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METRO VANCOUVER EDITION



SnapStats® VANCOUVER DOWNTOWN 5 YEAR 2016

ATTACHED (Condo & Townhome)

Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Coal Harbour	\$844,750	\$787,000	\$805,000	\$870,000	\$839,000	-4%	-1%
Downtown	\$425,000	\$430,000	\$416,000	\$445,500	\$488,000	10%	15%
Westend	\$424,000	\$459,950	\$420,750	\$455,000	\$506,250	11%	19%
Yaletown	\$565,000	\$573,750	\$555,000	\$584,200	\$625,000	7%	11%
Sale Price*	\$457,500	\$490,000	\$475,125	\$501,129	\$547,921	9%	20%
Sale Price SQFT	\$656	\$651	\$623	\$642	\$711	11%	8%
Sale to List Price %	98%	98%	97%	97%	100%	3%	2%
Days on Market	26	31	32	25	15	-40%	-42%
Units Sold	2,793*	2,174	2,260*	2,683	3,262	22%	17%

*SOURCE OF DATA 2014-2015: SnapStats® Year-to-Date report annual totals. These totals do not reflect collapsed sales through the year and values are therefore to be considered close approximations and not exact representations. From 2011 to 2013 the REBGV MLS® database restricted sold property results to a maximum of 1,500 properties (homes sold.) Where total units sold exceeded 1,500 for 2010-2013, the values reported were averaged between the total sales for the first half and second half of the year.

Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Arbutus	\$2,333,000	\$2,338,800	\$2,460,000	\$2,522,500	\$2,787,500	11%	19%
Cambie	\$1,680,000	\$1,578,000	\$1,698,000	\$1,810,000	\$2,211,000	22%	32%
Dunbar	\$1,980,000	\$2,080,000	\$2,090,000	\$2,350,000	\$2,770,000	18%	40%
Fairview	\$1,232,500	\$2,177,500	\$1,975,000	\$2,480,000	\$1,907,500	-23%	55%
Falsecreek	\$1,015,000	\$0	\$0	\$0	\$1,324,500	NA	30%
Kerrisdale	\$2,168,000	\$2,109,000	\$2,350,000	\$2,513,750	\$2,800,000	11%	29%
Kitsilano	\$1,600,500	\$1,550,000	\$1,625,000	\$1,730,000	\$2,160,000	25%	35%
Mackenzie Heights	\$2,435,000	\$2,350,000	\$2,300,000	\$2,670,000	\$3,120,000	17%	28%
Marpole	\$1,400,500	\$1,322,500	\$1,400,000	\$1,528,000	\$1,857,250	22%	33%
Mount Pleasant	\$1,550,000	\$1,712,500	\$999,800	\$1,738,000	\$1,960,000	13%	26%
Oakridge	\$1,700,000	\$1,749,000	\$1,771,261	\$2,078,000	\$2,400,000	15%	41%
Point Grey	\$2,235,000	\$2,200,000	\$2,285,000	\$2,566,000	\$3,050,000	19%	36%
Quilchena	\$2,674,000	\$2,537,500	\$2,680,000	\$2,860,000	\$3,300,000	15%	23%
SW Marine	\$1,935,000	\$1,827,500	\$1,927,500	\$2,112,500	\$2,650,000	25%	37%
Shaughnessy	\$3,520,500	\$3,918,000	\$3,990,000	\$4,700,000	\$5,012,500	7%	42%
South Cambie	\$2,000,000	\$2,015,000	\$2,050,000	\$2,335,000	\$2,890,000	24%	45%
South Granville	\$2,830,000	\$2,750,000	\$2,679,500	\$3,000,000	\$3,633,000	21%	28%
Southlands	\$2,130,000	\$2,050,000	\$2,353,000	\$2,177,500	\$2,900,000	33%	36%
University	\$2,657,500	\$3,990,000	\$4,169,000	\$4,180,000	\$4,465,000	7%	68%
Sale Price*	\$2,069,000	\$2,060,000	\$2,175,000	\$2,423,997	\$2,849,203	18%	38%
Sale Price SQFT	\$712	\$726	\$724	\$796	\$924	16%	30%
Sale to List Price %	103%	95%	95%	98%	100%	2%	-3%
Days on Market	13	23	31	24	17	-29%	31%
Units Sold	1,960	1,228	1,645*	1,778	2,030	14%	4%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Arbutus	\$0	\$0	\$945,000	\$0	\$515,500	NA	NA
Cambie	\$440,000	\$410,000	\$502,500	\$488,000	\$507,550	4%	15%
Dunbar	\$353,500	\$400,000	\$430,000	\$532,750	\$630,500	18%	78%
