

# News Release

FOR IMMEDIATE RELEASE:



## **Metro Vancouver home sales remain strong**

**VANCOUVER, B.C. – December 2, 2014** – Home buyers in Metro Vancouver remained active in November, a month that is traditionally a quieter time of year for real estate.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential property sales in Metro Vancouver reached 2,516 on the Multiple Listing Service® (MLS®) in November 2014. This represents an 8.4 per cent increase compared to the 2,321 sales in November 2013, and a 17.7 per cent decline compared to the 3,057 sales in October 2014.

Last month's sales were 6.9 per cent above the 10-year sales average for November.

"It's been a more active fall than we typically see in the Metro Vancouver housing market," Ray Harris, REBGV president said. "Home prices across the region have experienced steady gains in 2014 of between three and seven per cent depending on property type."

New listings for detached, attached and apartment properties in Metro Vancouver\* totalled 3,016 in November. This represents a 7.1 per cent decrease compared to the 3,245 new listings in November 2013 and a 32.8 per cent decline from the 4,487 new listings in October.

The total number of properties currently listed for sale on the MLS® system in Metro Vancouver is 12,553, a 10.2 per cent decline compared to November 2013 and a 9.4 per cent decrease compared to October 2014.

"This is traditionally a low inventory time of year, so it's a good time to list your home for sale if you want to face less competition in the marketplace," Harris said.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$637,300. This represents a 5.7 cent increase compared to November 2013.

Sales of detached properties in November 2014 reached 1,012, an increase of 9.3 per cent from the 926 detached sales recorded in November 2013, and a 60.9 per cent increase from the 629 units sold in November 2012. The benchmark price for detached properties increased 7.9 per cent from November 2013 to \$997,800.

Sales of apartment properties reached 1,052 in November 2014, an increase of 8.6 per cent compared to the 969 sales in November 2013, and a 40.3 per cent increase compared to the 750

sales in November 2012. The benchmark price of an apartment property increased 3.2 per cent from November 2013 to \$379,500.

Attached property sales in November 2014 totalled 452, a 6.1 per cent increase compared to the 426 sales in November 2013, and a 47.2 per cent increase over the 307 attached properties sold in November 2012. The benchmark price of an attached unit increased 4.8 per cent between November 2013 and 2014 to \$480,200.

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\* 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.

The real estate industry is a key economic driver in British Columbia. In 2013, 28,524 homes changed ownership in the Board's area, generating \$1.84 billion in economic spin-off activity and 13,977 jobs. The total dollar value of residential sales transacted through the MLS® system in Greater Vancouver totalled \$22 billion in 2013. The Real Estate Board of Greater Vancouver is an association representing more than 11,000 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).

