

Everything you need to know about your Real Estate Market Today!

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# GREATER VANCOUVER EDITION



## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory  | Sales      | Sales Ratio*  |
|-----------------------|------------|------------|---------------|
| \$0 – 100,000         | 0          | 0          | NA            |
| 100,001 – 200,000     | 0          | 0          | NA            |
| 200,001 – 300,000     | 0          | 0          | NA            |
| 300,001 – 400,000     | 0          | 0          | NA            |
| 400,001 – 500,000     | 1          | 1          | 100.00%       |
| 500,001 – 600,000     | 1          | 1          | 100.00%       |
| 600,001 – 700,000     | 14         | 5          | 35.71%        |
| 700,001 – 800,000     | 30         | 17         | 56.67%        |
| 800,001 – 900,000     | 50         | 20         | 40.00%        |
| 900,001 – 1,000,000   | 47         | 16         | 34.04%        |
| 1,000,001 – 1,250,000 | 107        | 30         | 28.04%        |
| 1,250,001 – 1,500,000 | 106        | 12         | 11.32%        |
| 1,500,001 – 1,750,000 | 63         | 2          | 3.17%         |
| 1,750,001 – 2,000,000 | 49         | 3          | 6.12%         |
| 2,000,001 – 2,250,000 | 20         | 3          | 15.00%        |
| 2,250,001 – 2,500,000 | 13         | 0          | NA            |
| 2,500,001 – 2,750,000 | 5          | 0          | NA            |
| 2,750,001 – 3,000,000 | 4          | 0          | NA            |
| 3,000,001 – 3,500,000 | 6          | 0          | NA            |
| 3,500,001 – 4,000,000 | 1          | 0          | NA            |
| 4,000,001 & Greater   | 2          | 0          | NA            |
| <b>TOTAL</b>          | <b>519</b> | <b>110</b> | <b>21.19%</b> |

|                   |            |            |               |
|-------------------|------------|------------|---------------|
| 2 Bedrooms & Less | 15         | 2          | 13.33%        |
| 3 to 4 Bedrooms   | 139        | 48         | 34.53%        |
| 5 to 6 Bedrooms   | 236        | 52         | 22.03%        |
| 7 Bedrooms & More | 129        | 8          | 6.20%         |
| <b>TOTAL</b>      | <b>519</b> | <b>110</b> | <b>21.19%</b> |

| SnapStats® Median Data   | May         | June      | Variance |
|--------------------------|-------------|-----------|----------|
| Inventory                | 531         | 519       | -2.26%   |
| Solds                    | 123         | 110       | -10.57%  |
| Sale Price               | \$1,060,000 | \$972,500 | -8.25%   |
| Sale Price SQFT          | \$393       | \$406     | 3.31%    |
| Sale to List Price Ratio | 97.3%       | 98.6%     | 1.34%    |
| Days on Market           | 13          | 22        | 69.23%   |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®              | Inventory  | Sales      | Sales Ratio*  |
|-------------------------|------------|------------|---------------|
| Big Bend                | 5          | 1          | 20.00%        |
| Brentwood Park          | 7          | 7          | 100.00%       |
| Buckingham Heights      | 12         | 1          | 8.33%         |
| Burnaby Hospital        | 17         | 3          | 17.65%        |
| Burnaby Lake            | 21         | 3          | 14.29%        |
| Cariboo                 | 0          | 0          | NA            |
| Capitol Hill            | 41         | 5          | 12.20%        |
| Central                 | 8          | 0          | NA            |
| Central Park            | 8          | 2          | 25.00%        |
| Deer Lake               | 19         | 0          | NA            |
| Deer Lake Place         | 12         | 5          | 41.67%        |
| East Burnaby            | 29         | 8          | 27.59%        |
| Edmonds                 | 18         | 6          | 33.33%        |
| Forest Glen             | 25         | 4          | 16.00%        |
| Forest Hills            | 4          | 1          | 25.00%        |
| Garden Village          | 15         | 0          | NA            |
| Government Road         | 16         | 1          | 6.25%         |
| Greentree Village       | 2          | 1          | 50.00%        |
| Highgate                | 16         | 2          | 12.50%        |
| Metrotown               | 23         | 1          | 4.35%         |
| Montecito               | 21         | 3          | 14.29%        |
| Oakdale                 | 5          | 1          | 20.00%        |
| Oaklands                | 0          | 0          | NA            |
| Parkcrest               | 24         | 6          | 25.00%        |
| Simon Fraser Hills      | 0          | 0          | NA            |
| Simon Fraser University | 15         | 2          | 13.33%        |
| South Slope             | 31         | 12         | 38.71%        |
| Sperling-Duthie         | 26         | 8          | 30.77%        |
| Sullivan Heights        | 5          | 2          | 40.00%        |
| Suncrest                | 12         | 0          | NA            |
| The Crest               | 10         | 6          | 60.00%        |
| Upper Deer Lake         | 25         | 4          | 16.00%        |
| Vancouver Heights       | 19         | 6          | 31.58%        |
| Westridge               | 15         | 4          | 26.67%        |
| Willingdon Heights      | 13         | 5          | 38.46%        |
| <b>TOTAL</b>            | <b>519</b> | <b>110</b> | <b>21.19%</b> |

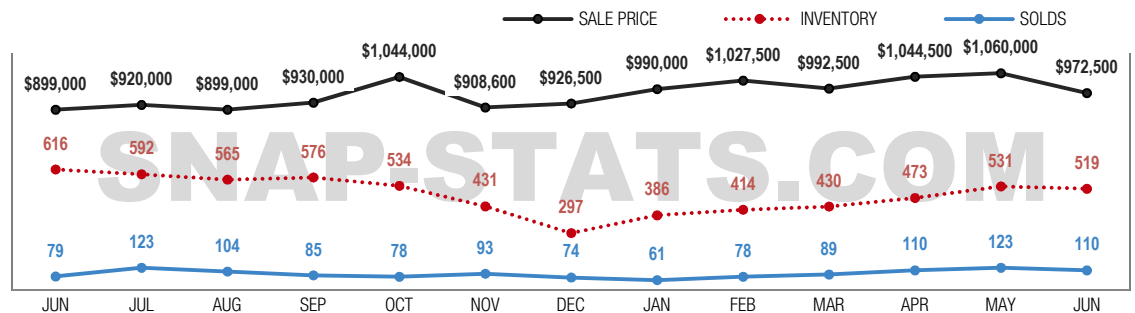
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **BURNABY DETACHED**: Sellers market at 21% Sales Ratio average (20% is a Balanced market)
- Homes are selling on average 1% below list price
- Most Active Price Band\*: \$700,000 to \$800,000 with average 57% Sales Ratio (5.7 in 10 homes selling)
- Buyers Best Bet\*: Homes \$1.5 to \$1.75 mil, Buckingham Heights, Government Road, Metrotown and 7 plus bedroom properties
- Sellers Best Bet\*: Selling homes in Deer Lake Place, South Slope, The Crest, Willingdon Heights and 3 to 4 bedroom properties

\*With a minimum inventory of 10 where possible

## 13 Month Market Trend



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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory  | Sales      | Sales Ratio*  |
|-----------------------|------------|------------|---------------|
| \$0 – 100,000         | 0          | 0          | NA            |
| 100,001 – 200,000     | 33         | 11         | 33.33%        |
| 200,001 – 300,000     | 179        | 50         | 27.93%        |
| 300,001 – 400,000     | 320        | 90         | 28.13%        |
| 400,001 – 500,000     | 212        | 64         | 30.19%        |
| 500,001 – 600,000     | 130        | 34         | 26.15%        |
| 600,001 – 700,000     | 47         | 10         | 21.28%        |
| 700,001 – 800,000     | 19         | 3          | 15.79%        |
| 800,001 – 900,000     | 14         | 3          | 21.43%        |
| 900,001 – 1,000,000   | 1          | 0          | NA            |
| 1,000,001 – 1,250,000 | 3          | 0          | NA            |
| 1,250,001 – 1,500,000 | 0          | 0          | NA            |
| 1,500,001 – 1,750,000 | 0          | 0          | NA            |
| 1,750,001 – 2,000,000 | 1          | 0          | NA            |
| 2,000,001 – 2,250,000 | 0          | 0          | NA            |
| 2,250,001 – 2,500,000 | 0          | 0          | NA            |
| 2,500,001 – 2,750,000 | 0          | 0          | NA            |
| 2,750,001 – 3,000,000 | 0          | 0          | NA            |
| 3,000,001 – 3,500,000 | 0          | 0          | NA            |
| 3,500,001 – 4,000,000 | 0          | 0          | NA            |
| 4,000,001 & Greater   | 0          | 0          | NA            |
| <b>TOTAL</b>          | <b>959</b> | <b>265</b> | <b>27.63%</b> |

