

News Release



FOR IMMEDIATE RELEASE:

Metro Vancouver home buyers compete for fewer home listings

VANCOUVER, B.C. – October 2, 2015 – Conditions continue to favour home sellers across *Metro Vancouver's housing market.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential property sales in Metro Vancouver reached 3,345 on the Multiple Listing Service® (MLS®) in September 2015. This represents a 14.5 per cent increase compared to the 2,922 sales recorded in September 2014, and a 0.5 per cent decrease compared to the 3,362 sales in August 2015.

Last month's sales were 32.9 per cent above the 10-year sales average for the month.

"Residential home sales have been trending at 25 to 30 per cent above the ten-year sales average for most of the year. The number of homes listed for sale hasn't been keeping up with the demand," Darcy McLeod, REBGV president said. "It's this dynamic that's placing upward pressure on home prices, particularly in the detached home market."

New listings for detached, attached and apartment properties in Metro Vancouver totalled 4,846 in September. This represents a 7.9 per cent decline compared to the 5,259 new listings reported in September 2014.

The total number of properties listed for sale on the real estate board's MLS® is 10,805, a 27 per cent decline compared to September 2014 and a 0.8 per cent decline compared to August 2015.

"At no point this year has the number of homes listed for sale exceeded 14,000, which is the first time this has occurred in the region since 2007," McLeod said.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$722,300. This represents a 13.7 per cent increase compared to September 2014.

The sales-to-active-listings ratio in September was 31 per cent. Generally, analysts say that downward pressure on home prices occurs when the ratio declines below the 12 per cent mark, while home prices often experience upward pressure when it reaches 20 per cent, or higher, in a particular community for a sustained period of time.

Sales of detached properties in September 2015 reached 1,272, an increase of 0.2 per cent from the 1,270 detached sales recorded in September 2014, and a 24.3 per cent increase from the 1,023 units sold in September 2013. The benchmark price for a detached property in Metro Vancouver increased 18.9 per cent from September 2014 to \$1,179,700.

Sales of apartment properties reached 1,529 in September 2015, an increase of 28.7 per cent compared to the 1,188 sales in September 2014, and an increase of 50.2 per cent compared to the 1,018 sales in September 2013. The benchmark price of an apartment property increased nine per cent from September 2014 to \$415,100.

Attached property sales in September 2015 totalled 544, an increase of 17.2 per cent compared to the 464 sales in September 2014, and a 23.1 per cent increase from the 442 attached properties sold in September 2013. The benchmark price of an attached unit increased 8.1 per cent between September 2014 and 2015 to \$518,600.