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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 %
Residential / Composite	Lower Mainland	\$567,500	160.2	0.1%	0.6%	1.6%	4.8%	4.5%	13.5%
	Greater Vancouver	\$637,300	167.1	0.1%	0.9%	2.1%	5.7%	5.0%	16.0%
	Bowen Island	\$582,100	126.2	-1.1%	-1.2%	-0.3%	3.0%	-0.2%	-4.5%
	Burnaby East	\$605,700	167.2	1.1%	2.8%	3.3%	6.2%	10.4%	16.4%
	Burnaby North	\$542,400	162.0	-0.1%	0.3%	0.7%	4.3%	4.7%	13.6%
	Burnaby South	\$599,100	168.9	-0.2%	0.5%	1.6%	4.8%	3.9%	17.3%
	Coquitlam	\$536,600	158.7	-0.3%	1.2%	2.6%	6.7%	8.7%	15.6%
	Ladner	\$559,400	155.6	0.2%	1.9%	4.1%	7.4%	4.3%	13.7%
	Maple Ridge	\$396,100	133.9	0.8%	1.0%	1.7%	2.9%	1.7%	2.1%
	New Westminster	\$379,600	162.9	-0.5%	0.7%	1.6%	4.3%	4.6%	11.2%
	North Vancouver	\$689,000	155.9	0.2%	1.2%	2.8%	5.7%	9.6%	13.7%
	Pitt Meadows	\$405,900	147.0	1.3%	3.9%	3.6%	3.2%	6.0%	8.8%
	Port Coquitlam	\$414,300	147.1	0.1%	0.3%	1.5%	3.7%	3.5%	5.4%
	Port Moody	\$546,400	150.9	0.2%	0.6%	2.3%	6.9%	12.9%	11.5%
	Richmond	\$595,100	172.8	0.1%	0.2%	1.8%	4.7%	2.1%	16.1%
	Squamish	\$422,400	136.4	-0.2%	0.7%	4.4%	8.3%	13.1%	8.4%
	Sunshine Coast	\$352,200	123.4	-0.9%	-2.1%	-0.6%	3.4%	-2.3%	-6.6%
	Tsawwassen	\$621,800	156.7	0.3%	1.8%	2.5%	7.5%	4.9%	15.1%
	Vancouver East	\$659,000	192.8	0.4%	1.5%	2.6%	6.9%	10.2%	25.6%
	Vancouver West	\$867,900	182.9	0.0%	1.3%	2.5%	7.8%	6.0%	21.5%
	West Vancouver	\$1,671,100	179.4	-0.7%	-1.4%	-0.2%	3.5%	8.6%	33.3%
	Whistler	\$486,900	116.0	2.0%	3.5%	9.0%	8.5%	7.9%	-4.7%
Single Family Detached	Lower Mainland	\$808,900	171.9	0.3%	1.3%	2.7%	6.7%	6.9%	23.8%
	Greater Vancouver	\$997,800	184.4	0.3%	1.4%	3.2%	7.9%	6.6%	28.5%
	Bowen Island	\$582,100	126.2	-1.1%	-1.2%	-0.3%	3.0%	-0.2%	-4.5%
	Burnaby East	\$807,200	180.5	1.6%	4.2%	4.8%	8.0%	12.9%	25.6%
	Burnaby North	\$985,500	190.2	-0.9%	0.7%	0.7%	7.5%	9.7%	31.1%
	Burnaby South	\$1,037,100	198.8	-0.9%	1.6%	3.0%	6.0%	7.8%	37.5%
	Coquitlam	\$769,600	170.5	0.4%	1.4%	2.6%	8.4%	12.0%	24.5%
	Ladner	\$650,200	156.9	-0.1%	2.0%	4.3%	7.2%	4.9%	16.0%
	Maple Ridge	\$481,300	136.8	0.8%	1.0%	2.9%	4.3%	5.9%	6.2%
	New Westminster	\$712,300	176.7	1.5%	4.3%	4.9%	7.5%	9.3%	23.4%
	North Vancouver	\$1,035,100	165.2	-0.5%	1.5%	4.1%	8.3%	11.5%	21.8%
	Pitt Meadows	\$527,100	147.1	-0.3%	1.0%	4.0%	4.7%	4.0%	9.0%
	Port Coquitlam	\$582,600	155.6	-0.4%	-0.1%	1.8%	5.9%	6.7%	13.6%
	Port Moody	\$918,100	170.1	1.5%	1.9%	1.6%	7.1%	15.3%	24.9%
	Richmond	\$1,017,100	204.8	1.0%	2.3%	5.1%	9.4%	1.9%	33.6%
	Squamish	\$533,400	144.1	-0.8%	-1.2%	1.3%	8.2%	7.1%	11.9%
	Sunshine Coast	\$350,500	122.8	-0.9%	-2.0%	-0.6%	3.5%	-2.8%	-7.0%
	Tsawwassen	\$756,100	162.8	-0.1%	1.6%	1.9%	7.4%	7.7%	21.2%
	Vancouver East	\$957,300	211.4	0.3%	2.2%	5.8%	11.9%	15.3%	41.6%
	Vancouver West	\$2,323,300	238.7	0.8%	1.8%	4.2%	10.9%	4.9%	46.4%
	West Vancouver	\$1,992,300	189.7	-1.1%	-1.3%	-0.8%	3.3%	11.2%	40.3%
	Whistler	\$951,400	131.7	1.5%	-0.9%	1.0%	6.1%	6.7%	4.5%

**HOW TO READ THE TABLE:**

- Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.
- 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.
- x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)

