

## SALES AND LISTINGS COUNTS - GREATER VANCOUVER

Year	Month	Units Sold	Units Listed	Active Listings	Sales to Listings Ratio	Month's Supply	Average Price	Benchmark Price
2010	January	1,960	5,325	11,180	37%	6	\$637,637	\$561,800
	February	2,517	4,790	12,396	53%	5	\$662,741	\$588,300
	March	3,190	7,187	14,679	44%	5	\$693,482	\$575,200
	April	3,474	7,851	17,039	44%	5	\$673,578	\$579,000
	May	3,202	7,243	18,702	44%	6	\$661,745	\$578,200
	June	3,046	5,722	18,752	53%	6	\$657,934	\$575,600
	July	2,297	4,303	17,591	53%	8	\$657,815	\$570,200
	August	2,236	3,887	16,593	58%	7	\$680,782	\$568,300
	September	2,254	4,836	16,522	47%	7	\$679,380	\$566,400
	October	2,383	3,807	15,312	63%	6	\$707,207	\$565,300
	November	2,542	3,098	13,362	82%	5	\$699,008	\$566,400
	December	1,943	1,768	10,739	110%	6	\$700,772	\$566,000
		31,044	59,817		52%			
2011	January	1,855	4,916	11,256	38%	6	\$762,562	\$570,600
	February	3,140	5,916	12,866	53%	4	\$791,604	\$575,900
	March	4,137	6,995	14,100	59%	3	\$786,310	\$586,200
	April	3,270	6,011	15,239	54%	5	\$815,251	\$599,600
	May	3,431	6,101	15,736	56%	5	\$831,554	\$605,300
	June	3,317	5,961	16,194	56%	5	\$808,867	\$610,300
	July	2,614	5,227	16,280	50%	6	\$761,672	\$612,200
	August	2,419	4,864	16,395	50%	7	\$778,545	\$612,600
	September	2,299	5,799	17,206	40%	7	\$751,042	\$611,000
	October	2,359	4,462	16,418	53%	7	\$767,225	\$608,400
	November	2,395	3,342	14,777	72%	6	\$728,117	\$607,200
	December	1,700	1,713	12,082	99%	7	\$689,056	\$604,500
		32,936	61,307		54%			
2012	January	1,607	5,906	13,456	27%	8	\$752,379	\$604,900
	February	2,572	5,698	14,753	45%	6	\$806,093	\$610,600
	March	2,919	5,996	16,226	49%	6	\$761,741	\$617,100
	April	2,837	6,200	17,559	46%	6	\$735,314	\$621,700
	May	2,897	7,138	18,911	41%	7	\$732,735	\$625,100
	June	2,398	5,747	19,696	42%	8	\$701,141	\$620,600
	July	2,135	4,944	19,196	43%	9	\$667,462	\$616,000
	August	1,670	4,203	18,726	40%	11	\$725,086	\$609,500
	September							
	October							
	November							
	December							
		19,035	45,832					

**Average Price:** Total dollar volume of sales divided by the total number of units sold.

**Benchmark Price:** Price for a typical property within the Greater Vancouver Board, with the qualities and characteristics of this property staying constant over time.

**Month's Supply:** 0-5 is a Sellers's Market, 5 - 7 is a Balanced Market, Above 7 is a Buyer's Market

**Sales to Listings Ratio:** The percentage of Units Listed in a month and sold during that month (Units Sold divided by Units Listed and also known as the Absorption Rate)

