

News Release

FOR IMMEDIATE RELEASE:



Buyer demand increases while home prices edge up

VANCOUVER, B.C. – July 3, 2014 – The Greater Vancouver housing market enters the summer season with home buyer activity on the rise.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential property sales in Greater Vancouver reached 3,406 on the Multiple Listing Service® (MLS®) in June 2014. This represents a 28.9 per cent increase compared to the 2,642 sales recorded in June 2013, and a 3.7 per cent increase compared to the 3,286 sales in May 2014.

Last month's sales were 0.6 per cent above the 10-year sales average for June of 3,386.

“Competition amongst home buyers today is as strong as it's been in the region since 2011,” Ray Harris, REBGV president said.

The sales-to-active-listings ratio currently sits at 21.3 per cent in Greater Vancouver, which is the highest this measure has been since June 2011.

“Over the last three years, we've seen changes in demand yet home prices at the regional level have remained relative stability,” Harris said. “While these numbers provide high level trends, it's important to know that changes in prices always vary depending on neighbourhood and property type. Consult your local REALTOR® for information on trends in your area of choice.”

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$628,200. This represents a 4.4 per cent increase compared to June 2013.

New listings for detached, attached and apartment properties in Greater Vancouver totalled 5,339 in June. This represents a 9.5 per cent increase compared to the 4,874 new listings in June 2013 and a 10.1 per cent decline from the 5,936 new listings in May. Last month's new listing count was 2.6 per cent below the region's 10-year new listing average for the month.

The total number of properties currently listed for sale on the MLS® system in Greater Vancouver is 16,011, a 7.4 per cent decline compared to June 2013 and a 0.4 per cent decrease compared to May 2014.

Sales of detached properties in June 2014 reached 1,462, an increase of 32.7 per cent from the 1,102 detached sales recorded in June 2013, and a 58.7 per cent increase from the 921 units sold

in June 2012. The benchmark price for detached properties increased 6.2 per cent from June 2013 to \$976,700.

Sales of apartment properties reached 1,308 in June 2014, an increase of 22.5 per cent compared to the 1,068 sales in June 2013, and a 27.5 per cent increase compared to the 1,026 sales in June 2012. The benchmark price of an apartment property increased 2.4 per cent from June 2013 to \$378,000.

Attached property sales in June 2014 totalled 636, a 34.7 per cent increase compared to the 472 sales in June 2013, and a 53.3 per cent increase over the 415 attached properties sold in June 2012. The benchmark price of an attached unit increased 3.1 per cent between June 2013 and 2014 to \$471,200.

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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.