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 %
Townhouse	Lower Mainland	\$401,900	145.9	0.1%	0.7%	1.6%	3.7%	1.1%	6.3%
	Greater Vancouver	\$480,200	155.8	0.1%	1.1%	2.4%	4.8%	3.5%	11.0%
	Burnaby East	\$428,000	153.5	-0.1%	0.3%	1.3%	2.5%	5.2%	8.2%
	Burnaby North	\$411,600	153.5	0.3%	0.9%	-0.2%	2.6%	-2.4%	9.1%
	Burnaby South	\$426,100	152.9	3.0%	0.8%	0.2%	5.0%	1.3%	8.4%
	Coquitlam	\$402,100	147.7	-0.2%	3.1%	2.9%	6.3%	8.7%	8.8%
	Ladner	\$463,900	153.7	-0.5%	0.5%	2.9%	3.8%	5.8%	11.1%
	Maple Ridge	\$272,800	132.5	0.2%	0.1%	-1.8%	5.1%	-2.8%	-1.9%
	New Westminster	\$423,000	158.9	1.0%	2.6%	4.9%	7.9%	8.5%	15.1%
	North Vancouver	\$612,500	146.6	0.3%	1.3%	1.6%	6.2%	3.1%	7.2%
	Pitt Meadows	\$340,200	147.2	3.4%	4.2%	3.7%	6.5%	6.4%	9.5%
	Port Coquitlam	\$383,200	145.9	-0.2%	-0.4%	2.7%	2.0%	3.3%	5.0%
	Port Moody	\$432,600	146.2	0.1%	2.6%	5.0%	8.9%	7.5%	7.5%
	Richmond	\$515,700	166.7	-0.2%	0.8%	1.4%	3.9%	1.2%	15.7%
	Squamish	\$365,100	132.5	0.8%	-1.5%	3.1%	5.2%	26.0%	3.4%
	Tsawwassen	\$467,300	144.5	0.1%	0.7%	3.1%	4.3%	-2.7%	4.4%
	Vancouver East	\$534,800	176.3	-2.5%	-1.6%	1.4%	1.8%	3.7%	16.3%
	Vancouver West	\$771,000	174.4	0.5%	3.6%	6.1%	9.3%	11.4%	22.6%
	Whistler	\$495,600	133.5	2.1%	0.0%	5.9%	5.5%	31.7%	13.2%
Apartment	Lower Mainland	\$342,600	150.3	-0.4%	-0.5%	-0.2%	2.2%	1.9%	3.0%
	Greater Vancouver	\$379,500	153.4	-0.2%	0.1%	0.5%	3.2%	3.0%	5.1%
	Burnaby East	\$424,700	161.2	2.5%	3.5%	3.7%	5.8%	17.0%	7.9%
	Burnaby North	\$347,300	146.8	0.1%	-0.4%	0.8%	2.4%	3.7%	3.6%
	Burnaby South	\$390,800	156.9	-0.3%	-0.2%	1.2%	3.7%	1.3%	8.4%
	Coquitlam	\$259,600	142.9	-1.9%	0.0%	2.1%	3.3%	1.6%	3.0%
	Ladner	\$320,900	152.1	2.2%	2.6%	4.5%	12.6%	0.9%	7.8%
	Maple Ridge	\$167,100	121.8	2.0%	2.8%	0.8%	-7.8%	-10.2%	-10.6%
	New Westminster	\$276,700	158.2	-1.6%	-1.0%	-0.4%	2.3%	2.1%	6.4%
	North Vancouver	\$358,100	145.4	1.5%	1.0%	1.3%	1.5%	8.3%	5.0%
	Pitt Meadows	\$248,400	146.8	1.7%	6.5%	3.0%	-0.5%	9.6%	7.8%
	Port Coquitlam	\$229,900	136.3	1.3%	1.8%	0.0%	2.1%	-0.9%	-4.8%
	Port Moody	\$330,000	137.5	-1.5%	-3.0%	-0.1%	3.6%	12.4%	2.4%
	Richmond	\$342,400	145.2	-1.2%	-3.3%	-2.5%	-1.2%	1.0%	-2.0%
	Squamish	\$263,100	126.6	1.0%	15.9%	27.1%	19.8%	26.9%	7.6%
	Tsawwassen	\$333,300	140.2	1.8%	2.8%	4.2%	9.6%	-2.4%	-0.6%
	Vancouver East	\$316,900	174.8	1.2%	1.1%	-1.1%	2.1%	5.9%	9.5%
	Vancouver West	\$497,700	161.1	-0.6%	0.4%	0.8%	5.6%	5.2%	9.3%
	West Vancouver	\$627,500	137.1	2.3%	-1.0%	7.1%	7.9%	-2.4%	3.7%
	Whistler	\$240,900	86.5	3.0%	17.8%	30.5%	26.5%	5.6%	-29.6%