|                      |            |            |               |
|----------------------|------------|------------|---------------|
| 0 to 1 Bedroom       | 248        | 54         | 21.77%        |
| 2 Bedrooms           | 568        | 160        | 28.17%        |
| 3 Bedrooms           | 129        | 41         | 31.78%        |
| 4 Bedrooms & Greater | 14         | 10         | 71.43%        |
| <b>TOTAL</b>         | <b>959</b> | <b>265</b> | <b>27.63%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 980       | 959       | -2.14%   |
| Solds                    | 212       | 265       | 25.00%   |
| Sale Price               | \$389,250 | \$382,000 | -1.86%   |
| Sale Price SQFT          | \$413     | \$408     | -1.21%   |
| Sale to List Price Ratio | 97.7%     | 98%       | 0.31%    |
| Days on Market           | 25        | 26        | 4.00%    |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®              | Inventory  | Sales      | Sales Ratio*  |
|-------------------------|------------|------------|---------------|
| Big Bend                | 2          | 0          | NA            |
| Brentwood Park          | 117        | 38         | 32.48%        |
| Buckingham Heights      | 0          | 0          | NA            |
| Burnaby Hospital        | 4          | 2          | 50.00%        |
| Burnaby Lake            | 3          | 0          | NA            |
| Cariboo                 | 23         | 5          | 21.74%        |
| Capitol Hill            | 18         | 3          | 16.67%        |
| Central                 | 32         | 7          | 21.88%        |
| Central Park            | 42         | 13         | 30.95%        |
| Deer Lake               | 0          | 0          | NA            |
| Deer Lake Place         | 0          | 0          | NA            |
| East Burnaby            | 4          | 3          | 75.00%        |
| Edmonds                 | 57         | 12         | 21.05%        |
| Forest Glen             | 51         | 10         | 19.61%        |
| Forest Hills            | 13         | 9          | 69.23%        |
| Garden Village          | 0          | 0          | NA            |
| Government Road         | 34         | 11         | 32.35%        |
| Greentree Village       | 3          | 1          | 33.33%        |
| Highgate                | 114        | 26         | 22.81%        |
| Metrotown               | 160        | 46         | 28.75%        |
| Montecito               | 6          | 6          | 100.00%       |
| Oakdale                 | 0          | 0          | NA            |
| Oaklands                | 9          | 3          | 33.33%        |
| Parkcrest               | 0          | 0          | NA            |
| Simon Fraser Hills      | 17         | 4          | 23.53%        |
| Simon Fraser University | 81         | 18         | 22.22%        |
| South Slope             | 84         | 25         | 29.76%        |
| Sperling-Duthie         | 4          | 2          | 50.00%        |
| Sullivan Heights        | 43         | 10         | 23.26%        |
| Suncrest                | 0          | 0          | NA            |
| The Crest               | 11         | 4          | 36.36%        |
| Upper Deer Lake         | 1          | 0          | NA            |
| Vancouver Heights       | 13         | 3          | 23.08%        |
| Westridge               | 4          | 0          | NA            |
| Willingdon Heights      | 9          | 4          | 44.44%        |
| <b>TOTAL</b>            | <b>959</b> | <b>265</b> | <b>27.63%</b> |

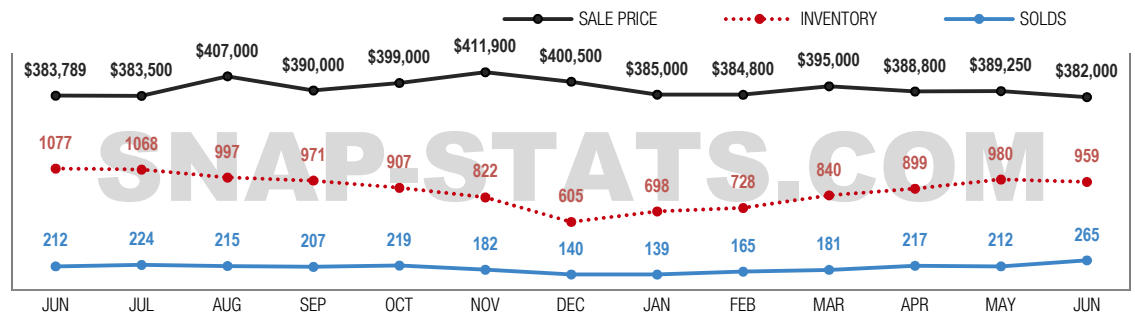
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **BURNABY ATTACHED**: Sellers market at 28% Sales Ratio average (2.8 in 10 homes selling)
- Homes are selling on average at 2% below list price
- Most Active Price Band\*: \$100,000 to \$200,000 with average 33% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$700,000 to \$800,000, Capitol Hill, Forest Glen and up to 1 bedroom properties
- Sellers Best Bet\*: Selling homes in Forest Hills, Willingdon Heights and minimum 4 bedroom properties

\* With a minimum inventory of 10 where possible

## 13 Month Market Trend



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## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory  | Sales     | Sales Ratio*  |
|-----------------------|------------|-----------|---------------|
| \$0 – 100,000         | 0          | 0         | NA            |
| 100,001 – 200,000     | 0          | 0         | NA            |
| 200,001 – 300,000     | 0          | 0         | NA            |
| 300,001 – 400,000     | 2          | 1         | 50.00%        |
| 400,001 – 500,000     | 7          | 3         | 42.86%        |
| 500,001 – 600,000     | 13         | 7         | 53.85%        |
| 600,001 – 700,000     | 31         | 13        | 41.94%        |
| 700,001 – 800,000     | 21         | 15        | 71.43%        |
| 800,001 – 900,000     | 10         | 1         | 10.00%        |
| 900,001 – 1,000,000   | 10         | 5         | 50.00%        |
| 1,000,001 – 1,250,000 | 10         | 2         | 20.00%        |
| 1,250,001 – 1,500,000 | 3          | 1         | 33.33%        |
| 1,500,001 – 1,750,000 | 2          | 0         | NA            |
| 1,750,001 – 2,000,000 | 1          | 0         | NA            |
| 2,000,001 – 2,250,000 | 0          | 0         | NA            |
| 2,250,001 – 2,500,000 | 0          | 0         | NA            |
| 2,500,001 – 2,750,000 | 0          | 0         | NA            |
| 2,750,001 – 3,000,000 | 0          | 0         | NA            |
| 3,000,001 – 3,500,000 | 0          | 0         | NA            |
| 3,500,001 – 4,000,000 | 0          | 0         | NA            |
| 4,000,001 & Greater   | 0          | 0         | NA            |
| <b>TOTAL</b>          | <b>110</b> | <b>48</b> | <b>43.64%</b> |

|                   |            |           |               |
|-------------------|------------|-----------|---------------|
| 2 Bedrooms & Less | 7          | 3         | 42.86%        |
| 3 to 4 Bedrooms   | 49         | 27        | 55.10%        |
| 5 to 6 Bedrooms   | 46         | 17        | 36.96%        |
| 7 Bedrooms & More | 8          | 1         | 12.50%        |
| <b>TOTAL</b>      | <b>110</b> | <b>48</b> | <b>43.64%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 137       | 110       | -19.71%  |
| Solds                    | 28        | 48        | 71.43%   |
| Sale Price               | \$765,900 | \$696,800 | -9.02%   |
| Sale Price SQFT          | \$294     | \$317     | 7.82%    |
| Sale to List Price Ratio | 100.8%    | 99.5%     | -1.29%   |
| Days on Market           | 13        | 12        | -7.69%   |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®        | Inventory  | Sales     | Sales Ratio*  |
|-------------------|------------|-----------|---------------|
| Brunette          | 0          | 0         | NA            |
| Connaught Heights | 7          | 3         | 42.86%        |
| Downtown          | 0          | 0         | NA            |
| Fraserview        | 2          | 2         | 100.00%       |
| GlenBrooke North  | 5          | 5         | 100.00%       |
| Moody Park        | 4          | 1         | 25.00%        |
| North Arm         | 0          | 0         | NA            |
| Quay              | 0          | 0         | NA            |
| Queens Park       | 7          | 5         | 71.43%        |
| Queensborough     | 51         | 13        | 25.49%        |
| Sapperton         | 6          | 6         | 100.00%       |
| The Heights       | 12         | 4         | 33.33%        |
| Uptown            | 5          | 3         | 60.00%        |
| West End          | 11         | 6         | 54.55%        |
| <b>TOTAL</b>      | <b>110</b> | <b>48</b> | <b>43.64%</b> |

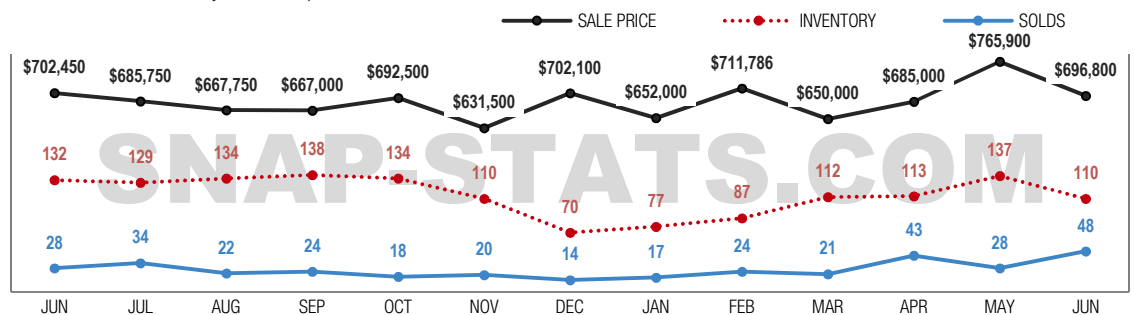
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **NEW WESTMINSTER DETACHED**: Sellers market at 44% Sales Ratio average (4.4 in 10 homes selling)
- Homes are selling on average at list price
- Most Active Price Band\*: \$700,000 to \$800,000 with average 71% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$800,000 to \$900,000, Queensborough and minimum 7 bedroom properties
- Sellers Best Bet\*: Selling homes in West End and 3 to 4 bedroom properties

