

# News Release



FOR IMMEDIATE RELEASE:

## Home buyer demand outpacing supply across the Metro Vancouver housing market

**VANCOUVER, B.C. – May 4, 2015** – Strong home buyer demand coupled with below average home listing activity has created seller's market conditions within the Metro Vancouver\* housing market.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential property sales in Metro Vancouver reached 4,179 on the Multiple Listing Service® (MLS®) in April 2015. This represents a 37 per cent increase compared to the 3,050 sales recorded in April 2014, and a 2.9 per cent increase compared to the 4,060 sales in March 2015.

Last month's sales were 29.3 per cent above the 10-year sales average for the month.

"The supply of homes for sale today in the region is not meeting the demand we're seeing from home buyers. This is putting upward pressure on prices, particularly in the detached home market," Darcy McLeod, REBGV president said.

New listings for detached, attached and apartment properties in Metro Vancouver totalled 5,897 in April. This represents a 0.9 per cent decrease compared to the 5,950 new listings reported in April 2014.

The total number of properties currently listed for sale on the region's MLS® is 12,436, a 19.8 per cent decline compared to April 2014 and an increase of 0.5 per cent compared to March 2015.

"It's a competitive and fast-moving market today that is tilted in favour of home sellers. To be competitive, it's important to connect with a local REALTOR® who can help you develop a strategy to meet your home buying or selling needs," McLeod said.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$673,000. This represents an 8.5 per cent increase compared to April 2014.

The sales-to-active-listings ratio in April was 33.6 per cent. This is the highest that this ratio has been in Metro Vancouver since June 2007.

Sales of detached properties in April 2015 reached 1,815, an increase of 35.9 per cent from the 1,336 detached sales recorded in April 2014, and a 70.6 per cent increase from the 1,064 units sold in April 2013. The benchmark price for a detached property in Metro Vancouver increased 12.5 per cent from April 2014 to \$1,078,900.

Sales of apartment properties reached 1,579 in April 2015, an increase of 34.7 per cent compared to the 1,172 sales in April 2014, and an increase of 50.1 per cent compared to the 1,052 sales in April 2013. The benchmark price of an apartment property increased 4.4 per cent from April 2014 to \$394,200.

Attached property sales in April 2015 totalled 785, an increase of 44.8 per cent compared to the 542 sales in April 2014, and a 53.6 per cent increase from the 511 attached properties sold in April 2013. The benchmark price of an attached unit increased 5.7 per cent between April 2014 and 2015 to \$493,300.