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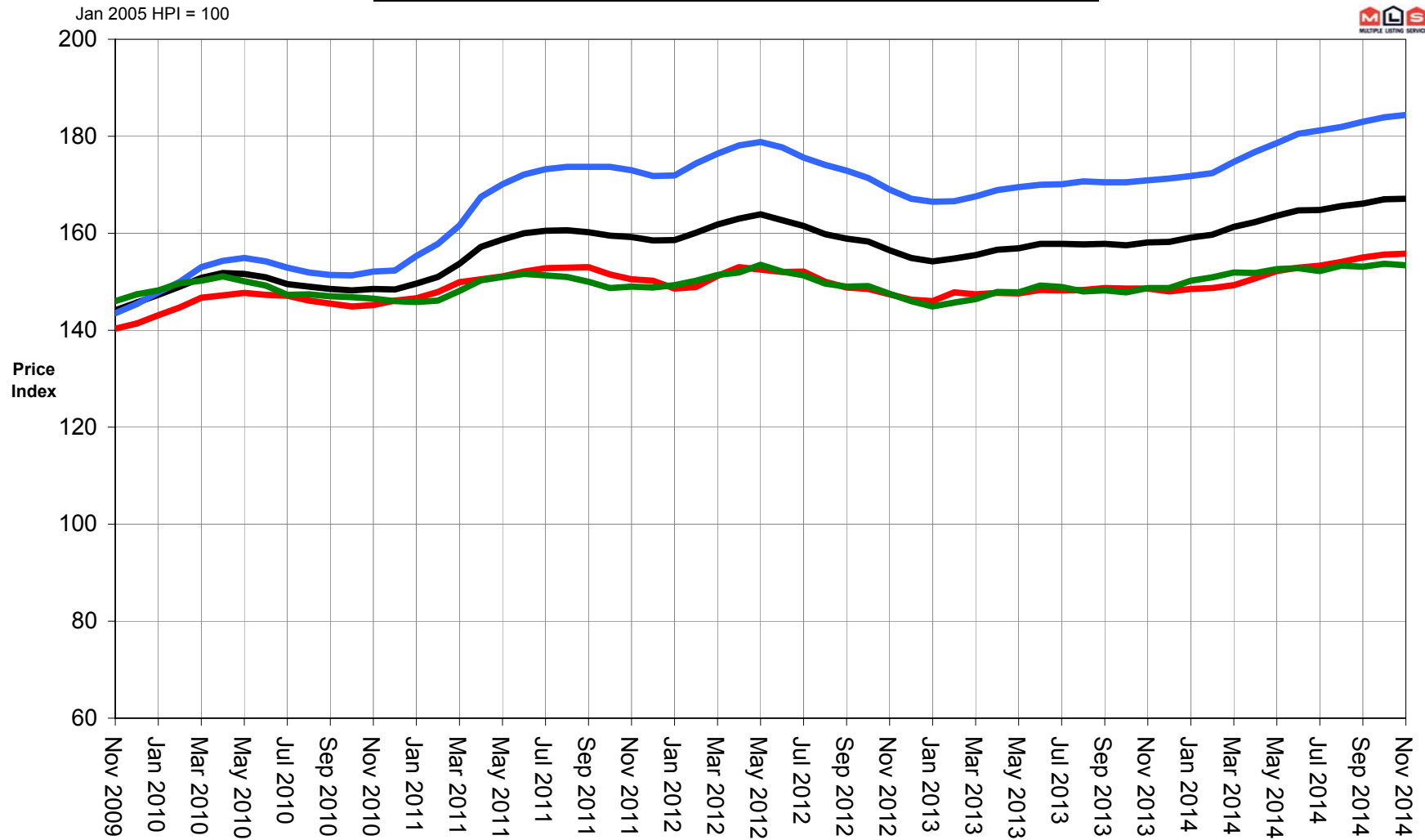
Townhome properties are similar to attached properties, a category that was used in the previous MLSLink HPI, but do not include duplexes.

Lower Mainland includes areas serviced by both Real Estate Board of Greater Vancouver & Fraser Valley Real Estate Board.

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## Greater Vancouver 5 Year Trend