\* With a minimum inventory of 10 where possible

## 13 Month Market Trend



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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory  | Sales     | Sales Ratio*  |
|-----------------------|------------|-----------|---------------|
| \$0 – 100,000         | 1          | 1         | 100.00%       |
| 100,001 – 200,000     | 60         | 11        | 18.33%        |
| 200,001 – 300,000     | 141        | 30        | 21.28%        |
| 300,001 – 400,000     | 155        | 23        | 14.84%        |
| 400,001 – 500,000     | 64         | 17        | 26.56%        |
| 500,001 – 600,000     | 18         | 3         | 16.67%        |
| 600,001 – 700,000     | 3          | 1         | 33.33%        |
| 700,001 – 800,000     | 6          | 0         | NA            |
| 800,001 – 900,000     | 2          | 0         | NA            |
| 900,001 – 1,000,000   | 0          | 0         | NA            |
| 1,000,001 – 1,250,000 | 0          | 0         | NA            |
| 1,250,001 – 1,500,000 | 0          | 0         | NA            |
| 1,500,001 – 1,750,000 | 0          | 0         | NA            |
| 1,750,001 – 2,000,000 | 0          | 0         | NA            |
| 2,000,001 – 2,250,000 | 0          | 0         | NA            |
| 2,250,001 – 2,500,000 | 0          | 0         | NA            |
| 2,500,001 – 2,750,000 | 0          | 0         | NA            |
| 2,750,001 – 3,000,000 | 0          | 0         | NA            |
| 3,000,001 – 3,500,000 | 0          | 0         | NA            |
| 3,500,001 – 4,000,000 | 0          | 0         | NA            |
| 4,000,001 & Greater   | 0          | 0         | NA            |
| <b>TOTAL</b>          | <b>450</b> | <b>86</b> | <b>19.11%</b> |

|                      |            |           |               |
|----------------------|------------|-----------|---------------|
| 0 to 1 Bedroom       | 150        | 30        | 20.00%        |
| 2 Bedrooms           | 264        | 47        | 17.80%        |
| 3 Bedrooms           | 36         | 9         | 25.00%        |
| 4 Bedrooms & Greater | 0          | 0         | NA            |
| <b>TOTAL</b>         | <b>450</b> | <b>86</b> | <b>19.11%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 467       | 450       | -3.64%   |
| Solds                    | 78        | 86        | 10.26%   |
| Sale Price               | \$325,750 | \$309,250 | -5.07%   |
| Sale Price SQFT          | \$341     | \$324     | -4.99%   |
| Sale to List Price Ratio | 97.8%     | 99%       | 1.23%    |
| Days on Market           | 34        | 31        | -8.82%   |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®        | Inventory  | Sales     | Sales Ratio*  |
|-------------------|------------|-----------|---------------|
| Brunette          | 0          | 0         | NA            |
| Connaught Heights | 0          | 0         | NA            |
| Downtown          | 122        | 17        | 13.93%        |
| Fraserview        | 68         | 18        | 26.47%        |
| GlenBrooke North  | 13         | 5         | 38.46%        |
| Moody Park        | 4          | 1         | 25.00%        |
| North Arm         | 0          | 0         | NA            |
| Quay              | 77         | 16        | 20.78%        |
| Queens Park       | 2          | 1         | 50.00%        |
| Queensborough     | 20         | 3         | 15.00%        |
| Sapperton         | 23         | 1         | 4.35%         |
| The Heights       | 4          | 0         | NA            |
| Uptown            | 113        | 24        | 21.24%        |
| West End          | 4          | 0         | NA            |
| <b>TOTAL</b>      | <b>450</b> | <b>86</b> | <b>19.11%</b> |

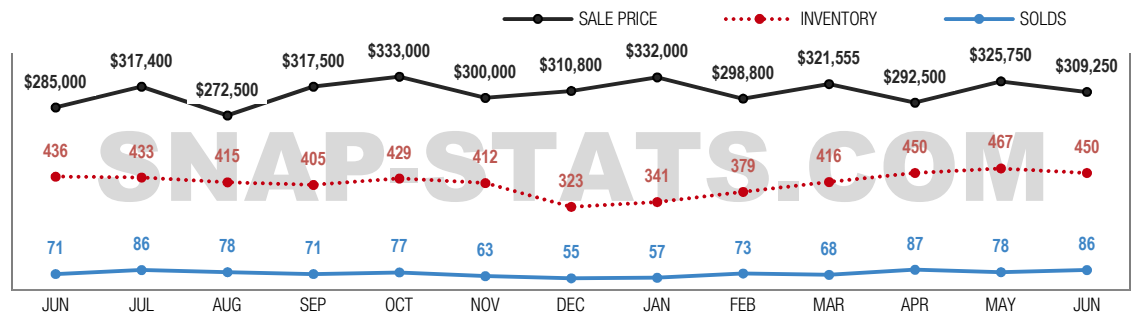
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **NEW WESTMINSTER ATTACHED**: Balanced market at 19% Sales Ratio average (1.9 in 10 homes selling)
- Homes are selling on average at 1% below list price
- Most Active Price Band\*: \$400,000 to \$500,000 with average 27% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$300,000 to \$400,000, Downtown, Queensborough, Sapperton and 2 bedroom properties
- Sellers Best Bet\*: Selling homes in Glenbrooke North and 3 bedroom properties

\* With a minimum inventory of 10 where possible

## 13 Month Market Trend



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## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory  | Sales      | Sales Ratio*  |
|-----------------------|------------|------------|---------------|
| \$0 – 100,000         | 0          | 0          | NA            |
| 100,001 – 200,000     | 0          | 0          | NA            |
| 200,001 – 300,000     | 1          | 0          | NA            |
| 300,001 – 400,000     | 4          | 4          | 100.00%       |
| 400,001 – 500,000     | 11         | 2          | 18.18%        |
| 500,001 – 600,000     | 21         | 20         | 95.24%        |
| 600,001 – 700,000     | 26         | 26         | 100.00%       |
| 700,001 – 800,000     | 62         | 33         | 53.23%        |
| 800,001 – 900,000     | 73         | 25         | 34.25%        |
| 900,001 – 1,000,000   | 52         | 13         | 25.00%        |
| 1,000,001 – 1,250,000 | 72         | 10         | 13.89%        |
| 1,250,001 – 1,500,000 | 33         | 3          | 9.09%         |
| 1,500,001 – 1,750,000 | 19         | 4          | 21.05%        |
| 1,750,001 – 2,000,000 | 12         | 0          | NA            |
| 2,000,001 – 2,250,000 | 1          | 0          | NA            |
| 2,250,001 – 2,500,000 | 3          | 0          | NA            |
| 2,500,001 – 2,750,000 | 0          | 0          | NA            |
| 2,750,001 – 3,000,000 | 2          | 0          | NA            |
| 3,000,001 – 3,500,000 | 1          | 0          | NA            |
| 3,500,001 – 4,000,000 | 3          | 0          | NA            |
| 4,000,001 & Greater   | 0          | 0          | NA            |
| <b>TOTAL</b>          | <b>396</b> | <b>140</b> | <b>35.35%</b> |

|                   |            |            |               |
|-------------------|------------|------------|---------------|
| 2 Bedrooms & Less | 9          | 3          | 33.33%        |
| 3 to 4 Bedrooms   | 124        | 69         | 55.65%        |
| 5 to 6 Bedrooms   | 201        | 52         | 25.87%        |
| 7 Bedrooms & More | 62         | 16         | 25.81%        |
| <b>TOTAL</b>      | <b>396</b> | <b>140</b> | <b>35.35%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 425       | 396       | -6.82%   |
| Solds                    | 133       | 140       | 5.26%    |
| Sale Price               | \$775,000 | \$777,350 | 0.30%    |
| Sale Price SQFT          | \$274     | \$276     | 0.73%    |
| Sale to List Price Ratio | 97%       | 101.1%    | 4.23%    |
| Days on Market           | 16        | 16        | NA       |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®         | Inventory  | Sales      | Sales Ratio*  |
|--------------------|------------|------------|---------------|
| Burke Mountain     | 74         | 17         | 22.97%        |
| Canyon Springs     | 4          | 4          | 100.00%       |
| Cape Horn          | 9          | 5          | 55.56%        |
| Central Coquitlam  | 55         | 16         | 29.09%        |
| Chineside          | 4          | 2          | 50.00%        |
| Coquitlam East     | 20         | 8          | 40.00%        |
| Coquitlam West     | 60         | 15         | 25.00%        |
| Eagle Ridge        | 2          | 0          | NA            |
| Harbour Chines     | 7          | 5          | 71.43%        |
| Harbour Place      | 5          | 1          | 20.00%        |
| Hockaday           | 9          | 2          | 22.22%        |
| Maillardville      | 18         | 6          | 33.33%        |
| Meadow Brook       | 9          | 3          | 33.33%        |
| New Horizons       | 11         | 11         | 100.00%       |
| North Coquitlam    | 0          | 0          | NA            |
| Park Ridge Estates | 2          | 0          | NA            |
| Ranch Park         | 16         | 16         | 100.00%       |
| River Springs      | 6          | 5          | 83.33%        |
| Scott Creek        | 4          | 1          | 25.00%        |
| Summitt View       | 2          | 2          | 100.00%       |
| Upper Eagle Ridge  | 5          | 2          | 40.00%        |
| Westwood Plateau   | 71         | 19         | 26.76%        |
| Westwood Summit    | 3          | 0          | NA            |
| <b>TOTAL</b>       | <b>396</b> | <b>140</b> | <b>35.35%</b> |

