

News Release

FOR IMMEDIATE RELEASE:



Housing market activity follows 10-year August averages

VANCOUVER, B.C. – September 3, 2014 – The Metro Vancouver housing market experienced steady home sale, listing, and pricing trends for the month of August.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential property sales in Greater Vancouver reached 2,771 on the Multiple Listing Service® (MLS®) in August 2014. This represents a 10.2 per cent increase compared to the 2,514 sales recorded in August 2013, and a 9.5 per cent decline compared to the 3,061 sales in July 2014.

“Activity this summer has been strong but not unusual for our region,” Ray Harris, REBGV president said. “The volume of home sales has been higher than we’ve seen in the last three years, yet below the record-breaking levels of the past decade.”

Last month’s sales were 4.3 per cent above the 10-year sales average for August of 2,658.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver* is currently \$631,600. This represents a 5 per cent increase compared to August 2013.

“Broadly speaking, home prices in the region are continuing to experience modest, incremental gains,” Harris said.

New listings for detached, attached and apartment properties in Metro Vancouver totalled 3,940 in August. This represents a 5.9 per cent decline compared to the 4,186 new listings in August 2013 and a 20 per cent decline from the 4,925 new listings in July. Last month’s new listing total was 8.4 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 Metro Vancouver is 14,768, a 7.9 per cent decline compared to August 2013 and a 5.4 per cent decrease compared to July 2014.

Sales of detached properties in August 2014 reached 1,158, an increase of 10.1 per cent from the 1,052 detached sales recorded in August 2013, and an 85.6 per cent increase from the 624 units sold in August 2012. The benchmark price for detached properties increased 6.6 per cent from August 2013 to \$984,300.

Sales of apartment properties reached 1,126 in August 2014, an increase of 10.6 per cent compared to the 1,018 sales in August 2013, and a 55.3 per cent increase compared to the 725 sales in August 2012. The benchmark price of an apartment property increased 3.6 per cent from August 2013 to \$379,200.

Attached property sales in August 2014 totalled 487, a 9.7 per cent increase compared to the 444 sales in August 2013, and a 62.3 per cent increase over the 300 attached properties sold in August 2012. The benchmark price of an attached unit increased 3.9 per cent between August 2013 and 2014 to \$474,900.

-30-

* 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.

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.

For more information please contact:

Craig Munn, Assistant Manager of Communications

Real Estate Board of Greater Vancouver

Phone: (604) 730-3146

cmunn@rebgv.org

www.rebgv.org | [Facebook](#) | [Twitter](#)

To unsubscribe to the Real Estate Board of Greater Vancouver's news release distribution, please email cmunn@rebgv.org.