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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 | \$561,400 | 158.5 | 0.5% | 1.7% | 3.8% | 3.5% | 2.9% | 19.5% |
| | Greater Vancouver | \$628,200 | 164.7 | 0.7% | 2.1% | 4.1% | 4.4% | 2.9% | 22.8% |
| | Bowen Island | \$586,700 | 127.2 | 0.5% | 3.6% | 4.8% | 0.5% | -2.5% | 2.5% |
| | Burnaby East | \$592,700 | 163.6 | 1.1% | 2.6% | 5.3% | 5.0% | 6.7% | 21.7% |
| | Burnaby North | \$546,000 | 163.1 | 1.4% | 3.7% | 5.8% | 6.5% | 4.4% | 22.3% |
| | Burnaby South | \$591,600 | 166.8 | 0.4% | 2.5% | 3.6% | 3.9% | 1.5% | 24.5% |
| | Coquitlam | \$523,000 | 154.7 | 0.0% | 1.8% | 3.5% | 4.7% | 4.4% | 20.9% |
| | Ladner | \$547,100 | 152.2 | 1.8% | 1.5% | 4.1% | 4.2% | 1.5% | 17.8% |
| | Maple Ridge | \$391,400 | 132.3 | 0.5% | 2.3% | 1.8% | 1.9% | -2.3% | 5.3% |
| | New Westminster | \$376,500 | 161.6 | 0.7% | 1.6% | 3.0% | 3.3% | 3.5% | 17.3% |
| | North Vancouver | \$675,700 | 152.9 | 0.8% | 2.9% | 4.4% | 3.9% | 7.3% | 20.7% |
| | Pitt Meadows | \$395,200 | 143.1 | 0.8% | -0.1% | -1.8% | 3.2% | 1.6% | 9.7% |
| | Port Coquitlam | \$405,500 | 144.0 | -0.6% | 1.3% | 1.3% | 3.3% | -0.3% | 9.5% |
| | Port Moody | \$535,100 | 147.8 | 0.2% | 1.9% | 4.5% | 5.1% | 7.1% | 16.3% |
| | Richmond | \$588,900 | 171.0 | 0.8% | 1.1% | 3.3% | 3.1% | -1.2% | 25.5% |
| | Squamish | \$411,000 | 132.7 | 1.5% | 6.9% | 5.7% | 2.8% | 4.3% | 4.1% |
| | Sunshine Coast | \$356,200 | 124.8 | 0.5% | 4.6% | 4.6% | 2.0% | -3.3% | -2.2% |
| | Tsawwassen | \$607,500 | 153.1 | 0.1% | 1.1% | 4.9% | 4.4% | 2.9% | 17.2% |
| | Vancouver East | \$647,700 | 189.5 | 0.9% | 2.5% | 4.7% | 6.5% | 9.6% | 33.4% |
| | Vancouver West | \$850,300 | 179.2 | 0.4% | 1.7% | 5.5% | 4.9% | 4.9% | 28.8% |
| West Vancouver | \$1,711,100 | 183.7 | 2.2% | 5.2% | 6.1% | 10.7% | 12.9% | 50.5% | |
| Whistler | \$452,900 | 107.9 | 1.4% | 6.9% | 2.6% | 0.5% | -11.4% | -14.2% | |
| Single Family Detached | Lower Mainland | \$794,300 | 168.8 | 0.8% | 2.5% | 4.6% | 5.0% | 5.6% | 30.4% |
| | Greater Vancouver | \$976,700 | 180.5 | 1.1% | 3.3% | 5.4% | 6.2% | 4.9% | 36.8% |
| | Bowen Island | \$586,700 | 127.2 | 0.5% | 3.6% | 4.8% | 0.5% | -2.5% | 2.5% |
| | Burnaby East | \$786,600 | 175.9 | 2.1% | 3.3% | 7.0% | 4.8% | 9.5% | 31.5% |
| | Burnaby North | \$996,300 | 192.3 | 1.9% | 5.9% | 9.2% | 9.0% | 10.5% | 42.4% |
| | Burnaby South | \$1,015,200 | 194.6 | 0.8% | 3.0% | 6.2% | 4.3% | 5.9% | 45.1% |
| | Coquitlam | \$748,800 | 165.9 | -0.1% | 2.9% | 4.5% | 6.2% | 9.1% | 30.2% |
| | Ladner | \$634,100 | 153.0 | 1.7% | 1.0% | 4.0% | 4.0% | 2.5% | 20.2% |
| | Maple Ridge | \$472,500 | 134.3 | 1.0% | 3.4% | 2.9% | 2.4% | 0.4% | 9.6% |
| | New Westminster | \$693,300 | 172.0 | 2.1% | 3.5% | 6.5% | 4.6% | 5.1% | 28.5% |
| | North Vancouver | \$1,010,000 | 161.2 | 1.6% | 4.5% | 6.4% | 6.5% | 10.4% | 28.9% |
| | Pitt Meadows | \$513,500 | 143.3 | 1.3% | 3.2% | 1.6% | 2.0% | 1.4% | 12.2% |
| | Port Coquitlam | \$572,500 | 152.9 | 0.1% | 2.3% | 2.3% | 4.7% | 3.8% | 20.3% |
| | Port Moody | \$895,400 | 165.9 | -0.9% | 2.3% | 4.1% | 8.5% | 9.0% | 30.3% |
| | Richmond | \$979,300 | 197.2 | 1.2% | 2.7% | 4.2% | 3.8% | -4.5% | 42.0% |
| | Squamish | \$531,600 | 143.6 | 0.9% | 6.5% | 7.2% | 8.8% | 7.0% | 15.2% |
| | Sunshine Coast | \$353,900 | 124.0 | 0.3% | 4.6% | 4.6% | 2.0% | -3.9% | -2.8% |
| | Tsawwassen | \$739,400 | 159.2 | -0.4% | 0.1% | 5.4% | 5.2% | 6.1% | 22.8% |
| | Vancouver East | \$918,900 | 202.9 | 1.6% | 3.6% | 6.0% | 8.6% | 13.8% | 49.2% |
| | Vancouver West | \$2,257,100 | 231.9 | 1.2% | 3.7% | 7.3% | 9.0% | 5.7% | 61.4% |
| West Vancouver | \$2,053,300 | 195.5 | 2.2% | 6.2% | 6.9% | 12.4% | 16.0% | 61.0% | |
| Whistler | \$960,800 | 133.0 | 2.0% | 7.0% | 6.5% | 9.7% | 8.7% | 9.3% | |

