

News Release



Metro Vancouver saw more home sellers and fewer buyers in September

Vancouver, B.C. – October 4, 2022 – Home sellers were more active in Metro Vancouver's* housing market in September while home buyer demand remained below the region's long-term averages.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential home sales in the region totalled 1,687 in September 2022, a 46.4 per cent decrease from the 3,149 sales recorded in September 2021, and a 9.8 per cent decrease from the 1,870 homes sold in August 2022.

Last month's sales were 35.7 per cent below the 10-year September sales average.

“With the Bank of Canada and other central banks around the globe hiking rates in an effort to stamp out inflation, the cost to borrow funds has risen substantially over a short period,” said Andrew Lis, REBGV director, economics and data analytics. “This has resulted in a more challenging environment for borrowers looking to purchase a home, and home sales across the region have dropped accordingly.”

There were 4,229 detached, attached and apartment properties newly listed for sale on the Multiple Listing Service® (MLS®) in Metro Vancouver in September 2022. This represents an 18.2 per cent decrease compared to the 5,171 homes listed in September 2021 and a 27.1 per cent increase compared to August 2022 when 3,328 homes were listed.

The total number of homes currently listed for sale on the MLS® system in Metro Vancouver is 9,971, an eight per cent increase compared to September 2021 (9,236) and a 3.2 per cent increase compared to August 2022 (9,662).

“With fewer homes selling and new listings continuing to come to market, inventory is beginning to accumulate, providing buyers with more selection compared to last year,” Lis said. “With more supply and less demand within this market cycle, residential home prices have edged down in the region over the last six months.”

For all property types, the sales-to-active listings ratio for September 2022 is 16.9 per cent. By property type, the ratio is 12.4 per cent for detached homes, 18.4 per cent for townhomes, and 20.9 per cent for apartments.

Generally, analysts say downward pressure on home prices occurs when the ratio dips below 12 per cent for a sustained period, while home prices often experience upward pressure when it surpasses 20 per cent over several months.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$1,155,300. This represents a 3.9 per cent increase over September 2021, an 8.5 per cent decline over the past six months, and a 2.1 per cent decline compared to August 2022.

Sales of detached homes in September 2022 reached 525, a 44.7 per cent decrease from the 950 detached sales recorded in September 2021. The benchmark price for a detached home is \$1,906,400. This represents a 3.8 per cent increase from September 2021 and a 2.4 per cent decrease compared to August 2022.

Sales of apartment homes reached 888 in September 2022, a 45.2 per cent decrease compared to the 1,621 sales in September 2021. The benchmark price of an apartment home is \$728,500. This represents a 6.2% per cent increase from September 2021 and a 1.6 per cent decrease compared to August 2022.

Attached home sales in September 2022 totalled 274, a 52.6 per cent decrease compared to the 578 sales in September 2021. The benchmark price of an attached home is \$1,048,900. This represents a 9.1 per cent increase from September 2021 and a 1.9 per cent decrease compared to August 2022.

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

The real estate industry is a key economic driver in British Columbia. In 2021, 43,999 homes changed ownership in the Board's area, generating \$2.98 billion in economic spin-off activity and an estimated 20,942 jobs. The total dollar value of residential sales transacted through the MLS® system in Greater Vancouver totalled \$53.4 billion in 2021.