**\*Editor's Note:** Areas covered by Real Estate Board of Greater Vancouver include: Whistler, Sunshine Coast, Squamish, West Vancouver, North Vancouver, Vancouver, Burnaby, New Westminister, Richmond, Port Moody, Port Coquitlam, Coquitlam, New Westminister, 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](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 %	10 Year Change %
Residential / Composite	Lower Mainland	\$594,500	167.6	1.6%	4.4%	4.7%	6.9%	7.2%	13.4%	65.3%
	Greater Vancouver	\$673,000	176.1	1.9%	4.9%	5.4%	8.5%	8.4%	16.2%	73.3%
	Bowen Island	\$595,500	129.1	0.6%	2.5%	1.2%	4.2%	-3.9%	-4.7%	26.4%
	Burnaby East	\$635,400	175.4	3.2%	7.9%	6.1%	9.0%	10.6%	16.1%	72.8%
	Burnaby North	\$571,000	171.6	1.7%	5.8%	5.8%	8.6%	9.4%	15.7%	69.2%
	Burnaby South	\$626,900	177.2	1.5%	3.9%	4.7%	7.8%	8.0%	17.3%	74.8%
	Coquitlam	\$565,200	167.2	2.3%	4.4%	5.0%	9.4%	11.8%	17.0%	65.2%
	Ladner	\$594,600	165.4	3.4%	6.0%	6.5%	11.2%	7.6%	15.7%	64.1%
	Maple Ridge	\$405,500	137.0	0.6%	1.9%	3.1%	4.8%	3.6%	0.4%	35.9%
	New Westminster	\$393,500	167.6	1.6%	3.3%	2.5%	4.6%	4.4%	9.6%	64.8%
	North Vancouver	\$738,000	166.5	1.5%	5.8%	7.1%	10.9%	12.0%	16.0%	64.2%
	Pitt Meadows	\$413,200	151.2	1.5%	2.5%	4.1%	6.5%	10.6%	7.2%	49.9%
	Port Coquitlam	\$433,200	153.5	2.9%	4.6%	4.5%	7.5%	5.9%	5.4%	51.7%
	Port Moody	\$571,400	158.0	0.9%	4.4%	4.9%	8.5%	14.0%	12.5%	56.0%
	Richmond	\$627,800	181.9	1.6%	4.7%	5.4%	7.1%	4.5%	14.2%	79.6%
	Squamish	\$436,700	142.3	0.1%	5.4%	4.1%	11.6%	14.9%	9.0%	40.2%
	Sunshine Coast	\$360,500	126.3	1.4%	2.1%	1.4%	3.7%	-4.8%	-6.0%	24.1%
	Tsawwassen	\$672,600	168.5	3.0%	7.6%	7.7%	11.1%	10.6%	17.7%	66.2%
	Vancouver East	\$695,400	203.7	2.4%	4.6%	6.0%	9.0%	13.1%	26.6%	100.7%
	Vancouver West	\$917,700	193.4	1.8%	5.6%	5.7%	9.5%	10.8%	21.0%	88.7%
West Vancouver	\$1,849,700	198.5	1.8%	7.2%	9.7%	11.9%	12.8%	38.5%	95.6%	
Whistler	\$502,700	116.8	0.3%	4.7%	2.7%	12.5%	4.4%	-4.8%	15.5%	
Single Family Detached	Lower Mainland	\$860,700	182.8	2.0%	5.9%	6.7%	9.9%	10.9%	23.8%	80.8%
	Greater Vancouver	\$1,078,900	199.0	2.5%	6.8%	8.2%	12.5%	11.7%	28.9%	96.6%
	Bowen Island	\$595,500	129.1	0.6%	2.5%	1.2%	4.2%	-3.9%	-4.7%	26.4%
	Burnaby East	\$856,800	191.6	3.6%	11.3%	7.8%	11.2%	11.5%	25.0%	88.0%
	Burnaby North	\$1,091,600	211.1	2.9%	8.6%	9.8%	14.0%	17.3%	36.4%	108.8%
	Burnaby South	\$1,143,500	218.9	4.3%	9.0%	9.0%	14.2%	15.1%	41.2%	116.1%
	Coquitlam	\$826,000	183.0	2.3%	6.1%	7.7%	12.0%	16.6%	26.6%	81.2%
	Ladner	\$709,100	171.1	5.0%	7.6%	8.9%	14.9%	9.4%	21.3%	69.7%
	Maple Ridge	\$488,600	139.2	0.5%	1.7%	2.6%	5.8%	5.7%	3.2%	38.4%
	New Westminster	\$750,600	186.2	4.0%	10.8%	7.0%	11.4%	9.1%	21.1%	83.1%
	North Vancouver	\$1,138,300	181.2	2.4%	8.6%	9.2%	15.7%	17.7%	26.4%	78.3%
	Pitt Meadows	\$539,900	152.2	1.5%	2.6%	2.9%	8.5%	8.3%	7.6%	51.0%
	Port Coquitlam	\$630,200	168.1	3.6%	7.1%	7.6%	11.4%	13.2%	16.9%	66.6%
	Port Moody	\$963,300	177.9	2.6%	4.4%	6.1%	8.1%	16.2%	23.9%	76.3%
	Richmond	\$1,101,400	220.9	2.4%	6.8%	9.0%	13.9%	6.9%	28.8%	118.5%
	Squamish	\$570,000	151.5	-2.0%	4.8%	4.3%	9.1%	13.1%	15.2%	47.9%
	Sunshine Coast	\$358,200	125.5	1.4%	2.1%	1.3%	3.6%	-5.0%	-6.6%	23.3%
	Tsawwassen	\$827,100	178.1	3.9%	8.8%	9.3%	12.7%	13.7%	25.2%	75.0%
	Vancouver East	\$1,046,000	231.2	3.0%	7.3%	9.7%	16.2%	22.9%	46.0%	128.7%
	Vancouver West	\$2,490,600	255.7	1.8%	5.9%	7.9%	13.0%	10.3%	39.0%	153.4%
West Vancouver	\$2,236,300	212.6	2.4%	8.5%	10.7%	13.0%	15.0%	47.5%	109.0%	
Whistler	\$997,700	138.1	-0.8%	5.7%	6.5%	7.0%	16.2%	7.9%	35.5%	