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	\$563,900	159.2	0.5%	1.0%	3.1%	4.0%	3.1%	16.6%
	Greater Vancouver	\$631,600	165.6	0.5%	1.2%	3.7%	5.0%	3.1%	19.5%
	Bowen Island	\$589,000	127.7	-0.9%	0.9%	5.8%	5.7%	-5.0%	-0.7%
	Burnaby East	\$589,100	162.6	-1.5%	0.4%	2.3%	3.9%	6.1%	17.9%
	Burnaby North	\$540,700	161.5	-0.4%	0.4%	4.0%	4.6%	3.1%	17.5%
	Burnaby South	\$596,200	168.1	0.7%	1.1%	3.6%	4.4%	1.6%	21.4%
	Coquitlam	\$530,200	156.8	1.2%	1.4%	3.4%	6.2%	6.1%	18.6%
	Ladner	\$548,900	152.7	0.7%	2.1%	2.6%	3.5%	0.5%	14.9%
	Maple Ridge	\$392,300	132.6	0.3%	0.8%	2.1%	1.1%	-1.6%	3.6%
	New Westminster	\$377,000	161.8	0.1%	0.9%	2.9%	2.2%	3.3%	14.5%
	North Vancouver	\$680,600	154.0	0.7%	1.5%	5.0%	4.8%	8.3%	17.0%
	Pitt Meadows	\$390,700	141.5	-1.9%	-0.3%	-1.1%	1.2%	2.8%	6.7%
	Port Coquitlam	\$412,900	146.6	1.7%	1.2%	3.1%	4.8%	1.9%	8.6%
	Port Moody	\$543,100	150.0	1.2%	1.7%	4.2%	5.5%	8.8%	14.8%
	Richmond	\$593,700	172.4	0.2%	1.6%	3.3%	3.7%	0.1%	21.5%
	Squamish	\$419,600	135.5	2.0%	3.7%	11.3%	5.4%	6.6%	6.6%
	Sunshine Coast	\$359,600	126.0	1.0%	1.4%	6.5%	7.0%	-7.4%	-2.8%
	Tsawwassen	\$610,700	153.9	0.3%	0.7%	1.9%	3.0%	1.4%	15.1%
	Vancouver East	\$649,000	189.9	0.3%	1.1%	4.3%	6.7%	9.1%	29.0%
	Vancouver West	\$856,900	180.6	0.7%	1.2%	3.6%	7.1%	4.7%	25.1%
West Vancouver	\$1,694,300	181.9	-0.6%	1.2%	6.2%	7.5%	9.8%	41.7%	
Whistler	\$470,500	112.1	2.9%	5.4%	10.1%	3.8%	-7.9%	-10.2%	
Single Family Detached	Lower Mainland	\$798,600	169.7	0.3%	1.4%	4.2%	5.3%	5.4%	26.9%
	Greater Vancouver	\$984,300	181.9	0.4%	1.8%	5.5%	6.6%	4.7%	32.8%
	Bowen Island	\$589,000	127.7	-0.9%	0.9%	5.8%	5.7%	-5.0%	-0.7%
	Burnaby East	\$775,000	173.3	-2.1%	0.6%	3.2%	2.9%	7.1%	25.9%
	Burnaby North	\$978,700	188.9	-0.5%	0.1%	5.5%	5.1%	7.9%	35.6%
	Burnaby South	\$1,020,900	195.7	0.1%	1.3%	3.7%	5.2%	6.8%	42.0%
	Coquitlam	\$759,200	168.2	1.1%	1.3%	5.3%	6.9%	10.2%	27.6%
	Ladner	\$637,400	153.8	0.8%	2.2%	3.2%	3.6%	1.1%	17.6%
	Maple Ridge	\$476,700	135.5	0.5%	1.9%	4.0%	2.9%	1.7%	8.1%
	New Westminster	\$682,800	169.4	-1.2%	0.6%	3.0%	2.3%	3.4%	23.3%
	North Vancouver	\$1,020,100	162.8	1.0%	2.6%	7.5%	7.0%	12.2%	25.4%
	Pitt Meadows	\$521,700	145.6	0.5%	3.0%	4.3%	2.6%	5.5%	10.7%
	Port Coquitlam	\$582,900	155.7	1.6%	1.9%	4.8%	5.6%	6.2%	18.0%
	Port Moody	\$901,300	167.0	0.7%	-0.2%	4.3%	6.9%	9.4%	27.2%
	Richmond	\$994,200	200.2	0.5%	2.8%	6.3%	5.2%	-1.9%	38.1%
	Squamish	\$539,700	145.8	0.5%	2.5%	11.6%	8.1%	8.4%	14.6%
	Sunshine Coast	\$357,700	125.3	1.0%	1.4%	6.4%	6.8%	-7.9%	-3.2%
	Tsawwassen	\$744,000	160.2	0.4%	0.3%	2.3%	4.3%	4.2%	21.3%
	Vancouver East	\$936,500	206.8	0.5%	3.5%	7.0%	10.3%	14.3%	45.7%
	Vancouver West	\$2,282,400	234.5	0.4%	2.4%	6.4%	9.7%	3.9%	54.2%
West Vancouver	\$2,018,600	192.2	-0.8%	0.5%	6.2%	8.4%	11.6%	49.1%	
Whistler	\$960,100	132.9	0.6%	1.9%	7.8%	6.6%	7.7%	6.5%	