## SALES AND LISTINGS COUNTS - VANCOUVER WEST SIDE

Year	Month	Units Sold	Units Listed	Active Listings	Sales to Listings Ratio	Month's Supply	Average Price	Benchmark Price
2010	January	432	1,175	1,946	37%	5	\$933,510	\$730,200
	February	527	913	2,114	58%	4	\$967,828	\$743,500
	March	661	1,716	2,768	39%	4	\$1,078,521	\$753,000
	April	821	1,789	3,325	46%	4	\$940,003	\$758,200
	May	712	1,602	3,653	44%	5	\$915,120	\$749,700
	June	647	1,315	3,708	49%	6	\$926,981	\$745,900
	July	553	900	3,294	61%	6	\$896,418	\$735,000
	August	512	884	3,094	58%	6	\$958,803	\$738,800
	September	518	1,116	3,114	46%	6	\$993,401	\$734,500
	October	550	872	2,848	63%	5	\$1,069,837	\$733,600
	November	571	660	2,392	87%	4	\$1,013,242	\$738,300
	December	439	334	1,817	131%	4	\$1,043,559	\$743,100
		6,943	13,276		52%			
2011	January	399	1,111	1,998	36%	5	\$1,244,183	\$745,900
	February	724	1,264	2,260	57%	3	\$1,237,882	\$754,000
	March	952	1,601	2,506	59%	3	\$1,150,769	\$775,300
	April	761	1,240	2,624	61%	3	\$1,169,282	\$792,400
	May	742	1,280	2,675	58%	4	\$1,215,908	\$801,900
	June	661	1,272	2,831	52%	4	\$1,271,430	\$810,400
	July	545	1,102	2,857	49%	5	\$1,119,620	\$814,700
	August	525	1,020	2,848	51%	5	\$1,139,005	\$818,500
	September	475	1,307	3,111	36%	7	\$1,084,787	\$818,500
	October	495	1,026	3,020	48%	6	\$1,080,062	\$812,300
	November	530	753	2,713	70%	5	\$1,012,507	\$818,500
	December	358	336	2,096	107%	6	\$1,044,608	\$802,400
		7,167	13,312		54%			
2012	January	326	1,383	2,547	24%	8	\$1,162,492	\$812,800
	February	548	1,262	2,824	43%	5	\$1,335,930	\$816,600
	March	615	1,217	3,061	51%	5	\$1,089,709	\$825,100
	April	550	1,370	3,386	40%	6	\$1,054,622	\$828,000
	May	574	1,608	3,716	36%	6	\$994,857	\$840,300
	June	479	1,211	3,799	40%	8	\$1,023,697	\$822,800
	July	406	1,013	3,652	40%	9	\$980,790	\$817,100
	August	362	832	3,427	44%	9	\$1,133,629	\$802,800
	September							
	October							
	November							
	December							
		3,860	9,896					

**Average Price:** Total dollar volume of sales divided by the total number of units sold.

**Benchmark Price:** Price for a typical property within the Greater Vancouver Board, with the qualities and characteristics of this property staying constant over time.

**Month' Supply:** 0-5 is a Seller's Market, 5-7 is a Balanced Market, Above 7 is a Buyer's Market

**Sales to Listings Ratio:** The percentage of Units Listed in a month and sold during that month (Units Sold divided by Units Listed and also known as the Absorption Rate).

## SALES AND LISTINGS COUNTS - VANCOUVER EAST SIDE

Year	Month	Units Sold	Units Listed	Active Listings	Sales to Listings Ratio	Month's Supply	Average Price	Benchmark Price
2010	January	241	531	984	45%	4	\$560,196	\$534,500
	February	294	453	1,035	65%	4	\$581,397	\$540,700
	March	338	677	1,189	50%	4	\$614,918	\$547,200
	April	359	842	1,473	43%	4	\$580,903	\$549,900
	May	341	699	1,610	49%	5	\$598,563	\$553,700
	June	312	571	1,596	55%	5	\$607,213	\$551,300
	July	267	429	1,454	62%	5	\$555,646	\$547,900
	August	229	341	1,277	67%	6	\$611,627	\$541,000
	September	237	451	1,258	53%	5	\$562,626	\$543,800
	October	240	348	1,158	69%	5	\$592,588	\$540,700
	November	268	306	971	88%	4	\$609,681	\$542,100
	December	160	142	751	113%	5	\$593,938	\$541,700
		3,286	5,790		57%			
2011	January	192	429	790	45%	4	\$606,793	\$546,500
	February	319	535	911	60%	3	\$625,654	\$554,700
	March	450	646	997	70%	2	\$637,272	\$560,200
	April	322	539	1,094	60%	3	\$664,712	\$574,500
	May	352	553	1,098	64%	3	\$696,271	\$585,100
	June	329	516	1,108	64%	3	\$673,146	\$590,900
	July	275	520	1,170	53%	4	\$660,309	\$595,400
	August	240	508	1,183	47%	5	\$697,269	\$594,700
	September	257	594	1,330	43%	5	\$699,687	\$597,400
	October	265	421	1,273	63%	5	\$640,827	\$597,800
	November	245	313	1,402	78%	4	\$621,362	\$598,100
	December	162	146	888	111%	5	\$693,235	\$593,700
		3,408	5,720		60%			
2012	January	177	459	931	39%	5	\$673,133	\$590,900
	February	268	554	1,074	48%	4	\$662,758	\$601,200
	March	336	642	1,227	52%	4	\$670,603	\$610,100
	April	341	595	1,302	57%	4	\$642,700	\$615,500
	May	313	700	1,403	45%	4	\$678,571	\$618,300
	June	281	584	1,461	48%	5	\$610,711	\$621,700
	July	240	465	1,438	52%	6	\$626,592	\$619,300
	August	169	391	1,392	43%	8	\$633,337	\$613,500
	September							
	October							
	November							
	December							
		2,125	4,390					

**Average Price:** Total dollar volume of sales divided by the total number of units sold.

**Benchmark Price:** Price for a typical property within the Greater Vancouver Board, with the qualities and characteristics of this property staying constant over time.

