

# News Release



FOR IMMEDIATE RELEASE:

## **Metro Vancouver continues to experience above-average demand and below-average supply**

**VANCOUVER, BC – December 4, 2017** – Metro Vancouver\* saw modest home listing changes and steady demand in November.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential home sales in the region totalled 2,795 in November 2017, a 26.2 per cent increase from the 2,214 sales recorded in November 2016, and a 7.5 per cent decrease compared to October 2017 when 3,022 homes sold.

Last month's sales were 17 per cent above the 10-year November sales average.

“We’re seeing steady demand in today’s market. Home buyer activity is operating above our long-term averages, particularly in our townhome and condominium markets,” Jill Oudil, REBGV president said.

There were 4,109 detached, attached and apartment properties newly listed for sale on the Multiple Listing Service® (MLS®) in Metro Vancouver in November 2017. This represents a 30.6 per cent increase compared to the 3,147 homes listed in November 2016 and a 9.5 per cent decrease compared to October 2017 when 4,539 homes were listed.

The total number of homes currently listed for sale on the MLS® system in Metro Vancouver is 8,747, a 4.3 per cent increase compared to November 2016 (8,385) and a 4.3 per cent decrease compared to October 2017 (9,137).

“While we’re seeing more listings enter the market today than we saw at this time last year, we have a long way to go before our home listing inventory rises back to more historically typical levels,” Oudil said.

The sales-to-active listings ratio for November 2017 is 32 per cent, which is up three per cent since September 2017. By property type, the ratio is 15.9 per cent for detached homes (up one per cent since September 2017), 36.4 per cent for townhomes (down six per cent since September 2017), and 67.8 per cent for condominiums (up seven per cent since September 2017).

Generally, analysts say that downward pressure on home prices occurs when the ratio dips below the 12 per cent mark for a sustained period, while home prices often experience upward pressure when it surpasses 20 per cent over several months.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$1,046,900. This represents a 14 per cent increase over November 2016 and a 0.4 per cent increase compared to October 2017.

Sales of detached properties in November 2017 reached 841, a 31.8 per cent increase from the 638 detached sales recorded in November 2016. The benchmark price for detached properties is \$1,608,000. This represents a 6.1 per cent increase from November 2016 and a 0.1 per cent decrease compared to October 2017.

Sales of apartment properties reached 1,508 in November 2017, a 25.7 per cent increase compared to the 1,200 sales in November 2016. The benchmark price of an apartment property is \$648,200. This represents a 23.9 per cent increase from November 2016 and a one per cent increase compared to October 2017.

Attached property sales in November 2017 totalled 446, an 18.6 per cent increase compared to the 376 sales in November 2016. The benchmark price of an attached unit is \$805,200. This represents a 17.9 per cent increase from November 2016 and a 0.3 per cent increase compared to October 2017.

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\*Editor's Note: Areas covered by the Real Estate Board of Greater Vancouver include: Whistler, Sunshine Coast, Squamish, West Vancouver, North Vancouver, Vancouver, Burnaby, New Westminster, Richmond, Port Moody, Port Coquitlam, Coquitlam, Pitt Meadows, Maple Ridge, and South Delta.

The real estate industry is a key economic driver in British Columbia. In 2016, 39,943 homes changed ownership in the Board's area, generating \$2.5 billion in economic spin-off activity and an estimated 17,600 jobs. The total dollar value of residential sales transacted through the MLS® system in Greater Vancouver totalled \$40 billion in 2016.

The Real Estate Board of Greater Vancouver is an association representing more than 14,000 REALTORS® and their companies. The Board provides a variety of member services, including the Multiple Listing Service®. For more information on real estate, statistics, and buying or selling a home, contact a local REALTOR® or visit [www.rebgv.org](http://www.rebgv.org).