The Real Estate Board of Greater Vancouver is an association representing more than 14,000 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	\$1,102,800	334.2	-2.4%	-7.8%	-11.1%	4.7%	35.6%	17.2%	88.6%
	Greater Vancouver	\$1,155,300	326.4	-2.1%	-6.5%	-8.5%	3.9%	29.1%	10.2%	77.1%
	Bowen Island	\$1,451,500	306.0	-6.2%	-12.8%	-6.9%	6.1%	58.8%	57.7%	142.7%
	Burnaby East	\$1,113,200	348.3	0.4%	-5.5%	-9.5%	6.6%	25.2%	12.9%	99.5%
	Burnaby North	\$997,800	331.6	-1.4%	-6.8%	-5.9%	5.8%	30.4%	13.5%	98.3%
	Burnaby South	\$1,067,800	334.0	-2.3%	-7.1%	-9.2%	4.9%	24.4%	11.2%	90.2%
	Coquitlam	\$1,086,800	338.3	-1.6%	-5.8%	-10.1%	6.6%	37.5%	24.0%	108.6%
	Ladner	\$1,104,400	320.1	-3.4%	-7.1%	-10.2%	6.5%	42.3%	24.7%	108.3%
	Maple Ridge	\$963,400	332.4	-3.0%	-10.1%	-16.5%	3.8%	49.4%	43.7%	146.8%
	New Westminster	\$808,600	363.7	-1.0%	-4.4%	-6.6%	8.7%	33.6%	27.3%	110.5%
	North Vancouver	\$1,320,400	304.2	-3.7%	-8.3%	-11.6%	1.5%	25.9%	9.3%	87.8%
	Pitt Meadows	\$897,000	350.8	-1.6%	-9.2%	-15.0%	8.8%	48.4%	43.9%	146.9%
	Port Coquitlam	\$911,500	351.0	-0.7%	-7.1%	-12.3%	8.8%	44.9%	37.4%	132.5%
	Port Moody	\$1,140,500	359.4	-3.0%	-5.7%	-5.1%	11.7%	48.2%	33.8%	140.9%
	Richmond	\$1,130,800	369.7	-1.0%	-4.8%	-5.9%	7.3%	31.1%	11.5%	85.9%
	Squamish	\$1,083,500	356.2	-5.6%	-9.7%	-8.1%	8.1%	40.2%	47.9%	167.6%
	Sunshine Coast	\$864,200	318.3	-1.9%	-8.3%	-5.5%	9.8%	55.3%	62.0%	157.1%
	Tsawwassen	\$1,216,600	317.0	-2.7%	-7.9%	-7.4%	8.8%	38.3%	20.2%	98.1%
	Vancouver East	\$1,145,500	356.1	-2.4%	-6.4%	-8.9%	2.8%	27.0%	10.8%	87.8%
	Vancouver West	\$1,280,200	300.4	-1.5%	-4.8%	-7.6%	-1.8%	13.1%	-9.3%	45.7%
	West Vancouver	\$2,703,600	292.0	-2.5%	-7.0%	-2.7%	1.2%	26.1%	-5.5%	55.8%
	Whistler	\$1,413,600	311.4	-6.1%	-10.2%	-8.2%	8.1%	44.0%	62.4%	166.4%
Single Family Detached	Lower Mainland	\$1,704,400	373.2	-2.8%	-9.0%	-12.6%	4.1%	40.2%	21.9%	101.2%
	Greater Vancouver	\$1,906,400	354.9	-2.4%	-7.4%	-9.1%	3.8%	33.5%	11.4%	81.3%
	Bowen Island	\$1,451,900	306.0	-6.1%	-12.8%	-6.9%	6.2%	58.8%	57.9%	142.9%
	Burnaby East	\$1,784,800	379.6	3.2%	-5.5%	-11.2%	6.5%	33.2%	22.1%	124.1%
	Burnaby North	\$1,957,400	374.0	-0.2%	-8.0%	-6.4%	8.1%	37.9%	18.4%	111.2%
	Burnaby South	\$2,079,400	386.2	-1.2%	-8.5%	-10.2%	5.8%	30.9%	10.6%	103.2%
	Coquitlam	\$1,779,200	407.0	-0.9%	-5.1%	-8.4%	9.0%	48.4%	35.4%	146.2%
	Ladner	\$1,355,600	327.4	-4.8%	-8.5%	-12.7%	3.2%	47.3%	26.1%	112.7%
	Maple Ridge	\$1,229,800	359.6	-3.9%	-10.9%	-17.1%	2.5%	51.2%	51.0%	161.3%
	New Westminster	\$1,481,400	370.3	2.2%	-3.9%	-9.5%	7.4%	41.4%	27.5%	121.2%
	North Vancouver	\$2,092,700	326.4	-5.3%	-10.0%	-13.4%	0.5%	28.8%	11.9%	102.9%
	Pitt Meadows	\$1,241,300	366.7	-1.0%	-10.7%	-19.4%	4.0%	48.0%	45.1%	155.0%
	Port Coquitlam	\$1,314,200	371.5	-1.0%	-8.0%	-15.9%	6.9%	47.8%	39.2%	147.2%
	Port Moody	\$2,073,900	392.7	-3.3%	-5.8%	-4.1%	11.8%	49.7%	36.3%	149.8%
	Richmond	\$2,081,500	424.9	-1.4%	-3.7%	-5.2%	6.2%	32.2%	13.9%	99.9%
	Squamish	\$1,659,500	411.5	-5.9%	-8.5%	-6.4%	9.0%	53.8%	59.7%	230.0%
	Sunshine Coast	\$946,500	330.0	-1.1%	-7.7%	-5.0%	10.1%	61.8%	67.9%	163.6%
	Tsawwassen	\$1,540,500	341.2	-3.4%	-8.7%	-8.4%	7.5%	45.6%	28.4%	115.1%
	Vancouver East	\$1,741,300	389.6	-3.0%	-8.5%	-10.6%	2.7%	28.8%	14.5%	107.5%
	Vancouver West	\$3,258,500	340.0	-2.3%	-6.9%	-7.9%	-2.7%	15.4%	-7.9%	54.3%
	West Vancouver	\$3,264,900	303.7	-2.3%	-6.5%	-1.6%	2.6%	25.9%	-3.0%	61.5%
	Whistler	\$2,587,500	349.4	-5.5%	-7.8%	-6.6%	12.2%	56.2%	62.9%	198.4%

HOW TO READ THE TABLE:

- Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.
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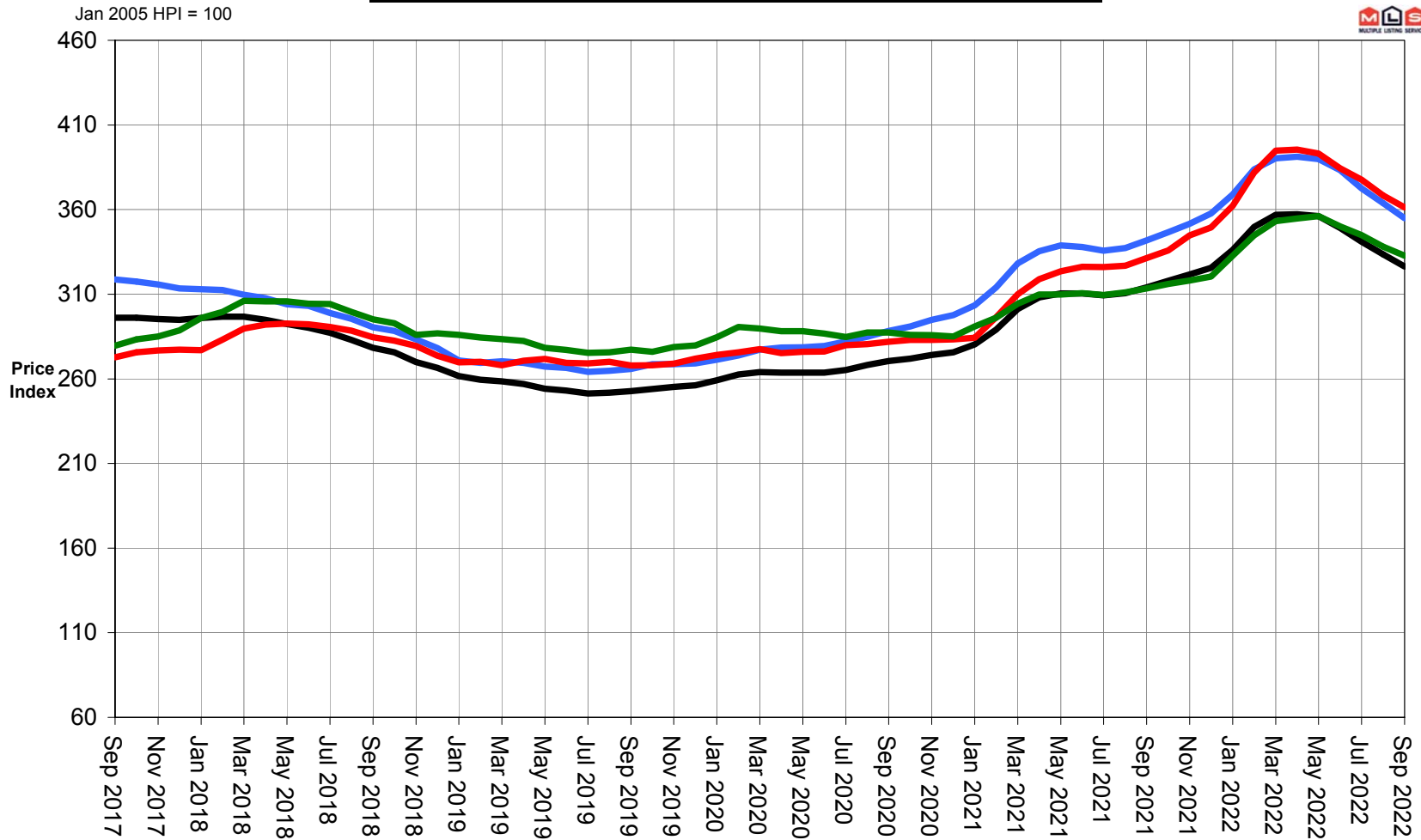
Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Townhouse	Lower Mainland	\$937,000	354.5	-2.1%	-6.9%	-9.7%	10.3%	40.2%	39.0%	129.9%
	Greater Vancouver	\$1,048,900	361.3	-1.9%	-6.0%	-8.5%	9.1%	34.9%	32.5%	125.5%
	Burnaby East	\$852,900	359.1	-2.7%	-3.9%	-4.4%	13.2%	26.1%	28.3%	120.3%
	Burnaby North	\$896,000	363.8	-3.7%	-8.8%	-0.7%	12.2%	28.9%	34.6%	129.4%
	Burnaby South	\$954,700	354.8	-1.0%	-8.3%	-7.2%	8.8%	25.3%	26.1%	118.1%
	Coquitlam	\$1,032,000	399.7	-2.5%	-5.0%	-9.8%	11.6%	44.7%	43.4%	156.2%
	Ladner	\$919,100	353.0	-1.4%	-7.2%	-10.6%	7.4%	28.2%	28.0%	122.0%
	Maple Ridge	\$751,100	373.1	0.1%	-9.9%	-17.2%	7.3%	46.5%	47.6%	173.1%
	New Westminster	\$902,800	384.3	-2.2%	-5.2%	-4.4%	13.7%	39.6%	39.0%	131.6%
	North Vancouver	\$1,220,700	331.5	-5.3%	-9.4%	-13.3%	6.0%	33.7%	28.7%	121.3%
	Pitt Meadows	\$818,600	396.6	-1.3%	-7.1%	-11.1%	11.4%	46.1%	51.9%	163.2%
	Port Coquitlam	\$910,400	364.6	0.6%	-7.1%	-10.6%	10.2%	43.5%	41.1%	153.5%
	Port Moody	\$1,043,000	396.0	-4.9%	-6.6%	-7.0%	13.4%	46.9%	51.7%	158.1%
	Richmond	\$1,051,500	377.2	-0.7%	-5.1%	-5.8%	11.5%	34.3%	30.1%	118.5%
	Squamish	\$1,005,000	362.3	-2.7%	-5.9%	-9.4%	9.7%	39.5%	49.8%	180.6%
	Sunshine Coast	\$723,400	328.1	-3.5%	-6.1%	-9.7%	9.8%	43.9%	55.6%	156.9%
	Tsawwassen	\$932,900	292.7	-0.8%	-7.0%	-10.3%	6.5%	14.3%	6.3%	79.9%
	Vancouver East	\$1,069,800	350.3	-3.4%	-5.4%	-9.0%	2.2%	27.0%	18.2%	102.7%
	Vancouver West	\$1,455,700	325.5	-0.2%	-2.0%	-5.2%	4.8%	22.3%	13.9%	99.8%