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 | \$397,000 | 144.1 | 0.3% | 1.5% | 2.5% | 1.6% | -0.9% | 10.8% |
| | Greater Vancouver | \$471,200 | 152.9 | 0.5% | 2.4% | 3.3% | 3.1% | 0.5% | 15.7% |
| | Burnaby East | \$424,100 | 152.1 | 0.4% | 1.0% | 1.9% | 2.1% | 2.1% | 15.0% |
| | Burnaby North | \$416,200 | 155.2 | 0.9% | 3.3% | 4.7% | 6.0% | -3.1% | 15.5% |
| | Burnaby South | \$425,900 | 152.8 | 0.1% | 4.1% | 4.4% | 5.5% | -0.1% | 15.2% |
| | Coquitlam | \$389,000 | 142.9 | -0.4% | 1.1% | 2.1% | 1.0% | 0.6% | 11.9% |
| | Ladner | \$461,800 | 153.0 | 2.4% | -0.1% | 3.7% | 3.7% | 0.5% | 15.6% |
| | Maple Ridge | \$271,300 | 131.8 | -2.3% | 0.8% | 4.3% | 1.2% | -5.0% | 0.7% |
| | New Westminster | \$408,900 | 153.6 | 1.4% | 2.0% | 3.6% | 3.3% | 3.6% | 17.3% |
| | North Vancouver | \$605,400 | 144.9 | 0.4% | 1.7% | 4.9% | 4.5% | 4.4% | 15.4% |
| | Pitt Meadows | \$322,200 | 139.4 | -1.8% | -2.8% | -0.2% | 0.1% | -4.3% | 5.0% |
| | Port Coquitlam | \$372,200 | 141.7 | -0.2% | 1.9% | 0.0% | 1.8% | -0.8% | 8.2% |
| | Port Moody | \$416,100 | 140.6 | 1.0% | 2.8% | 3.0% | 3.5% | -0.8% | 9.8% |
| | Richmond | \$507,900 | 164.2 | -0.1% | -1.3% | 1.9% | 2.9% | -0.4% | 23.5% |
| | Squamish | \$357,400 | 129.7 | 0.9% | 10.0% | 6.3% | 5.9% | 4.8% | 1.9% |
| | Tsawwassen | \$461,500 | 142.7 | 1.8% | -0.3% | 3.4% | 1.6% | -9.2% | 7.8% |
| | Vancouver East | \$532,300 | 175.5 | 1.0% | 5.5% | 2.8% | 2.9% | 7.5% | 18.9% |
| | Vancouver West | \$748,000 | 169.2 | 2.9% | 6.8% | 7.4% | 5.6% | 9.9% | 27.0% |
| | Whistler | \$472,600 | 127.3 | 1.0% | 10.0% | 5.0% | 5.6% | 4.4% | 6.7% |
| Apartment | Lower Mainland | \$343,300 | 150.6 | 0.0% | 0.6% | 2.7% | 1.6% | 0.3% | 9.4% |
| | Greater Vancouver | \$378,000 | 152.8 | 0.1% | 0.6% | 2.8% | 2.4% | 0.8% | 11.7% |
| | Burnaby East | \$410,200 | 155.7 | 0.1% | 1.4% | 4.0% | 10.7% | 10.2% | 10.3% |
| | Burnaby North | \$349,500 | 147.7 | 1.4% | 2.4% | 3.9% | 5.3% | 3.2% | 11.9% |
| | Burnaby South | \$387,300 | 155.5 | 0.3% | 1.7% | 1.5% | 2.8% | -2.0% | 15.6% |
| | Coquitlam | \$255,000 | 140.4 | 0.4% | -0.1% | 1.7% | 2.6% | -3.3% | 9.0% |
| | Ladner | \$313,900 | 148.8 | 2.2% | 6.5% | 6.1% | 5.6% | -0.6% | 11.8% |
| | Maple Ridge | \$169,800 | 123.8 | 2.5% | -1.1% | -7.3% | 0.6% | -9.5% | -6.8% |
| | New Westminster | \$277,800 | 158.8 | 0.0% | 0.8% | 1.5% | 2.8% | 2.8% | 13.6% |
| | North Vancouver | \$352,700 | 143.2 | -0.3% | 0.6% | 1.0% | -0.6% | 2.5% | 11.3% |
| | Pitt Meadows | \$245,300 | 145.0 | 1.8% | -1.7% | -6.5% | 6.5% | 8.3% | 9.2% |
| | Port Coquitlam | \$225,200 | 133.5 | -2.1% | -1.3% | 0.9% | 2.4% | -6.0% | -2.8% |
| | Port Moody | \$331,900 | 138.3 | 0.4% | 0.8% | 5.8% | 2.6% | 10.5% | 9.5% |
| | Richmond | \$354,000 | 150.1 | 0.8% | 0.7% | 2.9% | 2.2% | 1.4% | 10.1% |
| | Squamish | \$215,500 | 103.7 | 4.1% | 3.6% | -2.6% | -20.7% | -9.6% | -21.4% |
| | Tsawwassen | \$325,400 | 136.9 | 1.7% | 5.2% | 4.0% | 2.7% | -4.5% | 2.9% |
| | Vancouver East | \$321,000 | 177.1 | 0.2% | 0.7% | 3.9% | 5.2% | 5.4% | 18.6% |
| | Vancouver West | \$491,200 | 159.0 | -0.5% | 0.1% | 4.1% | 2.3% | 2.9% | 14.9% |
| | West Vancouver | \$610,100 | 133.3 | 4.1% | 1.2% | 3.7% | 0.6% | -3.2% | 6.8% |
| Whistler | \$188,200 | 67.6 | 2.0% | 3.5% | -2.0% | -15.5% | -27.5% | -49.9% | |