***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.

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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	\$636,000	179.3	1.8%	4.1%	8.7%	12.4%	16.7%	24.2%	64.8%
	Greater Vancouver	\$722,300	189.0	1.9%	4.1%	9.3%	13.7%	19.4%	27.7%	72.9%
	Bowen Island	\$642,500	139.3	2.0%	4.5%	8.6%	9.2%	8.5%	3.5%	23.2%
	Burnaby East	\$677,100	186.9	0.8%	3.0%	10.0%	14.2%	20.0%	28.7%	70.7%
	Burnaby North	\$614,600	184.7	2.2%	4.5%	9.5%	14.4%	21.4%	28.0%	69.6%
	Burnaby South	\$670,700	189.6	2.5%	4.2%	8.7%	12.8%	16.9%	29.0%	74.4%
	Coquitlam	\$609,100	180.2	2.3%	4.6%	10.2%	14.3%	20.1%	29.0%	68.7%
	Ladner	\$651,400	181.2	1.6%	6.0%	13.3%	17.7%	21.1%	26.8%	69.8%
	Maple Ridge	\$427,900	144.6	1.0%	3.2%	6.2%	8.5%	9.1%	10.2%	36.9%
	New Westminster	\$421,000	179.3	1.9%	4.1%	8.7%	10.6%	14.0%	20.7%	63.1%
	North Vancouver	\$768,100	173.3	1.7%	1.8%	5.7%	12.2%	16.7%	24.7%	60.0%
	Pitt Meadows	\$423,800	155.1	-1.1%	-0.1%	4.2%	7.9%	12.6%	13.8%	46.7%
	Port Coquitlam	\$462,800	164.0	1.5%	3.6%	9.9%	11.8%	15.9%	17.6%	52.7%
	Port Moody	\$611,600	169.1	1.6%	4.3%	8.0%	12.6%	19.7%	24.4%	56.1%
	Richmond	\$679,900	197.0	2.3%	4.5%	10.0%	14.3%	19.2%	24.5%	82.4%
	Squamish	\$458,400	149.4	1.9%	2.3%	5.1%	8.9%	12.6%	14.5%	40.0%
	Sunshine Coast	\$385,000	134.9	1.4%	3.8%	8.4%	8.5%	5.1%	2.8%	16.9%
	Tsawwassen	\$745,700	186.8	1.0%	5.8%	14.2%	20.1%	23.1%	30.8%	71.8%
	Vancouver East	\$756,200	221.5	2.2%	4.5%	11.4%	15.6%	24.2%	39.1%	99.9%
	Vancouver West	\$984,100	207.4	1.9%	4.6%	9.2%	14.5%	24.2%	34.0%	85.2%
	West Vancouver	\$2,031,400	218.0	2.1%	5.8%	11.9%	19.5%	29.5%	58.7%	98.0%
	Whistler	\$529,800	123.1	2.5%	1.7%	5.8%	6.7%	10.9%	10.3%	17.3%
Single Family Detached	Lower Mainland	\$935,500	198.7	1.7%	4.9%	10.9%	16.6%	22.5%	36.8%	84.5%
	Greater Vancouver	\$1,179,700	217.6	1.7%	5.0%	12.0%	18.9%	25.8%	43.7%	101.7%
	Bowen Island	\$642,500	139.3	2.0%	4.5%	8.6%	9.2%	8.5%	3.5%	23.2%
	Burnaby East	\$942,200	210.7	0.1%	4.4%	13.9%	20.5%	25.4%	44.7%	93.5%
	Burnaby North	\$1,211,100	234.2	1.6%	5.4%	14.1%	24.0%	33.2%	52.0%	115.7%
	Burnaby South	\$1,221,900	233.9	1.3%	3.7%	11.5%	18.6%	21.5%	54.8%	118.4%
	Coquitlam	\$902,700	200.0	1.6%	4.8%	11.8%	18.2%	26.5%	41.2%	88.3%
	Ladner	\$787,800	190.1	3.0%	8.4%	16.7%	21.6%	26.6%	32.9%	77.7%
	Maple Ridge	\$524,800	149.5	1.2%	3.9%	7.9%	9.7%	12.2%	15.8%	42.5%
	New Westminster	\$825,900	204.9	0.9%	4.6%	14.4%	19.6%	22.9%	38.9%	89.0%
	North Vancouver	\$1,212,400	193.0	2.0%	3.0%	9.1%	17.8%	25.9%	38.7%	80.5%
	Pitt Meadows	\$579,300	163.3	1.1%	3.4%	8.9%	11.5%	16.0%	20.0%	56.1%
	Port Coquitlam	\$695,100	185.4	2.1%	5.0%	14.2%	18.2%	24.8%	31.7%	74.2%
	Port Moody	\$1,054,300	194.7	2.6%	4.8%	12.3%	16.9%	23.4%	39.2%	82.6%
	Richmond	\$1,209,600	242.6	2.0%	5.7%	12.4%	20.5%	25.1%	42.2%	123.6%
	Squamish	\$617,000	164.0	1.6%	4.4%	6.1%	13.4%	19.1%	29.8%	48.6%
	Sunshine Coast	\$383,100	134.2	1.4%	3.9%	8.4%	8.4%	4.8%	2.4%	16.3%
	Tsawwassen	\$929,300	200.1	1.7%	7.2%	16.7%	23.3%	28.4%	39.3%	82.1%
	Vancouver East	\$1,160,900	256.6	2.2%	6.1%	14.3%	22.5%	36.7%	64.2%	137.2%
	Vancouver West	\$2,743,800	281.7	1.8%	5.5%	12.1%	19.2%	31.2%	56.1%	161.1%
	West Vancouver	\$2,447,700	232.7	2.2%	5.5%	12.1%	21.0%	32.4%	67.3%	111.5%
	Whistler	\$1,043,200	144.4	-0.4%	3.4%	3.7%	10.8%	17.2%	17.5%	35.3%