Fairview	\$489,000	\$483,500	\$500,000	\$518,000	\$545,000	5%	11%
Falsecreek	\$570,000	\$565,000	\$490,000	\$550,000	\$580,000	5%	2%
Kerrisdale	\$589,500	\$520,000	\$595,000	\$560,000	\$682,000	22%	16%
Kitsilano	\$489,500	\$474,000	\$470,000	\$484,200	\$528,000	9%	8%
Mackenzie Heights	\$0	\$1,218,000	\$1,029,900	\$537,000	\$800,500	49%	NA
Marpole	\$325,000	\$320,000	\$313,400	\$333,000	\$456,900	37%	41%
Mount Pleasant	\$545,000	\$538,000	\$575,000	\$640,000	\$573,000	-10%	5%
Oakridge	\$788,000	\$777,000	\$700,000	\$671,500	\$844,000	26%	7%
Point Grey	\$540,750	\$550,000	\$570,000	\$620,000	\$542,000	-13%	0%
Quilchena	\$867,000	\$619,000	\$778,000	\$650,000	\$816,500	26%	-6%
SW Marine	\$388,000	\$356,500	\$318,000	\$268,000	\$784,000	193%	102%
Shaughnessy	\$1,030,000	\$535,000	\$798,000	\$936,250	\$809,950	-13%	-21%
South Cambie	\$765,000	\$668,000	\$569,500	\$563,000	\$930,800	65%	22%
South Granville	\$790,000	\$830,500	\$736,500	\$785,000	\$968,000	23%	23%
Southlands	\$501,500	\$540,000	\$550,000	\$480,000	\$580,500	21%	16%
University	\$754,900	\$650,000	\$675,000	\$725,000	\$717,000	-1%	-5%
Sale Price*	\$550,000	\$522,000	\$525,750	\$546,102	\$597,046	9%	9%
Sale Price SQFT	\$598	\$593	\$571	\$594	\$653	10%	9%
Sale to List Price %	99%	97%	97%	97%	99%	2%	1%
Days on Market	21	28	30	29	19	-34%	-10%
Units Sold	2,227	1,683	2,050*	2,254	2,972	32%	33%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Champlain Heights	\$1,208,880	\$1,265,000	\$1,175,000	\$1,170,000	\$1,400,000	20%	16%
Collingwood	\$750,000	\$781,500	\$815,500	\$895,000	\$1,100,000	23%	47%
Downtown	\$0	\$0	\$0	\$0	\$0	NA	NA
Fraser	\$830,000	\$889,000	\$902,500	\$1,000,000	\$1,299,000	30%	57%
Fraserview	\$1,006,800	\$1,110,000	\$1,120,000	\$1,150,000	\$1,479,000	29%	47%
Grandview	\$804,750	\$875,800	\$880,000	\$952,500	\$1,215,000	28%	51%
Hastings	\$710,000	\$790,000	\$769,000	\$898,000	\$1,003,000	12%	41%
Hastings East	\$774,000	\$822,500	\$778,500	\$918,750	\$1,190,000	30%	54%
Kilarney	\$930,000	\$972,000	\$1,000,000	\$1,148,000	\$1,338,000	17%	44%
Knight	\$815,000	\$826,500	\$860,000	\$948,750	\$1,240,000	31%	52%
Main	\$980,000	\$996,250	\$1,050,000	\$1,162,000	\$1,460,000	26%	49%
Mt Pleasant	\$820,000	\$899,000	\$892,000	\$930,000	\$1,171,500	26%	43%
Renfrew Heights	\$825,000	\$883,000	\$809,500	\$935,000	\$1,186,000	27%	44%
Renfrew	\$746,000	\$800,400	\$816,000	\$883,500	\$1,100,000	25%	47%
South Vancouver	\$852,000	\$848,000	\$903,500	\$975,000	\$1,240,000	27%	46%
Victoria	\$776,000	\$815,000	\$855,000	\$880,000	\$1,200,000	36%	55%
Sale Price*	\$825,000	\$867,750	\$884,000	\$966,779	\$1,224,542	27%	48%
Sale Price SQFT	\$390	\$411	\$402	\$438	\$551	26%	41%
Sale to List Price %	101%	98%	98%	99%	103%	4%	2%
Days on Market	13	16	22	12	10	-17%	-23%
Units Sold	1,793	1,268	1,430	1,759	1,933	10%	8%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Champlain Heights	\$483,800	\$468,000	\$455,000	\$452,000	\$489,900	8%	1%
Collingwood	\$318,000	\$322,000	\$301,000	\$306,900	\$313,450	2%	-1%
Downtown	\$386,000	\$375,000	\$448,000	\$403,250	\$455,000	13%	18%
Fraser	\$364,800	\$350,900	\$370,444	\$387,250	\$406,000	5%	11%
Fraserview	\$376,500	\$385,950	\$385,000	\$405,000	\$387,500	-4%	3%
Grandview	\$364,500	\$306,000	\$347,575	\$339,000	\$380,000	12%	4%