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 %
Townhouse	Lower Mainland	\$399,200	144.9	0.3%	0.9%	2.0%	2.3%	-0.8%	8.8%
	Greater Vancouver	\$474,900	154.1	0.5%	1.2%	3.6%	3.9%	0.8%	13.6%
	Burnaby East	\$426,900	153.1	-0.4%	1.1%	1.5%	2.5%	3.0%	13.0%
	Burnaby North	\$407,900	152.1	-1.2%	-1.1%	1.8%	4.4%	-5.8%	11.1%
	Burnaby South	\$422,800	151.7	-0.9%	-0.6%	4.2%	3.6%	-1.7%	11.3%
	Coquitlam	\$389,800	143.2	1.4%	-0.2%	2.8%	1.8%	0.6%	9.4%
	Ladner	\$461,400	152.9	0.3%	2.3%	-0.4%	5.2%	1.1%	12.3%
	Maple Ridge	\$272,600	132.4	2.2%	-1.9%	0.3%	-0.2%	-5.0%	0.5%
	New Westminster	\$412,400	154.9	-0.5%	2.2%	4.2%	5.8%	5.4%	15.9%
	North Vancouver	\$604,600	144.7	0.4%	0.3%	2.6%	3.3%	3.7%	11.0%
	Pitt Meadows	\$326,300	141.2	0.1%	-0.6%	0.8%	4.2%	-0.6%	6.9%
	Port Coquitlam	\$384,800	146.5	2.8%	3.2%	3.8%	5.5%	3.0%	8.9%
	Port Moody	\$421,700	142.5	1.9%	2.4%	5.2%	3.8%	0.8%	8.2%
	Richmond	\$511,600	165.4	-0.7%	0.6%	0.7%	3.1%	-0.1%	20.0%
	Squamish	\$370,600	134.5	4.0%	4.7%	11.6%	10.0%	8.4%	5.3%
	Tsawwassen	\$464,100	143.5	1.2%	2.4%	-0.2%	3.5%	-7.7%	5.4%
	Vancouver East	\$543,300	179.1	3.2%	3.0%	8.9%	5.2%	7.6%	19.9%
	Vancouver West	\$744,000	168.3	-1.9%	2.4%	6.7%	6.9%	7.5%	22.6%
	Whistler	\$495,600	133.5	3.0%	5.9%	11.7%	8.7%	10.1%	12.4%
Apartment	Lower Mainland	\$344,200	151.0	0.7%	0.3%	1.6%	2.4%	1.0%	6.7%
	Greater Vancouver	\$379,200	153.3	0.7%	0.5%	1.6%	3.6%	1.5%	8.7%
	Burnaby East	\$410,200	155.7	-0.8%	0.1%	0.5%	8.2%	12.5%	6.9%
	Burnaby North	\$348,700	147.4	-0.1%	1.2%	3.4%	4.7%	3.0%	8.1%
	Burnaby South	\$391,500	157.2	1.3%	1.4%	3.0%	3.8%	-2.0%	12.6%
	Coquitlam	\$259,600	142.9	1.6%	2.1%	-0.1%	6.2%	0.5%	7.1%
	Ladner	\$312,700	148.2	0.5%	1.8%	3.6%	0.7%	-1.8%	7.8%
	Maple Ridge	\$162,500	118.5	-3.7%	-1.9%	-6.1%	-6.8%	-11.1%	-12.1%
	New Westminster	\$279,500	159.8	0.8%	0.6%	2.5%	1.7%	2.9%	11.4%
	North Vancouver	\$354,600	144.0	0.1%	0.3%	2.1%	1.5%	3.3%	7.7%
	Pitt Meadows	\$233,200	137.8	-5.4%	-3.3%	-7.3%	-1.6%	4.7%	2.2%
	Port Coquitlam	\$225,900	133.9	0.5%	-1.8%	-0.2%	3.1%	-5.4%	-3.8%
	Port Moody	\$340,100	141.7	1.2%	2.9%	3.0%	5.0%	13.3%	9.2%
	Richmond	\$354,200	150.2	0.5%	0.9%	1.1%	2.0%	1.9%	5.8%
	Squamish	\$227,000	109.2	6.0%	9.6%	11.3%	-8.4%	-3.0%	-13.3%
	Tsawwassen	\$324,200	136.4	-0.5%	1.3%	1.2%	-1.2%	-5.7%	-0.8%
	Vancouver East	\$313,400	172.9	-0.4%	-2.2%	0.5%	3.1%	4.1%	12.2%
	Vancouver West	\$495,900	160.5	1.5%	0.4%	1.8%	5.7%	4.3%	12.5%
	West Vancouver	\$633,900	138.5	0.9%	8.2%	8.5%	2.7%	1.2%	9.7%
Whistler	\$204,400	73.4	7.0%	10.7%	15.6%	-3.7%	-22.8%	-43.9%	

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.