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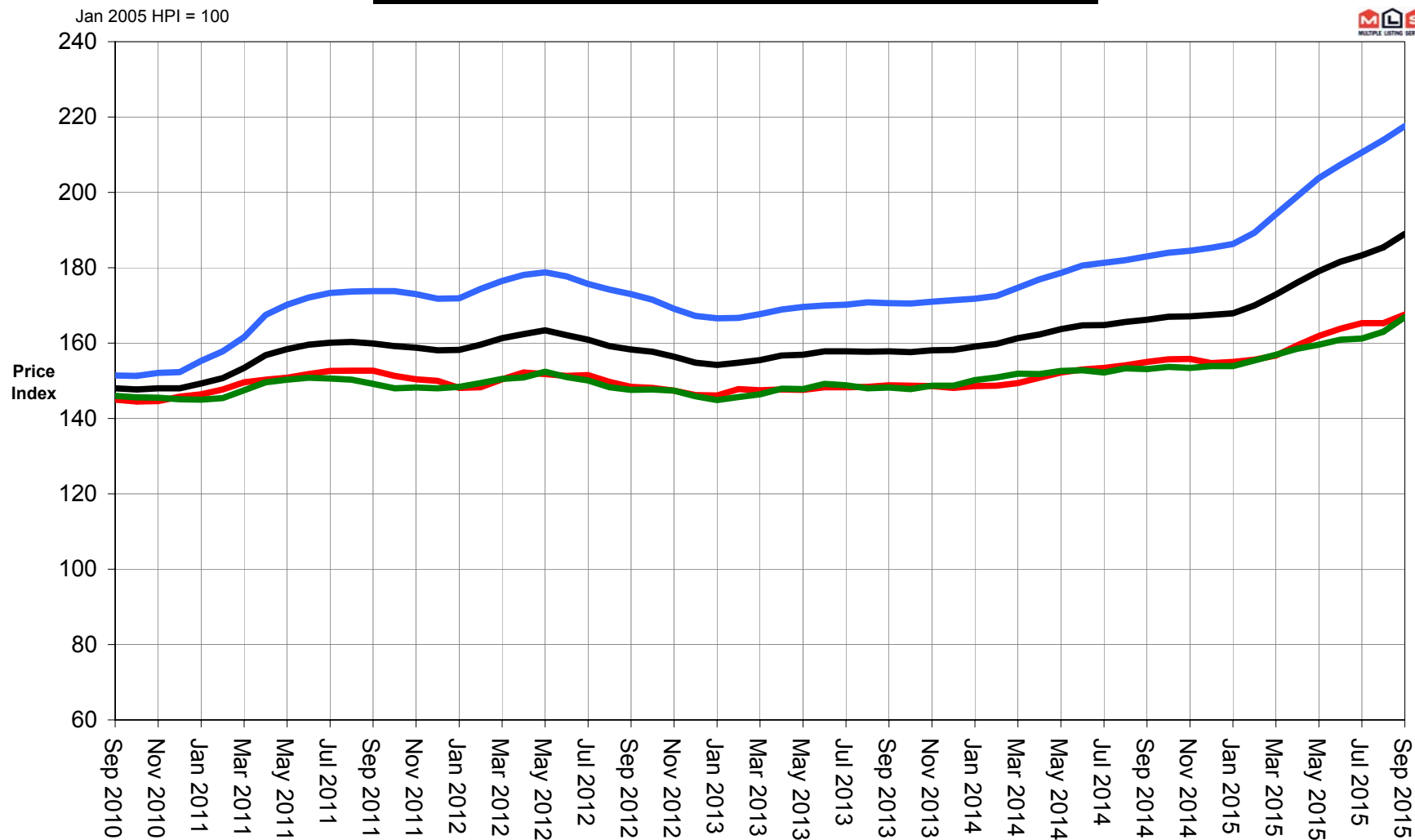
Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Townhouse	Lower Mainland	\$427,100	154.6	1.0%	2.1%	5.4%	6.2%	8.6%	10.0%	44.6%
	Greater Vancouver	\$518,600	167.6	1.4%	2.3%	7.0%	8.1%	12.9%	15.6%	56.1%
	Burnaby East	\$445,800	159.9	0.2%	-2.0%	2.2%	4.2%	6.2%	12.2%	48.5%
	Burnaby North	\$441,400	164.6	1.4%	1.1%	7.6%	6.7%	12.1%	11.7%	50.7%
	Burnaby South	\$448,400	160.9	1.7%	2.6%	9.3%	6.0%	7.3%	13.0%	51.1%
	Coquitlam	\$432,800	159.0	3.0%	4.5%	6.9%	10.3%	13.0%	15.6%	48.2%
	Ladner	\$501,300	166.1	-0.8%	1.7%	7.3%	9.1%	11.6%	16.5%	56.0%
	Maple Ridge	\$296,400	144.0	2.3%	5.0%	5.5%	9.2%	8.8%	6.0%	34.5%
	New Westminster	\$437,900	164.5	-0.1%	-0.9%	3.7%	6.2%	10.9%	15.4%	52.9%
	North Vancouver	\$659,700	157.9	0.6%	1.5%	6.1%	8.0%	14.5%	13.7%	45.9%
	Pitt Meadows	\$360,800	156.1	-1.9%	-0.6%	7.3%	9.5%	10.1%	13.5%	46.3%
	Port Coquitlam	\$405,600	153.8	0.5%	2.1%	6.5%	6.4%	10.3%	9.0%	42.9%
	Port Moody	\$463,100	156.5	1.3%	3.5%	6.7%	10.1%	12.4%	14.1%	42.9%
	Richmond	\$567,000	183.3	2.1%	3.7%	7.8%	10.0%	14.2%	18.9%	72.8%
	Squamish	\$389,600	141.4	3.1%	1.2%	7.4%	4.1%	10.1%	10.2%	39.2%
	Tsawwassen	\$491,400	162.4	-0.4%	0.7%	5.8%	10.9%	9.2%	13.2%	52.5%
	Vancouver East	\$579,100	190.9	2.2%	3.0%	8.7%	6.3%	14.7%	22.0%	71.1%
	Vancouver West	\$813,900	184.1	0.3%	1.0%	5.5%	7.8%	21.0%	22.5%	70.0%