Hastings	\$338,500	\$294,250	\$323,000	\$310,000	\$358,900	16%	6%
Hastings East	\$305,000	\$280,000	\$349,900	\$336,500	\$344,000	2%	13%
Kilarney	\$317,000	\$324,500	\$415,000	\$400,500	\$390,000	-3%	23%
Knight	\$349,900	\$407,500	\$405,000	\$423,000	\$430,000	2%	23%
Main	\$493,000	\$445,000	\$469,375	\$512,000	\$605,000	18%	23%
Mt Pleasant	\$405,750	\$412,000	\$401,000	\$419,950	\$462,250	10%	14%
Renfrew Heights	\$0	\$415,000	\$554,500	\$0	\$359,000	NA	NA
Renfrew	\$349,500	\$310,000	\$360,000	\$322,000	\$358,950	11%	3%
South Vancouver	\$446,428	\$247,450	\$294,000	\$305,000	\$258,000	-15%	-42%
Victoria	\$388,900	\$353,000	\$448,250	\$426,450	\$397,000	-7%	2%
Sale Price*	\$365,000	\$374,000	\$382,000	\$374,521	\$409,738	9%	12%
Sale Price SQFT	\$459	\$468	\$470	\$486	\$521	7%	14%
Sale to List Price %	98%	99%	98%	98%	100%	2%	2%
Days on Market	21	24	28	19	14	-26%	-33%
Units Sold	1,434	1,397	1,482	1,790	2,219	24%	55%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Blueridge	\$903,000	\$889,000	\$968,000	\$983,000	\$1,175,000	20%	30%
Boulevard	\$890,000	\$861,000	\$975,000	\$1,202,500	\$1,419,000	18%	59%
Braemer	\$1,485,000	\$1,547,500	\$1,450,000	\$1,629,444	\$1,832,500	12%	23%
Calverhall	\$808,000	\$847,500	\$840,000	\$874,000	\$1,095,000	25%	36%
Canyon Heights	\$1,115,000	\$1,177,000	\$1,174,000	\$1,250,000	\$1,530,000	22%	37%
Capilano	\$946,250	\$1,037,500	\$1,040,000	\$1,155,000	\$1,372,500	19%	45%
Central Lonsdale	\$870,000	\$889,000	\$853,500	\$1,000,000	\$1,277,500	28%	47%
Deep Cove	\$1,066,500	\$968,400	\$978,750	\$1,020,000	\$1,112,000	9%	4%
Delbrook	\$980,000	\$1,110,000	\$1,178,000	\$1,265,000	\$1,420,000	12%	45%
Dollarton	\$900,800	\$1,062,000	\$990,000	\$1,162,500	\$1,295,000	11%	44%
Edgemont	\$1,201,500	\$1,266,500	\$1,326,000	\$1,497,500	\$1,750,000	17%	46%
Forest Hills	\$1,195,000	\$1,375,000	\$1,300,544	\$1,455,000	\$1,850,750	27%	55%
Grouse Woods	\$1,131,000	\$1,066,000	\$999,000	\$1,130,000	\$1,350,000	19%	19%
Hamilton	\$865,000	\$815,000	\$887,500	\$940,000	\$1,149,000	22%	33%
Hamilton Heights	\$809,000	\$892,500	\$768,000	\$185,000	\$1,430,000	673%	77%
Indian Arm	\$0	\$537,450	\$459,000	\$435,000	\$287,500	-34%	NA
Indian River	\$891,000	\$900,000	\$856,000	\$892,000	\$1,170,000	31%	31%
Lower Lonsdale	\$781,000	\$870,000	\$880,000	\$820,000	\$1,039,000	27%	33%
Lynn Valley	\$867,000	\$885,000	\$894,500	\$927,500	\$1,200,000	29%	38%
Lynnmour	\$759,000	\$817,500	\$680,000	\$728,800	\$828,500	14%	9%
Norgate	\$729,000	\$784,000	\$770,000	\$800,000	\$912,000	14%	25%
Northlands	\$1,620,000	\$1,650,000	\$1,287,650	\$1,305,000	\$1,740,000	33%	7%
Pemberton Heights	\$897,500	\$979,000	\$1,010,400	\$1,280,000	\$1,355,000	6%	51%
Pemberton	\$745,000	\$825,000	\$823,000	\$843,800	\$942,700	12%	27%
Princess Park	\$996,250	\$950,000	\$964,000	\$1,082,500	\$1,350,000	25%	36%
Queensbury	\$720,550	\$937,500	\$852,500	\$929,500	\$1,315,000	41%	82%
Roche Point	\$825,000	\$828,000	\$839,500	\$900,000	\$1,080,000	20%	31%
Seymour	\$854,500	\$965,000	\$843,500	\$979,300	\$1,120,000	14%	31%
Tempe	\$958,000	\$1,100,000	\$1,065,000	\$1,160,000	\$1,305,000	13%	36%
Upper Delbrook	\$1,170,000	\$1,170,000	\$1,120,000	\$1,285,900	\$1,624,000	26%	39%
Upper Lonsdale	\$987,000	\$1,000,000	\$937,050	\$1,100,000	\$1,300,000	18%	32%
