SnapStats® TSAWWASSEN

Price Band & Bedroom STATS HOUSES (DETACHED)

\$0 - 300,000		Inventory	Sales	Sales Ratio
400,001 – 500,000 0 NA 500,001 – 600,000 0 NA 600,001 – 700,000 0 NA 700,001 – 800,000 0 NA 800,001 – 900,000 0 NA 900,001 – 1,000,000 5 3 60% 1,000,001 – 1,500,000 38 12 32% 1,500,001 – 1,750,000 14 8 57% 1,750,001 – 2,000,000 11 2 18% 2,000,001 – 2,250,000 5 1 20% 2,250,001 – 2,500,000 6 1 17% 2,500,001 – 2,750,000 2 0 NA 3,000,001 – 3,500,000 2 0 NA 3,500,001 – 4,000,000 2 0 NA 4,000,001 – 4,500,000 2 0 NA 4,500,001 – 5,000,000 1 0 NA 5,000,001 & Greater 1 0 NA TOTAL 121 43 36% 2 Bedrooms & Less 4 3 75% 3 to 4 Bedrooms 84 27 32%	\$0 - 300,000	0	0	NA
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5,000,001 & Greater 1 0 NA TOTAL 121 43 36% 2 Bedrooms & Less 4 3 75% 3 to 4 Bedrooms 84 27 32% 5 to 6 Bedrooms 32 12 38% 7 Bedrooms & More 1 1 100%	4,000,001 — 4,500,000	2	0	NA
TOTAL 121 43 36% 2 Bedrooms & Less 4 3 75% 3 to 4 Bedrooms 84 27 32% 5 to 6 Bedrooms 32 12 38% 7 Bedrooms & More 1 1 100%	4,500,001 — 5,000,000	1	0	NA
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3 to 4 Bedrooms 84 27 32% 5 to 6 Bedrooms 32 12 38% 7 Bedrooms & More 1 1 100%	TOTAL	121	43	36%
3 to 4 Bedrooms 84 27 32% 5 to 6 Bedrooms 32 12 38% 7 Bedrooms & More 1 1 100%				
5 to 6 Bedrooms 32 12 38% 7 Bedrooms & More 1 1 100%	2 Bedrooms & Less	4	3	75%
7 Bedrooms & More 1 1 100%	3 to 4 Bedrooms	84	27	32%
	5 to 6 Bedrooms	32	12	38%
TOTAL 121 43 36%	7 Bedrooms & More	1	1	100%
	TOTAL	121	43	36%

/ Beardonns & More	I	I	100%
TOTAL	121	43	36%
SnapStats® Median Data	May	June	Variance
Inventory	131	121	-8%
Solds	51	43	-16%
Sale Price	\$1,298,800	\$1,290,000	-1%
Sale Price SQFT	\$529	\$511	-3%

100%

Community STATS HOUSES (DETACHED)

	Inventory	Sales	Sales Ratio
Beach Grove	16	5	31%
Boundary Beach	7	2	29%
Cliff Drive	32	10	31%
English Bluff	11	2	18%
Pebble Hill	20	11	55%
Tsawwassen Central	25	10	40%
Tsawwassen East	10	3	30%
TOTAL	121	43	36%

*Sales Ratio is the 'Sales-to-Active Listing' ratio (inventory) and is current market speed (higher is faster.) If >100% MLS® data on July 4 reported previous month's sales exceeded current inventory count.

Market Summary

Sale to List Price Ratio

Days on Market

- Official Market Type TSAWWASSEN DETACHED: Sellers market at 36% Sales Ratio average (3.6 in 10 homes selling rate)
- Homes are selling on average 1% below list price

99%

20

- Most Active Price Band** \$1 mil to \$1.25 mil with average 64% Sales Ratio (Sellers market)
- Buyers Best Bet** Homes between \$1.75 mil to \$2 mil, English Bluff and 3 to 4 bedroom properties
- Sellers Best Bet** Selling homes in Pebble Hill and 5 to 6 bedroom properties

-1%

5%

13 Month Market Trend



Compliments of...

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^{**} With a minimum inventory of 10 in most instances