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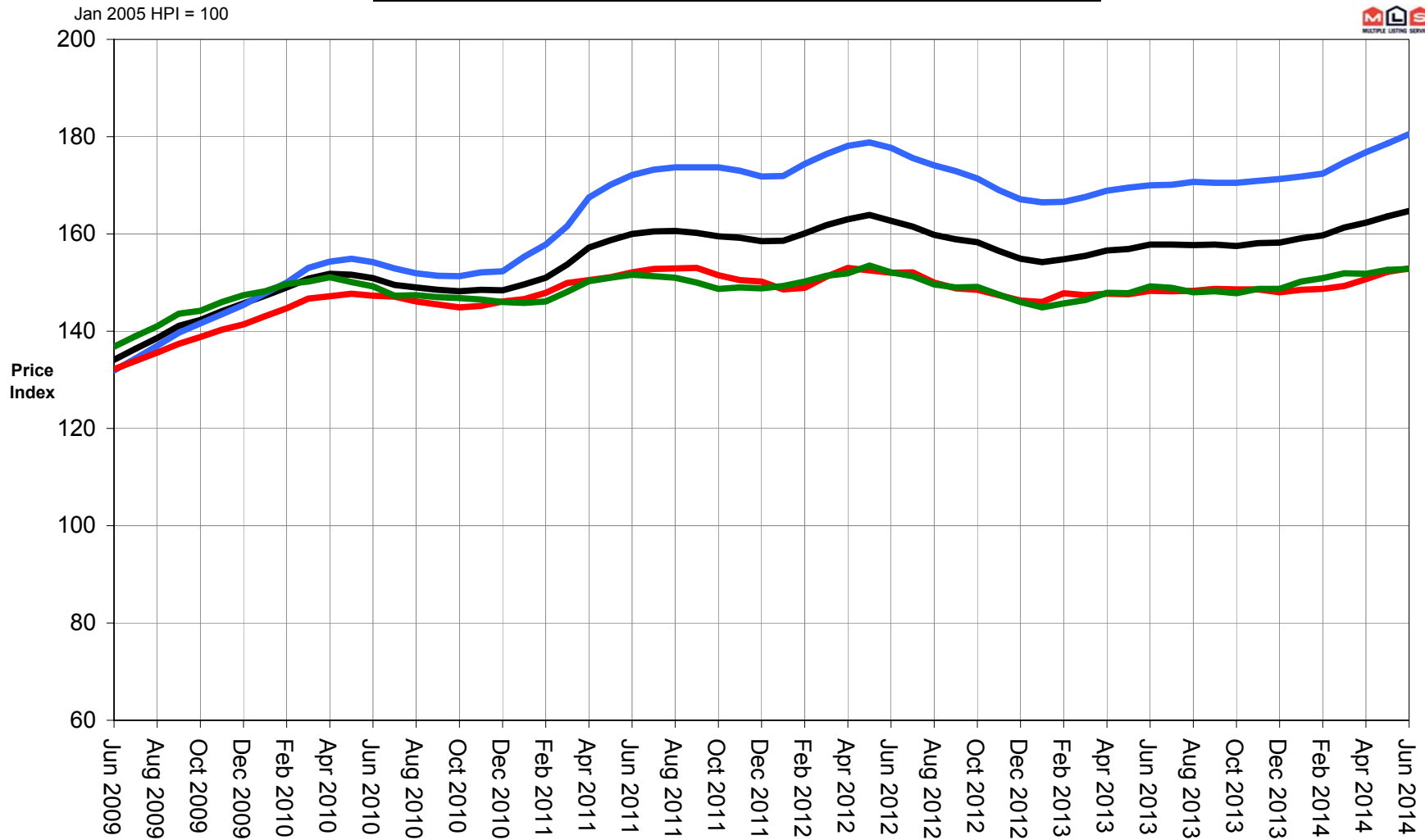
Lower Mainland includes areas serviced by both Real Estate Board of Greater Vancouver & Fraser Valley Real Estate Board.

