

# News Release



FOR IMMEDIATE RELEASE:

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## **Metro Vancouver home sales surpass 4,000 for third consecutive month**

**VANCOUVER, B.C. – June 2, 2015** – It continues to be a competitive spring market for Metro Vancouver home buyers. This competition continues to put upward pressure on home prices, particularly in the detached home market.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential property sales in Metro Vancouver reached 4,056 on the Multiple Listing Service® (MLS®) in May 2015. This represents a 23.4 per cent increase compared to the 3,286 sales recorded in May 2014, and a decrease of 2.9 per cent compared to the 4,179 sales in April 2015.

Last month's sales were 16.7 per cent above the 10-year sales average for the month.

"We continue to see strong competition for homes that are priced right for today's market," Darcy McLeod, REBGV president said. "It's important to remember that real estate is hyper local, particularly in a seller's market. This means that conditions and prices vary depending on property type, neighbourhood, and other factors."

New listings for detached, attached and apartment properties in Metro Vancouver totalled 5,641 in May. This represents a 5 per cent decrease compared to the 5,936 new listings reported in May 2014.

The total number of properties currently listed for sale on the region's MLS® is 12,336, a 23.2 per cent decline compared to May 2014 and a 0.8 per cent decline compared to April 2015.

"While the supply of homes for sale remains below what's typical for this time of year, our region continues to offer a diverse selection of housing options at different price points," McLeod said. "This diversity within the housing stock is part of what's driving today's home sale activity."

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$684,400. This represents a 9.4 per cent increase compared to May 2014.

The sales-to-active-listings ratio in May was 32.9 per cent. This is the highest that this ratio has been in Metro Vancouver since June 2007.

Sales of detached properties in May 2015 reached 1,723, an increase of 18.6 per cent from the 1,453 detached sales recorded in May 2014, and a 42.2 per cent increase from the 1,212 units sold in May 2013. The benchmark price for a detached property in Metro Vancouver increased 14.1 per cent from May 2014 to \$1,104,900.

Sales of apartment properties reached 1,600 in May 2015, an increase of 24.4 per cent compared to the 1,286 sales in May 2014, and an increase of 40.8 per cent compared to the 1,136 sales in May 2013. The benchmark price of an apartment property increased 4.6 per cent from May 2014 to \$396,900.

Attached property sales in May 2015 totalled 733, an increase of 34 per cent compared to the 547 sales in May 2014, and a 37.3 per cent increase from the 534 attached properties sold in May 2013. The benchmark price of an attached unit increased 6.4 per cent between May 2014 and 2015 to \$501,000.

**\*Editor's Note:** Areas covered by Real Estate Board of Greater Vancouver include: Whistler, Sunshine Coast, Squamish, West Vancouver, North Vancouver, Vancouver, Burnaby, New Westminster, Richmond, Port Moody, Port Coquitlam, Coquitlam, New Westminster, Pitt Meadows, Maple Ridge, and South Delta.

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The real estate industry is a key economic driver in British Columbia. In 2014, 33,116 homes changed ownership in the Board's area, generating \$2.136 billion in economic spin-off activity and an estimated 16,227 jobs. The total dollar value of residential sales transacted through the MLS® system in Metro Vancouver totalled \$27.3 billion in 2014. The Real Estate Board of Greater Vancouver is an association representing nearly 12,000 REALTORS® and their companies. The Board provides a variety of member services, including the Multiple Listing Service®. For more information on real estate, statistics, and buying or selling a home, contact a local REALTOR® or visit [www.rebgv.org](http://www.rebgv.org).

For more information please contact:

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Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Residential / Composite	Lower Mainland	\$603,700	170.2	1.6%	4.7%	6.2%	7.9%	8.3%	15.2%	65.6%
	Greater Vancouver	\$684,400	179.1	1.7%	5.4%	7.2%	9.4%	9.6%	18.3%	73.7%
	Bowen Island	\$600,500	130.2	0.9%	2.2%	3.2%	2.8%	-4.0%	-5.2%	24.8%
	Burnaby East	\$642,300	177.3	1.1%	6.6%	6.0%	9.5%	11.9%	17.4%	72.1%
	Burnaby North	\$577,300	173.5	1.1%	5.3%	7.2%	8.0%	10.2%	18.0%	68.9%
	Burnaby South	\$637,800	180.3	1.7%	4.5%	6.7%	8.5%	9.6%	19.5%	75.2%
	Coquitlam	\$576,300	170.5	2.0%	5.8%	7.5%	10.2%	12.5%	19.1%	66.3%
	Ladner	\$601,800	167.4	1.2%	7.2%	7.6%	12.0%	7.4%	15.5%	64.6%
	Maple Ridge	\$410,500	138.7	1.2%	2.7%	3.6%	5.4%	4.6%	2.3%	36.5%
	New Westminster	\$396,300	168.8	0.7%	3.5%	3.7%	5.3%	5.8%	10.5%	63.1%
	North Vancouver	\$748,200	168.8	1.4%	6.2%	8.3%	11.3%	12.5%	17.7%	64.2%
	Pitt Meadows	\$423,000	154.8	2.4%	4.8%	5.2%	8.9%	12.9%	10.3%	52.1%
	Port Coquitlam	\$442,800	156.9	2.2%	6.3%	6.7%	8.3%	8.0%	8.4%	53.2%
	Port Moody	\$580,500	160.5	1.6%	4.4%	6.4%	8.8%	13.7%	13.7%	56.3%
	Richmond	\$640,500	185.6	2.0%	5.2%	7.4%	9.4%	7.2%	15.9%	80.9%
	Squamish	\$448,900	146.3	2.8%	5.2%	7.2%	12.0%	15.4%	11.1%	42.2%
	Sunshine Coast	\$367,600	128.8	2.0%	4.7%	4.4%	3.7%	-0.2%	-5.5%	24.3%
	Tsawwassen	\$687,800	172.3	2.3%	9.4%	9.8%	12.5%	11.3%	19.7%	67.6%
	Vancouver East	\$708,400	207.5	1.9%	5.6%	7.6%	10.4%	14.7%	28.1%	101.5%
	Vancouver West	\$930,500	196.1	1.4%	5.3%	7.2%	9.9%	10.7%	24.1%	87.8%
	West Vancouver	\$1,888,800	202.7	2.1%	7.5%	12.9%	12.7%	14.4%	39.6%	96.6%
	Whistler	\$523,400	121.6	4.1%	4.8%	4.8%	14.3%	8.1%	-1.2%	19.0%
Single Family Detached	Lower Mainland	\$878,600	186.6	2.1%	6.4%	8.6%	11.5%	12.6%	25.9%	82.4%
	Greater Vancouver	\$1,104,900	203.8	2.4%	7.7%	10.5%	14.1%	14.0%	31.6%	99.0%
	Bowen Island	\$600,500	130.2	0.9%	2.2%	3.2%	2.8%	-4.0%	-5.2%	24.8%
	Burnaby East	\$873,400	195.3	1.9%	10.6%	8.2%	13.3%	13.8%	27.5%	88.0%
	Burnaby North	\$1,119,500	216.5	2.6%	8.3%	13.7%	14.5%	18.8%	40.5%	111.8%
	Burnaby South	\$1,161,800	222.4	1.6%	8.6%	11.7%	15.1%	15.6%	42.1%	116.8%
	Coquitlam	\$845,400	187.3	2.3%	7.2%	9.9%	12.8%	17.6%	29.4%	83.4%
	Ladner	\$713,200	172.1	0.6%	8.6%	9.7%	14.4%	8.8%	19.6%	69.4%
	Maple Ridge	\$499,100	142.2	2.2%	3.9%	3.9%	6.8%	7.4%	6.0%	40.7%
	New Westminster	\$768,300	190.6	2.4%	10.2%	7.9%	13.2%	11.8%	23.5%	84.2%
	North Vancouver	\$1,167,800	185.9	2.6%	9.6%	12.6%	17.2%	18.6%	29.3%	80.1%
	Pitt Meadows	\$554,100	156.2	2.6%	5.0%	5.9%	10.2%	10.9%	10.9%	53.6%
	Port Coquitlam	\$646,700	172.5	2.6%	9.0%	10.8%	12.9%	14.6%	20.5%	69.6%
	Port Moody	\$991,500	183.1	2.9%	6.8%	7.6%	9.3%	17.5%	26.4%	80.0%
	Richmond	\$1,127,800	226.2	2.4%	7.3%	10.4%	16.1%	10.3%	31.1%	121.1%
	Squamish	\$593,700	157.8	4.2%	5.6%	9.4%	10.8%	15.7%	19.7%	50.4%
	Sunshine Coast	\$365,400	128.0	2.0%	4.7%	4.2%	3.6%	-0.5%	-6.1%	23.6%
	Tsawwassen	\$848,000	182.6	2.5%	11.3%	12.2%	14.3%	14.8%	27.2%	76.1%
	Vancouver East	\$1,070,400	236.6	2.3%	8.0%	11.9%	18.4%	24.2%	48.0%	131.3%
	Vancouver West	\$2,554,900	262.3	2.6%	6.3%	9.8%	14.4%	13.5%	43.3%	157.4%
	West Vancouver	\$2,291,000	217.8	2.4%	9.3%	14.6%	13.7%	17.5%	48.7%	110.6%
	Whistler	\$1,023,700	141.7	2.6%	4.4%	7.6%	8.7%	18.0%	9.8%	36.5%

