



# Macrealty Market Summary

British Columbia

Mar-14

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## Lower Mainland Summary Page

<u>Single Family Homes</u>		<u>Condos and Townhouses</u>	
Median Sold Price		Median Sold Price	
\$2,375,000.00	Vancouver West	\$ 535,500.00	Vancouver West
\$936,500.00	Vancouver East	\$ 384,450.00	Vancouver East
\$1,999,000.00	West Vancouver	\$1,300,000.00	West Vancouver
\$1,059,000.00	North Vancouver	\$ 388,950.00	North Vancouver
\$959,000.00	Richmond	\$ 420,000.00	Richmond
\$992,500.00	Burnaby	\$ 395,000.00	Burnaby
\$773,164.00	Coquitlam	\$ 346,500.00	Coquitlam
\$555,500.00	Port Coquitlam	\$ 286,575.00	Port Coquitlam
\$605,000.00	Langley	\$ 285,000.00	Langley
\$465,000.00	Maple Ridge	\$ 257,000.00	Maple Ridge
\$495,000.00	North Surrey	\$ 210,000.00	North Surrey
\$559,047.00	Surrey	\$ 295,000.00	Surrey
\$869,158.00	South Surrey/White Rock	\$ 345,000.00	South Surrey/White Rock
\$1,250,000.00	Whistler	\$ 375,000.00	Whistler
\$577,500.00	Squamish	\$ 285,000.00	Squamish
\$426,000.00	Abbotsford	\$ 193,500.00	Abbotsford
n/a	Bowen Island/Islands Van and Gulf	n/a	Bowen Island/Islands Van and Gulf
\$596,500.00	Cloverdale	\$ 322,000.00	Cloverdale
\$624,000.00	Ladner	\$ 310,250.00	Ladner
\$403,500.00	Mission	n/a	Mission
\$650,000.00	New Westminister	\$ 321,555.00	New Westminister
\$545,000.00	North Delta	\$ 254,900.00	North Delta
\$490,000.00	Pitt Meadows	\$ 250,950.00	Pitt Meadows
\$1,055,000.00	Port Moody	\$ 390,000.00	Port Moody
\$396,500.00	Sunshine Coast	\$ 225,002.00	Sunshine Coast
\$687,500.00	Tsawwassen	\$ 376,000.00	Tsawwassen
<b>Average % of List Price:</b>	96.79%	<b>Average % of List Price:</b>	97.22%
<b>Average Days on Market</b>	51	<b>Average Days on Market:</b>	57
<b>Fraser Valley Median SP</b>	\$552,023.50	<b>Fraser Valley Median SP</b>	\$285,000.00
<b>REGBV Median SP</b>	\$773,164.00	<b>REGBV Median SP</b>	\$375,000.00