	Whistler	\$1,441,300	367.4	-3.1%	-5.9%	-8.9%	11.9%	48.0%	68.0%	200.2%
Apartment	Lower Mainland	\$680,500	337.2	-1.7%	-5.3%	-6.5%	7.8%	24.3%	22.3%	105.0%
	Greater Vancouver	\$728,500	332.8	-1.6%	-4.9%	-5.7%	6.2%	20.1%	19.0%	101.9%
	Burnaby East	\$766,400	321.9	-3.6%	-6.2%	-8.3%	6.2%	19.1%	17.1%	90.8%
	Burnaby North	\$707,700	357.2	-1.4%	-4.4%	-4.4%	8.6%	29.6%	31.2%	121.6%
	Burnaby South	\$750,300	357.1	-3.4%	-4.7%	-6.6%	6.5%	20.2%	21.0%	112.6%
	Coquitlam	\$661,900	375.4	-1.1%	-5.5%	-8.3%	8.7%	26.1%	29.9%	137.0%
	Ladner	\$708,900	360.6	-0.7%	-3.7%	1.1%	16.0%	50.8%	49.4%	138.0%
	Maple Ridge	\$536,100	370.2	-1.9%	-5.0%	-6.0%	16.2%	44.7%	56.0%	168.8%
	New Westminster	\$633,800	380.0	-2.6%	-4.5%	-5.2%	9.8%	24.9%	30.9%	122.7%
	North Vancouver	\$787,200	314.4	0.6%	-3.9%	-5.0%	6.5%	22.2%	19.5%	110.3%
	Pitt Meadows	\$603,900	407.2	-2.2%	-5.3%	-6.6%	14.3%	38.8%	48.7%	177.2%
	Port Coquitlam	\$603,900	410.5	-1.6%	-6.9%	-7.6%	11.7%	36.7%	42.7%	159.0%
	Port Moody	\$710,200	378.6	-1.3%	-4.9%	-4.4%	9.6%	28.9%	34.5%	152.9%
	Richmond	\$703,900	380.3	-0.5%	-5.7%	-4.4%	9.6%	24.0%	30.3%	117.3%
	Squamish	\$574,700	340.9	-7.5%	-16.6%	-7.8%	5.3%	20.4%	46.4%	178.3%
	Sunshine Coast	\$542,000	310.6	-9.8%	-17.5%	-8.6%	1.7%	11.1%	24.9%	132.0%
	Tsawwassen	\$733,000	342.2	-1.2%	-4.0%	0.4%	14.6%	35.6%	31.5%	124.0%
	Vancouver East	\$686,900	393.4	-2.2%	-4.1%	-5.7%	4.4%	18.1%	15.7%	110.0%
	Vancouver West	\$822,300	310.4	-0.9%	-3.8%	-6.3%	1.8%	10.4%	6.9%	88.5%
	West Vancouver	\$1,193,200	233.0	-3.4%	-5.0%	-3.3%	-0.2%	12.6%	1.7%	67.1%
	Whistler	\$636,900	274.5	-10.5%	-18.4%	-8.6%	5.0%	21.6%	53.2%	159.2%