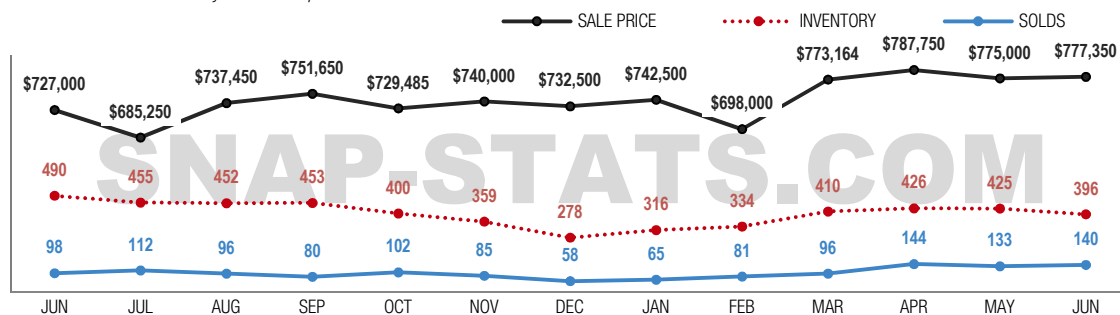
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **COQUITLAM DETACHED**: Sellers market at 35% Sales Ratio average (3.5 in 10 homes selling)
- Homes are selling on average 1% above list price
- Most Active Price Band\*: \$500,000 to \$700,000 with average 98% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$1.25 mil to \$1.5 mil, Burke Mountain, Hockaday and minimum 5 bedroom properties
- Sellers Best Bet\*: Selling homes in Cape Horn, Coquitlam East, New Horizons, Ranch Park and 3 to 4 bedroom properties

\* With a minimum inventory of 10 where possible

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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory  | Sales      | Sales Ratio*  |
|-----------------------|------------|------------|---------------|
| \$0 – 100,000         | 0          | 0          | NA            |
| 100,001 – 200,000     | 48         | 8          | 16.67%        |
| 200,001 – 300,000     | 162        | 27         | 16.67%        |
| 300,001 – 400,000     | 163        | 30         | 18.40%        |
| 400,001 – 500,000     | 66         | 23         | 34.85%        |
| 500,001 – 600,000     | 36         | 18         | 50.00%        |
| 600,001 – 700,000     | 16         | 8          | 50.00%        |
| 700,001 – 800,000     | 5          | 0          | NA            |
| 800,001 – 900,000     | 0          | 0          | NA            |
| 900,001 – 1,000,000   | 0          | 0          | NA            |
| 1,000,001 – 1,250,000 | 0          | 0          | NA            |
| 1,250,001 – 1,500,000 | 0          | 0          | NA            |
| 1,500,001 – 1,750,000 | 0          | 0          | NA            |
| 1,750,001 – 2,000,000 | 0          | 0          | NA            |
| 2,000,001 – 2,250,000 | 0          | 0          | NA            |
| 2,250,001 – 2,500,000 | 0          | 0          | NA            |
| 2,500,001 – 2,750,000 | 0          | 0          | NA            |
| 2,750,001 – 3,000,000 | 0          | 0          | NA            |
| 3,000,001 – 3,500,000 | 0          | 0          | NA            |
| 3,500,001 – 4,000,000 | 0          | 0          | NA            |
| 4,000,001 & Greater   | 0          | 0          | NA            |
| <b>TOTAL</b>          | <b>496</b> | <b>114</b> | <b>22.98%</b> |

|                      |            |            |               |
|----------------------|------------|------------|---------------|
| 0 to 1 Bedroom       | 105        | 17         | 16.19%        |
| 2 Bedrooms           | 286        | 44         | 15.38%        |
| 3 Bedrooms           | 73         | 34         | 46.58%        |
| 4 Bedrooms & Greater | 32         | 19         | 59.38%        |
| <b>TOTAL</b>         | <b>496</b> | <b>114</b> | <b>22.98%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 513       | 496       | -3.31%   |
| Solds                    | 130       | 114       | -12.31%  |
| Sale Price               | \$341,500 | \$367,950 | 7.75%    |
| Sale Price SQFT          | \$326     | \$302     | -7.36%   |
| Sale to List Price Ratio | 97.9%     | 97.6%     | -0.31%   |
| Days on Market           | 21        | 27        | 28.57%   |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®         | Inventory  | Sales      | Sales Ratio*  |
|--------------------|------------|------------|---------------|
| Burke Mountain     | 33         | 20         | 60.61%        |
| Canyon Springs     | 22         | 4          | 18.18%        |
| Cape Horn          | 0          | 0          | NA            |
| Central Coquitlam  | 27         | 3          | 11.11%        |
| Chineside          | 0          | 0          | NA            |
| Coquitlam East     | 7          | 1          | 14.29%        |
| Coquitlam West     | 109        | 11         | 10.09%        |
| Eagle Ridge        | 5          | 4          | 80.00%        |
| Harbour Chines     | 0          | 0          | NA            |
| Harbour Place      | 0          | 0          | NA            |
| Hockaday           | 0          | 0          | NA            |
| Maillardville      | 37         | 8          | 21.62%        |
| Meadow Brook       | 0          | 0          | NA            |
| New Horizons       | 28         | 6          | 21.43%        |
| North Coquitlam    | 153        | 31         | 20.26%        |
| Park Ridge Estates | 0          | 0          | NA            |
| Ranch Park         | 2          | 0          | NA            |
| River Springs      | 0          | 0          | NA            |
| Scott Creek        | 0          | 0          | NA            |
| Summitt View       | 0          | 0          | NA            |
| Upper Eagle Ridge  | 4          | 4          | 100.00%       |
| Westwood Plateau   | 69         | 22         | 31.88%        |
| Westwood Summit    | 0          | 0          | NA            |
| <b>TOTAL</b>       | <b>496</b> | <b>114</b> | <b>22.98%</b> |

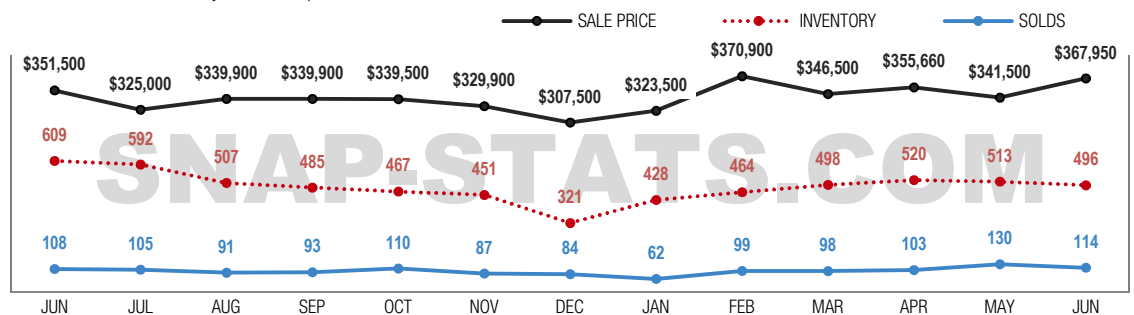
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **COQUITLAM ATTACHED**: Sellers market at 23% Sales Ratio average (2.3 in 10 homes selling)
- Homes are selling on average 2% below list price
- Most Active Price Band\*: \$500,000 to \$700,000 with average 50% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$100,000 to \$300,000, Central Coquitlam, Coquitlam West and up to 2 bedroom properties
- Sellers Best Bet\*: Selling homes in Burke Mountain and minimum 3 bedroom properties

\* With a minimum inventory of 10 where possible

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## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory | Sales     | Sales Ratio*  |
|-----------------------|-----------|-----------|---------------|
| \$0 – 100,000         | 0         | 0         | NA            |
| 100,001 – 200,000     | 0         | 0         | NA            |
| 200,001 – 300,000     | 0         | 0         | NA            |
| 300,001 – 400,000     | 3         | 0         | NA            |
| 400,001 – 500,000     | 12        | 12        | 100.00%       |
| 500,001 – 600,000     | 24        | 23        | 95.83%        |
| 600,001 – 700,000     | 20        | 10        | 50.00%        |
| 700,001 – 800,000     | 9         | 2         | 22.22%        |
| 800,001 – 900,000     | 7         | 0         | NA            |
| 900,001 – 1,000,000   | 2         | 0         | NA            |
| 1,000,001 – 1,250,000 | 1         | 0         | NA            |
| 1,250,001 – 1,500,000 | 0         | 0         | NA            |
| 1,500,001 – 1,750,000 | 0         | 0         | NA            |
| 1,750,001 – 2,000,000 | 0         | 0         | NA            |
| 2,000,001 – 2,250,000 | 0         | 0         | NA            |
| 2,250,001 – 2,500,000 | 0         | 0         | NA            |
| 2,500,001 – 2,750,000 | 0         | 0         | NA            |
| 2,750,001 – 3,000,000 | 0         | 0         | NA            |
| 3,000,001 – 3,500,000 | 0         | 0         | NA            |
| 3,500,001 – 4,000,000 | 0         | 0         | NA            |
| 4,000,001 & Greater   | 0         | 0         | NA            |
| <b>TOTAL</b>          | <b>78</b> | <b>47</b> | <b>60.26%</b> |

|                   |           |           |               |
|-------------------|-----------|-----------|---------------|
| 2 Bedrooms & Less | 5         | 0         | NA            |
| 3 to 4 Bedrooms   | 45        | 33        | 73.33%        |
| 5 to 6 Bedrooms   | 23        | 14        | 60.87%        |
| 7 Bedrooms & More | 5         | 0         | NA            |
| <b>TOTAL</b>      | <b>78</b> | <b>47</b> | <b>60.26%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 94        | 78        | -17.02%  |
| Solds                    | 48        | 47        | -2.08%   |
| Sale Price               | \$577,500 | \$545,000 | -5.63%   |
| Sale Price SQFT          | \$271     | \$260     | -4.06%   |
| Sale to List Price Ratio | 98.6%     | 100%      | 1.42%    |
| Days on Market           | 14        | 10        | -28.57%  |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®             | Inventory | Sales     | Sales Ratio*  |
|------------------------|-----------|-----------|---------------|
| Birchland Manor        | 3         | 3         | 100.00%       |
| Central Port Coquitlam | 4         | 0         | NA            |
| Citadel                | 12        | 7         | 58.33%        |
| Glenwood               | 19        | 11        | 57.89%        |
| Lincoln Park           | 9         | 9         | 100.00%       |
| Lower Mary Hill        | 7         | 4         | 57.14%        |
| Mary Hill              | 8         | 3         | 37.50%        |
| Oxford Heights         | 8         | 6         | 75.00%        |
| Riverwood              | 4         | 3         | 75.00%        |
| Woodland Acres         | 4         | 1         | 25.00%        |
| <b>TOTAL</b>           | <b>78</b> | <b>47</b> | <b>60.26%</b> |