	Whistler	\$531,800	142.2	2.7%	0.3%	6.6%	5.3%	10.3%	22.8%	39.8%
Apartment	Lower Mainland	\$373,100	162.9	2.5%	3.7%	6.1%	8.2%	10.5%	12.3%	46.6%
	Greater Vancouver	\$415,100	166.9	2.4%	3.7%	6.4%	9.0%	13.1%	14.3%	49.8%
	Burnaby East	\$454,200	172.4	2.4%	6.6%	8.7%	9.2%	28.7%	16.6%	50.7%
	Burnaby North	\$374,100	158.1	3.3%	4.8%	5.2%	7.8%	13.7%	15.1%	44.9%
	Burnaby South	\$429,600	172.5	4.0%	5.0%	6.5%	10.1%	15.5%	17.8%	56.3%
	Coquitlam	\$283,600	156.1	3.2%	4.0%	8.3%	8.9%	10.2%	13.4%	44.9%
	Ladner	\$347,300	164.6	-1.5%	1.5%	7.1%	12.2%	11.1%	15.3%	55.3%
	Maple Ridge	\$165,300	119.4	-2.4%	-4.0%	-3.8%	-0.6%	-8.6%	-11.2%	11.8%
	New Westminster	\$301,000	171.4	2.8%	4.5%	6.9%	7.3%	10.6%	14.4%	55.0%
	North Vancouver	\$373,300	151.9	2.2%	0.7%	0.9%	6.1%	4.4%	9.8%	38.5%
	Pitt Meadows	\$244,700	144.6	-3.1%	-4.2%	-3.5%	1.8%	11.5%	7.1%	35.4%
	Port Coquitlam	\$242,600	143.8	1.6%	2.6%	6.1%	6.9%	7.8%	5.3%	32.3%
	Port Moody	\$370,100	154.2	0.7%	4.3%	3.1%	8.1%	17.6%	16.5%	41.5%
	Richmond	\$372,100	157.1	3.0%	2.6%	6.1%	6.3%	10.7%	4.6%	44.3%
	Squamish	\$279,900	134.8	3.5%	0.6%	5.0%	10.0%	5.2%	-4.3%	28.4%
	Tsawwassen	\$356,200	150.2	-2.0%	1.1%	6.4%	11.4%	8.4%	6.8%	41.7%
	Vancouver East	\$338,400	186.7	2.1%	2.5%	7.0%	7.7%	10.7%	13.4%	62.9%
	Vancouver West	\$555,500	179.8	2.5%	5.2%	8.0%	12.3%	19.3%	22.8%	57.9%
	West Vancouver	\$694,800	151.8	0.9%	7.5%	9.1%	7.9%	11.2%	16.5%	37.3%
	Whistler	\$278,200	91.2	5.2%	2.9%	8.4%	9.7%	18.8%	-5.4%	-14.5%