Westlynn	\$775,750	\$840,000	\$805,000	\$880,000	\$1,115,000	27%	44%
Westlynn Terrace	\$880,000	\$926,000	\$933,000	\$1,125,000	\$1,164,500	4%	32%
Windsor Park	\$820,000	\$828,000	\$799,000	\$889,950	\$1,100,000	24%	34%
Woodlands-Sunshine Cascade	\$1,500,000	\$1,164,000	\$0	\$1,544,500	\$1,747,500	13%	17%
Sale Price*	\$930,000	\$988,000	\$970,000	\$1,107,658	\$1,339,117	21%	44%
Sale Price SQFT	\$384	\$397	\$388	\$426	\$521	22%	36%
Sale to List Price %	99%	99%	97%	99%	102%	3%	3%
Days on Market	17	18	24	18	9	-50%	-47%
Units Sold	1,179	919	1,085	1,236	1,472	19%	25%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Blueridge	\$510,000	\$546,500	\$489,500	\$595,000	\$645,000	8%	26%
Boulevard	\$0	\$0	\$0	\$0	\$0	NA	NA
Braemer	\$0	\$0	\$0	\$0	\$0	NA	NA
Calverhall	\$0	\$0	\$0	\$0	\$0	NA	NA
Canyon Heights	\$998,000	\$670,000	\$717,500	\$679,000	\$715,000	5%	-28%
Capilano	\$620,000	\$641,000	\$635,000	\$725,000	\$699,000	-4%	13%
Central Lonsdale	\$422,250	\$411,500	\$491,550	\$473,800	\$473,000	0%	12%
Deep Cove	\$471,250	\$535,000	\$450,000	\$649,900	\$340,000	-48%	-28%
Delbrook	\$455,000	\$559,500	\$550,100	\$660,000	\$619,499	-6%	36%
Dollarton	\$550,000	\$265,000	\$0	\$0	\$758,000	NA	38%
Edgemont	\$711,000	\$742,500	\$1,160,000	\$682,500	\$1,200,000	76%	69%
Forest Hills	\$0	\$0	\$0	\$0	\$0	NA	NA
Grouse Woods	\$738,000	\$656,500	\$719,900	\$782,500	\$675,000	-14%	-9%
Hamilton	\$415,000	\$511,950	\$508,000	\$500,000	\$528,000	6%	27%
Hamilton Heights	\$0	\$0	\$662,900	\$513,900	\$0	NA	NA
Indian Arm	\$0	\$0	\$0	\$0	\$0	NA	NA
Indian River	\$649,500	\$669,000	\$591,000	\$688,500	\$691,450	0%	6%
Lower Lonsdale	\$390,000	\$365,000	\$398,950	\$390,000	\$424,900	9%	9%
Lynn Valley	\$434,000	\$425,000	\$399,900	\$452,000	\$486,450	8%	12%
Lynnmour	\$367,500	\$348,396	\$422,000	\$423,500	\$450,000	6%	22%
Norgate	\$419,900	\$399,450	\$380,000	\$511,000	\$392,500	-23%	-7%
Northlands	\$531,000	\$560,250	\$596,500	\$548,450	\$650,000	19%	22%
Pemberton Heights	\$378,000	\$369,900	\$330,000	\$373,500	\$525,500	41%	39%
Pemberton	\$272,000	\$294,500	\$286,000	\$297,000	\$339,000	14%	25%
Princess Park	\$0	\$0	\$0	\$0	\$0	NA	NA
Queensbury	\$0	\$0	\$0	\$469,900	\$0	NA	NA
Roche Point	\$447,500	\$456,250	\$434,000	\$457,000	\$497,000	9%	11%
Seymour	\$568,500	\$529,000	\$545,000	\$658,000	\$649,900	-1%	14%
Tempe	\$0	\$0	\$0	\$0	\$0	NA	NA
Upper Delbrook	\$475,000	\$350,000	\$270,000	\$0	\$419,000	NA	-12%
Upper Lonsdale	\$350,000	\$348,000	\$365,000	\$383,000	\$377,500	-1%	8%
Westlynn	\$504,000	\$551,000	\$456,000	\$540,000	\$595,000	10%	18%
Westlynn Terrace	\$0	\$0	\$0	\$0	\$0	NA	NA
Windsor Park	\$297,000	\$345,000	\$0	\$322,125	\$0	NA	NA
Woodlands-Sunshine Cascade	\$0	\$0	\$0	\$0	\$0	NA	NA
Sale Price**	\$414,000	\$425,000	\$436,750	\$444,454	\$468,345	5%	13%
Sale Price SQFT	\$420	\$420	\$451	\$461	\$498	8%	19%
Sale to List Price %	99%	97%	97%	98%	99%	1%	1%
Days on Market	28	29	34	29	19	-34%	-32%
Units Sold	1,214	1,024	1,074	1,245	1,794	44%	48%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Altamont	\$2,437,500	\$3,285,500	\$2,604,000	\$4,188,000	\$4,465,000	7%	83%
Ambleside	\$1,575,000	\$1,700,000	\$1,750,000	\$1,833,168	\$2,276,500	24%	45%
Bayridge	\$1,500,000	\$1,680,000	\$1,800,000	\$1,600,000	\$2,010,000	26%	34%