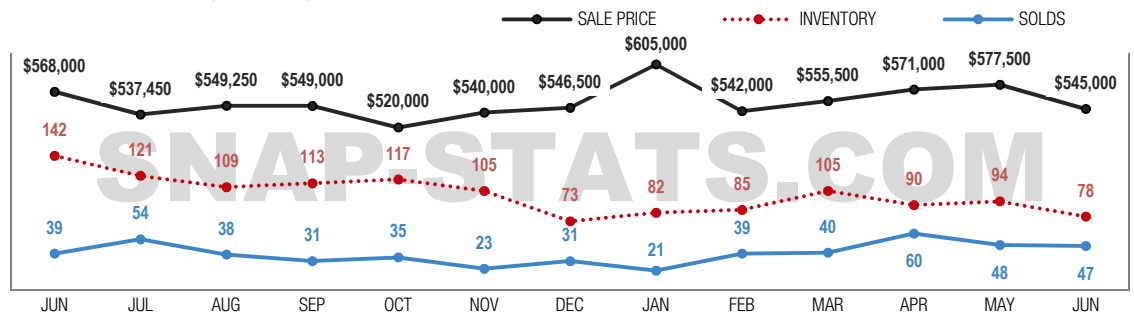
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **PORT COQUITLAM DETACHED**: Sellers market at 60% Sales Ratio average (6 in 10 homes selling)
- Homes are selling on average at list price
- Most Active Price Band\*: \$400,000 to \$600,000 with average 98% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$700,000 to \$800,000, Citadel and Glenwood (both strong Sellers market)
- Sellers Best Bet\*: Selling homes in Lincoln Park and 3 to 6 bedroom properties

\*With a minimum inventory of 10 where possible

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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory  | Sales     | Sales Ratio*  |
|-----------------------|------------|-----------|---------------|
| \$0 – 100,000         | 2          | 2         | 100.00%       |
| 100,001 – 200,000     | 45         | 9         | 20.00%        |
| 200,001 – 300,000     | 142        | 20        | 14.08%        |
| 300,001 – 400,000     | 66         | 31        | 46.97%        |
| 400,001 – 500,000     | 29         | 14        | 48.28%        |
| 500,001 – 600,000     | 7          | 1         | 14.29%        |
| 600,001 – 700,000     | 3          | 0         | NA            |
| 700,001 – 800,000     | 0          | 0         | NA            |
| 800,001 – 900,000     | 0          | 0         | NA            |
| 900,001 – 1,000,000   | 0          | 0         | NA            |
| 1,000,001 – 1,250,000 | 0          | 0         | NA            |
| 1,250,001 – 1,500,000 | 0          | 0         | NA            |
| 1,500,001 – 1,750,000 | 0          | 0         | NA            |
| 1,750,001 – 2,000,000 | 0          | 0         | NA            |
| 2,000,001 – 2,250,000 | 0          | 0         | NA            |
| 2,250,001 – 2,500,000 | 0          | 0         | NA            |
| 2,500,001 – 2,750,000 | 0          | 0         | NA            |
| 2,750,001 – 3,000,000 | 0          | 0         | NA            |
| 3,000,001 – 3,500,000 | 0          | 0         | NA            |
| 3,500,001 – 4,000,000 | 0          | 0         | NA            |
| 4,000,001 & Greater   | 0          | 0         | NA            |
| <b>TOTAL</b>          | <b>294</b> | <b>77</b> | <b>26.19%</b> |

|                      |            |           |               |
|----------------------|------------|-----------|---------------|
| 0 to 1 Bedroom       | 75         | 17        | 22.67%        |
| 2 Bedrooms           | 158        | 33        | 20.89%        |
| 3 Bedrooms           | 41         | 23        | 56.10%        |
| 4 Bedrooms & Greater | 20         | 4         | 20.00%        |
| <b>TOTAL</b>         | <b>294</b> | <b>77</b> | <b>26.19%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 318       | 294       | -7.55%   |
| Solds                    | 56        | 77        | 37.50%   |
| Sale Price               | \$346,000 | \$322,500 | -6.79%   |
| Sale Price SQFT          | \$286     | \$297     | 3.85%    |
| Sale to List Price Ratio | 99%       | 97.8%     | -1.21%   |
| Days on Market           | 21        | 19        | -9.52%   |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®             | Inventory  | Sales     | Sales Ratio*  |
|------------------------|------------|-----------|---------------|
| Birchland Manor        | 2          | 0         | NA            |
| Central Port Coquitlam | 185        | 31        | 16.76%        |
| Citadel                | 21         | 4         | 19.05%        |
| Glenwood               | 54         | 12        | 22.22%        |
| Lincoln Park           | 1          | 0         | NA            |
| Lower Mary Hill        | 0          | 0         | NA            |
| Mary Hill              | 7          | 7         | 100.00%       |
| Oxford Heights         | 1          | 1         | 100.00%       |
| Riverwood              | 22         | 22        | 100.00%       |
| Woodland Acres         | 1          | 0         | NA            |
| <b>TOTAL</b>           | <b>294</b> | <b>77</b> | <b>26.19%</b> |

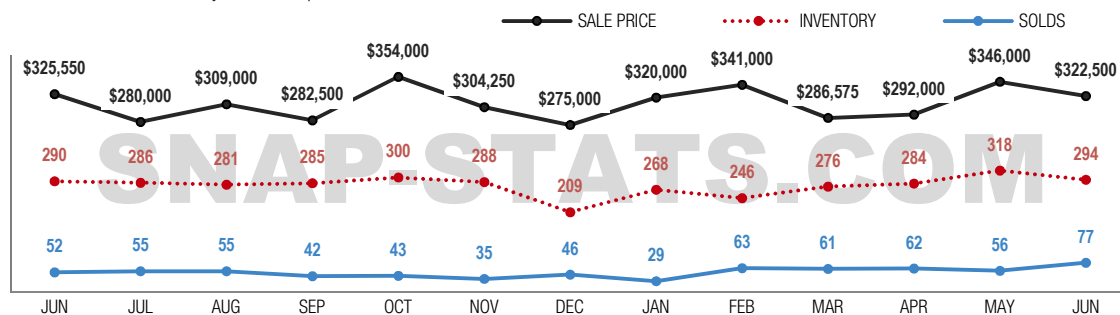
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **PORT COQUITLAM ATTACHED**: Sellers market at 26% Sales Ratio average (2.6 in 10 homes selling)
- Homes are selling on average 2% below list price
- Most Active Price Band\*: \$300,000 to \$500,000 with average 48% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$200,000 to \$300,000, Central Port Coquitlam, 2 and 4 plus bedroom properties
- Sellers Best Bet\*: Selling homes in Riverwood and 3 bedroom properties

\* With a minimum inventory of 10 where possible

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## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory  | Sales     | Sales Ratio*  |
|-----------------------|------------|-----------|---------------|
| \$0 – 100,000         | 0          | 0         | NA            |
| 100,001 – 200,000     | 0          | 0         | NA            |
| 200,001 – 300,000     | 0          | 0         | NA            |
| 300,001 – 400,000     | 0          | 0         | NA            |
| 400,001 – 500,000     | 0          | 0         | NA            |
| 500,001 – 600,000     | 2          | 0         | NA            |
| 600,001 – 700,000     | 11         | 6         | 54.55%        |
| 700,001 – 800,000     | 11         | 3         | 27.27%        |
| 800,001 – 900,000     | 11         | 6         | 54.55%        |
| 900,001 – 1,000,000   | 10         | 8         | 80.00%        |
| 1,000,001 – 1,250,000 | 16         | 5         | 31.25%        |
| 1,250,001 – 1,500,000 | 13         | 2         | 15.38%        |
| 1,500,001 – 1,750,000 | 7          | 0         | NA            |
| 1,750,001 – 2,000,000 | 10         | 1         | 10.00%        |
| 2,000,001 – 2,250,000 | 2          | 2         | 100.00%       |
| 2,250,001 – 2,500,000 | 4          | 0         | NA            |
| 2,500,001 – 2,750,000 | 0          | 0         | NA            |
| 2,750,001 – 3,000,000 | 2          | 0         | NA            |
| 3,000,001 – 3,500,000 | 2          | 0         | NA            |
| 3,500,001 – 4,000,000 | 2          | 0         | NA            |
| 4,000,001 & Greater   | 0          | 0         | NA            |
| <b>TOTAL</b>          | <b>103</b> | <b>33</b> | <b>32.04%</b> |