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Greater Vancouver 5 Year Trend

Residential Detached Townhouse Apartment



MLS® SALES Facts



**September
2015**

			<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>
September 2015	Number of Sales	Detached	86	126	58	5	154	30	107	42	19	176	33	77	144	125	67	23	1,272
		Attached	77	48	6	0	69	19	37	31	11	84	15	4	48	51	8	36	544
		Apartment	221	114	21	0	39	80	111	37	37	194	19	9	157	433	25	32	1,529
	Median Selling Price	Detached	\$1,270,000	\$950,765	\$915,000	n/a	\$587,000	\$799,000	\$1,356,250	\$705,300	n/a	\$1,368,000	\$755,000	\$432,500	\$1,288,000	\$2,868,250	\$2,600,000	\$975,000	
		Attached	\$565,000	\$593,000	n/a	n/a	\$314,950	n/a	\$685,000	\$434,900	n/a	\$596,000	n/a	n/a	\$794,000	\$1,110,000	n/a	\$566,000	n/a
		Apartment	\$395,000	\$335,950	\$409,000	n/a	\$215,000	\$285,000	\$389,000	\$249,900	\$375,000	\$389,000	n/a	n/a	\$410,000	\$527,000	\$859,000	\$324,500	
August 2015	Number of Sales	Detached	124	104	43	4	151	32	95	53	29	181	24	62	138	148	83	19	1,290
		Attached	75	58	15	0	63	11	28	42	16	94	16	4	37	76	4	39	578
		Apartment	215	92	23	0	25	85	96	41	30	178	9	6	127	526	13	28	1,494
	Median Selling Price	Detached	\$1,261,090	\$920,000	\$885,000	n/a	\$594,250	\$837,500	\$1,356,000	\$665,000	\$1,050,000	\$1,310,000	\$715,000	\$407,568	\$1,293,500	\$2,870,000	\$2,500,000	n/a	
		Attached	\$520,000	\$547,450	n/a	n/a	\$317,500	n/a	\$749,250	\$459,500	n/a	\$593,500	n/a	n/a	\$740,000	\$940,000	n/a	\$525,000	n/a
		Apartment	\$407,000	\$331,250	\$395,000	n/a	\$220,000	\$323,000	\$432,950	\$267,400	\$408,500	\$352,000	n/a	n/a	\$400,000	\$551,500	n/a	\$233,750	
September 2014	Number of Sales	Detached	103	126	57	5	123	30	92	32	43	152	25	65	145	171	80	21	1,270
		Attached	57	38	10	0	30	8	23	23	14	114	21	2	35	55	9	25	464
		Apartment	156	74	16	0	35	67	81	32	31	119	11	2	91	417	21	35	1,188
	Median Selling Price	Detached	\$965,000	\$811,500	\$676,757	n/a	\$486,275	\$679,500	\$1,100,000	\$575,000	\$795,000	\$1,070,000	\$554,800	\$386,250	\$1,001,500	\$2,320,000	\$2,142,500	\$980,000	