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Greater Vancouver 5 Year Trend

Residential Detached Townhouse Apartment



MLS® SALES Facts



**September
2022**

		<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 2022	Number of Sales	Detached 35	52	30	6	65	9	50	15	9	53	12	36	66	54	26	7	525
		Attached 32	15	3	0	38	7	21	13	16	42	6	4	28	33	6	10	274
		Apartment 157	74	8	0	31	51	57	22	28	115	13	2	84	214	10	22	888
	Median Selling Price	Detached \$1,661,000	\$1,715,000	\$1,481,000	n/a	\$1,192,500	n/a	\$1,849,500	n/a	n/a	\$2,085,400	n/a	\$835,000	\$1,660,000	\$3,395,000	\$2,695,000	n/a	
		Attached \$897,000	n/a	n/a	n/a	\$747,450	n/a	\$1,190,000	n/a	n/a	\$1,046,500	n/a	n/a	\$1,344,000	\$1,619,500	n/a	n/a	n/a
		Apartment \$667,000	\$638,000	n/a	n/a	\$525,000	\$575,000	\$712,000	\$516,500	\$687,500	\$635,000	n/a	n/a	\$612,500	\$809,250	n/a	\$757,500	
August 2022	Number of Sales	Detached 50	49	20	5	63	12	42	28	5	56	8	29	57	57	28	8	517
		Attached 32	34	12	0	33	17	21	25	12	48	8	3	52	41	4	13	355
		Apartment 181	73	18	0	32	48	61	25	16	122	6	4	86	282	21	23	998
	Median Selling Price	Detached \$1,815,000	\$1,585,000	\$1,477,500	n/a	\$1,215,000	n/a	\$1,835,000	\$1,288,300	n/a	\$1,960,000	n/a	\$900,000	\$1,768,000	\$3,050,000	\$2,790,000	n/a	
		Attached \$1,001,500	\$1,122,500	n/a	n/a	\$725,000	n/a	\$1,300,000	\$907,500	n/a	\$989,000	n/a	n/a	\$1,384,500	\$1,300,000	n/a	n/a	n/a
		Apartment \$695,000	\$647,500	n/a	n/a	\$479,350	\$602,400	\$700,129	\$565,000	n/a	\$679,000	n/a	n/a	\$623,000	\$829,000	\$1,400,000	\$435,000	
September 2021	Number of Sales	Detached 75	74	49	6	109	14	80	38	24	106	20	70	138	82	41	24	950
		Attached 85	37	23	1	51	11	35	21	14	96	20	6	75	66	10	27	578
		Apartment 248	133	22	2	60	104	115	37	31	230	11	9	153	416	20	30	1,621
	Median Selling Price	Detached \$1,650,000	\$1,570,000	\$1,390,000	n/a	\$1,222,500	n/a	\$2,147,500	\$1,240,000	\$1,698,660	\$1,760,000	\$1,352,500	\$922,500	\$1,742,500	\$3,140,000	\$2,953,000	\$3,084,603	
		Attached \$978,000	\$988,800	\$897,000	n/a	\$720,000	n/a	\$1,329,900	\$840,000	n/a	\$1,031,500	\$925,500	n/a	\$1,247,000	\$1,435,000	n/a	\$1,420,000	n/a
		Apartment \$660,000	\$599,000	\$565,000	n/a	\$466,000	\$565,000	\$745,000	\$502,000	\$653,000	\$625,000	n/a	n/a	\$640,000	\$791,500	\$1,167,500	\$626,000	
Jan. - Sep. 2022	Number of Sales	Detached 580	600	350	51	791	169	609	280	144	765	155	432	814	696	368	92	6,896
		Attached 454	309	110	2	456	119	334	193	159	633	141	68	479	480	51	160	4,148
		Apartment 2,084	1,073	179	3	432	752	980	353	253	1,652	114	46	1,329	3,425	134	238	13,047
Year-to-date	Median Selling Price	Detached \$2,100,000	\$1,800,000	\$1,620,000	\$796,000	\$1,401,000	\$1,608,000	\$2,198,000	\$1,500,000	\$2,035,000	\$2,080,000	\$1,550,000	\$999,952	\$1,960,000	\$3,488,000	\$3,000,000	\$3,095,000	
		Attached \$1,050,000	\$1,150,000	\$965,000	n/a	\$840,000	\$999,999	\$1,369,000	\$985,000	\$1,050,000	\$1,120,888	\$1,049,000	\$633,000	\$1,379,000	\$1,579,000	\$2,275,000	\$1,377,501	n/a
		Apartment \$715,000	\$700,000	\$655,000	n/a	\$550,000	\$615,000	\$791,000	\$582,500	\$742,000	\$673,800	\$694,050	\$579,000	\$675,000	\$850,000	\$1,120,000	\$618,500	
Jan. - Sep. 2021	Number of Sales	Detached 930	1,043	607	76	1,418	273	963	456	225	1,227	232	659	1,440	923	543	202	11,217
		Attached 868	524	216	6	669	175	539	248	231	1,078	198	97	630	700	74	238	6,491
		Apartment 2,575	1,279	310	5	574	1,040	1,300	470	347	2,123	188	108	1,748	4,082	184	348	16,681
Year-to-date	Median Selling Price	Detached \$1,765,000	\$1,530,500	\$1,330,000	\$829,500	\$1,156,500	\$1,350,000	\$1,925,000	\$1,250,000	\$1,700,000	\$1,760,000	\$1,400,500	\$880,000	\$1,750,000	\$3,344,500	\$3,030,000	\$2,280,000	
		Attached \$905,900	\$953,500	\$830,450	n/a	\$675,500	\$830,000	\$1,229,000	\$815,000	\$918,000	\$940,500	\$882,453	\$526,000	\$1,198,000	\$1,449,950	\$1,890,000	\$1,159,000	n/a
		Apartment \$636,000	\$583,000	\$570,000	n/a	\$447,500	\$550,000	\$698,500	\$498,800	\$650,900	\$600,000	\$579,500	\$499,000	\$625,000	\$775,000	\$1,017,500	\$589,000	