British Properties	\$1,957,500	\$2,550,000	\$2,400,000	\$2,424,000	\$2,875,000	19%	47%
Canterbury	\$3,677,500	\$3,522,500	\$4,170,000	\$4,060,000	\$5,200,000	28%	41%
Caulfield	\$1,456,000	\$1,807,500	\$1,738,500	\$1,654,500	\$2,025,000	22%	39%
Cedardale	\$1,363,000	\$1,652,500	\$1,420,000	\$1,610,000	\$1,779,000	10%	31%
Chartwell	\$2,478,000	\$3,125,000	\$3,400,000	\$3,260,000	\$4,100,000	26%	65%
Chelsea Park	\$2,708,000	\$1,610,000	\$1,790,000	\$3,350,000	\$3,650,000	9%	35%
Cypress	\$2,290,000	\$1,919,000	\$1,242,500	\$1,700,216	\$2,385,000	40%	4%
Cypress Park Estates	\$1,413,500	\$1,757,500	\$1,610,000	\$1,600,000	\$2,300,000	44%	63%
Deer Ridge	\$1,757,000	\$0	\$0	\$2,510,000	\$0	NA	NA
Dundarave	\$1,980,000	\$1,930,000	\$2,250,000	\$2,372,500	\$2,830,000	19%	43%
Eagle Harbour	\$1,240,000	\$1,265,000	\$1,093,000	\$1,220,000	\$1,650,000	35%	33%
Eagleridge	\$1,580,000	\$1,563,000	\$2,190,250	\$1,880,000	\$1,704,000	-9%	8%
Furry Creek	\$1,537,500	\$1,010,000	\$1,144,000	\$1,250,000	\$1,088,000	-13%	-29%
Gleneagles	\$1,697,500	\$1,980,000	\$1,675,000	\$2,175,000	\$1,900,000	-13%	12%
Glenmore	\$1,150,000	\$1,176,000	\$1,250,000	\$1,479,000	\$1,780,000	20%	55%
Horseshoe Bay	\$954,999	\$1,099,000	\$1,040,000	\$1,206,500	\$1,280,000	6%	34%
Howe Sound	\$1,800,000	\$1,950,000	\$1,180,000	\$2,250,000	\$1,650,000	-27%	-8%
Lions Bay	\$946,000	\$1,070,000	\$854,000	\$921,250	\$1,245,000	35%	32%
Old Caulfield	\$1,587,000	\$2,300,000	\$1,540,000	\$1,700,000	\$1,620,000	-5%	2%
Panorama Village	\$3,200,000	\$5,048,000	\$0	\$4,338,000	\$5,350,000	23%	67%
Park Royal	\$1,461,000	\$1,892,000	\$1,260,000	\$1,710,000	\$2,070,000	21%	42%
Porteau Cove	\$0	\$0	\$0	\$0	\$0	NA	NA
Queens	\$2,250,000	\$2,885,000	\$2,384,000	\$2,500,000	\$3,000,000	20%	33%
Rockridge	\$3,600,000	\$4,100,000	\$3,818,000	\$3,200,000	\$3,860,000	21%	7%
Sandy Cove	\$3,355,000	\$1,838,000	\$1,875,000	\$2,600,000	\$1,824,000	-30%	-46%
Sentinel Hill	\$1,405,000	\$1,395,000	\$1,755,000	\$1,865,000	\$2,170,000	16%	54%
Upper Caulfield	\$1,549,000	\$1,921,500	\$1,922,500	\$1,820,000	\$2,525,000	39%	63%
West Bay	\$1,900,000	\$1,852,000	\$2,679,944	\$3,650,000	\$2,550,000	-30%	34%
Westhill	\$2,215,000	\$2,860,000	\$2,450,000	\$3,394,000	\$3,318,000	-2%	50%
Westmount	\$2,555,000	\$2,235,000	\$2,850,000	\$2,684,800	\$3,090,000	15%	21%
Whitby Estates	\$3,909,000	\$4,715,000	\$4,225,000	\$5,175,000	\$6,388,000	23%	63%
Whytecliff	\$1,150,000	\$1,250,000	\$1,602,500	\$2,050,000	\$1,525,000	-26%	33%
Sale Price**	\$1,775,000	\$1,882,500	\$1,927,500	\$2,110,879	\$2,504,583	19%	41%
Sale Price SQFT	\$556	\$603	\$574	\$618	\$741	20%	33%
Sale to List Price %	99%	96%	94%	96%	97%	1%	-2%
Days on Market	20	31	41	38	27	-29%	35%
Units Sold	1,149	596	758	818	1,072	31%	-7%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Altamont	\$1,395,000	\$0	\$0	\$0	\$0	NA	NA
Ambleside	\$562,500	\$488,500	\$526,500	\$567,250	\$585,000	3%	4%
Bayridge	\$0	\$0	\$0	\$0	\$0	NA	NA
British Properties	\$0	\$1,100,000	\$0	\$0	\$0	NA	NA
Canterbury	\$0	\$0	\$0	\$0	\$0	NA	NA
Caulfield	\$0	\$0	\$863,000	\$0	\$0	NA	NA
Cedardale	\$425,000	\$444,000	\$413,187	\$339,000	\$390,000	15%	-8%
Chartwell	\$0	\$0	\$0	\$0	\$0	NA	NA
Chelsea Park	\$1,165,000	\$1,277,500	\$1,250,000	\$1,308,500	\$1,499,000	15%	29%