— Residential — Detached — Townhouse — Apartment



# MLS® SALES Facts



**November  
2014**


			<i>Burnaby</i>	<i>Coquitlam</i>	<i>Delta - South</i>	<i>Islands - Gulf</i>	<i>Maple Ridge/Pitt Meadows</i>	<i>New Westminster</i>	<i>North Vancouver</i>	<i>Port Coquitlam</i>	<i>Port Moody/Belcarra</i>	<i>Richmond</i>	<i>Squamish</i>	<i>Sunshine Coast</i>	<i>Vancouver East</i>	<i>Vancouver West</i>	<i>West Vancouver/Howe Sound</i>	<i>Whistler/Pemberton</i>	<i>TOTALS</i>
<b>November 2014</b>	<b>Number of Sales</b>	Detached	86	106	49	7	122	24	74	28	17	129	18	38	122	117	65	10	1,012
		Attached	61	39	6	0	37	13	39	34	17	73	18	5	45	43	3	19	452
		Apartment	128	56	11	0	37	68	76	36	14	126	7	5	117	332	11	28	1,052
	<b>Median Selling Price</b>	Detached	\$1,050,000	\$837,500	\$739,500	n/a	\$515,220	\$699,750	\$1,079,000	\$583,750	n/a	\$1,086,000	n/a	\$412,500	\$960,500	\$2,648,000	\$1,875,000	n/a	
		Attached	\$538,000	\$468,000	n/a	n/a	\$301,841	n/a	\$668,151	\$368,950	n/a	\$532,800	n/a	n/a	\$657,000	\$788,250	n/a	n/a	n/a
		Apartment	\$379,000	\$292,250	n/a	n/a	\$201,900	\$286,700	\$437,500	\$244,200	n/a	\$350,000	n/a	n/a	\$345,000	\$495,000	n/a	\$287,500	
<b>October 2014</b>	<b>Number of Sales</b>	Detached	115	115	62	1	116	32	91	46	31	165	26	59	164	155	71	22	1,271
		Attached	60	32	12	0	41	6	40	35	13	99	23	2	49	68	6	32	518
		Apartment	177	70	16	0	20	68	85	29	35	139	12	10	125	431	22	29	1,268
	<b>Median Selling Price</b>	Detached	\$1,100,000	\$788,000	\$737,000	n/a	\$522,500	\$771,500	\$1,105,000	\$566,000	\$1,000,000	\$1,115,250	\$558,500	\$379,000	\$995,000	\$2,510,000	\$2,200,000	\$912,500	
		Attached	\$499,500	\$519,000	n/a	n/a	\$305,488	n/a	\$640,000	\$407,000	n/a	\$533,000	\$384,900	n/a	\$634,257	\$925,000	n/a	\$477,500	n/a
		Apartment	\$388,750	\$313,250	n/a	n/a	\$204,900	\$320,000	\$390,000	\$251,000	\$364,000	\$340,000	n/a	n/a	\$340,000	\$508,000	\$721,400	\$245,000	
<b>November 2013</b>	<b>Number of Sales</b>	Detached	92	90	30	2	76	20	83	24	14	109	8	25	116	140	77	20	926
		Attached	59	35	11	0	27	9	24	16	20	75	19	4	45	54	4	24	426
		Apartment	143	56	5	0	34	53	88	19	21	104	4	4	119	293	7	19	969
	<b>Median Selling Price</b>	Detached	\$908,600	\$737,500	\$629,375	n/a	\$480,000	\$631,500	\$1,035,000	\$542,500	n/a	\$990,000	n/a	\$339,000	\$937,500	\$2,285,000	\$1,882,500	\$1,320,000	
		Attached	\$512,000	\$459,900	n/a	n/a	\$300,000	n/a	\$617,000	n/a	\$451,750	\$528,500	n/a	n/a	\$625,000	\$745,000	n/a	\$480,000	n/a
		Apartment	\$379,000	\$282,000	n/a	n/a	\$216,250	\$285,000	\$384,950	n/a	\$335,000	\$344,900	n/a	n/a	\$347,950	\$471,250	n/a	n/a	
<b>Jan. - Nov. 2014</b> <i>Year-to-date</i>	<b>Number of Sales</b>	Detached	1,100	1,268	589	46	1,277	328	1,171	452	277	1,585	257	538	1,655	1,684	777	156	13,160
		Attached	712	463	80	0	440	93	370	327	212	1,006	167	40	477	615	69	266	5,337
		Apartment	1,670	724	164	0	332	745	841	334	274	1,384	98	67	1,317	4,125	172	256	12,503
	<b>Median Selling Price</b>	Detached	\$1,020,000	\$775,000	\$701,100	\$383,500	\$495,327	\$705,000	\$1,075,000	\$570,000	\$872,500	\$1,038,000	\$545,000	\$380,000	\$965,000	\$2,380,000	\$2,100,000	\$1,050,000	
		Attached	\$517,500	\$480,000	\$438,500	n/a	\$302,000	\$429,950	\$659,500	\$389,000	\$437,400	\$535,000	\$366,846	\$239,900	\$655,000	\$871,000	\$1,035,000	\$575,000	n/a
		Apartment	\$375,000	\$297,000	\$340,000	n/a	\$214,900	\$306,500	\$384,000	\$242,000	\$358,000	\$350,000	\$216,250	\$249,500	\$345,000	\$492,000	\$748,000	\$256,500	
<b>Jan. - Nov. 2013</b> <i>Year-to-date</i>	<b>Number of Sales</b>	Detached	908	1,052	405	31	1,042	257	1,035	360	224	1,230	163	429	1,328	1,550	717	143	10,874
		Attached	721	431	71	0	352	123	335	270	179	841	120	40	437	586	82	222	4,810
		Apartment	1,586	670	115	0	279	681	720	236	238	1,300	44	49	1,068	3,575	146	180	10,887
	<b>Median Selling Price</b>	Detached	\$920,000	\$715,000	\$662,500	\$435,000	\$480,000	\$683,000	\$970,000	\$539,990	\$802,850	\$948,250	\$507,000	\$380,000	\$880,000	\$2,150,000	\$1,899,000	\$953,500	
		Attached	\$481,500	\$439,600	\$400,000	n/a	\$300,000	\$419,910	\$630,000	\$369,400	\$427,500	\$510,000	\$362,944	\$237,500	\$622,000	\$845,500	\$1,201,869	\$525,750	n/a
		Apartment	\$365,000	\$289,900	\$324,000	n/a	\$212,000	\$289,000	\$372,250	\$232,000	\$336,000	\$339,450	\$214,750	\$258,700	\$343,500	\$472,000	\$760,000	\$231,750	