		Attached	\$480,000	\$497,300	n/a	n/a	\$283,000	n/a	\$632,000	\$408,500	n/a	\$555,000	\$360,000	n/a	\$601,800	\$920,000	n/a	\$614,000	n/a
		Apartment	\$387,250	\$320,500	n/a	n/a	\$215,000	\$310,390	\$385,000	\$230,000	\$378,000	\$365,900	n/a	n/a	\$350,000	\$505,000	\$680,000	\$290,000	
Jan. - Sep. 2015 <i>Year-to-date</i>	Number of Sales	Detached	1,250	1,268	545	41	1,390	298	1,171	466	252	1,801	267	565	1,528	1,570	805	150	13,367
		Attached	811	461	89	0	547	127	419	297	150	989	177	60	438	695	87	230	5,577
		Apartment	1,781	890	196	0	294	802	979	404	255	1,546	128	65	1,442	4,211	160	232	13,385
	Median Selling Price	Detached	\$1,233,500	\$883,250	\$850,188	\$380,000	\$547,500	\$810,000	\$1,287,125	\$660,000	\$970,000	\$1,210,000	\$656,500	\$400,000	\$1,200,000	\$2,770,000	\$2,372,500	\$1,133,750	
		Attached	\$535,000	\$511,750	\$505,125	n/a	\$317,000	\$463,280	\$680,000	\$418,800	\$437,500	\$568,250	\$419,900	\$275,000	\$725,000	\$930,000	\$1,138,000	\$575,000	n/a
		Apartment	\$390,000	\$324,950	\$360,000	n/a	\$210,386	\$304,000	\$402,000	\$245,000	\$385,000	\$355,000	\$259,500	\$256,298	\$378,950	\$524,950	\$789,500	\$275,000	
Jan. - Sep. 2014 <i>Year-to-date</i>	Number of Sales	Detached	899	1,047	478	38	1,039	272	1,006	378	229	1,291	213	441	1,369	1,412	641	124	10,877
		Attached	591	392	62	0	362	74	291	258	182	834	126	33	383	504	60	215	4,367
		Apartment	1,365	598	137	0	275	609	680	269	225	1,119	79	52	1,075	3,362	139	199	10,183
	Median Selling Price	Detached	\$998,000	\$772,000	\$696,500	\$377,000	\$491,000	\$701,050	\$1,075,000	\$570,000	\$865,500	\$1,024,000	\$538,500	\$375,000	\$960,000	\$2,336,000	\$2,100,000	\$1,085,000	
		Attached	\$515,000	\$479,000	\$438,500	n/a	\$302,000	\$429,000	\$662,000	\$390,000	\$435,000	\$537,100	\$360,000	\$239,950	\$655,000	\$873,000	\$1,154,000	\$587,500	n/a
		Apartment	\$372,500	\$294,944	\$332,500	n/a	\$216,275	\$308,000	\$380,000	\$241,000	\$358,000	\$351,500	\$215,000	\$250,000	\$348,000	\$490,000	\$719,500	\$254,800	