**Month's Supply:** 0-5 is a Seller's Market, 5-7 is a Balanced Market, Above 7 is a Buyer's Market

**Sales to Listings Ratio:** The percentage of Units Listed in a month and sold during that month (Units Sold divided by Units Listed and also known as the Absorption Rate

Source: Real Estate Board of Greater Vancouver

## SALES AND LISTINGS COUNTS - NORTH VANCOUVER

Year	Month	Units Sold	Units Listed	Active Listings	Sales to Listings Ratio	Month's Supply	Average Price	Benchmark Price
2010	January	122	351	573	35%	5	\$652,532	\$612,500
	February	174	282	637	62%	4	\$724,395	\$616,500
	March	212	499	794	42%	4	\$712,979	\$625,300
	April	278	590	973	47%	4	\$684,879	\$633,700
	May	238	537	1,109	44%	5	\$684,610	\$633,700
	June	223	381	1,081	59%	5	\$675,697	\$626,700
	July	158	242	944	65%	6	\$715,887	\$621,800
	August	143	232	865	62%	6	\$671,140	\$614,700
	September	157	411	928	38%	6	\$629,443	\$614,300
	October	178	291	876	61%	5	\$690,045	\$609,900
	November	177	238	765	74%	4	\$652,037	\$608,500
	December	109	92	571	118%	5	\$668,057	\$599,700
		2,169	4,146		52%			
2011	January	102	321	623	32%	6	\$695,485	\$600,600
	February	235	456	760	52%	3	\$715,943	\$601,000
	March	291	438	813	66%	3	\$717,613	\$612,100
	April	253	441	907	57%	4	\$794,714	\$631,500
	May	252	440	945	57%	4	\$850,068	\$632,900
	June	306	417	898	73%	3	\$762,841	\$629,800
	July	187	322	871	58%	5	\$727,972	\$629,800
	August	161	251	808	64%	5	\$688,519	\$628,400
	September	163	471	946	35%	6	\$785,286	\$628,400
	October	206	317	921	65%	4	\$699,376	\$625,800
	November	201	189	764	106%	4	\$730,709	\$628,400
	December	134	93	559	144%	4	\$702,077	\$675,900
		2,491	4,156		60%			
2012	January	132	383	668	34%	5	\$735,244	\$639,000
	February	210	416	788	50%	4	\$779,305	\$647,000
	March	256	434	834	59%	3	\$799,761	\$651,000
	April	237	487	970	49%	4	\$811,320	\$657,600
	May	256	517	1,064	50%	4	\$777,707	\$663,800
	June	163	402	1,112	41%	7	\$727,827	\$660,300
	July	144	326	1,034	44%	7	\$761,473	\$654,500
	August	114	252	982	45%	9	\$775,440	\$654,500
	September							
	October							
	November							
	December							
		1,512	3,217					

**Average Price:** Total dollar volume of sales divided by the total number of units sold.

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**Month's Supply:** 0-5 is a Seller's Market, 5-7 is a Balanced Market, Above 7 is a Buyer's Market

**Sales to Listings Ratio:** The percentage of Units Listed in a month and sold during that month (Units Sold divided by Units Listed and also known as the Absorption Rate)