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

# MLS® LISTINGS Facts



**November  
2014**

<div><div>REAL ESTATE BOARD OF GREATER VANCOUVER</div></div> <div>November 2014</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
November 2014	Number of Listings	Detached	106	87	40	3	121	22	66	32	31	145	24	56	103	130	80	13	1,059
		Attached	63	36	11	0	43	18	34	43	10	98	18	4	44	55	10	27	514
		Apartment	175	94	9	0	47	91	113	53	24	202	12	7	172	403	15	26	1,443
	% Sales to Listings	Detached	81%	122%	123%	233%	101%	109%	112%	88%	55%	89%	75%	68%	118%	90%	81%	77%	
		Attached	97%	108%	55%	n/a	86%	72%	115%	79%	170%	74%	100%	125%	102%	78%	30%	70%	n/a
		Apartment	73%	60%	122%	n/a	79%	75%	67%	68%	58%	62%	58%	71%	68%	82%	73%	108%	
October 2014	Number of Listings	Detached	176	141	54	3	161	31	121	39	31	217	35	107	179	219	141	29	1,684
		Attached	106	57	9	0	79	22	44	45	19	122	28	7	71	89	8	26	732
		Apartment	290	138	25	0	44	118	156	72	32	276	18	24	216	597	33	32	2,071
	% Sales to Listings	Detached	65%	82%	115%	33%	72%	103%	75%	118%	100%	76%	74%	55%	92%	71%	50%	76%	
		Attached	57%	56%	133%	n/a	52%	27%	91%	78%	68%	81%	82%	29%	69%	76%	75%	123%	n/a
		Apartment	61%	51%	64%	n/a	45%	58%	54%	40%	109%	50%	67%	42%	58%	72%	67%	91%	
November 2013	Number of Listings	Detached	94	115	36	6	129	17	95	28	18	161	10	90	140	171	86	21	1,217
		Attached	73	53	3	0	34	16	35	20	20	100	9	10	49	56	5	20	503
		Apartment	183	86	13	0	57	96	111	50	16	223	13	30	149	442	28	28	1,525
	% Sales to Listings	Detached	98%	78%	83%	33%	59%	118%	87%	86%	78%	68%	80%	28%	83%	82%	90%	95%	
		Attached	81%	66%	367%	n/a	79%	56%	69%	80%	100%	75%	211%	40%	92%	96%	80%	120%	n/a
		Apartment	78%	65%	38%	n/a	60%	55%	79%	38%	131%	47%	31%	13%	80%	66%	25%	68%	
Jan. - Nov. 2014  Year-to-date*	Number of Listings	Detached	2,090	1,850	829	135	2,113	475	1,759	570	435	2,866	397	1,197	2,403	3,158	1,689	299	22,265
		Attached	1,171	674	112	2	727	171	570	478	265	1,592	220	98	738	1,132	139	357	8,446
		Apartment	2,952	1,436	259	0	616	1,511	1,816	750	414	3,084	153	146	2,381	7,211	347	391	23,467
	% Sales to Listings	Detached	53%	69%	71%	34%	60%	69%	67%	79%	64%	55%	65%	45%	69%	53%	46%	52%	
		Attached	61%	69%	71%	0%	61%	54%	65%	68%	80%	63%	76%	41%	65%	54%	50%	75%	n/a
		Apartment	57%	50%	63%	n/a	54%	49%	46%	45%	66%	45%	64%	46%	55%	57%	50%	65%	
Jan. - Nov. 2013  Year-to-date*	Number of Listings	Detached	2,057	1,905	761	132	2,081	489	1,860	622	447	2,801	386	1,171	2,415	3,087	1,731	309	22,254
		Attached	1,250	795	135	1	703	196	597	458	320	1,481	185	116	778	1,114	156	316	8,601
		Apartment	2,926	1,455	263	0	663	1,419	1,635	614	462	2,663	144	124	2,063	6,863	351	336	21,981
	% Sales to Listings	Detached	44%	55%	53%	23%	50%	53%	56%	58%	50%	44%	42%	37%	55%	50%	41%	46%	
		Attached	58%	54%	53%	0%	50%	63%	56%	59%	56%	57%	65%	34%	56%	53%	53%	70%	n/a
		Apartment	54%	46%	44%	n/a	42%	48%	44%	38%	52%	49%	31%	40%	52%	52%	42%	54%	