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

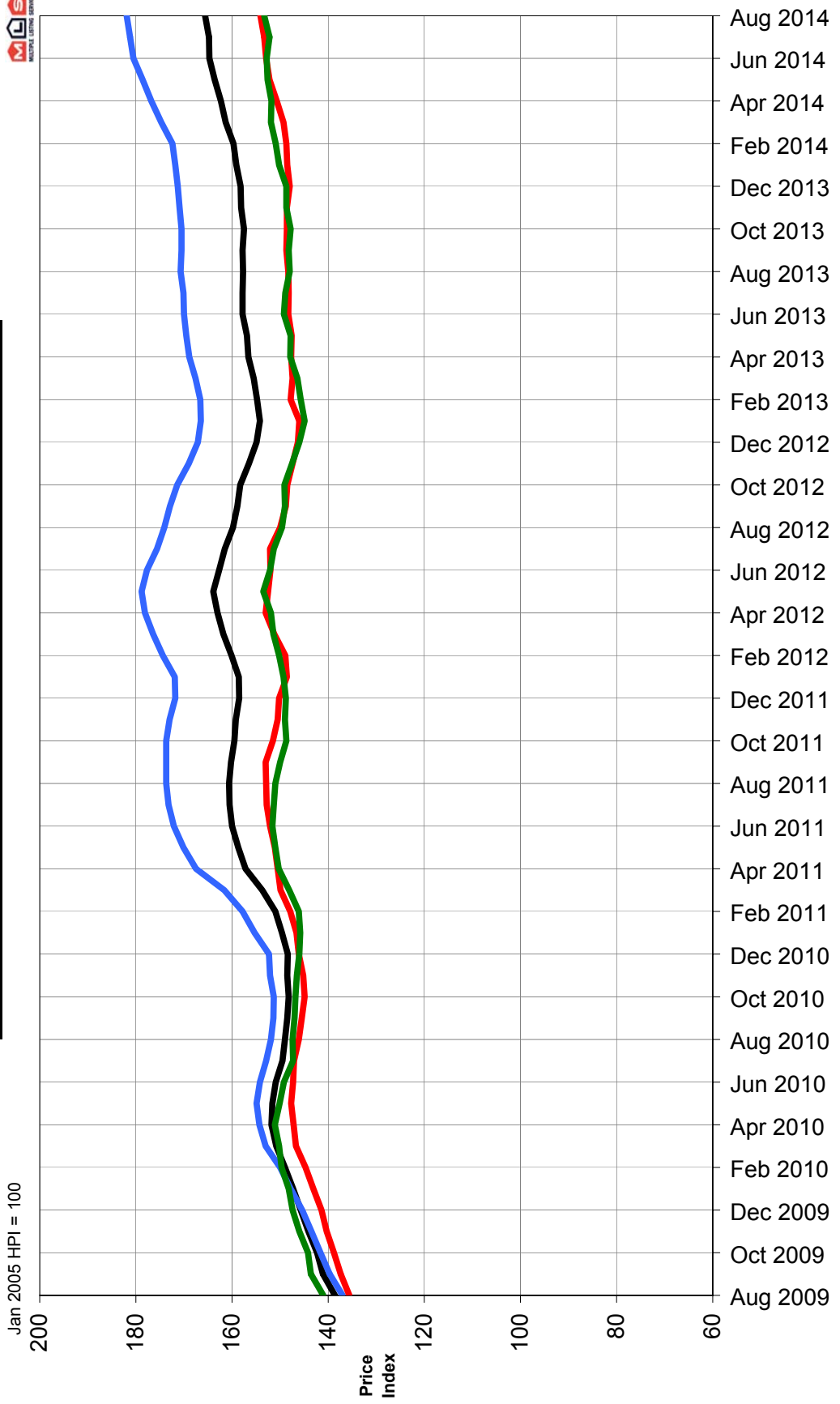
The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