The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



Greater Vancouver 5 Year Trend

Residential Detached Townhouse Apartment



MLS® SALES Facts



**June
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> | TOTALS | |
|--|-------------------------------------|----------------|------------------|----------------------|-----------------------|---------------------------------|------------------------|------------------------|-----------------------|----------------------------|-----------------|-----------------|-----------------------|-----------------------|-----------------------|----------------------------------|---------------------------|---------------|-------|
| June 2014 | Number of Sales | Detached | 112 | 146 | 70 | 7 | 134 | 48 | 135 | 48 | 36 | 166 | 31 | 67 | 177 | 175 | 94 | 16 | 1,462 |
| | | Attached | 99 | 61 | 5 | 0 | 51 | 9 | 47 | 43 | 26 | 113 | 20 | 8 | 50 | 71 | 9 | 24 | 636 |
| | | Apartment | 190 | 57 | 10 | 0 | 38 | 78 | 94 | 38 | 24 | 141 | 6 | 8 | 145 | 442 | 21 | 16 | 1,308 |
| | Median Selling Price | Detached | \$975,000 | \$763,750 | \$690,500 | n/a | \$490,450 | \$696,800 | \$1,015,000 | \$545,000 | \$910,500 | \$1,027,000 | \$467,500 | \$390,000 | \$998,000 | \$2,300,000 | \$2,135,000 | n/a | n/a |
| | | Attached | \$520,000 | \$480,500 | n/a | n/a | \$287,000 | n/a | \$620,000 | \$389,000 | \$418,000 | \$538,000 | \$367,450 | n/a | \$635,421 | \$915,500 | n/a | \$557,500 | n/a |
| | | Apartment | \$360,000 | \$291,944 | n/a | n/a | \$229,000 | \$292,500 | \$361,688 | \$227,403 | \$309,500 | \$372,000 | n/a | n/a | \$340,450 | \$484,250 | \$709,000 | n/a | n/a |
| 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 | 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 | n/a |
| June 2013 | Number of Sales | Detached | 79 | 104 | 64 | 1 | 104 | 29 | 99 | 40 | 29 | 115 | 15 | 49 | 141 | 145 | 76 | 12 | 1,102 |
| | | Attached | 83 | 53 | 2 | 0 | 38 | 9 | 40 | 29 | 13 | 72 | 8 | 3 | 38 | 63 | 8 | 13 | 472 |
| | | Apartment | 149 | 67 | 19 | 0 | 23 | 61 | 67 | 23 | 23 | 121 | 6 | 5 | 99 | 386 | 11 | 8 | 1,068 |
| | Median Selling Price | Detached | \$899,000 | \$722,500 | \$639,500 | n/a | \$475,818 | \$715,000 | \$964,000 | \$566,000 | \$815,000 | \$930,000 | n/a | \$425,473 | \$844,000 | \$2,055,000 | \$1,745,000 | n/a | n/a |
| | | Attached | \$496,640 | \$439,000 | n/a | n/a | \$266,500 | n/a | \$593,000 | \$393,500 | n/a | \$533,900 | n/a | n/a | \$647,450 | \$846,000 | n/a | n/a | n/a |
| | | Apartment | \$365,000 | \$289,000 | n/a | n/a | \$210,000 | \$280,000 | \$380,500 | \$194,000 | \$350,000 | \$335,000 | n/a | n/a | \$352,900 | \$482,000 | n/a | n/a | n/a |
| Jan. - Jun. 2014 Year-to-date | Number of Sales | Detached | 573 | 689 | 301 | 21 | 655 | 181 | 703 | 257 | 136 | 848 | 136 | 267 | 900 | 972 | 420 | 68 | 7,127 |
| | | Attached | 391 | 266 | 41 | 0 | 245 | 57 | 210 | 181 | 132 | 513 | 70 | 24 | 266 | 323 | 41 | 129 | 2,889 |
| | | Apartment | 888 | 367 | 86 | 0 | 191 | 397 | 447 | 172 | 150 | 729 | 47 | 38 | 739 | 2,193 | 88 | 125 | 6,657 |
| | Median Selling Price | Detached | \$1,000,000 | \$760,000 | \$680,000 | \$370,000 | \$489,900 | \$700,000 | \$1,067,500 | \$560,500 | \$890,000 | \$998,000 | \$523,250 | \$376,000 | \$950,000 | \$2,320,000 | \$2,120,000 | \$1,189,000 | n/a |
| | | Attached | \$514,300 | \$480,000 | \$459,000 | n/a | \$302,000 | \$422,000 | \$659,500 | \$384,000 | \$419,500 | \$528,800 | \$356,431 | \$239,900 | \$649,500 | \$862,633 | \$1,290,000 | \$567,500 | n/a |
| | | Apartment | \$371,800 | \$294,888 | \$337,500 | n/a | \$219,018 | \$300,500 | \$377,000 | \$242,250 | \$337,500 | \$350,000 | \$235,500 | \$255,235 | \$342,500 | \$490,000 | \$775,000 | \$235,000 | n/a |
| Jan. - Jun. 2013 Year-to-date | Number of Sales | Detached | 425 | 554 | 230 | 15 | 540 | 137 | 578 | 178 | 120 | 592 | 87 | 226 | 659 | 814 | 335 | 67 | 5,557 |
| | | Attached | 400 | 229 | 29 | 0 | 183 | 68 | 179 | 155 | 88 | 437 | 66 | 20 | 204 | 319 | 36 | 102 | 2,515 |
| | | Apartment | 785 | 360 | 61 | 0 | 129 | 360 | 357 | 120 | 124 | 668 | 22 | 25 | 520 | 1,874 | 79 | 90 | 5,574 |
| | Median Selling Price | Detached | \$908,000 | \$715,500 | \$650,000 | n/a | \$474,900 | \$689,900 | \$946,500 | \$541,500 | \$783,750 | \$919,000 | \$495,000 | \$375,000 | \$860,000 | \$2,100,000 | \$1,802,500 | \$916,000 | n/a |
| | | Attached | \$477,750 | \$438,000 | \$395,500 | n/a | \$302,750 | \$449,900 | \$625,000 | \$366,900 | \$437,500 | \$503,000 | \$371,904 | \$259,000 | \$623,950 | \$849,000 | \$1,241,000 | \$497,500 | n/a |
| | | Apartment | \$356,900 | \$284,000 | \$330,000 | n/a | \$210,000 | \$285,000 | \$370,000 | \$227,500 | \$336,850 | \$338,800 | \$215,000 | \$264,900 | \$345,000 | \$470,000 | \$789,000 | \$253,000 | n/a |

