



Macrealty Market Summary

British Columbia

Jan-13

February 2013 Lower Mainland Summary Page

Single Family Homes

Condos and Townhouses

Average Sold Price		Average Sold Price	
\$2,840,685.03	Vancouver West	\$ 633,582.44	Vancouver West
\$916,033.60	Vancouver East	\$ 402,277.68	Vancouver East
\$2,338,689.66	West Vancouver	\$1,193,285.71	West Vancouver
\$1,024,664.32	North Vancouver	\$ 452,904.64	North Vancouver
\$1,114,164.56	Richmond	\$ 417,822.54	Richmond
\$1,029,735.29	Burnaby	\$ 387,641.55	Burnaby
\$757,290.32	Coquitlam	\$ 348,270.63	Coquitlam
\$482,287.43	Port Coquitlam	\$ 296,564.29	Port Coquitlam
\$656,633.58	Langley	\$ 270,449.95	Langley
\$434,732.44	Maple Ridge	\$ 231,418.18	Maple Ridge
\$523,977.78	North Surrey	\$ 218,734.78	North Surrey
\$575,338.81	Surrey	\$ 285,286.02	Surrey
\$1,082,706.74	South Surrey/White Rock	\$ 353,822.73	South Surrey/White Rock
\$1,749,785.71	Whistler	\$ 422,913.89	Whistler
\$639,750.00	Squamish	\$ 308,971.71	Squamish
\$517,413.28	Abbotsford	\$ 202,024.53	Abbotsford
\$555,000.00	Bowen Island/Islands Van and Gulf	n/a	Bowen Island/Islands Van and Gulf
\$547,749.59	Cloverdale	\$ 292,408.63	Cloverdale
\$634,366.67	Ladner	\$ 402,785.71	Ladner
\$359,491.68	Mission	\$ 186,000.00	Mission
\$731,461.54	New Westminister	\$ 297,071.64	New Westminister
\$545,051.72	North Delta	\$ 472,877.78	North Delta
\$548,375.00	Pitt Meadows	\$ 262,716.67	Pitt Meadows
\$839,900.00	Port Moody	\$ 335,828.00	Port Moody
\$468,757.14	Sunshine Coast	\$ 209,950.00	Sunshine Coast
\$739,990.00	Tsawwassen	\$ 362,750.00	Tsawwassen

Average % of List Price:	95.97%	Average % of List Price:	96.77%
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Average Days on Market	121	Average Days on Market:	117
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Lower Mainland Summary Page

