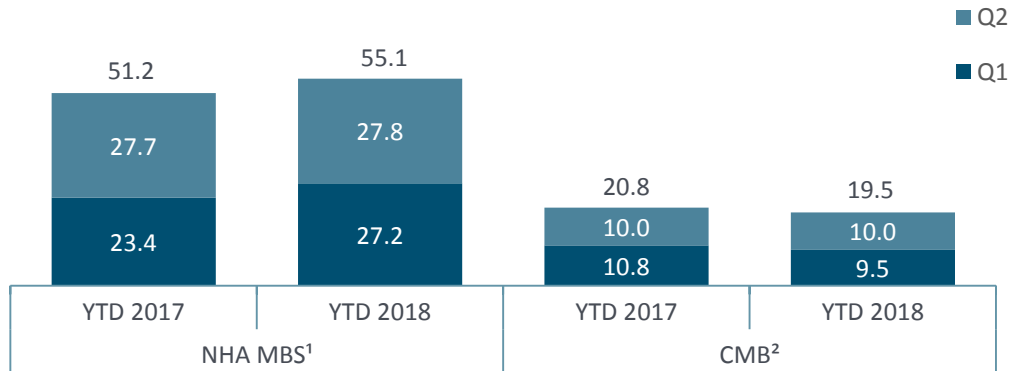
MI Capital Available (\$B) to Minimum Regulatory Capital Required (%)



- We continue to hold capital for our commercial activities in line with our risk profile and OSFI’s regulatory requirements.
- MI capital available was 177% of the minimum capital required
- 2018 dividends:
 - \$1 billion – March 22
 - \$1 billion – May 24

Facilitating access to housing finance

Securities Guaranteed (\$B)



¹ Annual Limit for NHA MBS of \$135B (2017 - \$130B)

² Annual Limit for CMB of \$40B (2017 - \$40B)



\$55 B National Housing Act
Mortgage-Backed Securities

\$19.5B Canada Mortgage Bonds
securities guaranteed

Guarantees-in-Force

(As at) June 30, 2018: **\$479 B**

(As at) Dec 31, 2017: **\$477 B**