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



MLS® LISTINGS Facts



**June
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> | TOTALS | | |
|---|-----------------------------------|----------------|------------------|----------------------|-----------------------|---------------------------------|------------------------|------------------------|-----------------------|----------------------------|-----------------|-----------------|-----------------------|-----------------------|-----------------------|----------------------------------|---------------------------|---------------|--------|-----|
| June 2014 | Number of Listings | Detached | 201 | 183 | 73 | 21 | 200 | 42 | 177 | 50 | 54 | 284 | 31 | 123 | 245 | 328 | 166 | 46 | 2,224 | |
| | | Attached | 139 | 65 | 11 | 0 | 55 | 16 | 54 | 43 | 32 | 153 | 13 | 18 | 69 | 118 | 13 | 34 | 833 | |
| | | Apartment | 290 | 130 | 31 | 0 | 57 | 162 | 160 | 56 | 40 | 269 | 7 | 35 | 233 | 734 | 28 | 50 | 2,282 | |
| | % Sales to Listings | Detached | 56% | 80% | 96% | 33% | 67% | 114% | 76% | 96% | 67% | 58% | 100% | 54% | 72% | 53% | 57% | 35% | | |
| | | Attached | 71% | 94% | 45% | n/a | 93% | 56% | 87% | 100% | 81% | 74% | 154% | 44% | 72% | 60% | 69% | 71% | | n/a |
| | | Apartment | 66% | 44% | 32% | n/a | 67% | 48% | 59% | 68% | 60% | 52% | 86% | 23% | 62% | 60% | 75% | 32% | | |
| May 2014 | Number of Listings | Detached | 254 | 207 | 101 | 17 | 217 | 61 | 197 | 67 | 47 | 331 | 43 | 144 | 285 | 346 | 198 | 49 | 2,564 | |
| | | 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 | |
| | % Sales to 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% | | |
| June 2013 | Number of Listings | Detached | 184 | 178 | 64 | 11 | 203 | 52 | 171 | 51 | 54 | 241 | 38 | 129 | 256 | 254 | 171 | 30 | 2,087 | |
| | | Attached | 116 | 83 | 11 | 0 | 79 | 27 | 58 | 49 | 25 | 150 | 13 | 11 | 57 | 115 | 19 | 32 | 845 | |
| | | Apartment | 282 | 107 | 20 | 0 | 55 | 122 | 163 | 54 | 49 | 225 | 14 | 6 | 183 | 597 | 27 | 38 | 1,942 | |
| | % Sales to Listings | Detached | 43% | 58% | 100% | 9% | 51% | 56% | 58% | 78% | 54% | 48% | 39% | 38% | 55% | 57% | 44% | 40% | | |
| | | Attached | 72% | 64% | 18% | n/a | 48% | 33% | 69% | 59% | 52% | 48% | 62% | 27% | 67% | 55% | 42% | 41% | | n/a |
| | | Apartment | 53% | 63% | 95% | n/a | 42% | 50% | 41% | 43% | 47% | 54% | 43% | 83% | 54% | 65% | 41% | 21% | | |
| Jan. - Jun. 2014 Year-to-date* | Number of Listings | Detached | 1,253 | 1,164 | 532 | 90 | 1,240 | 301 | 1,159 | 349 | 254 | 1,743 | 244 | 757 | 1,438 | 2,024 | 1,041 | 185 | 13,774 | |
| | | Attached | 686 | 397 | 66 | 2 | 446 | 91 | 349 | 261 | 178 | 902 | 115 | 54 | 447 | 671 | 81 | 196 | 4,942 | |
| | | Apartment | 1,674 | 861 | 149 | 0 | 402 | 893 | 1,081 | 432 | 254 | 1,769 | 82 | 96 | 1,383 | 4,320 | 206 | 233 | 13,835 | |
| | % Sales to Listings | Detached | 46% | 59% | 57% | 23% | 53% | 60% | 61% | 74% | 54% | 49% | 56% | 35% | 63% | 48% | 40% | 37% | | |
| | | Attached | 57% | 67% | 62% | 0% | 55% | 63% | 60% | 69% | 74% | 57% | 61% | 44% | 60% | 48% | 51% | 66% | | n/a |
| | | Apartment | 53% | 43% | 58% | n/a | 48% | 44% | 41% | 40% | 59% | 41% | 57% | 40% | 53% | 51% | 43% | 54% | | |
| Jan. - Jun. 2013 Year-to-date* | Number of Listings | Detached | 1,202 | 1,164 | 484 | 80 | 1,234 | 285 | 1,181 | 374 | 298 | 1,674 | 248 | 724 | 1,409 | 1,836 | 1,054 | 185 | 13,432 | |
| | | Attached | 748 | 501 | 79 | 1 | 407 | 120 | 356 | 295 | 197 | 832 | 133 | 74 | 440 | 662 | 96 | 164 | 5,105 | |
| | | Apartment | 1,730 | 878 | 158 | 0 | 369 | 801 | 930 | 331 | 295 | 1,493 | 92 | 54 | 1,180 | 3,984 | 188 | 186 | 12,669 | |
| | % Sales to Listings | Detached | 35% | 48% | 48% | 19% | 44% | 48% | 49% | 48% | 40% | 35% | 35% | 31% | 47% | 44% | 32% | 36% | | |
| | | Attached | 53% | 46% | 37% | 0% | 45% | 57% | 50% | 53% | 45% | 53% | 50% | 27% | 46% | 48% | 38% | 62% | | n/a |
| | | Apartment | 45% | 41% | 39% | n/a | 35% | 45% | 38% | 36% | 42% | 45% | 24% | 46% | 44% | 47% | 42% | 48% | | |