**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 %	10 Year Change %
Townhouse	Lower Mainland	\$410,000	148.4	1.2%	2.7%	1.9%	3.7%	1.9%	4.2%	46.8%
	Greater Vancouver	\$493,300	159.4	1.7%	2.8%	2.4%	5.7%	4.7%	8.5%	57.4%
	Burnaby East	\$442,200	158.6	1.3%	3.6%	3.3%	5.4%	5.0%	8.8%	57.5%
	Burnaby North	\$421,500	157.2	2.7%	3.9%	2.7%	4.2%	3.4%	7.1%	54.3%
	Burnaby South	\$425,600	152.7	3.7%	1.6%	2.9%	2.2%	0.1%	4.2%	51.2%
	Coquitlam	\$406,900	149.5	0.5%	3.2%	1.0%	5.0%	6.3%	7.4%	47.1%
	Ladner	\$475,300	157.5	1.7%	2.5%	2.0%	1.8%	5.6%	8.9%	54.9%
	Maple Ridge	\$284,700	138.3	1.3%	1.3%	4.5%	3.8%	3.6%	-2.1%	36.4%
	New Westminster	\$424,600	159.5	0.6%	2.3%	1.3%	3.7%	6.4%	12.5%	57.6%
	North Vancouver	\$625,000	149.6	0.5%	3.0%	2.3%	4.2%	3.3%	4.8%	48.0%
	Pitt Meadows	\$352,200	152.4	4.7%	1.5%	7.1%	8.3%	10.6%	6.6%	51.0%
	Port Coquitlam	\$391,900	148.6	2.9%	4.0%	1.6%	6.8%	1.9%	3.2%	46.0%
	Port Moody	\$434,400	146.8	0.1%	1.9%	0.5%	6.1%	6.5%	4.4%	44.1%
	Richmond	\$529,600	171.2	0.6%	1.9%	2.5%	2.9%	4.1%	10.7%	69.5%
	Squamish	\$372,800	135.3	2.8%	7.9%	3.0%	10.1%	22.4%	7.7%	35.3%
	Tsawwassen	\$472,300	156.1	1.7%	5.2%	5.4%	4.8%	3.2%	8.6%	53.5%
	Vancouver East	\$552,700	182.2	3.8%	1.4%	0.8%	8.4%	5.2%	12.7%	77.4%
Vancouver West	\$783,400	177.2	1.5%	3.3%	2.1%	10.4%	10.5%	18.1%	75.4%	
Whistler	\$506,000	135.3	1.4%	6.7%	3.4%	11.8%	5.4%	14.8%	35.3%	
Apartment	Lower Mainland	\$354,800	154.9	0.9%	2.7%	2.7%	3.5%	3.4%	3.0%	51.9%
	Greater Vancouver	\$394,200	158.5	1.0%	3.0%	3.1%	4.4%	5.0%	5.1%	55.2%
	Burnaby East	\$445,200	169.0	6.6%	7.9%	7.5%	8.3%	20.5%	8.5%	65.7%
	Burnaby North	\$356,300	150.6	0.2%	3.4%	2.7%	4.7%	5.2%	3.7%	48.5%
	Burnaby South	\$400,200	160.7	-0.7%	0.8%	2.2%	4.6%	4.5%	6.9%	58.0%
	Coquitlam	\$269,200	148.2	2.8%	1.6%	1.8%	6.5%	4.7%	4.1%	46.2%
	Ladner	\$321,900	152.6	-0.7%	4.1%	2.6%	7.5%	3.0%	3.5%	52.4%
	Maple Ridge	\$171,800	124.1	0.0%	4.1%	3.9%	0.9%	-7.2%	-9.0%	22.7%
	New Westminster	\$283,900	161.7	0.8%	0.6%	0.8%	2.0%	2.1%	4.9%	58.8%
	North Vancouver	\$371,800	151.3	0.5%	2.4%	5.6%	5.7%	6.0%	5.4%	49.5%
	Pitt Meadows	\$252,800	149.4	-0.3%	3.0%	3.5%	3.2%	15.6%	8.0%	47.8%
	Port Coquitlam	\$231,900	137.5	1.5%	0.7%	2.2%	2.2%	-1.3%	-7.8%	35.7%
	Port Moody	\$355,900	148.3	-0.8%	5.6%	6.2%	9.3%	15.0%	7.2%	46.4%
	Richmond	\$352,900	149.0	0.7%	2.7%	1.4%	-0.2%	-0.6%	-2.0%	46.7%
	Squamish	\$272,900	131.4	2.3%	3.4%	4.9%	28.7%	11.5%	-1.9%	30.2%
	Tsawwassen	\$332,500	140.2	-0.6%	4.2%	2.6%	7.1%	0.8%	-3.6%	40.1%
	Vancouver East	\$318,700	175.8	0.7%	0.7%	1.8%	-0.2%	2.3%	6.7%	72.7%
Vancouver West	\$524,000	169.6	1.9%	5.4%	4.7%	7.1%	10.3%	11.1%	64.2%	
West Vancouver	\$625,200	136.6	-1.9%	-2.6%	1.9%	6.0%	-0.9%	-2.4%	35.4%	
Whistler	\$257,400	84.4	0.4%	1.7%	0.5%	31.1%	9.5%	-32.4%	-16.8%	