<u>Single Family Homes</u>		<u>Condos and Townhouses</u>	
<u>Community</u>	<u>Market Activity</u>	<u>Community</u>	<u>Market Activity</u>
<u>Vancouver West</u>		<u>Vancouver West</u>	
<i>Most Active (supply):</i>	Point Grey (6)	<i>Most Active (supply):</i>	Point Grey (4)
<i>Least Active (supply):</i>	MacKenzie Heights (46)	<i>Least Active (supply):</i>	South Granville (27)
<u>Vancouver East</u>		<u>Vancouver East</u>	
<i>Most Active:</i>	Grandview (4)	<i>Most Active:</i>	Renfrew (6)
<i>Least Active:</i>	Fraserview (56)	<i>Least Active:</i>	Victoria (19)
<u>West Vancouver</u>		<u>West Vancouver</u>	
<i>Most Active:</i>	Rockridge (5)	<i>Most Active:</i>	Lions Bay (1)
<i>Least Active:</i>	Eagle Harbour (29)	<i>Least Active:</i>	Ambleside (26)
<u>North Vancouver</u>		<u>North Vancouver</u>	
<i>Most Active:</i>	Upper Lonsdale (3)	<i>Most Active:</i>	Capilano Highlands (2)
<i>Least Active:</i>	Deep Cove (20)	<i>Least Active:</i>	Upper Lonsdale (10)
<u>Richmond</u>		<u>Richmond</u>	
<i>Most Active:</i>	Steveston Village (4)	<i>Most Active:</i>	Sea Fair (2)
<i>Least Active:</i>	Woodwards (60)	<i>Least Active:</i>	South Arm (17)
<u>Burnaby</u>		<u>Burnaby</u>	
<i>Most Active:</i>	Brentwood Park (3)	<i>Most Active:</i>	Capitol Hill BN (3)
<i>Least Active:</i>	Upper Deer Lake (30)	<i>Least Active:</i>	Simon Fraser University (37)
<u>Coquitlam</u>		<u>Coquitlam</u>	
<i>Most Active (supply):</i>	Harbour Chines (3)	<i>Most Active (supply):</i>	Eagle Ridge (4)
<i>Least Active (supply):</i>	New Horizons (17)	<i>Least Active (supply):</i>	Central Coquitlam (26)
<u>Port Coquitlam</u>		<u>Port Coquitlam</u>	
<i>Most Active (supply):</i>	Birchland Manor (5)	<i>Most Active (supply):</i>	Riverwood (7)
<i>Least Active (supply):</i>	Citadel (25)	<i>Least Active (supply):</i>	Citadel (29)
<u>Langley</u>		<u>Langley</u>	
<i>Most Active:</i>	Brookwood Langley (7)	<i>Most Active:</i>	Salmon River (3)
<i>Least Active:</i>	County Line Glen Valley (21)	<i>Least Active:</i>	Aldergrove Langley (37)
<u>Maple Ridge</u>		<u>Maple Ridge</u>	
<i>Most Active:</i>	East-Central Maple Ridge (5)	<i>Most Active:</i>	Southwest Maple Ridge (3)
<i>Least Active:</i>	Albion (47)	<i>Least Active:</i>	Cottonwood (44)
<u>North Surrey</u>		<u>North Surrey</u>	
<i>Most Active:</i>	Whalley (7)	<i>Most Active:</i>	Bolivar Heights (4)
<i>Least Active:</i>	Cedar Hills (24)	<i>Least Active:</i>	Whalley (47)
<u>Surrey</u>		<u>Surrey</u>	
<i>Most Active (supply):</i>	Bear Creek Green Timbers (9)	<i>Most Active (supply):</i>	Sullivan Station (5)
<i>Least Active (supply):</i>	Fleetwood Tynehead (19)	<i>Least Active (supply):</i>	Fleetwood Tynehead (19)
<u>South Surrey/White Rock</u>		<u>South Surrey/White Rock</u>	
<i>Most Active:</i>	Sunnyside Park (10)	<i>Most Active:</i>	White Rock (9)
<i>Least Active:</i>	Pacific Douglas (50)	<i>Least Active:</i>	Morgan Creek (19)
<u>Whistler</u>		<u>Whistler</u>	
<i>Most Active:</i>	Whistler (9)	<i>Most Active:</i>	Pemberton (18)
<i>Least Active:</i>	n/a	<i>Least Active:</i>	Whistler (22)