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

# Listing & Sales Activity Summary

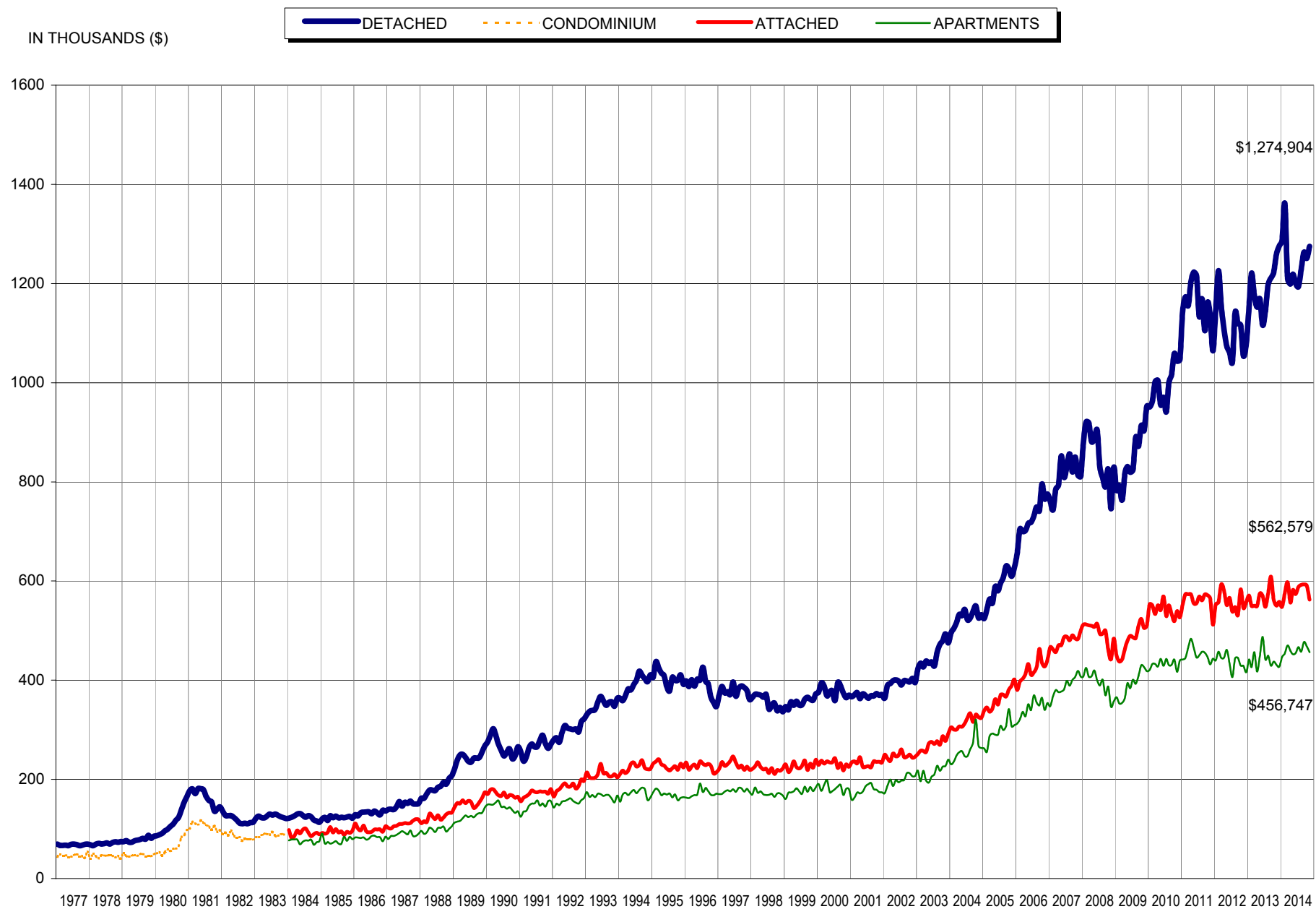
## Listings

## Sales

	1 Nov 2013	2 Oct 2014	3 Nov 2014	Col. 2 & 3 Percentage Variance	5 Nov 2013	6 Oct 2014	7 Nov 2014	Col. 6 & 7 Percentage Variance	9 Sep 2013 - Nov 2013	10 Sep 2014 - Nov 2014	Col. 9 & 10 Percentage Variance
<b>BURNABY</b>				<b>%</b>				<b>%</b>			<b>%</b>
DETACHED	94	176	106	-39.8	92	115	86	-25.2	257	304	18.3
ATTACHED	73	106	63	-40.6	59	60	61	1.7	193	178	-7.8
APARTMENTS	183	290	175	-39.7	143	177	128	-27.7	463	461	-0.4
<b>COQUITLAM</b>											
DETACHED	115	141	87	-38.3	90	115	106	-7.8	280	347	23.9
ATTACHED	53	57	36	-36.8	35	32	39	21.9	121	109	-9.9
APARTMENTS	86	138	94	-31.9	56	70	56	-20.0	183	200	9.3
<b>DELTA</b>											
DETACHED	36	54	40	-25.9	30	62	49	-21.0	87	168	93.1
ATTACHED	3	9	11	22.2	11	12	6	-50.0	25	28	12.0
APARTMENTS	13	25	9	-64.0	5	16	11	-31.3	27	43	59.3
<b>MAPLE RIDGE/PITT MEADOWS</b>											
DETACHED	129	161	121	-24.8	76	116	122	5.2	279	361	29.4
ATTACHED	34	79	43	-45.6	27	41	37	-9.8	106	108	1.9
APARTMENTS	57	44	47	6.8	34	20	37	85.0	94	92	-2.1
<b>NORTH VANCOUVER</b>											
DETACHED	95	121	66	-45.5	83	91	74	-18.7	264	257	-2.7
ATTACHED	35	44	34	-22.7	24	40	39	-2.5	91	102	12.1
APARTMENTS	111	156	113	-27.6	88	85	76	-10.6	222	242	9.0
<b>NEW WESTMINSTER</b>											
DETACHED	17	31	22	-29.0	20	32	24	-25.0	63	86	36.5
ATTACHED	16	22	18	-18.2	9	6	13	116.7	35	27	-22.9
APARTMENTS	96	118	91	-22.9	53	68	68	0.0	176	203	15.3
<b>PORT MOODY/BELCARRA</b>											
DETACHED	18	31	31	0.0	14	31	17	-45.2	52	91	75.0
ATTACHED	20	19	10	-47.4	20	13	17	30.8	58	44	-24.1
APARTMENTS	16	32	24	-25.0	21	35	14	-60.0	69	80	15.9
<b>PORT COQUITLAM</b>											
DETACHED	28	39	32	-17.9	24	46	28	-39.1	90	106	17.8