For more information please contact:

**Craig Munn**  
Manager, Communication  
Real Estate Board of Greater Vancouver  
604.730.3146  
[cmunn@rebgv.org](mailto:cmunn@rebgv.org)



Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Residential / Composite	Lower Mainland	\$946,000	266.9	0.5%	1.8%	7.5%	15.2%	65.1%	74.3%	87.0%
	Greater Vancouver	\$1,046,900	273.7	0.4%	1.7%	6.7%	14.0%	62.7%	73.9%	90.7%
	Bowen Island	\$968,600	210.0	1.0%	2.8%	11.2%	19.0%	66.4%	68.8%	53.7%
	Burnaby East	\$952,300	264.9	1.2%	-1.1%	5.4%	13.4%	57.0%	72.9%	85.2%
	Burnaby North	\$893,900	269.9	0.1%	1.9%	5.9%	14.3%	62.7%	75.6%	89.5%
	Burnaby South	\$1,001,900	283.0	0.6%	1.7%	6.3%	16.7%	65.2%	76.9%	99.4%
	Coquitlam	\$918,300	272.4	1.0%	1.9%	8.4%	18.8%	70.1%	82.8%	93.9%
	Ladner	\$872,500	244.9	1.3%	3.3%	6.3%	6.2%	55.3%	67.7%	78.5%
	Maple Ridge	\$686,400	230.8	0.9%	3.5%	10.9%	19.2%	70.2%	73.3%	67.9%
	New Westminster	\$655,500	281.0	0.6%	1.7%	10.9%	23.7%	70.5%	80.0%	89.5%
	North Vancouver	\$1,101,000	247.4	0.7%	0.9%	4.9%	11.0%	58.5%	69.8%	79.1%
	Pitt Meadows	\$679,400	248.5	1.5%	4.6%	13.0%	20.7%	68.9%	77.0%	76.6%
	Port Coquitlam	\$731,700	258.1	1.7%	1.9%	9.2%	22.5%	72.8%	80.6%	80.2%
	Port Moody	\$914,200	252.7	1.0%	3.7%	9.7%	19.5%	67.8%	78.6%	80.6%
	Richmond	\$983,600	287.2	-0.1%	0.9%	5.2%	12.4%	63.3%	71.1%	102.3%
	Squamish	\$818,700	262.1	0.5%	8.4%	13.1%	27.0%	93.9%	111.9%	104.0%
	Sunshine Coast	\$592,300	207.5	0.6%	2.9%	10.0%	20.6%	68.2%	67.6%	51.9%
	Tsawwassen	\$1,013,400	254.5	1.2%	2.6%	6.3%	5.9%	61.7%	70.2%	83.8%
	Vancouver East	\$1,088,700	318.8	0.4%	0.9%	5.9%	12.8%	65.4%	80.0%	115.4%
	Vancouver West	\$1,361,100	287.0	-0.1%	1.1%	5.1%	10.2%	56.6%	72.1%	92.0%
West Vancouver	\$2,632,400	283.0	1.0%	-0.8%	2.0%	4.4%	55.6%	74.5%	96.1%	