|                   |            |           |               |
|-------------------|------------|-----------|---------------|
| 2 Bedrooms & Less | 5          | 0         | NA            |
| 3 to 4 Bedrooms   | 57         | 14        | 24.56%        |
| 5 to 6 Bedrooms   | 38         | 16        | 42.11%        |
| 7 Bedrooms & More | 3          | 3         | 100.00%       |
| <b>TOTAL</b>      | <b>103</b> | <b>33</b> | <b>32.04%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 95        | 103       | 8.42%    |
| Solds                    | 28        | 33        | 17.86%   |
| Sale Price               | \$889,000 | \$916,000 | 3.04%    |
| Sale Price SQFT          | \$267     | \$255     | -4.49%   |
| Sale to List Price Ratio | 97.4%     | 98.6%     | 1.23%    |
| Days on Market           | 10        | 25        | 150.00%  |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®        | Inventory  | Sales     | Sales Ratio*  |
|-------------------|------------|-----------|---------------|
| Anmore            | 24         | 5         | 20.83%        |
| Barber Street     | 11         | 3         | 27.27%        |
| Belcarra          | 19         | 1         | 5.26%         |
| College Park      | 9          | 5         | 55.56%        |
| Glenayre          | 3          | 3         | 100.00%       |
| Heritage Mountain | 6          | 6         | 100.00%       |
| Heritage Woods    | 11         | 4         | 36.36%        |
| loco              | 0          | 0         | NA            |
| Mountain Meadows  | 4          | 1         | 25.00%        |
| North Shore       | 11         | 3         | 27.27%        |
| Port Moody Centre | 5          | 2         | 40.00%        |
| Westwood Summit   | 0          | 0         | NA            |
| <b>TOTAL</b>      | <b>103</b> | <b>33</b> | <b>32.04%</b> |

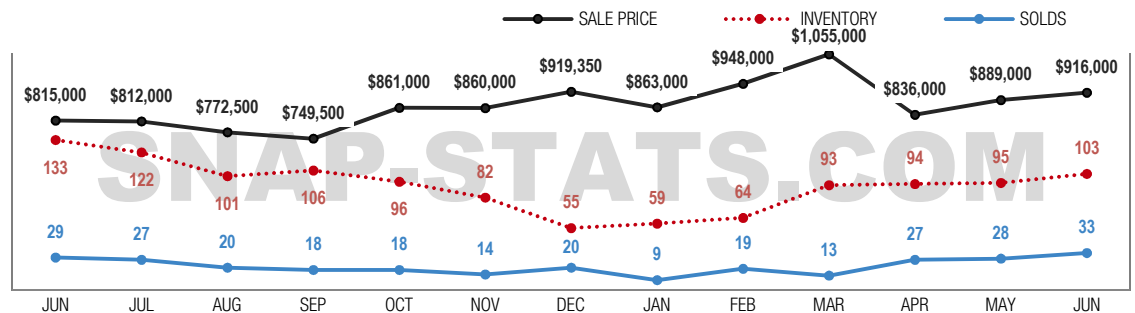
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **PORT MOODY DETACHED**: Sellers market at 32% Sales Ratio average (3.2 homes in 10 selling)
- Homes are selling on average at 1% below list price
- Most Active Price Band\*: \$900,000 to \$1 mil with average 80% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$1.75 mil to \$2 mil, Belcarra and 3 to 4 bedroom properties
- Sellers Best Bet\*: Selling homes in College Park, Heritage Woods and 5 to 6 bedroom properties

\* With a minimum inventory of 10 where possible

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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory  | Sales     | Sales Ratio*  |
|-----------------------|------------|-----------|---------------|
| \$0 – 100,000         | 0          | 0         | NA            |
| 100,001 – 200,000     | 9          | 1         | 11.11%        |
| 200,001 – 300,000     | 33         | 11        | 33.33%        |
| 300,001 – 400,000     | 37         | 17        | 45.95%        |
| 400,001 – 500,000     | 37         | 17        | 45.95%        |
| 500,001 – 600,000     | 15         | 1         | 6.67%         |
| 600,001 – 700,000     | 7          | 2         | 28.57%        |
| 700,001 – 800,000     | 3          | 1         | 33.33%        |
| 800,001 – 900,000     | 1          | 0         | NA            |
| 900,001 – 1,000,000   | 1          | 0         | NA            |
| 1,000,001 – 1,250,000 | 0          | 0         | NA            |
| 1,250,001 – 1,500,000 | 0          | 0         | NA            |
| 1,500,001 – 1,750,000 | 0          | 0         | NA            |
| 1,750,001 – 2,000,000 | 0          | 0         | NA            |
| 2,000,001 – 2,250,000 | 0          | 0         | NA            |
| 2,250,001 – 2,500,000 | 0          | 0         | NA            |
| 2,500,001 – 2,750,000 | 0          | 0         | NA            |
| 2,750,001 – 3,000,000 | 0          | 0         | NA            |
| 3,000,001 – 3,500,000 | 0          | 0         | NA            |
| 3,500,001 – 4,000,000 | 0          | 0         | NA            |
| 4,000,001 & Greater   | 0          | 0         | NA            |
| <b>TOTAL</b>          | <b>143</b> | <b>50</b> | <b>34.97%</b> |

|                      |            |           |               |
|----------------------|------------|-----------|---------------|
| 0 to 1 Bedroom       | 23         | 5         | 21.74%        |
| 2 Bedrooms           | 74         | 20        | 27.03%        |
| 3 Bedrooms           | 44         | 23        | 52.27%        |
| 4 Bedrooms & Greater | 2          | 2         | 100.00%       |
| <b>TOTAL</b>         | <b>143</b> | <b>50</b> | <b>34.97%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 144       | 143       | -0.69%   |
| Solds                    | 62        | 50        | -19.35%  |
| Sale Price               | \$397,000 | \$376,000 | -5.29%   |
| Sale Price SQFT          | \$356     | \$332     | -6.74%   |
| Sale to List Price Ratio | 96.9%     | 96.7%     | -0.21%   |
| Days on Market           | 32        | 32        | NA       |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®        | Inventory  | Sales     | Sales Ratio*  |
|-------------------|------------|-----------|---------------|
| Anmore            | 0          | 0         | NA            |
| Barber Street     | 0          | 0         | NA            |
| Belcarra          | 0          | 0         | NA            |
| College Park      | 12         | 5         | 41.67%        |
| Glenayre          | 0          | 0         | NA            |
| Heritage Mountain | 10         | 2         | 20.00%        |
| Heritage Woods    | 10         | 7         | 70.00%        |
| loco              | 1          | 0         | NA            |
| Mountain Meadows  | 0          | 0         | NA            |
| North Shore       | 31         | 14        | 45.16%        |
| Port Moody Centre | 79         | 22        | 27.85%        |
| Westwood Summit   | 0          | 0         | NA            |
| <b>TOTAL</b>      | <b>143</b> | <b>50</b> | <b>34.97%</b> |

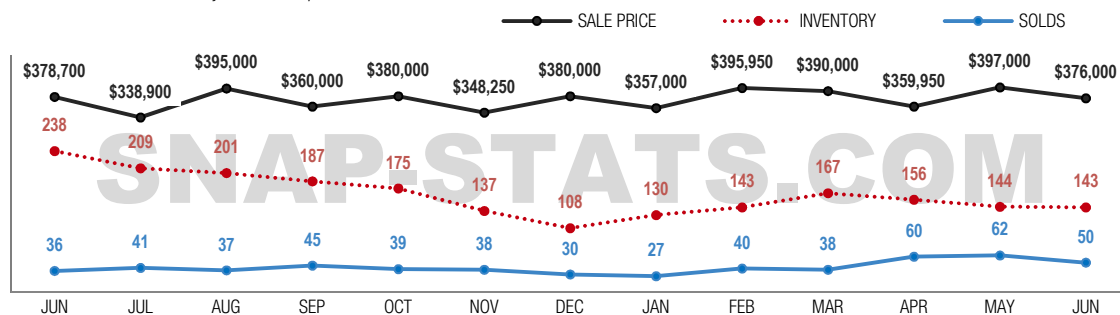
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **PORT MOODY ATTACHED**: Sellers market at 35% Sales Ratio average (3.5 in 10 homes selling)
- Homes are selling on average 3% below list price
- Most Active Price Band\*: \$300,000 to \$500,000 with average 46% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$500,000 to \$600,000, Heritage Mountain, Port Moody Centre and up to 1 bedroom properties
- Sellers Best Bet\*: Selling homes in College Park, Heritage Woods, North Shore and 3 bedroom properties