**HOW TO READ THE TABLE:**

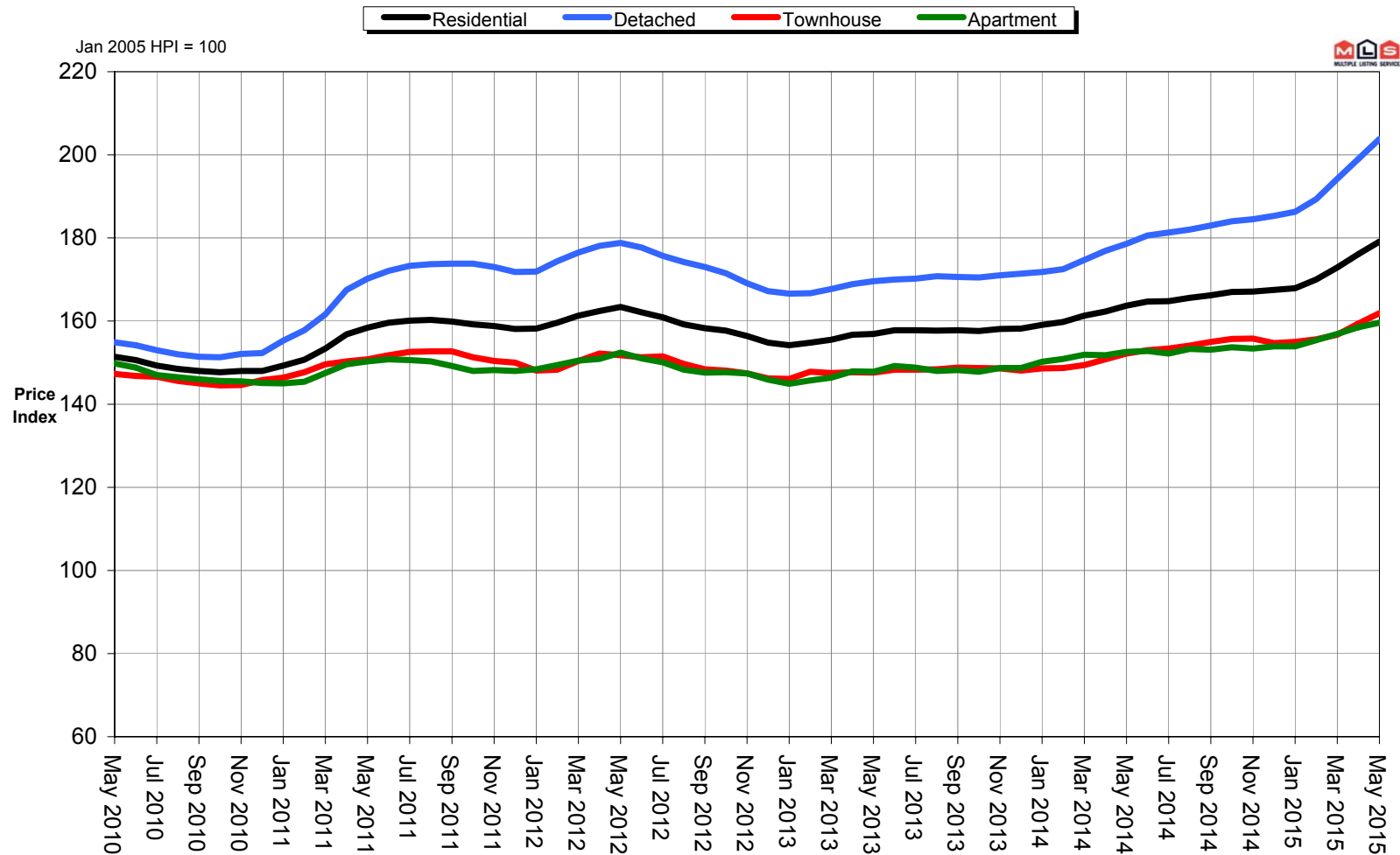
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- Price Index: Index numbers estimate the percentage change in price on typical and constant quality properties over time. All figures are based on past sales.
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In January 2005, the indexes are set to 100.  
Townhome properties are similar to Attached properties, a category that was used in the previous MLSLink HPI, but do not include duplexes.  
The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.

Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Townhouse	Lower Mainland	\$415,500	150.4	1.3%	3.3%	3.1%	4.7%	3.4%	5.3%	47.3%
	Greater Vancouver	\$501,000	161.9	1.6%	4.0%	3.9%	6.4%	6.7%	9.9%	57.8%
	Burnaby East	\$441,400	158.3	-0.2%	2.0%	3.1%	4.5%	4.8%	8.6%	56.3%
	Burnaby North	\$431,200	160.8	2.3%	7.6%	4.8%	4.6%	8.3%	9.0%	54.8%
	Burnaby South	\$433,400	155.5	1.8%	4.9%	1.7%	1.9%	2.0%	6.1%	52.6%
	Coquitlam	\$412,900	151.7	1.5%	0.9%	2.8%	5.8%	7.9%	8.1%	47.0%
	Ladner	\$488,600	161.9	2.8%	6.0%	5.3%	8.4%	6.6%	11.3%	56.4%
	Maple Ridge	\$278,500	135.3	-2.2%	-0.7%	2.1%	0.3%	1.2%	-3.2%	31.6%
	New Westminster	\$433,900	163.0	2.2%	4.2%	2.6%	7.6%	9.2%	14.0%	59.2%
	North Vancouver	\$633,400	151.6	1.3%	3.3%	3.4%	5.1%	5.2%	5.9%	48.5%
	Pitt Meadows	\$359,600	155.6	2.1%	9.3%	5.7%	9.6%	11.9%	9.9%	52.7%
	Port Coquitlam	\$399,500	151.5	2.0%	5.6%	3.8%	6.7%	5.0%	6.2%	46.2%
	Port Moody	\$443,000	149.7	2.0%	0.9%	2.4%	7.5%	8.9%	6.2%	44.2%
	Richmond	\$539,800	174.5	1.9%	3.1%	4.7%	6.1%	6.0%	12.1%	71.1%
	Squamish	\$380,000	137.9	1.9%	6.4%	4.1%	7.3%	22.4%	7.8%	37.9%
	Tsawwassen	\$480,500	158.8	1.7%	5.9%	8.0%	9.9%	3.3%	9.8%	53.4%
	Vancouver East	\$560,900	184.9	1.5%	6.1%	4.9%	6.4%	8.1%	16.4%	75.4%
	Vancouver West	\$792,700	179.3	1.2%	4.1%	2.8%	9.1%	11.6%	17.9%	75.8%
	Whistler	\$521,300	139.4	3.0%	5.5%	4.4%	10.5%	8.5%	16.4%	39.4%
Apartment	Lower Mainland	\$357,300	156.0	0.7%	2.6%	3.8%	3.6%	3.2%	4.4%	50.3%
	Greater Vancouver	\$396,900	159.6	0.7%	2.7%	4.0%	4.6%	4.7%	6.5%	53.6%
	Burnaby East	\$437,300	166.0	-1.8%	2.5%	3.0%	6.8%	18.7%	6.3%	59.8%
	Burnaby North	\$353,000	149.2	-0.9%	1.4%	1.6%	2.4%	3.2%	4.3%	45.1%
	Burnaby South	\$407,200	163.5	1.7%	1.6%	4.2%	5.5%	6.7%	9.7%	58.1%
	Coquitlam	\$273,200	150.4	1.5%	5.4%	5.2%	7.5%	4.6%	5.9%	46.2%
	Ladner	\$328,900	155.9	2.2%	3.7%	2.5%	7.1%	3.2%	5.8%	55.6%
	Maple Ridge	\$173,800	125.5	1.1%	1.4%	3.1%	3.9%	-4.9%	-7.6%	22.9%
	New Westminster	\$283,200	161.3	-0.2%	0.6%	2.1%	1.7%	2.8%	5.0%	55.5%
	North Vancouver	\$369,800	150.5	-0.5%	2.0%	3.6%	4.9%	5.3%	5.5%	46.8%
	Pitt Meadows	\$258,200	152.6	2.1%	1.9%	4.0%	7.1%	18.0%	10.7%	49.5%
	Port Coquitlam	\$236,000	139.9	1.7%	2.3%	2.6%	2.6%	0.8%	-5.7%	36.4%
	Port Moody	\$354,200	147.6	-0.5%	3.4%	7.3%	7.2%	10.7%	6.6%	43.9%
	Richmond	\$357,600	151.0	1.3%	2.8%	4.0%	1.4%	1.3%	-0.9%	46.3%
	Squamish	\$274,900	132.4	0.8%	0.8%	4.6%	32.9%	7.5%	-2.5%	30.2%
	Tsawwassen	\$339,800	143.3	2.2%	4.0%	2.9%	7.5%	1.3%	-1.6%	43.0%
	Vancouver East	\$322,300	177.8	1.1%	1.2%	1.7%	0.6%	3.7%	6.9%	71.6%
	Vancouver West	\$525,800	170.2	0.4%	4.2%	5.6%	6.5%	7.7%	13.3%	61.2%
	West Vancouver	\$619,300	135.3	-1.0%	-6.2%	-1.3%	5.7%	-4.7%	-3.1%	32.9%
	Whistler	\$274,200	89.9	6.5%	4.2%	3.9%	35.6%	14.8%	-26.7%	-12.7%

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## Greater Vancouver 5 Year Trend