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

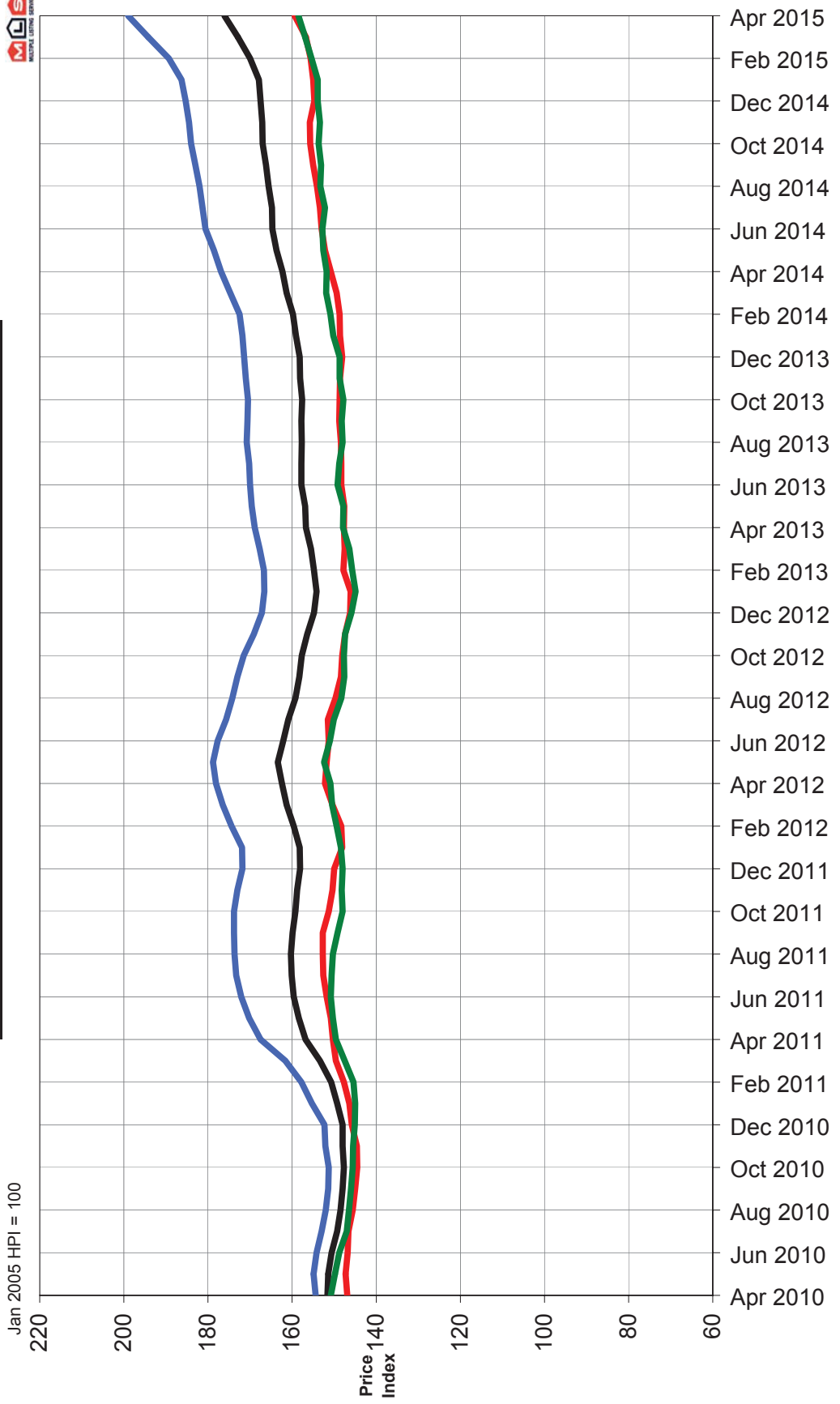
The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



### Greater Vancouver 5 Year Trend



Residential Detached Townhouse Apartment



# MLS® SALES Facts



**April  
2015**

	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
<b>April 2015</b>	162 Detached 105 Attached 209 Apartment	163 82 19 23	82 19 23	4 0 0	194 84 34	37 17 101	167 58 109	56 29 58	39 27 27	253 144 187	30 19 17	60 13 9	220 74 170	220 103 484	109 10 17	19 23 32	1,815 785 1,579
	Median Selling Price \$1,224,400 \$559,900 \$388,000	\$870,600 \$549,950 \$315,000	\$834,000 n/a \$343,000	n/a n/a n/a	\$532,000 \$314,646 \$220,400	\$877,000 n/a \$305,000	\$1,262,944 \$670,000 \$419,900	\$657,000 \$420,000 \$245,950	\$870,000 \$435,000 \$346,000	\$1,180,000 \$565,000 \$359,000	\$633,500 n/a n/a	\$462,500 n/a n/a	\$1,114,500 \$740,150 \$372,250	\$2,625,000 \$936,500 \$510,000	\$2,400,000 n/a n/a	n/a \$770,000 \$247,500	n/a
<b>March 2015</b>	188 Detached 92 Attached 210 Apartment	137 56 110	66 11 31	5 0 0	149 58 29	35 16 87	189 65 141	49 41 48	35 21 20	229 117 195	38 23 15	54 6 5	210 63 190	209 108 506	101 17 16	17 28 24	1,711 722 1,627
	Median Selling Price \$1,219,000 \$517,000 \$390,000	\$842,000 \$471,450 \$337,700	\$800,000 n/a \$375,000	n/a n/a n/a	\$530,000 \$320,137 \$223,950	\$729,000 n/a \$322,500	\$1,290,000 \$675,000 \$405,000	\$625,000 \$399,950 \$234,000	\$985,000 \$392,000 \$384,500	\$1,159,000 \$549,950 \$345,000	\$620,000 \$414,900 n/a	\$418,154 n/a n/a	\$1,137,500 \$715,000 \$376,000	\$2,718,000 \$969,000 \$502,107	\$2,300,000 n/a n/a	n/a \$603,500 \$253,000	n/a
<b>April 2014</b>	107 Detached 76 Attached 160 Apartment	152 42 64	57 11 16	4 0 0	110 55 30	43 11 77	141 39 73	60 33 28	28 28 34	129 89 116	24 10 9	52 1 4	181 55 115	158 65 404	76 7 16	14 20 26	1,336 542 1,172