Whistler	\$972,800	213.9	0.6%	11.1%	17.3%	30.1%	87.1%	106.7%	67.4%	
Single Family Detached	Lower Mainland	\$1,320,800	280.2	-0.1%	-0.5%	3.8%	8.5%	63.1%	75.6%	100.9%
	Greater Vancouver	\$1,608,000	295.5	-0.1%	-0.4%	2.4%	6.1%	60.4%	74.6%	109.4%
	Bowen Island	\$968,600	210.0	1.0%	2.8%	11.2%	19.0%	66.4%	68.8%	53.7%
	Burnaby East	\$1,266,500	283.2	0.7%	-4.1%	2.3%	8.1%	56.9%	76.1%	103.0%
	Burnaby North	\$1,564,300	302.5	-0.9%	-1.8%	0.1%	2.9%	58.9%	72.2%	114.7%
	Burnaby South	\$1,686,300	322.8	-1.1%	-1.8%	0.2%	2.7%	62.4%	72.3%	131.9%
	Coquitlam	\$1,284,200	285.0	0.5%	0.4%	4.2%	10.2%	67.0%	82.1%	106.2%
	Ladner	\$1,035,500	249.6	0.8%	3.5%	6.5%	1.8%	58.9%	74.4%	85.2%
	Maple Ridge	\$815,000	232.2	0.4%	1.4%	7.2%	14.2%	69.7%	77.9%	72.5%
	New Westminster	\$1,140,100	284.4	0.7%	-3.1%	2.6%	11.4%	60.0%	74.3%	103.3%
	North Vancouver	\$1,697,600	265.5	-0.2%	-0.8%	0.8%	3.7%	62.9%	79.0%	95.1%
	Pitt Meadows	\$885,400	249.5	0.8%	1.0%	7.4%	11.5%	69.5%	77.6%	82.0%
	Port Coquitlam	\$1,000,300	266.7	0.6%	-0.3%	2.7%	14.4%	71.0%	79.6%	94.1%
	Port Moody	\$1,501,000	277.2	-0.5%	0.7%	5.1%	8.8%	63.4%	79.5%	98.0%
	Richmond	\$1,671,600	335.7	-1.1%	-0.3%	1.3%	4.3%	64.0%	72.8%	134.6%
	Squamish	\$1,012,800	258.5	3.0%	3.8%	8.9%	22.0%	83.3%	105.2%	102.6%
	Sunshine Coast	\$588,600	206.2	0.6%	2.9%	9.9%	20.4%	67.9%	67.1%	51.0%
	Tsawwassen	\$1,283,200	276.3	0.6%	2.1%	6.1%	4.9%	69.7%	80.2%	99.8%
	Vancouver East	\$1,573,500	347.8	0.4%	0.5%	3.9%	6.7%	64.5%	88.6%	145.1%
	Vancouver West	\$3,573,700	366.9	-1.5%	-2.2%	-0.4%	1.5%	53.6%	75.9%	135.0%
West Vancouver	\$3,146,100	297.0	1.6%	-1.4%	1.7%	2.9%	56.2%	76.9%	105.8%	
Whistler	\$1,690,900	214.4	3.8%	3.3%	9.3%	21.0%	72.1%	85.8%	68.7%	