# MLS® SALES Facts



**May  
2015**

			Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminster	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	TOTALS
May 2015	Number of Sales	Detached	153	167	68	5	190	36	149	64	39	224	34	59	206	211	98	20	1,723
		Attached	109	63	10	0	68	17	56	34	15	141	31	12	43	94	16	24	733
		Apartment	184	98	31	0	32	109	123	57	30	174	14	5	194	502	27	20	1,600
	Median Selling Price	Detached	\$1,212,000	\$891,000	\$832,500	n/a	\$560,500	\$806,500	\$1,300,000	\$650,870	\$999,900	\$1,155,500	\$659,500	\$360,250	\$1,200,000	\$2,888,000	\$2,370,000	\$919,000	
		Attached	\$603,000	\$490,000	n/a	n/a	\$326,000	n/a	\$717,000	\$396,000	n/a	\$570,000	\$419,900	n/a	\$686,000	\$885,738	n/a	\$489,000	n/a
		Apartment	\$401,500	\$325,000	\$359,000	n/a	\$210,000	\$306,000	\$434,900	\$237,525	\$367,500	\$360,500	n/a	n/a	\$412,000	\$504,500	\$779,000	\$252,000	
April 2015	Number of Sales	Detached	162	163	82	4	194	37	167	56	39	253	30	60	220	220	109	19	1,815
		Attached	105	60	19	0	84	17	58	29	27	144	19	13	74	103	10	23	785
		Apartment	209	102	23	0	34	101	109	58	27	187	17	9	170	484	17	32	1,579
	Median Selling Price	Detached	\$1,224,400	\$870,600	\$834,000	n/a	\$532,000	\$877,000	\$1,262,944	\$657,000	\$870,000	\$1,180,000	\$633,500	\$462,500	\$1,114,500	\$2,625,000	\$2,400,000	n/a	
		Attached	\$559,900	\$549,950	n/a	n/a	\$314,646	n/a	\$670,000	\$420,000	\$435,000	\$565,000	n/a	n/a	\$740,150	\$936,500	n/a	\$770,000	n/a
		Apartment	\$388,000	\$315,000	\$343,000	n/a	\$220,400	\$305,000	\$419,900	\$245,950	\$346,000	\$359,000	n/a	n/a	\$372,250	\$510,000	n/a	\$247,500	
May 2014	Number of Sales	Detached	125	139	71	4	150	28	145	48	29	160	27	64	172	203	82	6	1,453
		Attached	69	51	17	0	44	12	43	29	27	96	14	2	47	63	8	25	547
		Apartment	163	85	26	0	32	66	90	29	36	148	9	9	148	406	16	23	1,286
	Median Selling Price	Detached	\$1,055,000	\$772,500	\$718,500	n/a	\$504,750	\$765,900	\$1,007,500	\$577,500	\$888,000	\$970,000	\$629,000	\$437,500	\$950,000	\$2,295,125	\$2,262,500	n/a	
		Attached	\$545,000	\$480,000	n/a	n/a	\$309,200	n/a	\$659,000	\$395,000	\$515,000	\$538,950	n/a	n/a	\$679,000	\$874,500	n/a	\$508,500	n/a
		Apartment	\$372,000	\$291,500	\$341,500	n/a	\$209,450	\$311,250	\$388,500	\$221,000	\$377,150	\$390,000	n/a	n/a	\$358,900	\$489,500	n/a	\$293,000	
Jan. - May. 2015 Year-to-date	Number of Sales	Detached	710	641	301	18	739	152	697	229	144	988	138	239	876	906	473	75	7,326
		Attached	447	242	51	0	270	71	254	148	84	562	101	36	245	404	53	116	3,084
		Apartment	863	451	106	0	142	433	524	215	112	796	67	32	784	2,121	89	124	6,859
	Median Selling Price	Detached	\$1,200,250	\$862,800	\$810,000	n/a	\$531,000	\$771,250	\$1,275,000	\$635,000	\$957,000	\$1,150,000	\$629,250	\$392,000	\$1,140,000	\$2,680,000	\$2,320,000	\$1,100,000	
		Attached	\$528,900	\$494,050	\$497,950	n/a	\$313,500	\$455,000	\$679,900	\$405,000	\$411,000	\$560,000	\$409,900	\$277,000	\$715,000	\$913,500	\$1,045,000	\$585,500	n/a
		Apartment	\$390,000	\$318,000	\$345,000	n/a	\$215,000	\$305,000	\$409,950	\$240,000	\$367,500	\$353,900	\$248,777	\$250,000	\$373,750	\$505,000	\$773,500	\$275,000	
Jan. - May. 2014 Year-to-date	Number of Sales	Detached	461	543	231	14	521	133	568	209	100	682	105	200	723	797	326	52	5,665
		Attached	292	205	36	0	194	48	163	138	106	400	50	16	216	252	32	105	2,253
		Apartment	698	310	76	0	153	319	353	134	126	588	41	30	594	1,751	67	109	5,349
	Median Selling Price	Detached	\$1,015,500	\$760,000	\$675,000	n/a	\$489,142	\$700,000	\$1,075,000	\$569,000	\$889,000	\$990,000	\$545,000	\$372,272	\$938,000	\$2,348,000	\$2,110,000	\$1,250,000	
		Attached	\$513,400	\$479,950	\$445,000	n/a	\$302,000	\$411,250	\$665,000	\$382,500	\$419,500	\$525,000	\$346,250	n/a	\$655,500	\$825,000	\$1,280,000	\$567,500	n/a
		Apartment	\$373,600	\$293,950	\$334,250	n/a	\$215,550	\$306,000	\$380,000	\$244,700	\$349,250	\$345,000	\$238,500	\$274,750	\$343,000	\$490,000	\$780,000	\$225,000	