	Median Selling Price \$1,044,500 \$495,000 \$367,850	\$772,500 \$492,500 \$301,500	\$670,000 n/a n/a	n/a n/a n/a	\$488,888 \$290,189 \$192,950	\$685,000 n/a \$290,000	\$1,145,000 \$670,000 \$395,000	\$571,000 \$389,000 \$244,900	\$833,000 \$422,750 \$351,625	\$998,000 \$520,000 \$326,000	\$549,250 n/a n/a	\$345,750 n/a n/a	\$915,000 \$640,000 \$367,950	\$2,275,000 \$798,000 \$482,000	\$1,920,000 n/a n/a	n/a \$507,500 \$271,500	n/a
<b>Jan. - Apr. 2015</b>	557 Detached 338 Attached 679 Apartment	474 179 353	233 41 75	13 0 0	549 202 110	116 54 324	548 198 401	165 114 158	105 69 82	764 421 622	104 70 53	180 24 27	670 310 590	695 310 1,619	375 37 62	55 92 104	5,603 2,351 5,259
	Median Selling Price \$1,200,000 \$520,450 \$388,500	\$850,000 \$503,000 \$316,900	\$800,000 \$491,950 \$344,995	n/a n/a n/a	\$525,000 \$308,950 \$216,000	\$765,000 \$469,000 \$303,750	\$1,262,944 \$675,000 \$399,000	\$620,000 \$410,000 \$240,000	\$940,000 \$422,000 \$370,450	\$1,146,000 \$557,000 \$350,000	\$621,500 \$399,900 \$247,500	\$410,000 \$275,000 \$240,000	\$1,105,944 \$716,500 \$360,000	\$2,605,000 \$919,000 \$505,000	\$2,300,000 \$992,000 \$715,000	\$1,210,000 \$688,500 \$275,000	n/a
<b>Jan. - Apr. 2014</b>	336 Detached 223 Attached 535 Apartment	404 154 225	160 19 50	10 0 0	371 150 121	105 36 253	423 120 263	161 109 105	71 79 90	522 304 440	78 36 32	136 14 21	551 169 446	594 189 1,345	244 24 51	46 80 86	4,212 1,706 4,063
	Median Selling Price \$1,000,000 \$509,900 \$373,600	\$750,000 \$479,900 \$295,000	\$669,000 n/a \$326,250	n/a n/a n/a	\$480,000 \$300,000 \$217,000	\$694,500 \$425,000 \$300,500	\$1,095,900 \$669,750 \$374,950	\$560,000 \$378,500 \$246,714	\$890,000 \$414,900 \$335,450	\$1,013,000 \$524,400 \$336,000	\$539,000 \$334,000 \$237,000	\$356,500 n/a \$235,000	\$933,000 \$649,000 \$335,000	\$2,358,250 \$821,000 \$492,000	\$2,085,000 \$1,280,000 \$797,000	\$1,250,000 \$595,000 \$218,750	n/a
<b>Year-to-date</b>																	