## SALES AND LISTINGS COUNTS - WEST VANCOUVER

Year	Month	Units Sold	Units Listed	Active Listings	Sales to Listings Ratio	Month's Supply	Average Price	Benchmark Price
2010	January	43	204	498	21%	12	\$1,394,268	\$1,308,700
	February	85	163	533	52%	6	\$1,432,523	\$1,304,100
	March	97	243	613	40%	6	\$1,461,892	\$1,329,200
	April	117	266	678	44%	6	\$1,780,709	\$1,334,800
	May	91	295	794	31%	9	\$1,623,095	\$1,352,500
	June	87	180	774	48%	9	\$1,873,380	\$1,344,100
	July	77	143	734	54%	10	\$1,457,554	\$1,324,500
	August	61	136	706	45%	12	\$1,902,983	\$1,278,900
	September	77	183	709	42%	9	\$1,841,649	\$1,280,800
	October	81	130	647	62%	8	\$1,733,405	\$1,285,400
	November	97	121	559	80%	6	\$1,557,507	\$1,306,900
	December	65	42	421	155%	6	\$1,594,929	\$1,315,200
		978	2,106		46%			
2011	January	59	175	446	34%	8	\$1,583,988	\$1,325,500
	February	114	235	513	49%	5	\$1,746,190	\$1,334,800
	March	192	254	523	76%	3	\$1,797,634	\$1,375,800
	April	177	253	537	70%	3	\$2,018,914	\$1,445,600
	May	204	328	584	62%	3	\$2,024,447	\$1,485,700
	June	160	297	637	54%	4	\$2,150,106	\$1,515,500
	July	110	194	608	57%	6	\$1,979,336	\$1,536,000
	August	96	182	580	53%	6	\$2,392,411	\$1,542,500
	September	87	236	646	37%	7	\$1,815,870	\$1,523,000
	October	109	189	614	58%	6	\$2,062,704	\$1,535,100
	November	92	118	526	78%	6	\$2,007,952	\$1,538,800
	December	50	49	429	102%	9	\$1,564,916	\$1,536,000
		1,450	2,510		58%			
2012	January	52	241	515	22%	10	\$1,945,679	\$1,518,300
	February	95	185	545	51%	6	\$1,922,658	\$1,559,300
	March	104	221	602	47%	6	\$2,119,840	\$1,605,900
	April	114	244	657	47%	6	\$1,939,183	\$1,640,300
	May	104	274	704	38%	7	\$1,905,224	\$1,652,400
	June	69	211	738	33%	11	\$1,970,028	\$1,645,000
	July	65	177	720	37%	11	\$1,931,561	\$1,610,500
	August	36	145	718	25%	20	<b>\$2,330,104</b>	<b>\$1,600,300</b>
	September							
	October							
	November							
	December							
		639	1,698					

**Average Price:** Total dollar volume of sales divided by the total number of units sold.

**Benchmark Price:** Price for a typical property within the Greater Vancouver Board, with the qualities and characteristics of this property staying constant over time.

**Month's Supply:** 0-5 is a Seller's Market, 5-7 is a Balanced Market, Above 7 is a Buyer's Market

**Sales to Listings Ratio:** The percentage of Units Listed in a month and sold during that month (Units Sold divided by Units Listed and also known as the Absorption Rate)

## SALES AND LISTINGS COUNTS - RICHMOND

Year	Month	Units Sold	Units Listed	Active Listings	Sales to Listings Ratio	Month's Supply	Average Price	Benchmark Price
2010	January	328	667	1,155	49%	4	\$580,280	\$528,300
	February	394	694	1,346	57%	3	\$616,516	\$536,900
	March	573	1,017	1,580	56%	3	\$632,661	\$545,800
	April	504	1,018	1,892	50%	4	\$584,204	\$549,300
	May	445	976	2,170	46%	5	\$603,742	\$551,700
	June	466	711	2,099	66%	5	\$584,416	\$549,600
	July	292	565	2,028	52%	7	\$616,035	\$544,800
	August	336	498	1,865	67%	6	\$622,266	\$545,500
	September	346	528	1,734	66%	5	\$594,730	\$544,800
	October	352	521	1,605	68%	5	\$619,764	\$549,300
	November	393	395	1,357	99%	3	\$632,715	\$545,500
	December	339	287	1,090	118%	3	\$671,737	\$546,500
		4,768	7,877		61%			
2011	January	364	712	1,156	51%	3	\$750,678	\$559,300
	February	533	860	1,354	62%	3	\$773,851	\$568,900
	March	637	1,141	1,647	56%	3	\$740,114	\$579,200
	April	386	975	2,021	40%	5	\$669,648	\$591,600
	May	377	849	2,194	44%	6	\$692,602	\$593,700
	June	385	827	2,252	47%	6	\$721,966	\$595,800
	July	348	728	2,267	48%	7	\$696,090	\$593,700
	August	262	665	2,204	39%	8	\$680,221	\$593,000
	September	276	792	2,382	35%	9	\$755,136	\$590,300
	October	265	559	2,260	47%	9	\$733,102	\$587,800
	November	273	438	2,019	62%	7	\$669,821	\$583,000
	December	189	243	1,703	78%	9	\$636,655	\$593,000
		4,295	8,789		49%			
2012	January	213	1,026	2,015	21%	9	\$703,836	\$589,600
	February	326	743	2,136	44%	7	\$684,243	\$596,100
	March	309	789	2,385	39%	8	\$680,355	\$596,800
	April	307	827	2,552	37%	8	\$681,107	\$599,600
	May	273	873	2,705	31%	10	\$710,116	\$596,800
	June	248	737	2,812	34%	11	\$634,449	\$589,600
	July	217	633	2,736	34%	13	\$592,054	\$585,100
	August	180	593	2,711	30%	15	\$668,389	\$577,200
	September							
	October							
	November							
	December							
		2,073	6,221					

**Average Price:** Total dollar volume of sales divided by the total number of units sold.

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