Note: Median Selling Prices are not reported for areas with less than 20 sales or for the Gulf Islands



# MLS® LISTINGS Facts



**May  
2015**

<div> REAL ESTATE BOARD OF GREATER VANCOUVER</div> <div>May 2015</div>																			
			Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminster	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	TOTALS
May 2015	Number of Listings	Detached	219	222	79	19	210	42	193	80	52	298	50	130	288	289	183	35	2,389
		Attached	133	62	11	0	88	16	66	44	19	150	26	13	73	117	16	33	867
		Apartment	300	141	30	0	59	152	168	95	45	323	17	10	240	724	46	35	2,385
	% Sales to Listings	Detached	70%	75%	86%	26%	90%	86%	77%	80%	75%	75%	68%	45%	72%	73%	54%	57%	
		Attached	82%	102%	91%	n/a	77%	106%	85%	77%	79%	94%	119%	92%	59%	80%	100%	73%	n/a
April 2015	Number of Listings	Apartment	61%	70%	103%	n/a	54%	72%	73%	60%	67%	54%	82%	50%	81%	69%	59%	57%	
		Detached	226	212	84	10	250	52	194	78	53	335	36	111	282	317	189	35	2,464
		Attached	151	66	21	0	79	16	64	50	24	159	46	14	65	138	14	35	942
	% Sales to Listings	Apartment	317	163	25	0	59	175	186	78	58	312	19	9	256	772	30	32	2,491
		Detached	72%	77%	98%	40%	78%	71%	86%	72%	74%	76%	83%	54%	78%	69%	58%	54%	
May 2014	Number of Listings	Attached	70%	91%	90%	n/a	106%	106%	91%	58%	113%	91%	41%	93%	114%	75%	71%	66%	n/a
		Apartment	66%	63%	92%	n/a	58%	58%	59%	74%	47%	60%	89%	100%	66%	63%	57%	100%	
		Detached	254	207	101	17	217	61	197	67	47	331	43	144	285	346	198	49	2,564
	% Sales to Listings	Attached	118	77	13	0	70	14	73	49	26	165	22	6	83	121	14	42	893
		Apartment	305	141	19	0	70	142	205	78	48	367	21	13	241	765	36	28	2,479
Jan. - May. 2015  Year-to-date*	Number of Listings	Detached	49%	67%	70%	24%	69%	46%	74%	72%	62%	48%	63%	44%	60%	59%	41%	12%	
		Attached	58%	66%	131%	n/a	63%	86%	59%	59%	104%	58%	64%	33%	57%	52%	57%	60%	n/a
		Apartment	53%	60%	137%	n/a	46%	46%	44%	37%	75%	40%	43%	69%	61%	53%	44%	82%	
	% Sales to Listings	Detached	1,080	922	379	54	1,041	193	983	316	223	1,453	202	564	1,271	1,594	986	131	11,392
		Attached	657	318	64	1	414	105	329	204	114	718	138	62	315	633	79	151	4,302
Apartment		1,524	790	143	0	306	813	923	404	206	1,610	92	47	1,197	3,553	171	195	11,974	
Jan. - May. 2014  Year-to-date*	Number of Listings	Detached	66%	70%	79%	33%	71%	79%	71%	72%	65%	68%	68%	42%	69%	57%	48%	57%	
		Attached	68%	76%	80%	0%	65%	68%	77%	73%	74%	78%	73%	58%	78%	64%	67%	77%	n/a
		Apartment	57%	57%	74%	n/a	46%	53%	57%	53%	54%	49%	73%	68%	65%	60%	52%	64%	
	% Sales to Listings	Detached	1,052	981	459	69	1,040	259	982	299	200	1,459	213	634	1,193	1,696	875	139	11,550
		Attached	547	332	55	2	391	75	295	218	146	749	102	36	378	553	68	162	4,109
Apartment		1,384	731	118	0	345	731	921	376	214	1,500	75	61	1,150	3,586	178	183	11,553	
Year-to-date*	% Sales to Listings	Detached	44%	55%	50%	20%	50%	51%	58%	70%	50%	47%	49%	32%	61%	47%	37%	37%	
		Attached	53%	62%	65%	0%	50%	64%	55%	63%	73%	53%	49%	44%	57%	46%	47%	65%	n/a
		Apartment	50%	42%	64%	n/a	44%	44%	38%	36%	59%	39%	55%	49%	52%	49%	38%	60%	

\* Year-to-date listings represent a cumulative total of listings rather than total active listings.