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



MLS® LISTINGS Facts



**September
2015**

		<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>
September 2015	Number of Listings	Detached 190	188	65	7	175	28	192	57	43	264	26	71	216	309	202	29	2,062
		Attached 97	67	8	1	89	17	38	46	21	153	19	10	55	113	9	25	768
		Apartment 238	126	34	0	48	127	160	41	41	265	14	26	200	635	26	35	2,016
	% Sales to Listings	Detached 45%	67%	89%	71%	88%	107%	56%	74%	44%	67%	127%	108%	67%	40%	33%	79%	n/a
August 2015		Attached 79%	72%	75%	0%	78%	112%	97%	67%	52%	55%	79%	40%	87%	45%	89%	144%	n/a
		Apartment 93%	90%	62%	n/a	81%	63%	69%	90%	90%	73%	136%	35%	79%	68%	96%	91%	n/a
	Number of Listings	Detached 171	135	54	3	174	43	97	47	37	263	29	89	241	217	122	22	1,744
		Attached 89	78	8	0	54	16	30	38	12	115	22	7	59	86	4	35	653
September 2014		Apartment 242	130	28	0	44	124	124	44	29	291	16	11	200	537	31	33	1,884
	% Sales to Listings	Detached 73%	77%	80%	133%	87%	74%	98%	113%	78%	69%	83%	70%	57%	68%	68%	86%	n/a
		Attached 84%	74%	188%	n/a	117%	69%	93%	111%	133%	82%	73%	57%	63%	88%	100%	111%	n/a
		Apartment 89%	71%	82%	n/a	57%	69%	77%	93%	103%	61%	56%	55%	64%	98%	42%	85%	n/a
Jan. - Sep. 2015 <i>Year-to-date*</i>	Number of Listings	Detached 209	153	72	8	206	55	181	43	44	242	33	84	214	307	170	15	2,036
		Attached 122	73	10	0	60	12	67	36	27	163	16	6	84	121	17	27	841
		Apartment 315	143	25	0	47	161	185	80	41	310	13	2	253	738	30	39	2,382
	% Sales to Listings	Detached 49%	82%	79%	63%	60%	55%	51%	74%	98%	63%	76%	77%	68%	56%	47%	140%	n/a
Jan. - Sep. 2014 <i>Year-to-date*</i>		Attached 47%	52%	100%	n/a	50%	67%	34%	64%	52%	70%	131%	33%	42%	45%	53%	93%	n/a
		Apartment 50%	52%	64%	n/a	74%	42%	44%	40%	76%	38%	85%	100%	36%	57%	70%	90%	n/a
	Number of Listings	Detached 1,848	1,665	643	89	1,773	368	1,574	568	385	2,626	329	942	2,223	2,687	1,678	273	19,671
		Attached 1,076	606	101	2	731	178	489	395	180	1,281	222	102	568	1,025	113	293	7,362
Jan. - Sep. 2014 <i>Year-to-date*</i>		Apartment 2,748	1,396	263	0	542	1,346	1,505	661	363	2,801	158	98	2,023	6,146	291	336	20,677
	% Sales to Listings	Detached 68%	76%	85%	46%	78%	81%	74%	82%	65%	69%	81%	60%	69%	58%	48%	55%	n/a
		Attached 75%	76%	88%	0%	75%	71%	86%	75%	83%	77%	80%	59%	77%	68%	77%	78%	n/a
		Apartment 65%	64%	75%	n/a	54%	60%	65%	61%	70%	55%	81%	66%	71%	69%	55%	69%	n/a
Jan. - Sep. 2014 <i>Year-to-date*</i>	Number of Listings	Detached 1,808	1,622	735	129	1,831	422	1,572	499	373	2,504	338	1,034	2,121	2,809	1,468	257	19,522
		Attached 1,002	581	92	2	605	131	492	390	236	1,372	174	87	623	988	121	304	7,200
		Apartment 2,487	1,204	225	0	525	1,302	1,547	625	358	2,606	123	115	1,993	6,211	299	333	19,953
	% Sales to Listings	Detached 50%	65%	65%	29%	57%	64%	64%	76%	61%	52%	63%	43%	65%	50%	44%	48%	n/a
Jan. - Sep. 2014 <i>Year-to-date*</i>		Attached 59%	67%	67%	0%	60%	56%	59%	66%	77%	61%	72%	38%	61%	51%	50%	71%	n/a
		Apartment 55%	50%	61%	n/a	52%	47%	44%	43%	63%	43%	64%	45%	54%	54%	46%	60%	n/a