**HOW TO READ THE TABLE:**

- Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.
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- x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)  
In January 2005, the indexes are set to 100.
- Townhome properties are similar to Attached properties, a category that was used in the previous MLSLink HPI, but do not include duplexes.
- The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.

Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Townhouse	Lower Mainland	\$673,700	243.5	0.4%	3.1%	8.9%	17.9%	63.2%	69.1%	74.9%
	Greater Vancouver	\$805,200	259.8	0.3%	3.5%	8.7%	17.9%	62.8%	72.9%	86.1%
	Burnaby East	\$655,700	242.2	1.3%	4.1%	7.5%	21.0%	52.8%	59.7%	73.1%
	Burnaby North	\$711,600	265.6	-1.0%	2.0%	5.5%	16.1%	54.6%	70.0%	84.1%
	Burnaby South	\$760,300	261.9	-0.3%	-1.6%	3.2%	14.9%	52.0%	69.7%	85.9%
	Coquitlam	\$658,000	241.4	1.1%	2.8%	8.1%	19.3%	60.7%	67.4%	76.2%
	Ladner	\$756,500	263.8	1.6%	3.1%	4.3%	19.9%	59.7%	66.8%	82.9%
	Maple Ridge	\$532,900	247.4	0.6%	4.9%	14.6%	27.4%	76.1%	77.9%	76.1%
	New Westminster	\$682,300	269.8	0.5%	4.5%	7.8%	22.2%	56.6%	72.0%	90.4%
	North Vancouver	\$983,600	239.0	0.7%	1.6%	3.7%	12.1%	57.7%	67.7%	78.6%
	Pitt Meadows	\$581,900	251.8	1.4%	3.4%	12.6%	21.8%	71.1%	75.1%	79.7%
	Port Coquitlam	\$636,200	240.0	-1.1%	-1.0%	9.2%	18.2%	64.5%	69.9%	69.4%
	Port Moody	\$620,200	209.6	2.3%	1.9%	10.5%	19.4%	43.4%	50.0%	48.9%
	Richmond	\$805,500	264.7	0.7%	0.6%	6.1%	12.6%	57.6%	64.8%	91.1%
	Squamish	\$883,000	320.8	-1.8%	26.3%	21.6%	40.6%	141.6%	168.9%	153.4%
	Tsawwassen	\$753,900	280.8	1.8%	4.7%	7.3%	26.0%	71.0%	72.4%	94.7%
	Vancouver East	\$861,900	282.9	0.8%	0.4%	8.1%	12.4%	60.6%	71.0%	89.4%
	Vancouver West	\$1,268,200	280.1	0.3%	1.1%	5.5%	13.4%	60.1%	81.6%	99.4%
Whistler	\$1,043,600	279.1	-0.7%	28.1%	25.7%	35.1%	109.1%	135.9%	125.8%	
Apartment	Lower Mainland	\$600,900	262.7	1.2%	4.4%	12.6%	26.2%	71.0%	76.4%	76.5%
	Greater Vancouver	\$648,200	260.5	1.0%	3.4%	11.0%	23.9%	67.6%	75.2%	76.8%
	Burnaby East	\$668,800	253.9	1.2%	0.2%	12.6%	24.0%	57.5%	87.1%	62.7%
	Burnaby North	\$594,500	253.8	1.2%	5.0%	11.5%	26.1%	70.9%	82.1%	77.4%
	Burnaby South	\$674,200	270.7	1.5%	4.2%	10.4%	27.8%	72.5%	83.4%	87.7%
	Coquitlam	\$493,500	270.8	1.4%	3.5%	14.4%	33.2%	82.6%	92.6%	85.5%
	Ladner	\$433,400	205.4	2.5%	3.3%	9.5%	8.2%	35.0%	43.4%	48.4%
	Maple Ridge	\$279,600	201.9	3.8%	10.9%	23.9%	36.0%	65.9%	48.1%	35.5%
	New Westminster	\$493,900	281.5	0.6%	2.9%	14.3%	29.2%	77.4%	83.5%	85.6%
	North Vancouver	\$566,500	230.6	1.7%	2.8%	11.3%	23.5%	56.1%	61.1%	62.7%
	Pitt Meadows	\$414,000	244.7	2.6%	10.8%	22.2%	34.8%	66.7%	78.1%	64.2%
	Port Coquitlam	\$435,900	260.7	4.2%	5.8%	16.4%	35.6%	81.8%	91.1%	70.6%
	Port Moody	\$622,700	259.5	1.5%	7.2%	14.1%	31.9%	88.9%	94.2%	87.0%
	Richmond	\$612,900	261.6	0.5%	3.2%	10.9%	27.4%	71.2%	77.2%	82.4%
	Squamish	\$448,900	216.2	-1.1%	-1.8%	11.5%	24.3%	70.8%	86.4%	62.8%
	Tsawwassen	\$467,600	197.2	3.4%	4.1%	9.7%	11.0%	41.7%	46.1%	42.5%
	Vancouver East	\$540,300	298.1	0.3%	2.1%	8.8%	23.4%	70.5%	75.2%	90.1%
	Vancouver West	\$811,200	263.2	0.6%	3.0%	8.8%	17.0%	62.7%	72.8%	77.2%
West Vancouver	\$1,154,700	233.9	-0.7%	2.4%	3.9%	17.4%	56.7%	65.3%	62.3%	
Whistler	\$497,800	163.2	-0.1%	-1.2%	13.7%	29.9%	88.7%	119.9%	23.8%	