Greater Vancouver 5 Year Trend



— Residential
— Detached
— Townhouse
— Apartment



MLS® LISTINGS Facts



**August
2014**

	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
August 2014	136	138	52	14	168	20	103	51	36	204	23	82	216	210	101	32	1,586
	Detached	Attached	Apartment														
	84	56	6	0	46	10	28	37	11	136	21	8	36	80	11	33	603
	246	88	20	0	40	104	116	46	29	266	20	10	168	540	29	29	1,751
	81%	80%	110%	57%	61%	145%	96%	86%	61%	66%	96%	66%	71%	60%	71%	47%	n/a
	76%	77%	100%	n/a	91%	50%	75%	86%	136%	81%	76%	88%	89%	73%	45%	94%	n/a
	68%	83%	85%	n/a	55%	66%	66%	63%	62%	45%	50%	90%	64%	68%	45%	83%	n/a
July 2014	210	167	79	17	217	46	129	56	39	315	38	111	253	268	156	25	2,126
	Detached	Attached	Apartment														
	110	55	10	0	53	18	48	56	20	171	22	19	56	116	12	48	814
	252	112	31	0	36	144	165	67	34	261	8	7	189	613	34	32	1,985
	54%	72%	80%	24%	73%	70%	87%	80%	72%	50%	79%	50%	67%	53%	44%	80%	n/a
	72%	82%	50%	n/a	85%	22%	77%	39%	105%	57%	86%	0%	89%	59%	42%	63%	n/a
	61%	75%	58%	n/a	75%	53%	45%	54%	76%	57%	138%	43%	72%	62%	50%	47%	n/a
August 2013	198	177	57	11	197	45	100	50	25	226	27	95	209	229	119	27	1,792
	Detached	Attached	Apartment														
	106	53	16	0	72	9	38	30	32	142	14	8	43	73	14	26	676
	226	104	27	0	57	111	126	58	36	201	8	11	141	556	29	27	1,718
	53%	56%	72%	9%	49%	51%	76%	76%	96%	60%	41%	44%	68%	58%	63%	37%	n/a
	52%	66%	69%	n/a	33%	100%	100%	107%	69%	66%	43%	50%	98%	64%	64%	62%	n/a
	76%	57%	52%	n/a	44%	62%	51%	40%	42%	54%	38%	27%	67%	60%	41%	78%	n/a
Jan. - Aug. 2014 Year-to-date*	1,599	1,469	663	121	1,625	367	1,391	456	329	2,262	305	950	1,907	2,502	1,298	242	17,486
	Detached	Attached	Apartment														
	880	508	82	2	545	119	425	354	209	1,209	158	81	539	867	104	277	6,359
	2,172	1,061	200	0	478	1,141	1,362	545	317	2,296	110	113	1,740	5,473	269	294	17,571
	50%	63%	63%	27%	56%	66%	66%	76%	57%	50%	62%	40%	64%	50%	43%	43%	n/a
	61%	70%	63%	0%	61%	55%	63%	66%	80%	60%	66%	38%	65%	52%	49%	69%	n/a
	56%	49%	61%	n/a	50%	48%	44%	43%	61%	44%	62%	44%	57%	54%	44%	56%	n/a
Jan. - Aug. 2013 Year-to-date*	1,618	1,506	621	112	1,627	380	1,418	480	361	2,185	312	918	1,854	2,354	1,310	243	17,299
	Detached	Attached	Apartment														
	960	623	108	1	555	144	438	367	248	1,136	156	90	566	846	126	221	6,585
	2,258	1,120	206	0	464	1,045	1,198	442	362	1,959	107	71	1,488	5,138	255	249	16,362
	40%	51%	51%	17%	47%	51%	54%	56%	48%	40%	36%	35%	51%	46%	37%	42%	n/a
	55%	50%	43%	0%	44%	61%	56%	57%	49%	55%	51%	31%	52%	50%	48%	62%	n/a
	50%	43%	43%	n/a	40%	48%	42%	40%	47%	48%	29%	46%	50%	50%	42%	51%	n/a