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



# MLS® LISTINGS Facts



**April  
2015**

	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
<b>April 2015</b>	226 Detached	212 Attached	84 Attached	10 Apartment	250 Apartment	52 Apartment	194 Apartment	78 Apartment	53 Apartment	335 Apartment	36 Apartment	111 Apartment	282 Apartment	317 Apartment	189 Apartment	35 Apartment	2,464
	151 Attached	66 Attached	21 Attached	0 Apartment	79 Apartment	16 Apartment	64 Apartment	50 Apartment	24 Apartment	159 Apartment	46 Apartment	14 Apartment	65 Apartment	138 Apartment	14 Apartment	35 Apartment	942
	317 Attached	163 Attached	25 Attached	0 Apartment	59 Apartment	175 Apartment	186 Apartment	78 Apartment	58 Apartment	312 Apartment	19 Apartment	9 Apartment	256 Apartment	772 Apartment	30 Apartment	32 Apartment	2,491
	72% Attached	77% Attached	98% Attached	40% Attached	78% Attached	71% Attached	86% Attached	72% Attached	74% Attached	76% Attached	83% Attached	54% Attached	78% Attached	69% Attached	58% Attached	54% Attached	n/a
	70% Attached	91% Attached	90% Attached	n/a Attached	106% Attached	106% Attached	91% Attached	58% Attached	113% Attached	91% Attached	41% Attached	93% Attached	114% Attached	75% Attached	71% Attached	66% Attached	n/a
	66% Attached	63% Attached	92% Attached	n/a Attached	58% Attached	58% Attached	59% Attached	74% Attached	47% Attached	60% Attached	89% Attached	100% Attached	66% Attached	63% Attached	57% Attached	100% Attached	n/a
<b>March 2015</b>	236 Detached	201 Attached	90 Attached	9 Attached	243 Attached	32 Attached	237 Attached	66 Attached	51 Attached	285 Attached	57 Attached	151 Attached	298 Attached	306 Attached	182 Attached	28 Attached	2,472
	139 Attached	75 Attached	14 Attached	0 Attached	95 Attached	27 Attached	66 Attached	43 Attached	29 Attached	146 Attached	23 Attached	14 Attached	78 Attached	149 Attached	19 Attached	34 Attached	951
	343 Attached	189 Attached	28 Attached	0 Attached	69 Attached	178 Attached	211 Attached	96 Attached	37 Attached	321 Attached	23 Attached	11 Attached	248 Attached	727 Attached	22 Attached	42 Attached	2,545
	80% Attached	68% Attached	73% Attached	56% Attached	61% Attached	109% Attached	80% Attached	74% Attached	69% Attached	80% Attached	67% Attached	36% Attached	70% Attached	68% Attached	55% Attached	61% Attached	n/a
	66% Attached	75% Attached	79% Attached	n/a Attached	61% Attached	59% Attached	98% Attached	95% Attached	72% Attached	80% Attached	100% Attached	43% Attached	81% Attached	72% Attached	89% Attached	82% Attached	n/a
	61% Attached	58% Attached	111% Attached	n/a Attached	42% Attached	49% Attached	67% Attached	50% Attached	54% Attached	61% Attached	65% Attached	45% Attached	77% Attached	70% Attached	73% Attached	57% Attached	n/a
<b>April 2014</b>	235 Detached	232 Attached	94 Attached	28 Attached	249 Attached	59 Attached	259 Attached	65 Attached	47 Attached	287 Attached	39 Attached	142 Attached	254 Attached	363 Attached	198 Attached	23 Attached	2,574
	137 Attached	65 Attached	10 Attached	1 Attached	100 Attached	12 Attached	56 Attached	53 Attached	37 Attached	163 Attached	16 Attached	8 Attached	75 Attached	128 Attached	18 Attached	29 Attached	908
	293 Attached	157 Attached	28 Attached	0 Attached	84 Attached	165 Attached	191 Attached	71 Attached	39 Attached	305 Attached	15 Attached	13 Attached	257 Attached	769 Attached	47 Attached	34 Attached	2,468
	46% Attached	66% Attached	61% Attached	14% Attached	44% Attached	73% Attached	54% Attached	92% Attached	60% Attached	45% Attached	62% Attached	37% Attached	71% Attached	44% Attached	38% Attached	61% Attached	n/a
	55% Attached	65% Attached	110% Attached	0% Attached	55% Attached	92% Attached	70% Attached	62% Attached	76% Attached	55% Attached	63% Attached	13% Attached	73% Attached	51% Attached	39% Attached	69% Attached	n/a
	55% Attached	41% Attached	57% Attached	n/a Attached	36% Attached	47% Attached	38% Attached	39% Attached	87% Attached	38% Attached	60% Attached	31% Attached	45% Attached	53% Attached	34% Attached	76% Attached	n/a
<b>Jan. - Apr. 2015</b>	861 Detached	700 Attached	300 Attached	35 Attached	831 Attached	151 Attached	790 Attached	236 Attached	171 Attached	1,155 Attached	152 Attached	434 Attached	983 Attached	1,305 Attached	803 Attached	96 Attached	9,003
	524 Attached	256 Attached	53 Attached	1 Attached	326 Attached	89 Attached	263 Attached	160 Attached	95 Attached	568 Attached	112 Attached	49 Attached	242 Attached	516 Attached	63 Attached	118 Attached	3,435
	1,224 Attached	649 Attached	113 Attached	0 Attached	247 Attached	661 Attached	755 Attached	309 Attached	161 Attached	1,287 Attached	75 Attached	37 Attached	957 Attached	2,829 Attached	125 Attached	160 Attached	9,589
	65% Attached	68% Attached	78% Attached	37% Attached	66% Attached	77% Attached	69% Attached	70% Attached	61% Attached	66% Attached	68% Attached	41% Attached	68% Attached	53% Attached	47% Attached	57% Attached	n/a
	65% Attached	70% Attached	77% Attached	0% Attached	62% Attached	61% Attached	75% Attached	71% Attached	73% Attached	74% Attached	63% Attached	49% Attached	83% Attached	60% Attached	59% Attached	78% Attached	n/a
	55% Attached	54% Attached	66% Attached	n/a Attached	45% Attached	49% Attached	53% Attached	51% Attached	51% Attached	48% Attached	71% Attached	73% Attached	62% Attached	57% Attached	50% Attached	65% Attached	n/a
<b>Jan. - Apr. 2014</b>	798 Detached	774 Attached	358 Attached	52 Attached	823 Attached	198 Attached	785 Attached	232 Attached	153 Attached	1,128 Attached	170 Attached	490 Attached	908 Attached	1,350 Attached	677 Attached	90 Attached	8,986
	429 Attached	255 Attached	42 Attached	2 Attached	321 Attached	61 Attached	222 Attached	169 Attached	120 Attached	564 Attached	80 Attached	30 Attached	295 Attached	432 Attached	54 Attached	120 Attached	3,216
	1,079 Attached	590 Attached	99 Attached	0 Attached	275 Attached	569 Attached	716 Attached	298 Attached	166 Attached	1,133 Attached	54 Attached	48 Attached	909 Attached	2,821 Attached	142 Attached	155 Attached	9,074
	42% Attached	52% Attached	45% Attached	19% Attached	45% Attached	53% Attached	54% Attached	69% Attached	46% Attached	46% Attached	46% Attached	28% Attached	61% Attached	44% Attached	36% Attached	51% Attached	n/a
	52% Attached	60% Attached	45% Attached	0% Attached	47% Attached	59% Attached	54% Attached	64% Attached	66% Attached	52% Attached	45% Attached	47% Attached	57% Attached	44% Attached	44% Attached	67% Attached	n/a
<b>Year-to-date*</b>	50% Attached	38% Attached	51% Attached	n/a Attached	44% Attached	43% Attached	37% Attached	35% Attached	54% Attached	39% Attached	59% Attached	44% Attached	49% Attached	48% Attached	36% Attached	55% Attached	n/a