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<b>Community</b>	<b>Market Activity</b>	<b>Community</b>	<b>Market Activity</b>
<u>Vancouver West</u>		<u>Vancouver West</u>	
<i>Most Active :</i>	Kitsilano (3)	<i>Most Active :</i>	Kerrisdale (3)
<i>Least Active:</i>	Southlands (18)	<i>Least Active:</i>	Oakridge (14)
<u>Vancouver East</u>		<u>Vancouver East</u>	
<i>Most Active:</i>	Grandview (2)	<i>Most Active:</i>	Collingwood (3)
<i>Least Active:</i>	Fraserview (9)	<i>Least Active:</i>	Killarney (10)
<u>West Vancouver</u>		<u>West Vancouver</u>	
<i>Most Active:</i>	West Mount (3)	<i>Most Active:</i>	Cypress Park Estates (2)
<i>Least Active:</i>	Whitby Estates (15)	<i>Least Active:</i>	Ambleside (13)
<u>North Vancouver</u>		<u>North Vancouver</u>	
<i>Most Active:</i>	Norgate (1)	<i>Most Active:</i>	Grouse Woods (1)
<i>Least Active:</i>	Indian Arm (6)	<i>Least Active:</i>	Hamilton (19)
<u>Richmond</u>		<u>Richmond</u>	
<i>Most Active:</i>	Steveston Village (2)	<i>Most Active:</i>	Westwind (2)
<i>Least Active:</i>	East Richmond (23)	<i>Least Active:</i>	South Arm (29)
<u>Burnaby</u>		<u>Burnaby</u>	
<i>Most Active:</i>	Sullivan Heights (2)	<i>Most Active:</i>	Vancouver Heights (2)
<i>Least Active:</i>	Sperling-Duthie (24)	<i>Least Active:</i>	Burnaby Hosiptal (13)
<u>Coquitlam</u>		<u>Coquitlam</u>	
<i>Most Active :</i>	Park Ridge Estates (1)	<i>Most Active :</i>	Eagle Ridge (1)
<i>Least Active:</i>	Maillardville (25)	<i>Least Active:</i>	Central Coquitlam (9)
<u>Port Coquitlam</u>		<u>Port Coquitlam</u>	
<i>Most Active:</i>	Oxford Heights (2)	<i>Most Active:</i>	Woodland Acres (1)
<i>Least Active:</i>	Central PQ (6)	<i>Least Active:</i>	Glenwood (7)
<u>Langley</u>		<u>Langley</u>	
<i>Most Active:</i>	Walnut Grove (3)	<i>Most Active:</i>	Salmon River (2)
<i>Least Active:</i>	Fort Langley (16)	<i>Least Active:</i>	Langley City (8)
<u>Maple Ridge</u>		<u>Maple Ridge</u>	
<i>Most Active:</i>	Cottonwood (5)	<i>Most Active:</i>	Norhtwest Maple Ridge (5)
<i>Least Active:</i>	Websters Corners (17)	<i>Least Active:</i>	Southwest Maple Ridge (22)
<u>North Surrey</u>		<u>North Surrey</u>	
<i>Most Active:</i>	Guilford (5)	<i>Most Active:</i>	Royal Heights (1)
<i>Least Active:</i>	Bridgeview (27)	<i>Least Active:</i>	Cedar Hills (12)
<u>Surrey</u>		<u>Surrey</u>	
<i>Most Active:</i>	Panorama Ridge (7)	<i>Most Active:</i>	Fleetwood Tynehead (4)
<i>Least Active:</i>	West Newton (16)	<i>Least Active:</i>	Sullivan Station (19)
<u>South Surrey/White Rock</u>		<u>South Surrey/White Rock</u>	
<i>Most Active:</i>	Pacific Douglas (4)	<i>Most Active:</i>	Hazelmere (3)
<i>Least Active:</i>	Hazelmere (23)	<i>Least Active:</i>	White Rock (12)
<u>Whistler</u>		<u>Whistler</u>	
<i>Most Active:</i>	Alta Vista (3)	<i>Most Active:</i>	Whistler Cay Heights (2)
<i>Least Active:</i>	Emerald Estates (6)	<i>Least Active:</i>	Whistler Village (10)