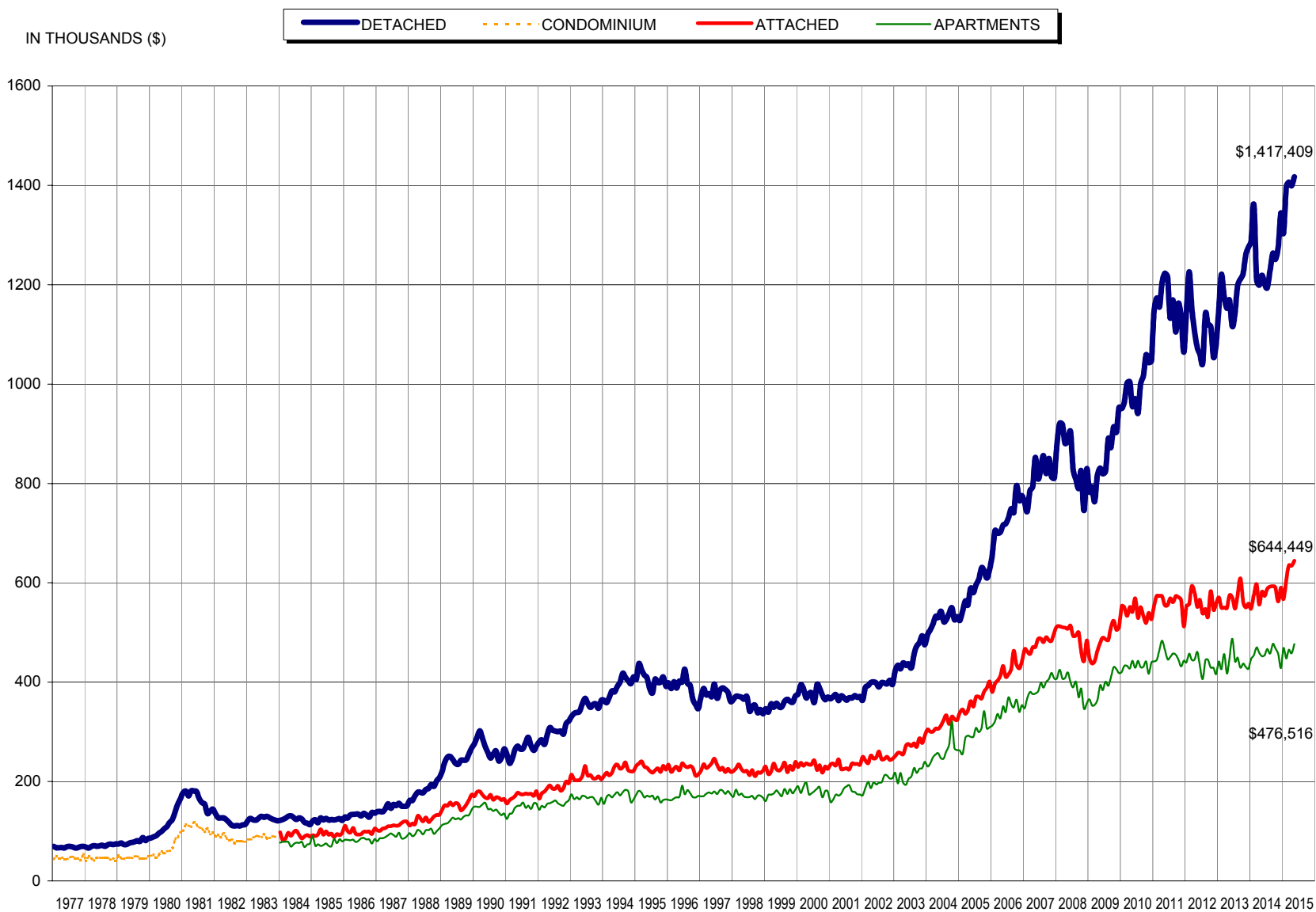
# Listing & Sales Activity Summary

	<u>Listings</u>				<u>Sales</u>						
	1 May 2014	2 Apr 2015	3 May 2015	Col. 2 & 3 Percentage Variance	5 May 2014	6 Apr 2015	7 May 2015	Col. 6 & 7 Percentage Variance	9 Mar 2014 - May 2014	10 Mar 2015 - May 2015	Col. 9 & 10 Percentage Variance
<b>BURNABY</b>				%				%			%
DETACHED	254	226	219	-3.1	125	162	153	-5.6	321	503	56.7
ATTACHED	118	151	133	-11.9	69	105	109	3.8	204	306	50.0
APARTMENTS	305	317	300	-5.4	163	209	184	-12.0	461	603	30.8
<b>COQUITLAM</b>											
DETACHED	207	212	222	4.7	139	163	167	2.5	389	467	20.1
ATTACHED	77	66	62	-6.1	51	60	63	5.0	129	179	38.8
APARTMENTS	141	163	141	-13.5	85	102	98	-3.9	211	310	46.9
<b>DELTA</b>											
DETACHED	101	84	79	-6.0	71	82	68	-17.1	163	216	32.5
ATTACHED	13	21	11	-47.6	17	19	10	-47.4	32	40	25.0
APARTMENTS	19	25	30	20.0	26	23	31	34.8	57	85	49.1
<b>MAPLE RIDGE/PITT MEADOWS</b>											
DETACHED	217	250	210	-16.0	150	194	190	-2.1	373	533	42.9
ATTACHED	70	79	88	11.4	44	84	68	-19.0	135	210	55.6
APARTMENTS	70	59	59	0.0	32	34	32	-5.9	98	95	-3.1
<b>NORTH VANCOUVER</b>											
DETACHED	197	194	193	-0.5	145	167	149	-10.8	420	505	20.2
ATTACHED	73	64	66	3.1	43	58	56	-3.4	107	179	67.3
APARTMENTS	205	186	168	-9.7	90	109	123	12.8	232	373	60.8
<b>NEW WESTMINSTER</b>											
DETACHED	61	52	42	-19.2	28	37	36	-2.7	92	108	17.4
ATTACHED	14	16	16	0.0	12	17	17	0.0	30	50	66.7
APARTMENTS	142	175	152	-13.1	66	101	109	7.9	205	297	44.9
<b>PORT MOODY/BELCARRA</b>											
DETACHED	47	53	52	-1.9	29	39	39	0.0	71	113	59.2
ATTACHED	26	24	19	-20.8	27	27	15	-44.4	75	63	-16.0
APARTMENTS	48	58	45	-22.4	36	27	30	11.1	89	77	-13.5
<b>PORT COQUITLAM</b>											
DETACHED	67	78	80	2.6	48	56	64	14.3	148	169	14.2
ATTACHED	49	50	44	-12.0	29	29	34	17.2	87	104	19.5