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



MLS® SALES Facts



**August
2014**

	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
August 2014	Number of Sales	111	57	8	103	29	99	44	22	132	22	54	154	126	72	15	1,158
	Median Selling Price	\$1,049,000	\$753,000	n/a	\$504,000	\$721,500	\$1,080,000	\$585,000	\$862,750	\$1,155,000	\$530,000	\$344,000	\$954,800	\$2,400,000	\$1,928,750	n/a	n/a
	Number of Sales	64	6	0	42	5	21	32	15	110	16	7	32	58	5	31	487
July 2014	Median Selling Price	\$535,000	n/a	n/a	\$312,900	n/a	\$699,000	\$394,000	n/a	\$551,000	n/a	n/a	\$699,900	\$890,000	n/a	\$620,000	n/a
	Number of Sales	167	17	0	22	69	77	29	18	121	10	9	108	369	13	24	1,126
	Median Selling Price	\$366,600	\$300,000	n/a	\$202,250	\$307,000	\$400,000	\$240,550	n/a	\$349,000	n/a	n/a	\$355,000	\$477,900	n/a	\$260,250	n/a
August 2013	Number of Sales	113	63	4	158	32	112	45	28	159	30	55	170	143	69	20	1,322
	Median Selling Price	\$962,000	\$725,000	n/a	\$520,000	\$701,000	\$1,115,400	\$590,500	\$802,000	\$1,035,000	\$624,000	\$380,000	\$967,600	\$2,380,000	\$1,997,000	\$773,750	n/a
	Number of Sales	79	5	0	45	4	37	22	21	97	19	0	50	68	5	30	527
August 2014	Median Selling Price	\$522,450	n/a	n/a	\$292,000	n/a	\$680,000	\$423,000	\$460,000	\$532,860	n/a	n/a	\$639,000	\$865,000	n/a	\$612,000	n/a
	Number of Sales	154	18	0	27	76	75	36	26	150	11	3	137	383	17	15	1,212
	Median Selling Price	\$379,000	n/a	n/a	\$194,900	\$317,000	\$375,000	\$246,000	\$384,500	\$356,450	n/a	n/a	\$360,000	\$490,000	n/a	n/a	n/a
Jan. - Aug. 2014	Number of Sales	104	41	1	97	23	76	38	24	136	11	42	142	133	75	10	1,052
	Median Selling Price	\$899,000	\$696,000	n/a	\$483,000	\$680,500	\$1,021,000	\$549,250	\$1,004,000	\$960,000	n/a	\$422,500	\$905,000	\$2,160,800	\$1,819,000	n/a	n/a
	Number of Sales	55	11	0	24	9	38	32	22	94	6	4	42	47	9	16	444
Jan. - Aug. 2014	Median Selling Price	\$497,000	n/a	n/a	\$277,000	n/a	\$644,750	\$356,850	\$399,950	\$520,000	n/a	n/a	\$589,500	\$790,000	n/a	n/a	n/a
	Number of Sales	172	14	0	25	69	64	23	15	109	3	3	94	335	12	21	1,018
	Median Selling Price	\$390,000	n/a	n/a	\$187,700	\$285,000	\$369,000	\$239,525	n/a	\$343,000	n/a	n/a	\$322,900	\$482,500	n/a	\$160,050	n/a
Jan. - Aug. 2014	Number of Sales	796	421	33	916	242	914	346	186	1,139	188	376	1,224	1,241	561	103	9,607
	Median Selling Price	\$1,000,000	\$700,000	\$370,000	\$495,000	\$703,500	\$1,074,500	\$568,500	\$880,000	\$1,015,000	\$536,750	\$374,087	\$957,000	\$2,336,500	\$2,080,000	\$1,134,500	n/a
	Number of Sales	534	52	0	332	66	268	235	168	720	105	31	348	449	51	190	3,903
Jan. - Aug. 2013	Median Selling Price	\$517,500	\$448,500	n/a	\$302,000	\$429,900	\$665,000	\$389,000	\$435,000	\$533,000	\$360,000	\$239,950	\$657,125	\$865,000	\$1,128,000	\$580,000	n/a
	Number of Sales	1,209	121	0	240	542	599	237	194	1,000	68	50	984	2,945	118	164	8,995
	Median Selling Price	\$372,000	\$332,500	n/a	\$217,000	\$307,500	\$380,000	\$242,000	\$355,875	\$350,000	\$219,700	\$249,985	\$346,000	\$488,000	\$763,000	\$247,500	n/a
Jan. - Aug. 2013	Number of Sales	651	318	19	763	194	771	270	172	874	112	324	949	1,077	489	103	7,858
	Median Selling Price	\$910,000	\$663,500	n/a	\$480,000	\$688,200	\$952,000	\$541,500	\$792,500	\$927,000	\$497,500	\$385,000	\$870,000	\$2,130,000	\$1,850,000	\$916,000	n/a
	Number of Sales	528	46	0	246	88	244	210	121	625	80	28	299	424	60	137	3,446
Year-to-date	Median Selling Price	\$480,000	\$407,500	n/a	\$300,000	\$443,000	\$625,000	\$369,400	\$425,500	\$501,000	\$362,887	\$248,700	\$615,000	\$840,500	\$1,200,000	\$500,000	n/a
	Number of Sales	1,123	88	0	185	505	498	177	169	942	31	33	738	2,593	107	126	7,802
	Median Selling Price	\$365,000	\$326,500	n/a	\$205,000	\$285,000	\$373,500	\$229,750	\$336,000	\$338,400	\$215,000	\$294,500	\$340,500	\$475,000	\$797,500	\$244,500	n/a