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



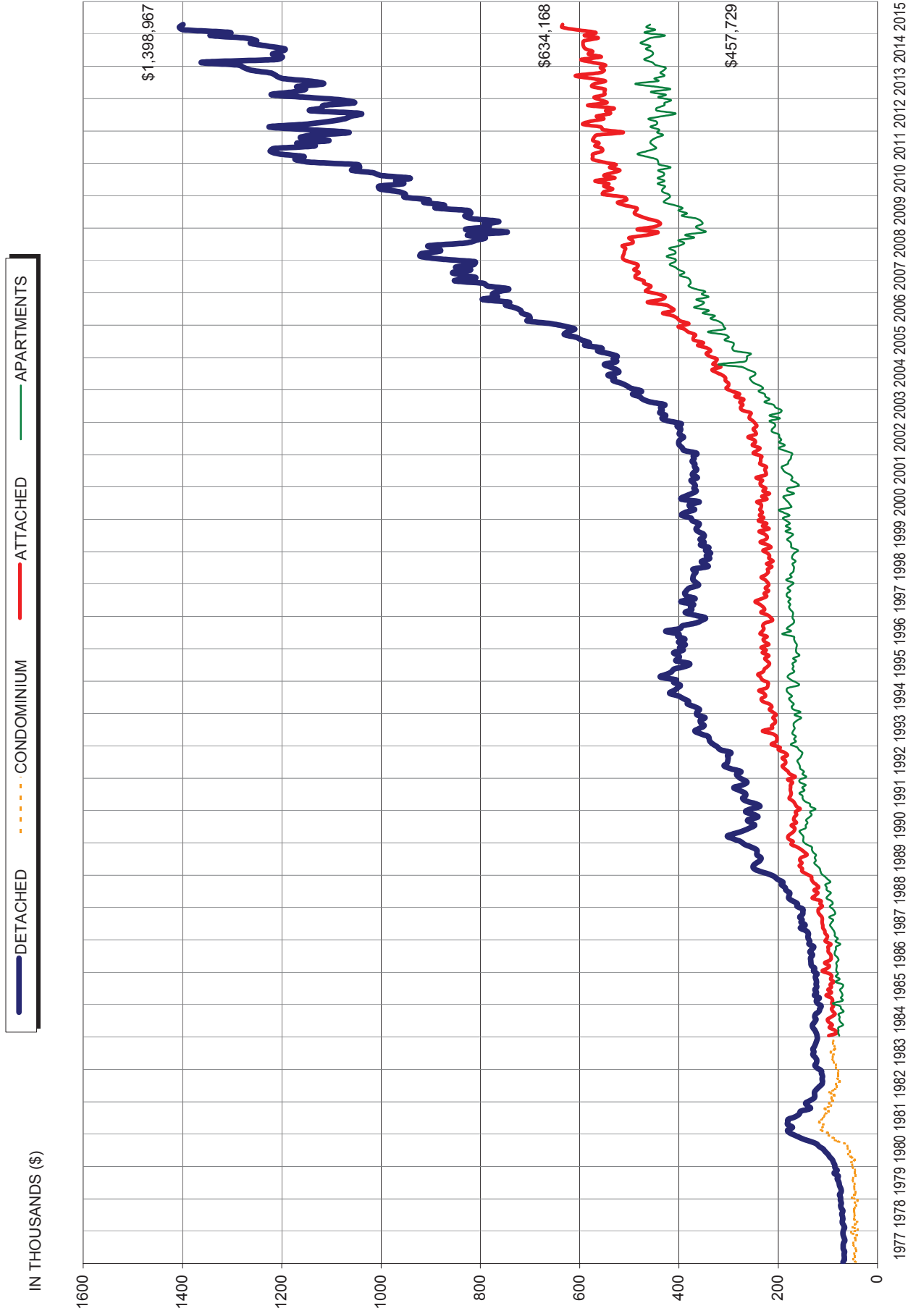
# Listing & Sales Activity Summary

	<u>Listings</u>				<u>Sales</u>						
	1 Apr 2014	2 Mar 2015	3 Apr 2015	Col. 2 & 3 Percentage Variance	5 Apr 2014	6 Mar 2015	7 Apr 2015	Col. 6 & 7 Percentage Variance	9 Feb 2014 - Apr 2014	10 Feb 2015 - Apr 2015	Col. 9 & 10 Percentage Variance
<b>BURNABY</b>				<b>%</b>				<b>%</b>			<b>%</b>
DETACHED	235	236	226	-4.2	107	188	162	-13.8	275	471	71.3
ATTACHED	137	139	151	8.6	76	92	105	14.1	182	285	56.6
APARTMENTS	293	343	317	-7.6	160	210	209	-0.5	429	575	34.0
<b>COQUITLAM</b>											
DETACHED	232	201	212	5.5	152	137	163	19.0	333	419	25.8
ATTACHED	65	75	66	-12.0	42	56	60	7.1	131	151	15.3
APARTMENTS	157	189	163	-13.8	64	110	102	-7.3	180	300	66.7
<b>DELTA</b>											
DETACHED	94	90	84	-6.7	57	66	82	24.2	131	202	54.2
ATTACHED	10	14	21	50.0	11	11	19	72.7	19	38	100.0
APARTMENTS	28	28	25	-10.7	16	31	23	-25.8	40	64	60.0
<b>MAPLE RIDGE/PITT MEADOWS</b>											
DETACHED	249	243	250	2.9	110	149	194	30.2	314	470	49.7
ATTACHED	100	95	79	-16.8	55	58	84	44.8	134	181	35.1
APARTMENTS	84	69	59	-14.5	30	29	34	17.2	96	88	-8.3
<b>NORTH VANCOUVER</b>											
DETACHED	259	237	194	-18.1	141	189	167	-11.6	370	480	29.7
ATTACHED	56	66	64	-3.0	39	65	58	-10.8	101	176	74.3
APARTMENTS	191	211	186	-11.8	73	141	109	-22.7	215	344	60.0
<b>NEW WESTMINSTER</b>											
DETACHED	59	32	52	62.5	43	35	37	5.7	88	100	13.6
ATTACHED	12	27	16	-40.7	11	16	17	6.3	26	45	73.1
APARTMENTS	165	178	175	-1.7	77	87	101	16.1	206	266	29.1
<b>PORT MOODY/BELCARRA</b>											
DETACHED	47	51	53	3.9	28	35	39	11.4	62	94	51.6
ATTACHED	37	29	24	-17.2	28	21	27	28.6	69	62	-10.1
APARTMENTS	39	37	58	56.8	34	20	27	35.0	73	69	-5.5
<b>PORT COQUITLAM</b>											
DETACHED	65	66	78	18.2	60	49	56	14.3	139	143	2.9
ATTACHED	53	43	50	16.3	33	41	29	-29.3	94	91	-3.2
APARTMENTS	71	96	78	-18.8	28	48	58	20.8	91	138	51.6