\* With a minimum inventory of 10 where possible

## 13 Month Market Trend



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## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory | Sales     | Sales Ratio*  |
|-----------------------|-----------|-----------|---------------|
| \$0 – 100,000         | 0         | 0         | NA            |
| 100,001 – 200,000     | 0         | 0         | NA            |
| 200,001 – 300,000     | 0         | 0         | NA            |
| 300,001 – 400,000     | 2         | 0         | NA            |
| 400,001 – 500,000     | 5         | 3         | 60.00%        |
| 500,001 – 600,000     | 15        | 7         | 46.67%        |
| 600,001 – 700,000     | 6         | 0         | NA            |
| 700,001 – 800,000     | 1         | 0         | NA            |
| 800,001 – 900,000     | 1         | 0         | NA            |
| 900,001 – 1,000,000   | 0         | 0         | NA            |
| 1,000,001 – 1,250,000 | 0         | 0         | NA            |
| 1,250,001 – 1,500,000 | 0         | 0         | NA            |
| 1,500,001 – 1,750,000 | 0         | 0         | NA            |
| 1,750,001 – 2,000,000 | 1         | 0         | NA            |
| 2,000,001 – 2,250,000 | 0         | 0         | NA            |
| 2,250,001 – 2,500,000 | 0         | 0         | NA            |
| 2,500,001 – 2,750,000 | 0         | 0         | NA            |
| 2,750,001 – 3,000,000 | 1         | 0         | NA            |
| 3,000,001 – 3,500,000 | 0         | 0         | NA            |
| 3,500,001 – 4,000,000 | 0         | 0         | NA            |
| 4,000,001 & Greater   | 0         | 0         | NA            |
| <b>TOTAL</b>          | <b>32</b> | <b>10</b> | <b>31.25%</b> |

|                   |           |           |               |
|-------------------|-----------|-----------|---------------|
| 2 Bedrooms & Less | 4         | 0         | NA            |
| 3 to 4 Bedrooms   | 23        | 8         | 34.78%        |
| 5 to 6 Bedrooms   | 5         | 2         | 40.00%        |
| 7 Bedrooms & More | 0         | 0         | NA            |
| <b>TOTAL</b>      | <b>32</b> | <b>10</b> | <b>31.25%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 34        | 32        | -5.88%   |
| Solds                    | 15        | 10        | -33.33%  |
| Sale Price               | \$515,000 | \$542,000 | 5.24%    |
| Sale Price SQFT          | \$230     | \$244     | 6.09%    |
| Sale to List Price Ratio | 97.2%     | 98.1%     | 0.93%    |
| Days on Market           | 15        | 16        | 6.67%    |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®      | Inventory | Sales     | Sales Ratio*  |
|-----------------|-----------|-----------|---------------|
| Central Meadows | 9         | 4         | 44.44%        |
| Mid Meadows     | 6         | 1         | 16.67%        |
| North Meadows   | 2         | 0         | NA            |
| South Meadows   | 14        | 5         | 35.71%        |
| West Meadows    | 1         | 0         | NA            |
| <b>TOTAL</b>    | <b>32</b> | <b>10</b> | <b>31.25%</b> |

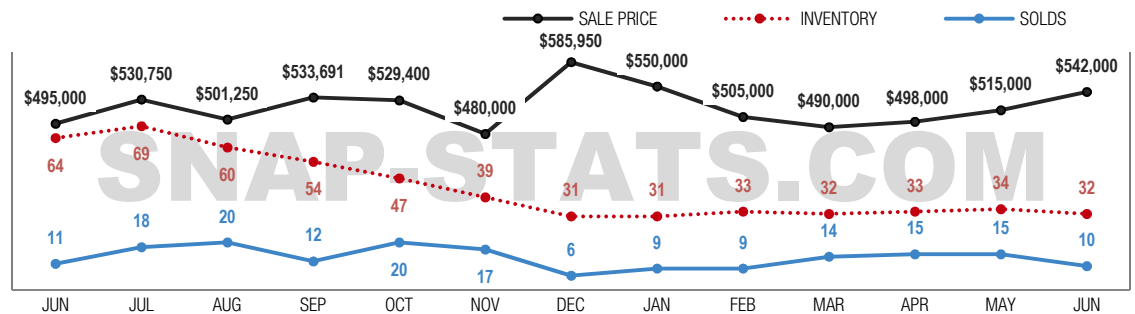
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **PITT MEADOWS DETACHED**: Sellers market at 31% Sales Ratio average (3.1 in 10 homes selling)
- Homes are selling on average at 2% below list price
- Most Active Price Band\*: \$500,000 to \$600,000 with average 47% Sales Ratio (Sellers market)
- Buyers Best Bet\*: *Insufficient data*
- Sellers Best Bet\*: Selling homes in Central Meadows, South Meadows and 3 to 4 bedroom properties

\*With a minimum inventory of 10 where possible

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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory | Sales     | Sales Ratio*  |
|-----------------------|-----------|-----------|---------------|
| \$0 – 100,000         | 0         | 0         | NA            |
| 100,001 – 200,000     | 11        | 5         | 45.45%        |
| 200,001 – 300,000     | 52        | 12        | 23.08%        |
| 300,001 – 400,000     | 27        | 10        | 37.04%        |
| 400,001 – 500,000     | 2         | 0         | NA            |
| 500,001 – 600,000     | 1         | 1         | 100.00%       |
| 600,001 – 700,000     | 1         | 1         | 100.00%       |
| 700,001 – 800,000     | 0         | 0         | NA            |
| 800,001 – 900,000     | 0         | 0         | NA            |
| 900,001 – 1,000,000   | 0         | 0         | NA            |
| 1,000,001 – 1,250,000 | 0         | 0         | NA            |
| 1,250,001 – 1,500,000 | 0         | 0         | NA            |
| 1,500,001 – 1,750,000 | 0         | 0         | NA            |
| 1,750,001 – 2,000,000 | 0         | 0         | NA            |
| 2,000,001 – 2,250,000 | 0         | 0         | NA            |
| 2,250,001 – 2,500,000 | 0         | 0         | NA            |
| 2,500,001 – 2,750,000 | 0         | 0         | NA            |
| 2,750,001 – 3,000,000 | 0         | 0         | NA            |
| 3,000,001 – 3,500,000 | 0         | 0         | NA            |
| 3,500,001 – 4,000,000 | 0         | 0         | NA            |
| 4,000,001 & Greater   | 0         | 0         | NA            |
| <b>TOTAL</b>          | <b>94</b> | <b>29</b> | <b>30.85%</b> |

|                      |           |           |               |
|----------------------|-----------|-----------|---------------|
| 0 to 1 Bedroom       | 12        | 3         | 25.00%        |
| 2 Bedrooms           | 64        | 20        | 31.25%        |
| 3 Bedrooms           | 17        | 6         | 35.29%        |
| 4 Bedrooms & Greater | 1         | 0         | NA            |
| <b>TOTAL</b>         | <b>94</b> | <b>29</b> | <b>30.85%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 103       | 94        | -8.74%   |
| Solds                    | 24        | 29        | 20.83%   |
| Sale Price               | \$287,450 | \$272,500 | -5.20%   |
| Sale Price SQFT          | \$241     | \$218     | -9.54%   |
| Sale to List Price Ratio | 98.5%     | 94.3%     | -4.26%   |
| Days on Market           | 38        | 43        | 13.16%   |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®      | Inventory | Sales     | Sales Ratio*  |
|-----------------|-----------|-----------|---------------|
| Central Meadows | 31        | 13        | 41.94%        |
| Mid Meadows     | 40        | 10        | 25.00%        |
| North Meadows   | 16        | 1         | 6.25%         |
| South Meadows   | 7         | 5         | 71.43%        |
| West Meadows    | 0         | 0         | NA            |
| <b>TOTAL</b>    | <b>94</b> | <b>29</b> | <b>30.85%</b> |

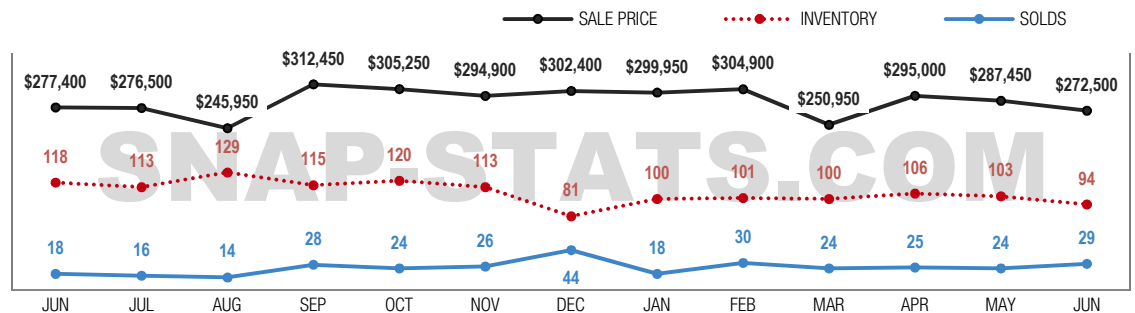
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **PITT MEADOWS ATTACHED**: Sellers market at 31% Sales Ratio average (3.1 in 10 homes selling)
- Homes are selling on average at 6% below list price
- Most Active Price Band\*: \$100,000 to \$200,000 with average 45% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$200,000 to \$300,000, North Meadows and up to 1 bedroom properties
- Sellers Best Bet\*: Selling homes in Central Meadows and 3 bedroom properties