ATTACHED	20	45	43	-4.4	16	35	34	-2.9	60	92	53.3
APARTMENTS	50	72	53	-26.4	19	29	36	24.1	59	97	64.4
<b>RICHMOND</b>											
DETACHED	161	217	145	-33.2	109	165	129	-21.8	356	446	25.3
ATTACHED	100	122	98	-19.7	75	99	73	-26.3	216	286	32.4
APARTMENTS	223	276	202	-26.8	104	139	126	-9.4	358	384	7.3
<b>SUNSHINE COAST</b>											
DETACHED	90	107	56	-47.7	25	59	38	-35.6	105	162	54.3
ATTACHED	10	7	4	-42.9	4	2	5	150.0	12	9	-25.0
APARTMENTS	30	24	7	-70.8	4	10	5	-50.0	16	17	6.3
<b>SQUAMISH</b>											
DETACHED	10	35	24	-31.4	8	26	18	-30.8	51	69	35.3
ATTACHED	9	28	18	-35.7	19	23	18	-21.7	40	62	55.0
APARTMENTS	13	18	12	-33.3	4	12	7	-41.7	13	30	130.8
<b>VANCOUVER EAST</b>											
DETACHED	140	179	103	-42.5	116	164	122	-25.6	379	431	13.7
ATTACHED	49	71	44	-38.0	45	49	45	-8.2	138	129	-6.5
APARTMENTS	149	216	172	-20.4	119	125	117	-6.4	330	333	0.9
<b>VANCOUVER WEST</b>											
DETACHED	171	219	130	-40.6	140	155	117	-24.5	473	443	-6.3
ATTACHED	56	89	55	-38.2	54	68	43	-36.8	162	166	2.5
APARTMENTS	442	597	403	-32.5	293	431	332	-23.0	982	1180	20.2
<b>WHISTLER/PEMBERTON</b>											
DETACHED	21	29	13	-55.2	20	22	10	-54.5	40	53	32.5
ATTACHED	20	26	27	3.8	24	32	19	-40.6	85	76	-10.6
APARTMENTS	28	32	26	-18.8	19	29	28	-3.4	54	92	70.4
<b>WEST VANCOUVER/HOWE SOUND</b>											
DETACHED	86	141	80	-43.3	77	71	65	-8.5	228	216	-5.3
ATTACHED	5	8	10	25.0	4	6	3	-50.0	22	18	-18.2
APARTMENTS	28	33	15	-54.5	7	22	11	-50.0	39	54	38.5
<b>GRAND TOTALS</b>											
DETACHED	1211	1681	1056	-37.2	924	1270	1005	-20.9	3004	3540	17.8
ATTACHED	503	732	514	-29.8	426	518	452	-12.7	1364	1434	5.1
APARTMENTS	1525	2071	1443	-30.3	969	1268	1052	-17.0	3085	3508	13.7



## Residential Average Sale Prices - January 1977 to November 2014



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