Cypress	\$0	\$0	\$0	\$0	\$0	NA	NA
Cypress Park Estates	\$1,475,000	\$1,272,500	\$1,390,000	\$1,467,500	\$1,560,000	6%	6%
Deer Ridge	\$980,000	\$945,000	\$905,000	\$796,500	\$1,155,000	45%	18%
Dundarave	\$725,000	\$750,000	\$897,500	\$1,028,364	\$815,000	-21%	12%
Eagle Harbour	\$0	\$0	\$0	\$0	\$0	NA	NA
Eagleridge	\$0	\$0	\$0	\$0	\$0	NA	NA
Furry Creek	\$945,000	\$954,225	\$900,000	\$739,000	\$1,085,000	47%	15%
Gleneagles	\$0	\$0	\$0	\$0	\$0	NA	NA
Glenmore	\$590,000	\$614,500	\$610,000	\$0	\$632,500	NA	7%
Horseshoe Bay	\$0	\$0	\$0	\$998,000	\$455,750	-54%	NA
Howe Sound	\$803,000	\$891,250	\$880,000	\$855,000	\$957,500	12%	19%
Lions Bay	\$515,000	\$260,000	\$465,000	\$0	\$520,000	NA	1%
Old Caulfield	\$718,000	\$789,000	\$702,500	\$757,500	\$0	NA	NA
Panorama Village	\$813,750	\$764,000	\$987,500	\$1,126,500	\$889,000	-21%	9%
Park Royal	\$762,500	\$732,500	\$715,000	\$700,000	\$971,500	39%	27%
Porteau Cove	\$0	\$0	\$0	\$0	\$0	NA	NA
Queens	\$0	\$0	\$0	\$0	\$0	NA	NA
Rockridge	\$0	\$0	\$0	\$0	\$0	NA	NA
Sandy Cove	\$0	\$0	\$0	\$0	\$0	NA	NA
Sentinel Hill	\$0	\$0	\$0	\$0	\$0	NA	NA
Upper Caulfield	\$1,729,000	\$1,672,500	\$1,340,000	\$1,475,000	\$1,792,500	22%	4%
West Bay	\$0	\$0	\$0	\$0	\$0	NA	NA
Westhill	\$0	\$0	\$0	\$0	\$0	NA	NA
Westmount	\$0	\$0	\$0	\$0	\$0	NA	NA
Whitby Estates	\$2,525,000	\$2,498,000	\$2,300,000	\$2,690,500	\$2,886,500	7%	14%
Whytecliff	\$0	\$0	\$0	\$0	\$0	NA	NA
Sale Price*	\$773,606	\$764,000	\$845,000	\$850,613	\$852,625	0%	10%
Sale Price SQFT	\$615	\$593	\$639	\$630	\$686	9%	12%
Sale to List Price %	98%	96%	94%	96%	98%	2%	0%
Days on Market	39	37	60	54	30	-44%	-23%
Units Sold	256	203	218	233	269	15%	5%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Boyd Park	\$999,000	\$980,000	\$795,000	\$859,000	\$1,238,000	44%	24%
Bridgeport	\$786,500	\$750,000	\$757,150	\$798,500	\$995,000	25%	27%
Brighouse	\$954,500	\$831,000	\$935,000	\$1,015,000	\$1,100,000	8%	15%
Brighouse South	\$850,000	\$2,025,000	\$1,969,000	\$1,180,000	\$0	NA	NA
Broadmoor	\$1,429,160	\$1,452,240	\$1,465,000	\$1,501,000	\$1,880,000	25%	32%
East Cambie	\$812,000	\$839,500	\$835,000	\$842,500	\$1,000,000	19%	23%
East Richmond	\$918,000	\$905,000	\$1,001,000	\$1,085,000	\$1,119,000	3%	22%
Garden City	\$1,098,000	\$1,038,000	\$1,007,000	\$1,180,000	\$1,455,119	23%	33%
Gilmore	\$1,520,000	\$1,000,000	\$850,000	\$1,892,500	\$1,196,440	-37%	-21%
Granville	\$1,200,000	\$1,250,000	\$1,167,500	\$1,259,000	\$1,466,500	16%	22%
Hamilton	\$658,000	\$660,000	\$629,000	\$645,000	\$750,000	16%	14%
Ironwood	\$778,000	\$753,000	\$688,000	\$775,000	\$921,000	19%	18%
Lackner	\$1,195,000	\$1,042,500	\$1,039,800	\$1,200,000	\$1,401,000	17%	17%
McLennan	\$1,092,500	\$1,480,000	\$1,070,000	\$1,180,000	\$1,450,000	23%	33%
McLennan North	\$1,230,000	\$1,143,500	\$970,000	\$1,238,000	\$1,280,000	3%	4%
McNair	\$792,500	\$788,500	\$786,500	\$834,000	\$1,050,000	26%	32%
Quilchena	\$1,050,900	\$1,058,888	\$915,000	\$1,144,000	\$1,364,000	19%	30%
Riverdale	\$1,250,000	\$949,000	\$1,140,000	\$1,251,000	\$1,605,000	28%	28%
Saunders	\$1,048,000	\$1,100,000	\$1,036,400	\$1,194,000	\$1,250,000	5%	19%
Sea Island	\$563,500	\$579,500	\$530,000	\$656,500	\$698,000	6%	24%
Seafair	\$1,020,000	\$1,105,000	\$1,106,000	\$1,188,000	\$1,413,500	19%	39%