* 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 Sep 2014	2 Aug 2015	3 Sep 2015	Col. 2 & 3 Percentage Variance	5 Sep 2014	6 Aug 2015	7 Sep 2015	Col. 6 & 7 Percentage Variance	9 Jul 2014 - Sep 2014	10 Jul 2015 - Sep 2015	Col. 9 & 10 Percentage Variance
BURNABY				%				%			%
DETACHED	209	171	190	11.1	103	124	86	-30.6	326	363	11.3
ATTACHED	122	89	97	9.0	57	75	77	2.7	200	268	34.0
APARTMENTS	315	242	238	-1.7	156	215	221	2.8	477	674	41.3
COQUITLAM											
DETACHED	153	135	188	39.3	126	104	126	21.2	358	428	19.6
ATTACHED	73	78	67	-14.1	38	58	48	-17.2	126	163	29.4
APARTMENTS	143	130	126	-3.1	74	92	114	23.9	231	309	33.8
DELTA											
DETACHED	72	54	65	20.4	57	43	58	34.9	177	169	-4.5
ATTACHED	10	8	8	0.0	10	15	6	-60.0	21	29	38.1
APARTMENTS	25	28	34	21.4	16	23	21	-8.7	51	64	25.5
MAPLE RIDGE/PITT MEADOWS											
DETACHED	206	174	175	0.6	123	151	154	2.0	384	464	20.8
ATTACHED	60	54	89	64.8	30	63	69	9.5	117	206	76.1
APARTMENTS	47	44	48	9.1	35	25	39	56.0	84	107	27.4
NORTH VANCOUVER											
DETACHED	181	97	192	97.9	92	95	107	12.6	303	318	5.0
ATTACHED	67	30	38	26.7	23	28	37	32.1	81	104	28.4
APARTMENTS	185	124	160	29.0	81	96	111	15.6	233	335	43.8
NEW WESTMINSTER											
DETACHED	55	43	28	-34.9	30	32	30	-6.3	91	100	9.9
ATTACHED	12	16	17	6.3	8	11	19	72.7	17	43	152.9
APARTMENTS	161	124	127	2.4	67	85	80	-5.9	212	260	22.6
PORT MOODY/BELCARRA											
DETACHED	44	37	43	16.2	43	29	19	-34.5	93	75	-19.4
ATTACHED	27	12	21	75.0	14	16	11	-31.3	50	41	-18.0
APARTMENTS	41	29	41	41.4	31	30	37	23.3	75	106	41.3
PORT COQUITLAM											
DETACHED	43	47	57	21.3	32	53	42	-20.8	121	159	31.4
ATTACHED	36	38	46	21.1	23	42	31	-26.2	77	115	49.4
APARTMENTS	80	44	41	-6.8	32	41	37	-9.8	97	134	38.1
RICHMOND											
DETACHED	242	263	264	0.4	152	181	176	-2.8	443	575	29.8
ATTACHED	163	115	153	33.0	114	94	84	-10.6	321	310	-3.4
APARTMENTS	310	291	265	-8.9	119	178	194	9.0	390	560	43.6
SUNSHINE COAST											
DETACHED	84	89	71	-20.2	65	62	77	24.2	174	220	26.4
ATTACHED	6	7	10	42.9	2	4	4	0.0	9	16	77.8
APARTMENTS	2	11	26	136.4	2	6	9	50.0	14	24	71.4
SQUAMISH											
DETACHED	33	29	26	-10.3	25	24	33	37.5	77	87	13.0
ATTACHED	16	22	19	-13.6	21	16	15	-6.3	56	49	-12.5
APARTMENTS	13	16	14	-12.5	11	9	19	111.1	32	43	34.4
VANCOUVER EAST											
DETACHED	214	241	216	-10.4	145	138	144	4.3	469	431	-8.1
ATTACHED	84	59	55	-6.8	35	37	48	29.7	117	148	26.5
APARTMENTS	253	200	200	0.0	91	127	157	23.6	336	459	36.6
VANCOUVER WEST											
DETACHED	307	217	309	42.4	171	148	125	-15.5	440	428	-2.7
ATTACHED	121	86	113	31.4	55	76	51	-32.9	181	203	12.2
APARTMENTS	738	537	635	18.2	417	526	433	-17.7	1169	1533	31.1
WHISTLER/PEMBERTON											
DETACHED	15	22	29	31.8	21	19	23	21.1	56	58	3.6
ATTACHED	27	35	25	-28.6	25	39	36	-7.7	86	96	11.6
APARTMENTS	39	33	35	6.1	35	28	32	14.3	74	89	20.3
WEST VANCOUVER/HOWE SOUND											
DETACHED	170	122	202	65.6	80	83	67	-19.3	221	230	4.1
ATTACHED	17	4	9	125.0	9	4	8	100.0	19	21	10.5
APARTMENTS	30	31	26	-16.1	21	13	25	92.3	51	55	7.8
GRAND TOTALS											
DETACHED	2028	1741	2055	18.0	1265	1286	1267	-1.5	3733	4105	10.0
ATTACHED	841	653	767	17.5	464	578	544	-5.9	1478	1812	22.6
APARTMENTS	2382	1884	2016	7.0	1188	1494	1529	2.3	3526	4752	34.8

Residential Average Sale Prices - January 1977 to September 2015