\* With a minimum inventory of 10 where possible

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## Price Band & Bedroom **STATS HOUSES (DETACHED)**

| SnapStats®            | Inventory  | Sales      | Sales Ratio*  |
|-----------------------|------------|------------|---------------|
| \$0 – 100,000         | 0          | 0          | NA            |
| 100,001 – 200,000     | 0          | 0          | NA            |
| 200,001 – 300,000     | 7          | 1          | 14.29%        |
| 300,001 – 400,000     | 64         | 23         | 35.94%        |
| 400,001 – 500,000     | 111        | 41         | 36.94%        |
| 500,001 – 600,000     | 138        | 31         | 22.46%        |
| 600,001 – 700,000     | 102        | 12         | 11.76%        |
| 700,001 – 800,000     | 29         | 3          | 10.34%        |
| 800,001 – 900,000     | 13         | 1          | 7.69%         |
| 900,001 – 1,000,000   | 6          | 0          | NA            |
| 1,000,001 – 1,250,000 | 8          | 1          | 12.50%        |
| 1,250,001 – 1,500,000 | 5          | 0          | NA            |
| 1,500,001 – 1,750,000 | 2          | 0          | NA            |
| 1,750,001 – 2,000,000 | 1          | 0          | NA            |
| 2,000,001 – 2,250,000 | 0          | 0          | NA            |
| 2,250,001 – 2,500,000 | 0          | 0          | NA            |
| 2,500,001 – 2,750,000 | 0          | 0          | NA            |
| 2,750,001 – 3,000,000 | 1          | 0          | NA            |
| 3,000,001 – 3,500,000 | 0          | 0          | NA            |
| 3,500,001 – 4,000,000 | 1          | 0          | NA            |
| 4,000,001 & Greater   | 0          | 0          | NA            |
| <b>TOTAL</b>          | <b>488</b> | <b>113</b> | <b>23.16%</b> |

|                   |            |            |               |
|-------------------|------------|------------|---------------|
| 2 Bedrooms & Less | 37         | 3          | 8.11%         |
| 3 to 4 Bedrooms   | 315        | 80         | 25.40%        |
| 5 to 6 Bedrooms   | 129        | 29         | 22.48%        |
| 7 Bedrooms & More | 7          | 1          | 14.29%        |
| <b>TOTAL</b>      | <b>488</b> | <b>113</b> | <b>23.16%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 512       | 488       | -4.69%   |
| Solds                    | 117       | 113       | -3.42%   |
| Sale Price               | \$495,000 | \$475,000 | -4.04%   |
| Sale Price SQFT          | \$194     | \$206     | 6.19%    |
| Sale to List Price Ratio | 99%       | 99.2%     | 0.20%    |
| Days on Market           | 33        | 22        | -33.33%  |

## Community **STATS HOUSES (DETACHED)**

| SnapStats®       | Inventory  | Sales      | Sales Ratio*  |
|------------------|------------|------------|---------------|
| Albion           | 107        | 24         | 22.43%        |
| Cottonwood       | 65         | 9          | 13.85%        |
| East Central     | 59         | 24         | 40.68%        |
| North            | 0          | 0          | NA            |
| Northeast        | 0          | 0          | NA            |
| Northwest        | 26         | 7          | 26.92%        |
| Silver Valley    | 100        | 11         | 11.00%        |
| Southwest        | 45         | 18         | 40.00%        |
| Thornhill        | 7          | 1          | 14.29%        |
| Websters Corners | 16         | 1          | 6.25%         |
| West Central     | 53         | 18         | 33.96%        |
| Whonnock         | 10         | 0          | NA            |
| <b>TOTAL</b>     | <b>488</b> | <b>113</b> | <b>23.16%</b> |

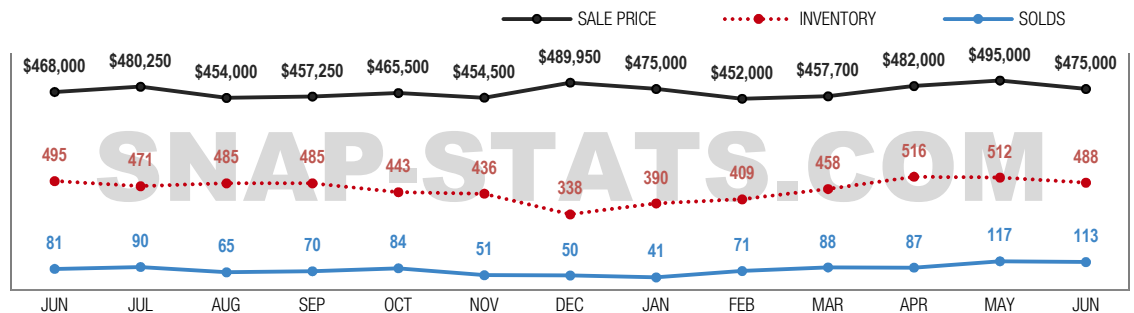
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **MAPLE RIDGE DETACHED**: Sellers market at 23% Sales Ratio average (2.3 in 10 homes selling)
- Homes are selling on average at 1% below list price
- Most Active Price Band\*: \$300,000 to \$500,000 with average 36% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$800,000 to \$900,000, Websters Corners and up to 2 bedroom properties
- Sellers Best Bet\*: Selling homes in East Central, Southwest and 3 to 4 bedroom properties

\* With a minimum inventory of 10 where possible

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## Price Band & Bedroom *STATS CONDO & TH (ATTACHED)*

| SnapStats®            | Inventory  | Sales     | Sales Ratio*  |
|-----------------------|------------|-----------|---------------|
| \$0 – 100,000         | 8          | 1         | 12.50%        |
| 100,001 – 200,000     | 119        | 13        | 10.92%        |
| 200,001 – 300,000     | 175        | 29        | 16.57%        |
| 300,001 – 400,000     | 78         | 13        | 16.67%        |
| 400,001 – 500,000     | 11         | 3         | 27.27%        |
| 500,001 – 600,000     | 4          | 3         | 75.00%        |
| 600,001 – 700,000     | 0          | 0         | NA            |
| 700,001 – 800,000     | 0          | 0         | NA            |
| 800,001 – 900,000     | 0          | 0         | NA            |
| 900,001 – 1,000,000   | 0          | 0         | NA            |
| 1,000,001 – 1,250,000 | 0          | 0         | NA            |
| 1,250,001 – 1,500,000 | 0          | 0         | NA            |
| 1,500,001 – 1,750,000 | 0          | 0         | NA            |
| 1,750,001 – 2,000,000 | 0          | 0         | NA            |
| 2,000,001 – 2,250,000 | 0          | 0         | NA            |
| 2,250,001 – 2,500,000 | 0          | 0         | NA            |
| 2,500,001 – 2,750,000 | 0          | 0         | NA            |
| 2,750,001 – 3,000,000 | 0          | 0         | NA            |
| 3,000,001 – 3,500,000 | 0          | 0         | NA            |
| 3,500,001 – 4,000,000 | 0          | 0         | NA            |
| 4,000,001 & Greater   | 0          | 0         | NA            |
| <b>TOTAL</b>          | <b>395</b> | <b>62</b> | <b>15.70%</b> |

|                      |            |           |               |
|----------------------|------------|-----------|---------------|
| 0 to 1 Bedroom       | 100        | 5         | 5.00%         |
| 2 Bedrooms           | 145        | 24        | 16.55%        |
| 3 Bedrooms           | 139        | 27        | 19.42%        |
| 4 Bedrooms & Greater | 11         | 6         | 54.55%        |
| <b>TOTAL</b>         | <b>395</b> | <b>62</b> | <b>15.70%</b> |

| SnapStats® Median Data   | May       | June      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 418       | 395       | -5.50%   |
| Solds                    | 50        | 62        | 24.00%   |
| Sale Price               | \$269,000 | \$252,121 | -6.27%   |
| Sale Price SQFT          | \$212     | \$199     | -6.13%   |
| Sale to List Price Ratio | 96.1%     | 99.6%     | 3.64%    |
| Days on Market           | 32        | 43        | 34.38%   |

## Community *STATS CONDO & TH (ATTACHED)*

| SnapStats®       | Inventory  | Sales     | Sales Ratio*  |
|------------------|------------|-----------|---------------|
| Albion           | 37         | 9         | 24.32%        |
| Cottonwood       | 46         | 10        | 21.74%        |
| East Central     | 137        | 17        | 12.41%        |
| North            | 0          | 0         | NA            |
| Northeast        | 0          | 0         | NA            |
| Northwest        | 10         | 4         | 40.00%        |
| Silver Valley    | 3          | 2         | 66.67%        |
| Southwest        | 21         | 7         | 33.33%        |
| Thornhill        | 0          | 0         | NA            |
| Websters Corners | 0          | 0         | NA            |
| West Central     | 141        | 13        | 9.22%         |
| Whonnock         | 0          | 0         | NA            |
| <b>TOTAL</b>     | <b>395</b> | <b>62</b> | <b>15.70%</b> |

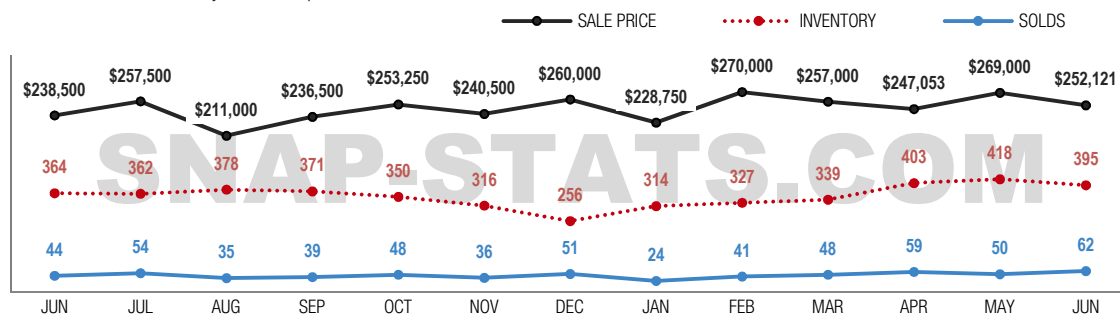
\*Sales Ratio: The percent of homes selling (Sales to Inventory Ratio)

## Market Summary

- Official Market Type **MAPLE RIDGE ATTACHED**: Balanced market at 16% Sales Ratio average (1.6 in 10 homes selling)
- Homes are selling on average at list price.
- Most Active Price Band\*: \$400,000 to \$500,000 with average 27% Sales Ratio (Sellers market)
- Buyers Best Bet\*: Homes between \$100,000 to \$200,000, East Central, West Central and up to 1 bedroom properties
- Sellers Best Bet\*: Selling homes in Northwest, Southwest and minimum 4 bedroom properties

\* With a minimum inventory of 10 where possible

## 13 Month Market Trend



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