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<b>Community</b>	<b>Market Activity</b>	<b>Community</b>	<b>Market Activity</b>
<u>Squamish</u>		<u>Squamish</u>	
<i>Most Active:</i>	Brennan Centre (3)	<i>Most Active:</i>	Garibaldi Estates (5)
<i>Least Active:</i>	Brackendale (25)	<i>Least Active:</i>	Brackendale (10)
<u>Abbotsford</u>		<u>Abbotsford</u>	
<i>Most Active:</i>	Sumas Prairie (3)	<i>Most Active:</i>	Poplar (4)
<i>Least Active:</i>	Sumas Mountain (18)	<i>Least Active:</i>	Central Abbotsford (11)
<u>Bowen Island/Islands Van and Gulf</u>		<u>Bowen Island/Islands Van and Gulf</u>	
<i>Most Active:</i>	n/a	<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>	Clayton BC (5)	<i>Most Active:</i>	Cloverdale BC (6)
<i>Least Active:</i>	Serpentine (9)	<i>Least Active:</i>	Clayton (7)
<u>Ladner</u>		<u>Ladner</u>	
<i>Most Active:</i>	Ladner Elementary (4)	<i>Most Active:</i>	Ladner Elementary (4)
<i>Least Active:</i>	Neisen Grove (25)	<i>Least Active:</i>	Delta Manor (10)
<u>Mission</u>		<u>Mission</u>	
<i>Most Active:</i>	Mission BC (6)	<i>Most Active:</i>	n/a
<i>Least Active:</i>	Stave Falls (20)	<i>Least Active:</i>	n/a
<u>New Westminister</u>		<u>New Westminister</u>	
<i>Most Active:</i>	West End NW (3)	<i>Most Active:</i>	West End NW (3)
<i>Least Active:</i>	Queensborough (49)	<i>Least Active:</i>	Sapperton (17)
<u>North Delta</u>		<u>North Delta</u>	
<i>Most Active:</i>	Sunshine Hills Woods (4)	<i>Most Active:</i>	Annieville (10)
<i>Least Active:</i>	Annieville (6)	<i>Least Active:</i>	Norde1 (27)
<u>Pitt Meadows</u>		<u>Pitt Meadows</u>	
<i>Most Active:</i>	Mid Meadows (2)	<i>Most Active:</i>	Mid Meadows (4)
<i>Least Active:</i>	West Meadows (4)	<i>Least Active:</i>	South Meadows (6)
<u>Port Moody</u>		<u>Port Moody</u>	
<i>Most Active:</i>	Heritage Mountain (4)	<i>Most Active:</i>	Heritage Woods PM (3)
<i>Least Active:</i>	North Shore PM Moody (13)	<i>Least Active:</i>	North Shore PM Moody (9)
<u>Sunshine Coast</u>		<u>Sunshine Coast</u>	
<i>Most Active:</i>	Gibsons & Area (13)	<i>Most Active:</i>	Pender Harbour Egmont (3)
<i>Least Active:</i>	Pender Harbour Edemont (104)	<i>Least Active:</i>	Gibsons & Area (24)
<u>Tsawwassen</u>		<u>Tsawwassen</u>	
<i>Most Active:</i>	Cliff Drive (4)	<i>Most Active:</i>	English Bluff (2)
<i>Least Active:</i>	Brach Grove (16)	<i>Least Active:</i>	Tsawwassen East (12)



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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:	94.74%	Average % of List Price:	97.02%
Average Days on Market:	52.21	Average Days on Market:	40.31
<u>Van East</u>		<u>Van East</u>	
Average % of List Price:	99.97%	Average % of List Price:	98.03%
Average Days on Market:	30.34	Average Days on Market:	28.37
<u>West Van</u>		<u>West Van</u>	
Average % of List Price:	94.30%	Average % of List Price:	92.84%
Average Days on Market:	40.00	Average Days on Market:	52.93
<u>North Van</u>		<u>North Van</u>	
Average % of List Price:	97.10%	Average % of List Price:	97.82%
Average Days on Market:	26.22	Average Days on Market:	29.99
<u>Richmond</u>		<u>Richmond</u>	
Average % of List Price:	94.60%	Average % of List Price:	96.82%
Average Days on Market:	41.37	Average Days on Market:	47.82
<u>Burnaby</u>		<u>Burnaby</u>	
Average % of List Price:	97.38%	Average % of List Price:	97.59%
Average Days on Market:	32.43	Average Days on Market:	45.93
<u>Coquitlam</u>		<u>Coquitlam</u>	
Average % of List Price:	97.48%	Average % of List Price:	98.13%
Average Days on Market:	33.45	Average Days on Market:	38.99
<u>Port Coquitlam</u>		<u>Port Coquitlam</u>	
Average % of List Price:	97.97%	Average % of List Price:	98.30%
Average Days on Market:	26.40	Average Days on Market:	45.30
<u>Maple Ridge</u>		<u>Maple Ridge</u>	
Average % of List Price:	97.57%	Average % of List Price:	97.29%
Average Days on Market:	65.34	Average Days on Market:	100.33
<u>Port Moody</u>		<u>Port Moody</u>	
Average % of List Price:	94.41%	Average % of List Price:	97.94%
Average Days on Market:	33.69	Average Days on Market:	49.50
<u>Pitt Meadows</u>		<u>Pitt Meadows</u>	
Average % of List Price:	98.66%	Average % of List Price:	98.60%
Average Days on Market:	30.53	Average Days on Market:	61.29
<u>Sunshine Coast</u>		<u>Sunshine Coast</u>	
Average % of List Price:	93.79%	Average % of List Price:	95.37%
Average Days on Market:	92.31	Average Days on Market:	77.60
<u>Abbotsford</u>		<u>Abbotsford</u>	
Average % of List Price:	96.57%	Average % of List Price:	96.48%
Average Days on Market:	47.40	Average Days on Market:	68.02
<u>Bowen Island &amp; Islands Van</u>		<u>Bowen Island &amp; Islands \</u>	
Average % of List Price:	n/a	Average % of List Price:	n/a
Average Days on Market:	n/a	Average Days on Market:	n/a