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



MLS® LISTINGS Facts



**September
2022**

			<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/Hoqu Beach</i>	<i>Whistler/Pemberton</i>	<i>TOTALS</i>
September 2022	Number of Listings	Detached	102	114	57	13	199	35	148	29	24	144	35	89	130	174	122	22	1,437
		Attached	81	46	11	2	60	24	77	31	16	93	20	10	96	98	19	21	705
		Apartment	253	159	27	0	67	112	173	63	46	224	19	16	222	635	48	23	2,087
	% Sales to Listings	Detached	34%	46%	53%	46%	33%	26%	34%	52%	38%	37%	34%	40%	51%	31%	21%	32%	n/a
		Attached	40%	33%	27%	0%	63%	29%	27%	42%	100%	45%	30%	40%	29%	34%	32%	48%	n/a
		Apartment	62%	47%	30%	n/a	46%	46%	33%	35%	61%	51%	68%	13%	38%	34%	21%	96%	n/a
August 2022	Number of Listings	Detached	80	80	58	7	144	26	83	39	14	120	28	71	111	156	113	18	1,148
		Attached	61	47	20	1	67	9	47	21	13	76	12	7	91	79	6	21	578
		Apartment	244	132	17	0	59	83	96	43	50	177	16	9	131	495	30	20	1,602
	% Sales to Listings	Detached	63%	61%	34%	71%	44%	46%	51%	72%	36%	47%	29%	41%	51%	37%	25%	44%	n/a
		Attached	52%	72%	60%	0%	49%	189%	45%	119%	92%	63%	67%	43%	57%	52%	67%	62%	n/a
		Apartment	74%	55%	106%	n/a	54%	58%	64%	58%	32%	69%	38%	44%	66%	57%	70%	115%	n/a
September 2021	Number of Listings	Detached	130	127	59	17	143	40	144	34	30	184	31	66	185	220	162	25	1,597
		Attached	95	50	30	0	42	24	46	40	19	107	23	12	141	116	11	29	785
		Apartment	384	176	28	0	82	171	224	69	43	328	25	11	296	892	32	28	2,789
	% Sales to Listings	Detached	58%	58%	83%	35%	76%	35%	56%	112%	80%	58%	65%	106%	75%	37%	25%	96%	n/a
		Attached	89%	74%	77%	n/a	121%	46%	76%	53%	74%	90%	87%	50%	53%	57%	91%	93%	n/a
		Apartment	65%	76%	79%	n/a	73%	61%	51%	54%	72%	70%	44%	82%	52%	47%	63%	107%	n/a
Jan. - Sep. 2022 Year-to-date*	Number of Listings	Detached	1,179	1,199	716	109	2,006	369	1,270	532	287	1,781	352	877	1,778	1,878	1,241	232	15,806
		Attached	805	560	193	9	887	196	599	289	240	1,139	236	101	994	1,035	99	260	7,642
		Apartment	3,277	1,710	248	5	686	1,144	1,602	551	444	2,637	201	86	2,221	6,613	343	348	22,116
	% Sales to Listings	Detached	49%	50%	49%	47%	39%	46%	48%	53%	50%	43%	44%	49%	46%	37%	30%	40%	n/a
		Attached	56%	55%	57%	22%	51%	61%	56%	67%	66%	56%	60%	67%	48%	46%	52%	62%	n/a
		Apartment	64%	63%	72%	60%	63%	66%	61%	64%	57%	63%	57%	53%	60%	52%	39%	68%	n/a
Jan. - Sep. 2021 Year-to-date*	Number of Listings	Detached	1,639	1,552	826	97	1,841	429	1,488	657	337	2,088	340	864	2,402	2,198	1,425	235	18,418
		Attached	1,169	679	290	6	736	237	711	319	298	1,344	243	109	1,026	1,213	142	278	8,800
		Apartment	3,661	1,713	346	5	715	1,509	1,922	685	443	3,108	209	144	2,701	7,243	305	380	25,089
	% Sales to Listings	Detached	57%	67%	73%	78%	77%	64%	65%	69%	67%	59%	68%	76%	60%	42%	38%	86%	n/a
		Attached	74%	77%	74%	100%	91%	74%	76%	78%	78%	80%	81%	89%	61%	58%	52%	86%	n/a
		Apartment	70%	75%	90%	100%	80%	69%	68%	69%	78%	68%	90%	75%	65%	56%	60%	92%	n/a