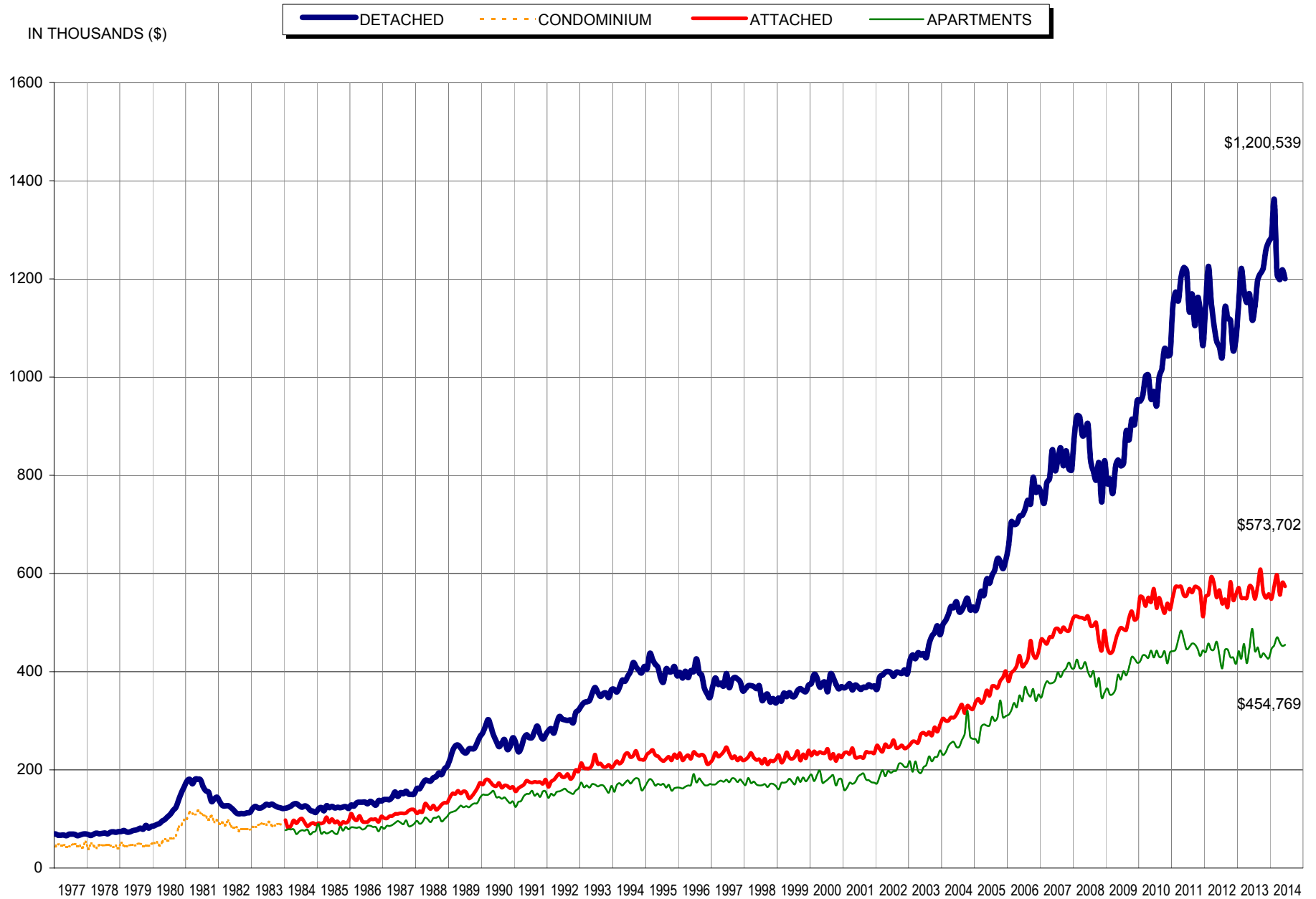
* Year-to-date listings represent a cumulative total of listings rather than total active listings.