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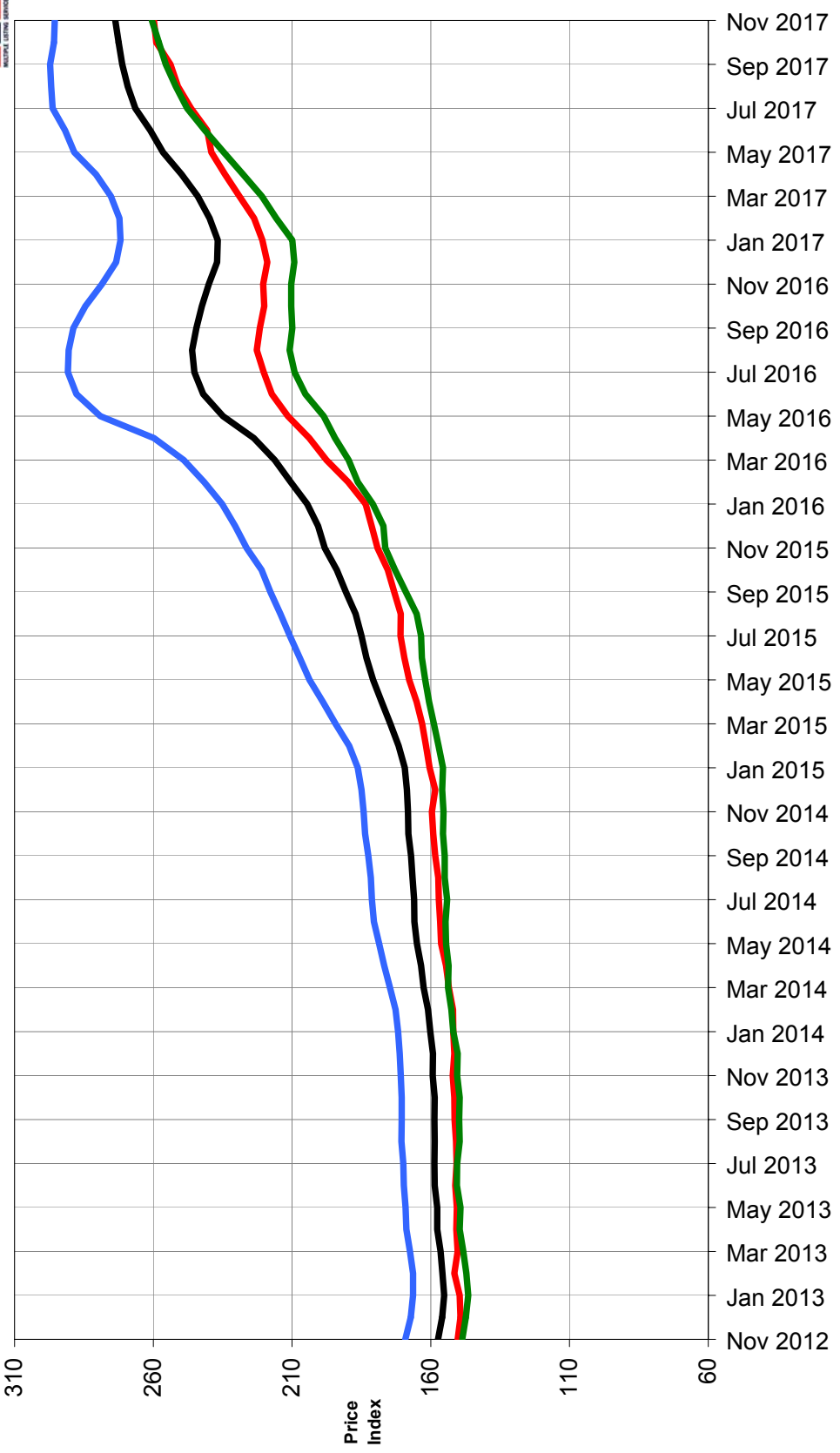
Lower Mainland includes areas serviced by both Real Estate Board of Greater Vancouver & Fraser Valley Real Estate Board.