South Arm	\$850,000	\$853,500	\$842,750	\$852,000	\$1,188,000	39%	40%
Steveston North	\$842,000	\$818,000	\$780,000	\$878,900	\$1,087,500	24%	29%
Steveston South	\$956,500	\$938,000	\$926,500	\$1,023,000	\$1,168,000	14%	22%
Steveston Village	\$900,000	\$856,000	\$885,000	\$977,500	\$1,130,000	16%	26%
Terra Nova	\$1,620,000	\$1,419,000	\$1,255,000	\$1,388,000	\$1,570,000	13%	-3%
West Cambie	\$855,900	\$813,000	\$815,500	\$858,000	\$1,050,000	22%	23%
Westwind	\$892,000	\$990,000	\$975,000	\$1,034,000	\$1,324,000	28%	48%
Woodwards	\$1,020,500	\$1,000,000	\$987,500	\$988,000	\$1,198,000	21%	17%
Sale Price*	\$988,000	\$986,500	\$950,000	\$1,051,750	\$1,250,083	19%	27%
Sale Price SQFT	\$428	\$414	\$384	\$420	\$490	17%	14%
Sale to List Price %	99%	96%	95%	96%	99%	3%	0%
Days on Market	17	40	45	35	18	-49%	6%
Units Sold	1,669	952	1,298	1,650	2,327	41%	39%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Boyd Park	\$259,400	\$229,000	\$224,000	\$226,500	\$249,950	10%	-4%
Bridgeport	\$326,000	\$0	\$299,000	\$363,800	\$373,300	3%	15%
Brighthouse	\$383,800	\$356,000	\$378,000	\$395,000	\$399,000	1%	4%
Brighthouse South	\$341,500	\$329,000	\$337,000	\$345,625	\$349,000	1%	2%
Broadmoor	\$489,500	\$548,500	\$588,000	\$467,944	\$482,000	3%	-2%
East Cambie	\$434,000	\$413,500	\$338,800	\$397,000	\$471,000	19%	9%
East Richmond	\$390,000	\$432,000	\$375,000	\$421,500	\$430,000	2%	10%
Garden City	\$580,000	\$556,200	\$550,000	\$583,000	\$617,500	6%	6%
Gilmore	\$0	\$0	\$0	\$0	\$0	NA	NA
Granville	\$477,000	\$412,000	\$452,250	\$498,000	\$468,619	-6%	-2%
Hamilton	\$398,000	\$404,500	\$388,000	\$410,000	\$422,950	3%	6%
Ironwood	\$404,750	\$349,500	\$343,000	\$372,450	\$374,900	1%	-7%
Lackner	\$560,000	\$613,500	\$563,000	\$558,000	\$638,800	14%	14%
McLennan	\$485,000	\$585,000	\$538,000	\$0	\$0	NA	NA
McLennan North	\$540,000	\$543,000	\$514,200	\$548,000	\$579,000	6%	7%
McNair	\$410,000	\$500,000	\$465,000	\$347,500	\$402,500	16%	-2%
Quilchena	\$468,000	\$387,500	\$410,000	\$397,500	\$427,000	7%	-9%
Riverdale	\$370,000	\$346,000	\$371,000	\$338,000	\$350,500	4%	-5%
Saunders	\$399,900	\$548,000	\$508,000	\$511,500	\$579,900	13%	45%
Sea Island	\$0	\$0	\$0	\$0	\$0	NA	NA
Seafair	\$515,000	\$485,000	\$512,000	\$540,000	\$595,000	10%	16%
South Arm	\$209,750	\$353,000	\$272,500	\$287,100	\$246,500	-14%	18%
Steveston North	\$377,500	\$321,000	\$317,000	\$337,500	\$399,000	18%	6%
Steveston South	\$485,000	\$430,000	\$449,900	\$500,000	\$503,800	1%	4%
Steveston Village	\$585,000	\$547,250	\$492,500	\$582,000	\$549,900	-6%	-6%
Terra Nova	\$671,000	\$634,000	\$626,000	\$630,000	\$683,000	8%	2%
West Cambie	\$447,500	\$380,000	\$405,000	\$410,571	\$462,000	13%	3%
Westwind	\$521,500	\$452,500	\$470,000	\$763,000	\$555,900	-27%	7%
Woodwards	\$532,500	\$478,500	\$471,400	\$518,000	\$599,500	16%	13%
Sale Price*	\$425,000	\$407,375	\$406,500	\$424,996	\$441,563	4%	4%
Sale Price SQFT	\$394	\$382	\$389	\$397	\$422	6%	7%
Sale to List Price %	98%	97%	97%	97%	97%	0%	-1%
Days on Market	27	41	38	36	28	-22%	4%
Units Sold	2,527*	1,821*	2,270*	2,535	3,358	32%	33%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Beach Grove	\$671,500	\$620,000	\$617,000	\$681,750	\$875,000	28%	30%
Boundary Beach	\$812,000	\$750,000	\$740,000	\$855,000	\$960,000	12%	18%