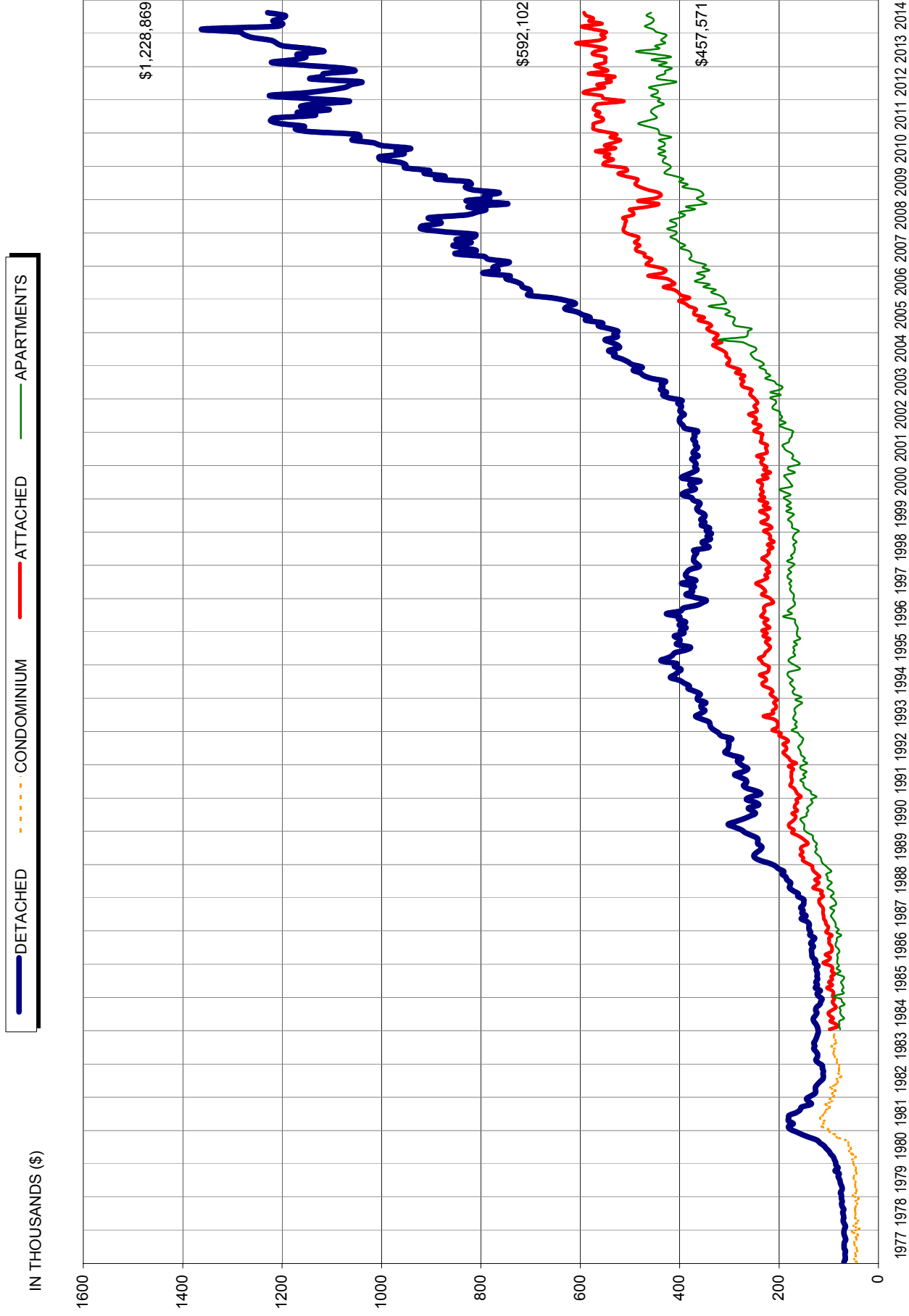
Note: Median Selling Prices are not reported for areas with less than 20 sales or for the Gulf Islands