Lower Mainland Summary Page

<u>Single Family Homes</u>		<u>Condos and Townhouses</u>	
Community	Market Activity	Community	Market Activity
<u>Squamish</u>		<u>Squamish</u>	
<i>Most Active:</i>	Brackendale (12)	<i>Most Active:</i>	Dentville (10)
<i>Least Active:</i>	Garibaldi Highlands (64)	<i>Least Active:</i>	Downtown (48)
<u>Abbotsford</u>		<u>Abbotsford</u>	
<i>Most Active:</i>	Abbotsford East (9)	<i>Most Active:</i>	Central Abbotsford (12)
<i>Least Active:</i>	Aberdeen (16)	<i>Least Active:</i>	Poplar (29)
<u>Bowen Island/Islands Van and Gulf</u>		<u>Bowen Island/Islands Van and Gulf</u>	
<i>Most Active:</i>	Bowen Island (37)	<i>Most Active:</i>	n/a
<i>Least Active:</i>	n/a	<i>Least Active:</i>	n/a
<u>Cloverdale</u>		<u>Cloverdale</u>	
<i>Most Active:</i>	Cloverdale BC (8)	<i>Most Active:</i>	Clayton (11)
<i>Least Active:</i>	Clayton (14)	<i>Least Active:</i>	Cloverdale BC (13)
<u>Ladner</u>		<u>Ladner</u>	
<i>Most Active:</i>	Hawthorne (6)	<i>Most Active:</i>	Holly (2)
<i>Least Active:</i>	Holly (11)	<i>Least Active:</i>	Delta Manor (18)
<u>Mission</u>		<u>Mission</u>	
<i>Most Active:</i>	Hatzic (10)	<i>Most Active:</i>	Mission BC (18)
<i>Least Active:</i>	Mission BC (16)	<i>Least Active:</i>	n/a
<u>New Westminister</u>		<u>New Westminister</u>	
<i>Most Active:</i>	Queens Park (1)	<i>Most Active:</i>	Queens Park (1)
<i>Least Active:</i>	Queensborough (28)	<i>Least Active:</i>	Sapperton (15)
<u>North Delta</u>		<u>North Delta</u>	
<i>Most Active:</i>	Scottsdale (9)	<i>Most Active:</i>	Nordel (2)
<i>Least Active:</i>	Nordel (22)	<i>Least Active:</i>	Annieville (17)
<u>Pitt Meadows</u>		<u>Pitt Meadows</u>	
<i>Most Active:</i>	South Meadows (12)	<i>Most Active:</i>	Mid Meadows (14)
<i>Least Active:</i>	Central Meadows (17)	<i>Least Active:</i>	South Meadows (18)
<u>Port Moody</u>		<u>Port Moody</u>	
<i>Most Active:</i>	Mountain Meadows (1)	<i>Most Active:</i>	College Park PM (4)
<i>Least Active:</i>	Belcarra (13)	<i>Least Active:</i>	North Shore PT Moody (13)
<u>Sunshine Coast</u>		<u>Sunshine Coast</u>	
<i>Most Active:</i>	Gibsons & Area (15)	<i>Most Active:</i>	Gibsons & Area (61)
<i>Least Active:</i>	Roberts Creek (48)	<i>Least Active:</i>	Sechelt District (88)
<u>Tsawwassen</u>		<u>Tsawwassen</u>	
<i>Most Active:</i>	Tsawwassen East (5)	<i>Most Active:</i>	Tsawwassen East (8)
<i>Least Active:</i>	English Bluff (12)	<i>Least Active:</i>	Beach Grove (26)



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In-depth Market Analysis

<u>Single Family Homes</u>		<u>Condos and Townhouses</u>	
<u>Van West</u>		<u>Van West</u>	
Average % of List Price:	92.31%	Average % of List Price:	96.89%
Average Days on Market:	102.55	Average Days on Market:	90.64
<u>Van East</u>		<u>Van East</u>	
Average % of List Price:	96.49%	Average % of List Price:	96.96%
Average Days on Market:	55.59	Average Days on Market:	103.82
<u>West Van</u>		<u>West Van</u>	
Average % of List Price:	92.70%	Average % of List Price:	93.51%
Average Days on Market:	97.62	Average Days on Market:	113.00
<u>North Van</u>		<u>North Van</u>	
Average % of List Price:	97.40%	Average % of List Price:	97.15%
Average Days on Market:	65.27	Average Days on Market:	103.24
<u>Richmond</u>		<u>Richmond</u>	
Average % of List Price:	93.57%	Average % of List Price:	96.20%
Average Days on Market:	122.90	Average Days on Market:	113.15
<u>Burnaby</u>		<u>Burnaby</u>	
Average % of List Price:	96.01%	Average % of List Price:	97.11%
Average Days on Market:	102.73	Average Days on Market:	102.11
<u>Coquitlam</u>		<u>Coquitlam</u>	
Average % of List Price:	96.59%	Average % of List Price:	97.93%
Average Days on Market:	109.25	Average Days on Market:	109.72
<u>Port Coquitlam</u>		<u>Port Coquitlam</u>	
Average % of List Price:	97.71%	Average % of List Price:	97.65%
Average Days on Market:	88.57	Average Days on Market:	79.39
<u>Maple Ridge</u>		<u>Maple Ridge</u>	
Average % of List Price:	96.23%	Average % of List Price:	97.13%
Average Days on Market:	109.24	Average Days on Market:	178.95
<u>Port Moody</u>		<u>Port Moody</u>	
Average % of List Price:	96.41%	Average % of List Price:	97.66%
Average Days on Market:	126.73	Average Days on Market:	109.08
<u>Pitt Meadows</u>		<u>Pitt Meadows</u>	
Average % of List Price:	95.81%	Average % of List Price:	97.94%
Average Days on Market:	90.50	Average Days on Market:	74.33
<u>Sunshine Coast</u>		<u>Sunshine Coast</u>	
Average % of List Price:	94.91%	Average % of List Price:	98.85%
Average Days on Market:	236.35	Average Days on Market:	163.00
<u>Abbotsford</u>		<u>Abbotsford</u>	
Average % of List Price:	96.33%	Average % of List Price:	96.42%
Average Days on Market:	95.63	Average Days on Market:	124.33
<u>Bowen Island & Islands Van</u>		<u>Bowen Island & Islands Van</u>	
Average % of List Price:	94.55%	Average % of List Price:	n/a
Average Days on Market:	607.50	Average Days on Market:	n/a