## In-depth Market Analysis

<u>Single Family Homes</u>		<u>Condos and Townhouses</u>	
<b>Community</b>	<b>Market Activity</b>	<b>Community</b>	<b>Market Activity</b>
<u>New Westminister</u>		<u>New Westminister</u>	
Average % of List Price:	97.57%	Average % of List Price:	97.91%
Average Days on Market:	33.38	Average Days on Market:	40.93
<u>North Surrey</u>		<u>North Surrey</u>	
Average % of List Price:	97.69%	Average % of List Price:	97.69%
Average Days on Market:	29.80	Average Days on Market:	29.80
<u>Surrey</u>		<u>Surrey</u>	
Average % of List Price:	95.83%	Average % of List Price:	97.26%
Average Days on Market:	46.75	Average Days on Market:	53.41
<u>South Surrey &amp; White Rock</u>		<u>South Surrey &amp; White Rock</u>	
Average % of List Price:	95.85%	Average % of List Price:	96.89%
Average Days on Market:	54.89	Average Days on Market:	49.80
<u>Cloverdale</u>		<u>Cloverdale</u>	
Average % of List Price:	98.03%	Average % of List Price:	98.23%
Average Days on Market:	37.05	Average Days on Market:	35.12
<u>North Delta</u>		<u>North Delta</u>	
Average % of List Price:	96.95%	Average % of List Price:	98.34%
Average Days on Market:	31.11	Average Days on Market:	33.60
<u>Langley</u>		<u>Langley</u>	
Average % of List Price:	97.78%	Average % of List Price:	97.83%
Average Days on Market:	49.68	Average Days on Market:	59.20
<u>Ladner</u>		<u>Ladner</u>	
Average % of List Price:	97.46%	Average % of List Price:	97.77%
Average Days on Market:	69.44	Average Days on Market:	73.88
<u>Tsawwassen</u>		<u>Tsawwassen</u>	
Average % of List Price:	97.67%	Average % of List Price:	96.54%
Average Days on Market:	43.32	Average Days on Market:	94.73
<u>Whistler</u>		<u>Whistler</u>	
Average % of List Price:	94.23%	Average % of List Price:	95.55%
Average Days on Market:	121.27	Average Days on Market:	165.03
<u>Squamish</u>		<u>Squamish</u>	
Average % of List Price:	98.16%	Average % of List Price:	97.07%
Average Days on Market:	114.50	Average Days on Market:	80.74
<u>Mission</u>		<u>Mission</u>	
Average % of List Price:	97.78%	Average % of List Price:	n/a
Average Days on Market:	71.14	Average Days on Market:	n/a