Listing & Sales Activity Summary

	<u>Listings</u>				<u>Sales</u>						
	1 Aug 2013	2 Jul 2014	3 Aug 2014	Col. 2 & 3 Percentage Variance	5 Aug 2013	6 Jul 2014	7 Aug 2014	Col. 6 & 7 Percentage Variance	9 Jun 2013 - Aug 2013	10 Jun 2014 - Aug 2014	Col. 9 & 10 Percentage Variance
BURNABY				%				%			%
DETACHED	198	210	136	-35.2	104	113	110	-2.7	305	335	9.8
ATTACHED	106	110	84	-23.6	55	79	64	-19.0	211	242	14.7
APARTMENTS	226	252	246	-2.4	172	154	167	8.4	487	511	4.9
COQUITLAM											
DETACHED	177	167	138	-17.4	99	121	111	-8.3	322	378	17.4
ATTACHED	53	55	56	1.8	35	45	43	-4.4	134	149	11.2
APARTMENTS	104	112	88	-21.4	59	84	73	-13.1	194	214	10.3
DELTA											
DETACHED	57	79	52	-34.2	41	63	57	-9.5	152	190	25.0
ATTACHED	16	10	6	-40.0	11	5	6	20.0	19	16	-15.8
APARTMENTS	27	31	20	-35.5	14	18	17	-5.6	46	45	-2.2
MAPLE RIDGE/PITT MEADOWS											
DETACHED	197	217	168	-22.6	97	158	103	-34.8	327	395	20.8
ATTACHED	72	53	46	-13.2	24	45	42	-6.7	101	138	36.6
APARTMENTS	57	36	40	11.1	25	27	22	-18.5	79	87	10.1
NORTH VANCOUVER											
DETACHED	100	129	103	-20.2	76	112	99	-11.6	292	346	18.5
ATTACHED	38	48	28	-41.7	38	37	21	-43.2	105	105	0.0
APARTMENTS	126	165	116	-29.7	64	75	77	2.7	208	246	18.3
NEW WESTMINSTER											
DETACHED	45	46	20	-56.5	23	32	29	-9.4	86	109	26.7
ATTACHED	9	18	10	-44.4	9	4	5	25.0	29	18	-37.9
APARTMENTS	111	144	104	-27.8	69	76	69	-9.2	206	223	8.3
PORT MOODY/BELCARRA											
DETACHED	25	39	36	-7.7	24	28	22	-21.4	81	86	6.2
ATTACHED	32	20	11	-45.0	22	21	15	-28.6	46	62	34.8
APARTMENTS	36	34	29	-14.7	15	26	18	-30.8	68	68	0.0
PORT COQUITLAM											
DETACHED	50	56	51	-8.9	38	45	44	-2.2	132	137	3.8
ATTACHED	30	56	37	-33.9	32	22	32	45.5	84	97	15.5
APARTMENTS	58	67	46	-31.3	23	36	29	-19.4	80	103	28.8
RICHMOND											
DETACHED	226	315	204	-35.2	136	159	132	-17.0	397	457	15.1
ATTACHED	142	171	136	-20.5	94	97	110	13.4	260	320	23.1
APARTMENTS	201	261	266	1.9	109	150	121	-19.3	395	412	4.3
SUNSHINE COAST											
DETACHED	95	111	82	-26.1	42	55	54	-1.8	147	176	19.7
ATTACHED	8	19	8	-57.9	4	0	7	700.0	11	15	36.4
APARTMENTS	11	7	10	42.9	3	3	9	200.0	13	20	53.8
SQUAMISH											
DETACHED	27	38	23	-39.5	11	30	22	-26.7	40	83	107.5
ATTACHED	14	22	21	-4.5	6	19	16	-15.8	22	55	150.0
APARTMENTS	8	8	20	150.0	3	11	10	-9.1	15	27	80.0
VANCOUVER EAST											
DETACHED	209	253	216	-14.6	142	170	154	-9.4	431	501	16.2
ATTACHED	43	56	36	-35.7	42	50	32	-36.0	133	132	-0.8
APARTMENTS	141	189	168	-11.1	94	137	108	-21.2	317	390	23.0
VANCOUVER WEST											
DETACHED	229	268	210	-21.6	133	143	126	-11.9	408	444	8.8
ATTACHED	73	116	80	-31.0	47	68	58	-14.7	168	197	17.3
APARTMENTS	556	613	540	-11.9	335	383	369	-3.7	1105	1194	8.1
WHISTLER/PEMBERTON											
DETACHED	27	25	32	28.0	10	20	15	-25.0	48	51	6.3
ATTACHED	26	48	33	-31.3	16	30	31	3.3	48	85	77.1
APARTMENTS	27	32	29	-9.4	21	15	24	60.0	44	55	25.0
WEST VANCOUVER/HOWE SOUND											
DETACHED	119	156	101	-35.3	75	69	72	4.3	230	235	2.2
ATTACHED	14	12	11	-8.3	9	5	5	0.0	32	19	-40.6
APARTMENTS	29	34	29	-14.7	12	17	13	-23.5	39	51	30.8
GRAND TOTALS											
DETACHED	1781	2109	1572	-25.5	1051	1318	1150	-12.7	3398	3923	15.5
ATTACHED	676	814	603	-25.9	444	527	487	-7.6	1403	1650	17.6
APARTMENTS	1718	1985	1751	-11.8	1018	1212	1126	-7.1	3296	3646	10.6

Residential Average Sale Prices - January 1977 to August 2014



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