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In-depth Market Analysis

<u>Single Family Homes</u>		<u>Condos and Townhouses</u>	
Community	Market Activity	Community	Market Activity
<u>New Westminister</u>		<u>New Westminister</u>	
Average % of List Price:	99.62%	Average % of List Price:	95.48%
Average Days on Market:	126.92	Average Days on Market:	127.91
<u>North Surrey</u>		<u>North Surrey</u>	
Average % of List Price:	97.37%	Average % of List Price:	96.83%
Average Days on Market:	68.44	Average Days on Market:	110.30
<u>Surrey</u>		<u>Surrey</u>	
Average % of List Price:	96.54%	Average % of List Price:	97.62%
Average Days on Market:	81.82	Average Days on Market:	95.55
<u>South Surrey & White Rock</u>		<u>South Surrey & White Rock</u>	
Average % of List Price:	94.66%	Average % of List Price:	96.23%
Average Days on Market:	77.44	Average Days on Market:	153.73
<u>Cloverdale</u>		<u>Cloverdale</u>	
Average % of List Price:	97.58%	Average % of List Price:	97.87%
Average Days on Market:	67.81	Average Days on Market:	112.38
<u>North Delta</u>		<u>North Delta</u>	
Average % of List Price:	96.98%	Average % of List Price:	99.29%
Average Days on Market:	54.54	Average Days on Market:	53.11
<u>Langley</u>		<u>Langley</u>	
Average % of List Price:	97.17%	Average % of List Price:	97.80%
Average Days on Market:	96.00	Average Days on Market:	125.43
<u>Ladner</u>		<u>Ladner</u>	
Average % of List Price:	97.82%	Average % of List Price:	95.85%
Average Days on Market:	55.09	Average Days on Market:	129.14
<u>Tsawwassen</u>		<u>Tsawwassen</u>	
Average % of List Price:	98.66%	Average % of List Price:	97.86%
Average Days on Market:	33.90	Average Days on Market:	38.00
<u>Whistler</u>		<u>Whistler</u>	
Average % of List Price:	91.41%	Average % of List Price:	92.96%
Average Days on Market:	247.77	Average Days on Market:	247.77
<u>Squamish</u>		<u>Squamish</u>	
Average % of List Price:	95.74%	Average % of List Price:	98.07%
Average Days on Market:	72.50	Average Days on Market:	132.71
<u>Mission</u>		<u>Mission</u>	
Average % of List Price:	96.52%	Average % of List Price:	92.26%
Average Days on Market:	114.26	Average Days on Market:	259.00