Listing & Sales Activity Summary

| | <u>Listings</u> | | | | <u>Sales</u> | | | | | | |
|----------------------------------|------------------|------------------|------------------|--------------------------------------|------------------|------------------|------------------|--------------------------------------|-----------------------------|------------------------------|---------------------------------------|
| | 1 Jun 2013 | 2 May 2014 | 3 Jun 2014 | Col. 2 & 3 Percentage Variance | 5 Jun 2013 | 6 May 2014 | 7 Jun 2014 | Col. 6 & 7 Percentage Variance | 9 Apr 2013 - Jun 2013 | 10 Apr 2014 - Jun 2014 | Col. 9 & 10 Percentage Variance |
| BURNABY | | | | % | | | | % | | | % |
| DETACHED | 184 | 254 | 201 | -20.9 | 79 | 125 | 112 | -10.4 | 243 | 344 | 41.6 |
| ATTACHED | 116 | 118 | 139 | 17.8 | 83 | 69 | 99 | 43.5 | 250 | 244 | -2.4 |
| APARTMENTS | 282 | 305 | 290 | -4.9 | 149 | 163 | 190 | 16.6 | 468 | 513 | 9.6 |
| COQUITLAM | | | | | | | | | | | |
| DETACHED | 178 | 207 | 183 | -11.6 | 104 | 139 | 146 | 5.0 | 326 | 437 | 34.0 |
| ATTACHED | 83 | 77 | 65 | -15.6 | 53 | 51 | 61 | 19.6 | 131 | 154 | 17.6 |
| APARTMENTS | 107 | 141 | 130 | -7.8 | 67 | 85 | 57 | -32.9 | 206 | 206 | 0.0 |
| DELTA | | | | | | | | | | | |
| DETACHED | 64 | 101 | 73 | -27.7 | 64 | 71 | 70 | -1.4 | 154 | 198 | 28.6 |
| ATTACHED | 11 | 13 | 11 | -15.4 | 2 | 17 | 5 | -70.6 | 13 | 33 | 153.8 |
| APARTMENTS | 20 | 19 | 31 | 63.2 | 19 | 26 | 10 | -61.5 | 37 | 52 | 40.5 |
| MAPLE RIDGE/PITT MEADOWS | | | | | | | | | | | |
| DETACHED | 203 | 217 | 200 | -7.8 | 104 | 150 | 134 | -10.7 | 328 | 394 | 20.1 |
| ATTACHED | 79 | 70 | 55 | -21.4 | 38 | 44 | 51 | 15.9 | 116 | 150 | 29.3 |
| APARTMENTS | 55 | 70 | 57 | -18.6 | 23 | 32 | 38 | 18.8 | 78 | 100 | 28.2 |
| NORTH VANCOUVER | | | | | | | | | | | |
| DETACHED | 171 | 197 | 177 | -10.2 | 99 | 145 | 135 | -6.9 | 337 | 421 | 24.9 |
| ATTACHED | 58 | 73 | 54 | -26.0 | 40 | 43 | 47 | 9.3 | 105 | 129 | 22.9 |
| APARTMENTS | 163 | 205 | 160 | -22.0 | 67 | 90 | 94 | 4.4 | 205 | 257 | 25.4 |
| NEW WESTMINSTER | | | | | | | | | | | |
| DETACHED | 52 | 61 | 42 | -31.1 | 29 | 28 | 48 | 71.4 | 87 | 119 | 36.8 |
| ATTACHED | 27 | 14 | 16 | 14.3 | 9 | 12 | 9 | -25.0 | 37 | 32 | -13.5 |
| APARTMENTS | 122 | 142 | 162 | 14.1 | 61 | 66 | 78 | 18.2 | 204 | 221 | 8.3 |
| PORT MOODY/BELCARRA | | | | | | | | | | | |
| DETACHED | 54 | 47 | 54 | 14.9 | 29 | 29 | 36 | 24.1 | 81 | 93 | 14.8 |
| ATTACHED | 25 | 26 | 32 | 23.1 | 13 | 27 | 26 | -3.7 | 53 | 81 | 52.8 |
| APARTMENTS | 49 | 48 | 40 | -16.7 | 23 | 36 | 24 | -33.3 | 66 | 94 | 42.4 |
| PORT COQUITLAM | | | | | | | | | | | |
| DETACHED | 51 | 67 | 50 | -25.4 | 40 | 48 | 48 | 0.0 | 119 | 156 | 31.1 |
| ATTACHED | 49 | 49 | 43 | -12.2 | 29 | 29 | 43 | 48.3 | 88 | 105 | 19.3 |
| APARTMENTS | 54 | 78 | 56 | -28.2 | 23 | 29 | 38 | 31.0 | 68 | 95 | 39.7 |
| RICHMOND | | | | | | | | | | | |
| DETACHED | 241 | 331 | 284 | -14.2 | 115 | 160 | 166 | 3.8 | 351 | 455 | 29.6 |
| ATTACHED | 150 | 165 | 153 | -7.3 | 72 | 96 | 113 | 17.7 | 270 | 298 | 10.4 |
| APARTMENTS | 225 | 367 | 269 | -26.7 | 121 | 148 | 141 | -4.7 | 412 | 405 | -1.7 |
| SUNSHINE COAST | | | | | | | | | | | |
| DETACHED | 129 | 144 | 123 | -14.6 | 49 | 64 | 67 | 4.7 | 140 | 183 | 30.7 |
| ATTACHED | 11 | 6 | 18 | 200.0 | 3 | 2 | 8 | 300.0 | 11 | 11 | 0.0 |
| APARTMENTS | 6 | 13 | 35 | 169.2 | 5 | 9 | 8 | -11.1 | 15 | 21 | 40.0 |
| SQUAMISH | | | | | | | | | | | |
| DETACHED | 38 | 43 | 31 | -27.9 | 15 | 27 | 31 | 14.8 | 57 | 82 | 43.9 |
| ATTACHED | 13 | 22 | 13 | -40.9 | 8 | 14 | 20 | 42.9 | 45 | 44 | -2.2 |
| APARTMENTS | 14 | 21 | 7 | -66.7 | 6 | 9 | 6 | -33.3 | 14 | 24 | 71.4 |
| VANCOUVER EAST | | | | | | | | | | | |
| DETACHED | 256 | 285 | 245 | -14.0 | 141 | 172 | 177 | 2.9 | 432 | 530 | 22.7 |
| ATTACHED | 57 | 83 | 69 | -16.9 | 38 | 47 | 50 | 6.4 | 127 | 152 | 19.7 |
| APARTMENTS | 183 | 241 | 233 | -3.3 | 99 | 148 | 145 | -2.0 | 297 | 408 | 37.4 |
| VANCOUVER WEST | | | | | | | | | | | |
| DETACHED | 254 | 346 | 328 | -5.2 | 145 | 203 | 175 | -13.8 | 476 | 536 | 12.6 |
| ATTACHED | 115 | 121 | 118 | -2.5 | 63 | 63 | 71 | 12.7 | 194 | 199 | 2.6 |
| APARTMENTS | 597 | 765 | 734 | -4.1 | 386 | 406 | 442 | 8.9 | 1097 | 1252 | 14.1 |
| WHISTLER/PEMBERTON | | | | | | | | | | | |
| DETACHED | 30 | 49 | 46 | -6.1 | 12 | 6 | 16 | 166.7 | 29 | 36 | 24.1 |
| ATTACHED | 32 | 42 | 34 | -19.0 | 13 | 25 | 24 | -4.0 | 51 | 69 | 35.3 |
| APARTMENTS | 38 | 28 | 50 | 78.6 | 8 | 23 | 16 | -30.4 | 43 | 65 | 51.2 |
| WEST VANCOUVER/HOWE SOUND | | | | | | | | | | | |
| DETACHED | 171 | 198 | 166 | -16.2 | 76 | 82 | 94 | 14.6 | 208 | 252 | 21.2 |
| ATTACHED | 19 | 14 | 13 | -7.1 | 8 | 8 | 9 | 12.5 | 26 | 24 | -7.7 |
| APARTMENTS | 27 | 36 | 28 | -22.2 | 11 | 16 | 21 | 31.3 | 46 | 53 | 15.2 |
| GRAND TOTALS | | | | | | | | | | | |
| DETACHED | 2076 | 2547 | 2203 | -13.5 | 1101 | 1449 | 1455 | 0.4 | 3368 | 4236 | 25.8 |
| ATTACHED | 845 | 893 | 833 | -6.7 | 472 | 547 | 636 | 16.3 | 1517 | 1725 | 13.7 |
| APARTMENTS | 1942 | 2479 | 2282 | -7.9 | 1068 | 1286 | 1308 | 1.7 | 3256 | 3766 | 15.7 |

Residential Average Sale Prices - January 1977 to June 2014



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