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

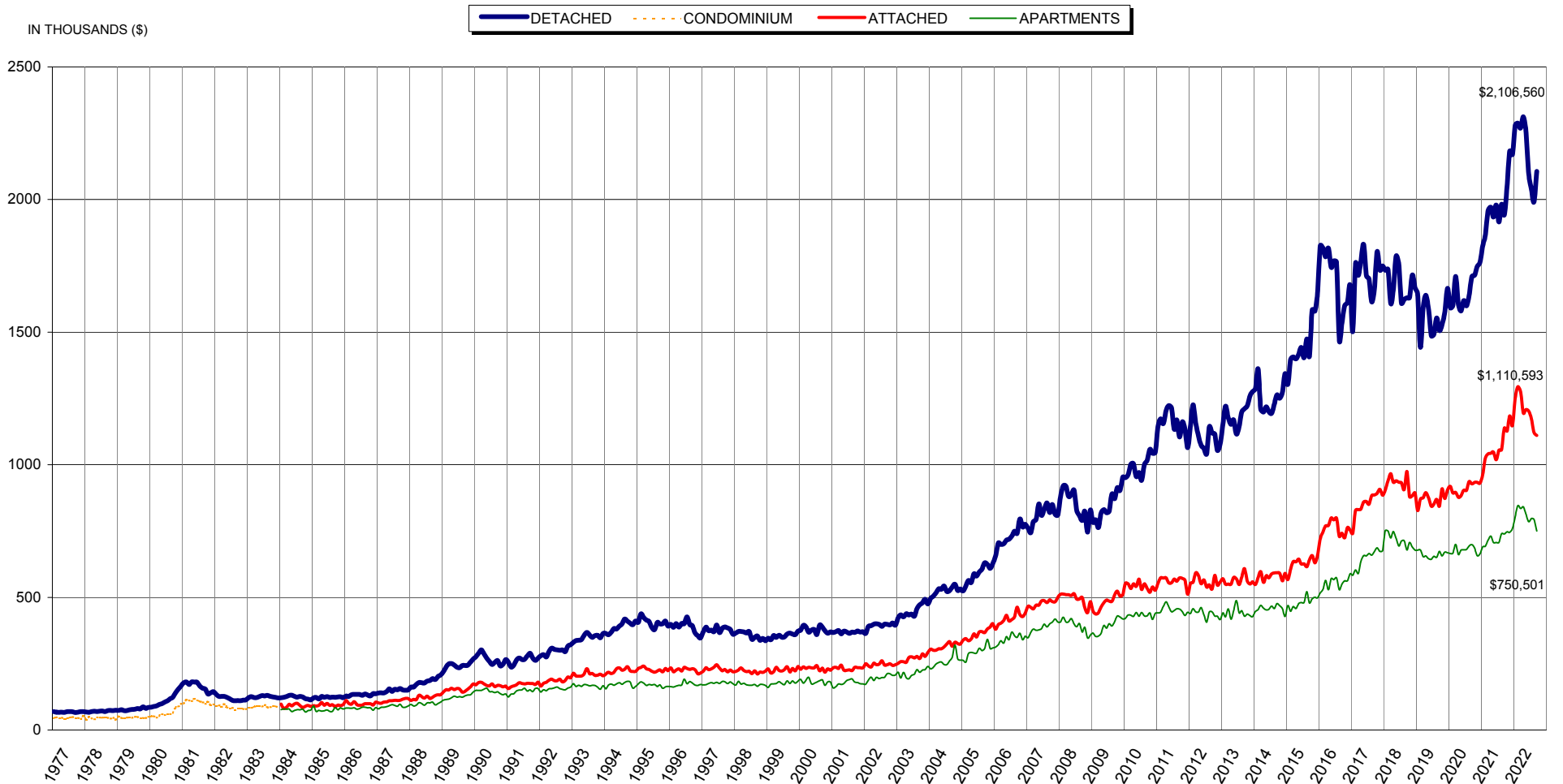


Listing & Sales Activity Summary

	<u>Listings</u>				<u>Sales</u>						
	1 Sep 2021	2 Aug 2022	3 Sep 2022	Col. 2 & 3 Percentage Variance	5 Sep 2021	6 Aug 2022	7 Sep 2022	Col. 6 & 7 Percentage Variance	9 Jul 2021 - Sep 2021	10 Jul 2022 - Sep 2022	Col. 9 & 10 Percentage Variance
BURNABY				%				%			%
DETACHED	130	80	102	27.5	75	50	35	-30.0	245	139	-43.3
ATTACHED	95	61	81	32.8	85	32	32	0.0	257	102	-60.3
APARTMENTS	384	244	253	3.7	248	181	157	-13.3	752	518	-31.1
COQUITLAM											
DETACHED	127	80	114	42.5	74	49	52	6.1	275	150	-45.5
ATTACHED	50	47	46	-2.1	37	34	15	-55.9	133	70	-47.4
APARTMENTS	176	132	159	20.5	133	73	74	1.4	415	219	-47.2
DELTA											
DETACHED	59	58	57	-1.7	49	20	30	50.0	159	74	-53.5
ATTACHED	30	20	11	-45.0	23	12	3	-75.0	63	23	-63.5
APARTMENTS	28	17	27	58.8	22	18	8	-55.6	77	35	-54.5
MAPLE RIDGE/PITT MEADOWS											
DETACHED	143	144	199	38.2	109	63	65	3.2	353	191	-45.9
ATTACHED	42	67	60	-10.4	51	33	38	15.2	159	111	-30.2
APARTMENTS	82	59	67	13.6	60	32	31	-3.1	140	91	-35.0
NORTH VANCOUVER											
DETACHED	144	83	148	78.3	80	42	50	19.0	224	136	-39.3
ATTACHED	46	47	77	63.8	35	21	21	0.0	116	66	-43.1
APARTMENTS	224	96	173	80.2	115	61	57	-6.6	351	223	-36.5
NEW WESTMINSTER											
DETACHED	40	26	35	34.6	14	12	9	-25.0	64	32	-50.0
ATTACHED	24	9	24	166.7	11	17	7	-58.8	54	32	-40.7
APARTMENTS	171	83	112	34.9	104	48	51	6.3	320	162	-49.4
PORT MOODY/BELCARRA											
DETACHED	30	14	24	71.4	24	5	9	80.0	63	28	-55.6
ATTACHED	19	13	16	23.1	14	12	16	33.3	69	34	-50.7
APARTMENTS	43	50	46	-8.0	31	16	28	75.0	84	69	-17.9
PORT COQUITLAM											
DETACHED	34	39	29	-25.6	38	28	15	-46.4	113	64	-43.4