<b>RICHMOND</b>											
DETACHED	287	285	335	17.5	129	229	253	10.5	408	646	58.3
ATTACHED	163	146	159	8.9	89	117	144	23.1	243	355	46.1
APARTMENTS	305	321	312	-2.8	116	195	187	-4.1	351	520	48.1
<b>SUNSHINE COAST</b>											
DETACHED	142	151	111	-26.5	52	54	60	11.1	108	145	34.3
ATTACHED	8	14	14	0.0	1	6	13	116.7	10	21	110.0
APARTMENTS	13	11	9	-18.2	4	5	9	80.0	16	23	43.8
<b>SQUAMISH</b>											
DETACHED	39	57	36	-36.8	24	38	30	-21.1	64	95	48.4
ATTACHED	16	23	46	100.0	10	23	19	-17.4	29	61	110.3
APARTMENTS	15	23	19	-17.4	9	15	17	13.3	22	42	90.9
<b>VANCOUVER EAST</b>											
DETACHED	254	298	282	-5.4	181	210	220	4.8	471	575	22.1
ATTACHED	75	78	65	-16.7	55	63	74	17.5	140	181	29.3
APARTMENTS	257	248	256	3.2	115	190	170	-10.5	384	495	28.9
<b>VANCOUVER WEST</b>											
DETACHED	363	306	317	3.6	158	209	220	5.3	477	595	24.7
ATTACHED	128	149	138	-7.4	65	108	103	-4.6	160	274	71.3
APARTMENTS	769	727	772	6.2	404	506	484	-4.3	1101	1389	26.2
<b>WHISTLER/PEMBERTON</b>											
DETACHED	23	28	35	25.0	14	17	19	11.8	37	48	29.7
ATTACHED	29	34	35	2.9	20	28	23	-17.9	68	74	8.8
APARTMENTS	34	42	32	-23.8	26	24	32	33.3	67	82	22.4
<b>WEST VANCOUVER/HOWE SOUND</b>											
DETACHED	198	182	189	3.8	76	101	109	7.9	200	328	64.0
ATTACHED	18	19	14	-26.3	7	17	10	-41.2	21	33	57.1
APARTMENTS	47	22	30	36.4	16	16	17	6.3	39	55	41.0
<b>GRAND TOTALS</b>											
DETACHED	<b>2546</b>	<b>2463</b>	<b>2454</b>	<b>-0.4</b>	<b>1332</b>	<b>1706</b>	<b>1811</b>	<b>6.2</b>	<b>3477</b>	<b>4811</b>	<b>38.4</b>
ATTACHED	<b>907</b>	<b>951</b>	<b>942</b>	<b>-0.9</b>	<b>542</b>	<b>722</b>	<b>785</b>	<b>8.7</b>	<b>1427</b>	<b>2028</b>	<b>42.1</b>
APARTMENTS	<b>2468</b>	<b>2545</b>	<b>2491</b>	<b>-2.1</b>	<b>1172</b>	<b>1627</b>	<b>1579</b>	<b>-3.0</b>	<b>3310</b>	<b>4450</b>	<b>34.4</b>





# Residential Average Sale Prices - January 1977 to April 2015



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