APARTMENTS	78	78	95	21.8	29	58	57	-1.7	93	163	75.3
<b>RICHMOND</b>											
DETACHED	331	335	298	-11.0	160	253	224	-11.5	424	706	66.5
ATTACHED	165	159	150	-5.7	96	144	141	-2.1	260	402	54.6
APARTMENTS	367	312	323	3.5	148	187	174	-7.0	383	556	45.2
<b>SUNSHINE COAST</b>											
DETACHED	144	111	130	17.1	64	60	59	-1.7	149	173	16.1
ATTACHED	6	14	13	-7.1	2	13	12	-7.7	8	31	287.5
APARTMENTS	13	9	10	11.1	9	9	5	-44.4	18	19	5.6
<b>SQUAMISH</b>											
DETACHED	43	36	50	38.9	27	30	34	13.3	75	102	36.0
ATTACHED	22	46	26	-43.5	14	19	31	63.2	38	73	92.1
APARTMENTS	21	19	17	-10.5	9	17	14	-17.6	25	46	84.0
<b>VANCOUVER EAST</b>											
DETACHED	285	282	288	2.1	172	220	206	-6.4	513	636	24.0
ATTACHED	83	65	73	12.3	47	74	43	-41.9	141	180	27.7
APARTMENTS	241	256	240	-6.3	148	170	194	14.1	397	554	39.5
<b>VANCOUVER WEST</b>											
DETACHED	346	317	289	-8.8	203	220	211	-4.1	508	640	26.0
ATTACHED	121	138	117	-15.2	63	103	94	-8.7	176	305	73.3
APARTMENTS	765	772	724	-6.2	406	484	502	3.7	1183	1492	26.1
<b>WHISTLER/PEMBERTON</b>											
DETACHED	49	35	35	0.0	6	19	20	5.3	32	56	75.0
ATTACHED	42	35	33	-5.7	25	23	24	4.3	66	75	13.6
APARTMENTS	28	32	35	9.4	23	32	20	-37.5	69	76	10.1
<b>WEST VANCOUVER/HOWE SOUND</b>											
DETACHED	198	189	183	-3.2	82	109	98	-10.1	219	308	40.6
ATTACHED	14	14	16	14.3	8	10	16	60.0	20	43	115.0
APARTMENTS	36	30	46	53.3	16	17	27	58.8	43	60	39.5
<b>GRAND TOTALS</b>											
DETACHED	2547	2454	2370	-3.4	1449	1811	1718	-5.1	3897	5235	34.3
ATTACHED	893	942	867	-8.0	547	785	733	-6.6	1508	2240	48.5
APARTMENTS	2479	2491	2385	-4.3	1286	1579	1600	1.3	3564	4806	34.8





## Residential Average Sale Prices - January 1977 to May 2015



NOTE: From 1977 - 1984 condominium averages were not separated into attached & apartment.