Cliff Drive	\$626,500	\$690,100	\$685,500	\$712,000	\$875,000	23%	40%
English Bluff	\$882,500	\$885,500	\$797,750	\$940,000	\$1,350,000	44%	53%
Pebble Hill	\$687,750	\$758,500	\$738,000	\$768,500	\$960,000	25%	40%
Tsawwassen Central	\$635,250	\$712,000	\$642,500	\$695,000	\$928,000	34%	46%
Tsawwassen East	\$750,000	\$806,000	\$765,000	\$812,000	\$987,250	22%	32%
Sale Price*	\$682,500	\$720,000	\$700,000	\$760,554	\$943,542	24%	38%
Sale Price SQFT	\$288	\$314	\$301	\$311	\$390	25%	35%
Sale to List Price %	98%	97%	97%	98%	101%	3%	3%
Days on Market	28	34	53	41	18	-56%	-36%
Units Sold	342	235	223	336	427	27%	25%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Beach Grove	\$387,500	\$377,500	\$351,500	\$395,000	\$390,000	-1%	1%
Boundary Beach	\$770,000	\$740,000	\$840,000	\$805,000	\$925,000	15%	20%
Cliff Drive	\$326,000	\$265,000	\$285,000	\$365,000	\$399,900	10%	23%
English Bluff	\$460,000	\$515,500	\$0	\$437,000	\$550,000	26%	20%
Pebble Hill	\$0	\$490,000	\$0	\$649,900	\$1,150,000	77%	NA
Tsawwassen Central	\$388,000	\$388,000	\$339,000	\$350,000	\$384,500	10%	-1%
Tsawwassen East	\$409,000	\$403,000	\$413,000	\$475,000	\$445,000	-6%	9%
Sale Price*	\$380,000	\$346,000	\$345,000	\$381,417	\$407,692	7%	7%
Sale Price SQFT	\$317	\$322	\$297	\$330	\$348	5%	10%
Sale to List Price %	98%	94%	97%	98%	99%	1%	1%
Days on Market	50	52	83	52	43	-17%	-14%
Units Sold	116	99	87	121	205	69%	77%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Delta Manor	\$587,500	\$590,000	\$572,500	\$627,000	\$731,050	17%	24%
East Delta	\$0	\$0	\$0	\$0	\$3,950,000	NA	NA
Hawthorne	\$649,000	\$681,000	\$651,450	\$676,250	\$794,950	18%	22%
Holly	\$652,500	\$649,000	\$611,000	\$640,000	\$796,000	24%	22%
Ladner Elementary	\$558,750	\$609,500	\$600,000	\$595,000	\$840,000	41%	50%
Ladner Rural	\$407,000	\$546,500	\$607,500	\$575,000	\$705,000	23%	73%
Neilsen Grove	\$823,000	\$764,500	\$722,500	\$731,500	\$909,405	24%	10%
Port Guichon	\$560,000	\$615,000	\$565,000	\$623,200	\$664,444	7%	19%
Westham Island	\$72,500	\$159,250	\$156,000	\$0	\$123,000	NA	70%
Sale Price*	\$628,000	\$628,750	\$620,000	\$647,615	\$804,492	24%	28%
Sale Price SQFT	\$297	\$305	\$295	\$296	\$364	23%	23%
Sale to List Price %	98%	98%	99%	98%	100%	2%	2%
Days on Market	31	28	42	32	11	-66%	-65%
Units Sold	239	188	201	274	265	-3%	11%

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Neighbourhood	2011	2012	2013	2014	2015	Variance 2015 vs 2014	Variance 2015 vs 2011
Delta Manor	\$345,000	\$345,000	\$307,500	\$345,000	\$345,000	0%	0%
East Delta	\$583,000	\$345,000	\$472,500	\$503,750	\$510,000	1%	-13%
Hawthorne	\$302,250	\$310,000	\$342,646	\$286,500	\$358,000	25%	18%
Holly	\$407,500	\$392,000	\$380,000	\$413,000	\$475,000	15%	17%
Ladner Elementary	\$342,500	\$385,000	\$380,000	\$372,000	\$392,550	6%	15%
Ladner Rural	\$0	\$0	\$0	\$0	\$0	NA	NA
Neilsen Grove	\$758,250	\$736,000	\$729,500	\$686,250	\$718,000	5%	-5%
Port Guichon	\$0	\$0	\$0	\$0	\$0	NA	NA
Westham Island	\$0	\$0	\$0	\$0	\$0	NA	NA
Sale Price*	\$380,000	\$367,500	\$370,000	\$367,533	\$393,746	7%	4%
Sale Price SQFT	\$298	\$297	\$291	\$289	\$326	13%	9%
Sale to List Price %	100%	97%	96%	98%	98%	0%	-2%
Days on Market	39	39	45	46	16	-65%	-59%
Units Sold	117	85	105	145	156	8%	33%

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