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

### Greater Vancouver 5 Year Trend

Residential Detached Townhouse Apartment

Jan 2005 HPI = 100





# November 2017

# MLS® SALES Facts

	Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminister	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	TOTALS
<b>November 2017</b>	76 Detached	80 Attached	37 Attached	9 0	113 41	26 13	76 37	27 24	18 16	74 84	22 10	50 9	94 51	83 42	37 7	19 16	841 446
<b>Median Selling Price</b>	\$1,610,000	\$1,298,000	\$1,196,000	n/a	\$895,000	\$1,239,286	\$1,689,000	\$982,000	n/a	\$1,676,190	\$859,500	\$649,900	\$1,527,500	\$3,218,333	\$3,000,000	n/a	n/a
<b>Number of Sales</b>	47	42	7	0	57	128	135	43	39	191	13	7	170	380	13	23	1,508
<b>Median Selling Price</b>	\$745,000	\$740,000	n/a	n/a	\$535,050	n/a	\$1,062,500	\$627,500	n/a	\$860,000	n/a	n/a	\$1,069,000	\$1,360,000	n/a	n/a	n/a
<b>Number of Sales</b>	197	106	6	0	57	128	135	43	39	191	13	7	170	380	13	23	1,508
<b>Median Selling Price</b>	\$536,000	\$506,000	n/a	n/a	\$367,500	\$488,250	\$645,000	\$410,000	\$625,000	\$509,500	n/a	n/a	\$585,000	\$780,000	n/a	\$599,000	n/a
<b>October 2017</b>	88 Detached	88 Attached	46 11	6 0	121 50	23 13	81 42	31 21	22 17	91 117	21 30	65 10	106 40	108 54	29 7	14 26	940 550
<b>Median Selling Price</b>	\$1,600,000	\$1,255,000	\$1,182,500	n/a	\$865,000	\$1,153,500	\$1,675,000	\$1,050,000	\$1,337,500	\$1,675,000	\$1,050,000	\$580,000	\$1,621,000	\$3,787,500	\$2,518,000	n/a	n/a
<b>Number of Sales</b>	206	116	13	0	46	116	125	66	36	202	17	11	150	392	8	28	1,532
<b>Median Selling Price</b>	\$680,000	\$756,000	n/a	n/a	\$525,500	n/a	\$1,037,450	\$699,000	n/a	\$830,000	\$649,000	n/a	\$1,015,000	\$1,399,000	n/a	\$1,099,000	n/a
<b>Number of Sales</b>	48	54	35	5	83	13	61	23	10	65	14	41	77	68	26	15	638
<b>Median Selling Price</b>	\$450,000	\$440,200	n/a	n/a	\$265,000	\$377,750	\$507,500	\$290,000	n/a	\$420,500	n/a	n/a	\$451,500	\$663,000	n/a	\$346,000	n/a
<b>November 2016</b>	702 Attached	485 Attached	135 180	2 0	631 663	194 1,286	392 1,205	295 554	193 398	1,104 2,349	249 180	117 106	449 1,729	605 4,437	66 193	292 333	376 1,200
<b>Median Selling Price</b>	\$1,492,500	\$1,017,500	\$1,104,667	n/a	\$719,500	n/a	\$1,500,000	\$825,750	n/a	\$1,530,000	n/a	\$527,500	\$1,450,000	\$3,500,000	\$2,874,000	n/a	n/a
<b>Number of Sales</b>	2,240	1,312	180	0	663	1,286	1,205	554	398	2,349	180	106	1,729	4,437	193	333	17,165
<b>Median Selling Price</b>	\$750,000	\$735,250	\$690,000	n/a	\$484,900	\$690,000	\$1,020,000	\$622,000	\$673,000	\$830,000	\$609,000	\$399,076	\$999,900	\$1,345,000	\$1,748,000	\$780,000	n/a
<b>Jan. - Nov. 2017</b>	858 Attached	1,001 Attached	531 135	75 2	1,399 631	251 194	978 392	460 295	203 193	1,213 1,104	289 249	676 117	1,306 449	1,022 605	479 66	180 292	10,901 5,911
<b>Median Selling Price</b>	\$1,610,000	\$1,270,000	\$1,140,000	\$465,000	\$800,000	\$1,150,000	\$1,723,500	\$940,000	\$1,350,000	\$1,665,000	\$920,000	\$598,500	\$1,570,000	\$3,435,800	\$3,100,000	\$1,667,500	n/a
<b>Number of Sales</b>	2,240	1,312	180	0	663	1,286	1,205	554	398	2,349	180	106	1,729	4,437	193	333	17,165
<b>Median Selling Price</b>	\$535,000	\$477,800	\$505,000	n/a	\$325,000	\$464,150	\$613,000	\$375,000	\$542,575	\$503,000	\$402,450	\$359,450	\$548,000	\$755,000	\$1,054,000	\$388,000	n/a
<b>Jan. - Nov. 2016</b>	1,108 Attached	1,341 Attached	596 131	69 0	1,849 733	366 137	1,194 447	555 320	287 221	1,601 996	275 191	909 112	1,431 416	1,527 687	803 69	203 356	14,114 6,071
<b>Median Selling Price</b>	\$1,610,000	\$1,230,000	\$1,190,191	\$446,500	\$720,000	\$1,091,500	\$1,639,000	\$665,000	\$1,300,000	\$1,665,000	\$840,000	\$489,950	\$1,526,000	\$3,500,400	\$3,200,000	\$1,385,000	n/a
<b>Number of Sales</b>	2,477	1,403	189	0	598	1,130	1,227	675	393	2,431	179	112	1,610	4,944	213	463	18,044
<b>Median Selling Price</b>	\$676,500	\$675,000	\$670,000	n/a	\$404,900	\$550,000	\$875,000	\$543,500	\$595,000	\$738,000	\$593,000	\$304,000	\$890,000	\$1,200,000	\$1,650,000	\$721,000	n/a
<b>Year-to-date</b>	\$438,000	\$379,000	\$455,000	n/a	\$239,500	\$358,450	\$475,000	\$287,000	\$443,000	\$410,250	\$340,000	\$285,000	\$445,000	\$645,000	\$818,000	\$310,000	n/a