ATTACHED	40	21	31	47.6	21	25	13	-48.0	68	53	-22.1
APARTMENTS	69	43	63	46.5	37	25	22	-12.0	116	81	-30.2
RICHMOND											
DETACHED	184	120	144	20.0	106	56	53	-5.4	317	163	-48.6
ATTACHED	107	76	93	22.4	96	48	42	-12.5	300	137	-54.3
APARTMENTS	328	177	224	26.6	230	122	115	-5.7	687	358	-47.9
SUNSHINE COAST											
DETACHED	66	71	89	25.4	70	29	36	24.1	214	99	-53.7
ATTACHED	12	7	10	42.9	6	3	4	33.3	24	10	-58.3
APARTMENTS	11	9	16	77.8	9	4	2	-50.0	28	11	-60.7
SQUAMISH											
DETACHED	31	28	35	25.0	20	8	12	50.0	53	34	-35.8
ATTACHED	23	12	20	66.7	20	8	6	-25.0	50	23	-54.0
APARTMENTS	25	16	19	18.8	11	6	13	116.7	36	22	-38.9
VANCOUVER EAST											
DETACHED	185	111	130	17.1	138	57	66	15.8	384	177	-53.9
ATTACHED	141	91	96	5.5	75	52	28	-46.2	172	123	-28.5
APARTMENTS	296	131	222	69.5	153	86	84	-2.3	466	271	-41.8
VANCOUVER WEST											
DETACHED	220	156	174	11.5	82	57	54	-5.3	250	157	-37.2
ATTACHED	116	79	98	24.1	66	41	33	-19.5	202	102	-49.5
APARTMENTS	892	495	635	28.3	416	282	214	-24.1	1278	790	-38.2
WHISTLER/PEMBERTON											
DETACHED	25	18	22	22.2	24	8	7	-12.5	68	22	-67.6
ATTACHED	29	21	21	0.0	27	13	10	-23.1	71	33	-53.5
APARTMENTS	28	20	23	15.0	30	23	22	-4.3	104	52	-50.0
WEST VANCOUVER/HOWE SOUND											
DETACHED	162	113	122	8.0	41	28	26	-7.1	138	84	-39.1
ATTACHED	11	6	19	216.7	10	4	6	50.0	23	14	-39.1
APARTMENTS	32	30	48	60.0	20	21	10	-52.4	60	44	-26.7
GRAND TOTALS											
DETACHED	1580	1141	1424	24.8	944	512	519	1.4	2920	1550	-46.9
ATTACHED	785	577	703	21.8	577	355	274	-22.8	1761	933	-47.0
APARTMENTS	2789	1602	2087	30.3	1619	998	888	-11.0	4914	2946	-40.0



Residential Average Sale Prices - January 1977 to September 2022



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