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



# MLS® LISTINGS Facts



**November  
2017**

	Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminster	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	<b>TOTALS</b>
<b>November 2017</b>	158 Detached	153 Attached	54 15 14	3 0 0	147 45 52	37 11 132	136 49 184	47 31 43	23 18 36	211 154 257	27 16 20	61 8 8	230 85 194	149 85 490	123 9 34	19 22 28	1,578 682 1,849
<b>% Sales to Listings</b>	48%	52%	69%	300%	77%	70%	56%	57%	78%	35%	81%	82%	41%	56%	30%	100%	n/a
	57%	82%	47%	n/a	91%	118%	76%	77%	89%	55%	63%	113%	60%	49%	78%	73%	
	81%	93%	43%	n/a	110%	97%	73%	100%	108%	74%	65%	88%	88%	78%	38%	82%	
<b>October 2017</b>	184 Detached	151 Attached	87 14 14	8 0 0	154 74 60	38 18 134	175 62 168	52 22 50	33 22 45	225 144 247	31 23 21	58 11 7	248 101 199	220 99 602	150 13 31	23 28 19	1,837 769 1,933
<b>% Sales to Listings</b>	48%	58%	53%	75%	79%	61%	46%	60%	67%	40%	68%	112%	43%	49%	19%	61%	
	84%	76%	79%	n/a	68%	72%	68%	95%	77%	81%	130%	91%	40%	55%	54%	93%	n/a
	99%	91%	93%	n/a	77%	87%	74%	132%	80%	82%	81%	157%	75%	65%	26%	147%	
<b>November 2016</b>	96 Detached	101 Attached	64 22 13	3 1 0	116 41 45	24 17 98	84 30 103	31 18 37	21 22 27	155 76 194	28 33 28	47 9 8	212 48 158	122 57 393	87 4 16	17 31 41	1,208 499 1,440
<b>% Sales to Listings</b>	50%	53%	55%	167%	72%	54%	73%	74%	48%	42%	50%	87%	36%	56%	30%	88%	n/a
	65%	89%	45%	0%	122%	65%	87%	122%	36%	72%	45%	44%	56%	77%	100%	106%	
	89%	94%	92%	n/a	100%	74%	83%	138%	70%	73%	43%	175%	93%	75%	81%	93%	
<b>Jan. - Nov. 2017 Year-to-date*</b>	2,177 Detached	1,956 Attached	978 164 222	114 5 0	2,058 728 737	438 247 1,537	1,888 572 1,590	676 372 665	387 238 484	2,945 1,655 2,944	447 304 203	957 137 109	2,839 791 2,156	2,662 1,027 6,148	1,719 134 325	258 324 367	22,499 8,407 21,858
<b>% Sales to Listings</b>	39%	51%	54%	66%	68%	57%	52%	68%	52%	41%	60%	71%	46%	38%	28%	70%	n/a
	65%	76%	82%	40%	87%	79%	69%	79%	81%	67%	82%	85%	57%	59%	49%	90%	
	81%	83%	81%	n/a	90%	84%	76%	83%	82%	80%	89%	97%	80%	72%	59%	91%	
<b>Jan. - Nov. 2016 Year-to-date*</b>	2,297 Detached	2,271 Attached	1,111 227 255	129 5 0	2,549 829 676	562 173 1,391	1,966 571 1,599	896 444 758	473 275 496	3,348 1,436 2,934	466 297 274	1,120 122 111	3,061 636 2,046	3,008 989 6,704	1,851 99 303	256 376 476	25,364 8,259 22,661
<b>% Sales to Listings</b>	48%	59%	54%	53%	73%	65%	61%	62%	61%	48%	59%	81%	47%	51%	43%	79%	n/a
	68%	74%	58%	0%	88%	79%	78%	72%	80%	69%	64%	92%	65%	69%	70%	95%	
	84%	83%	74%	n/a	88%	81%	77%	89%	79%	83%	65%	101%	79%	74%	70%	97%	

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



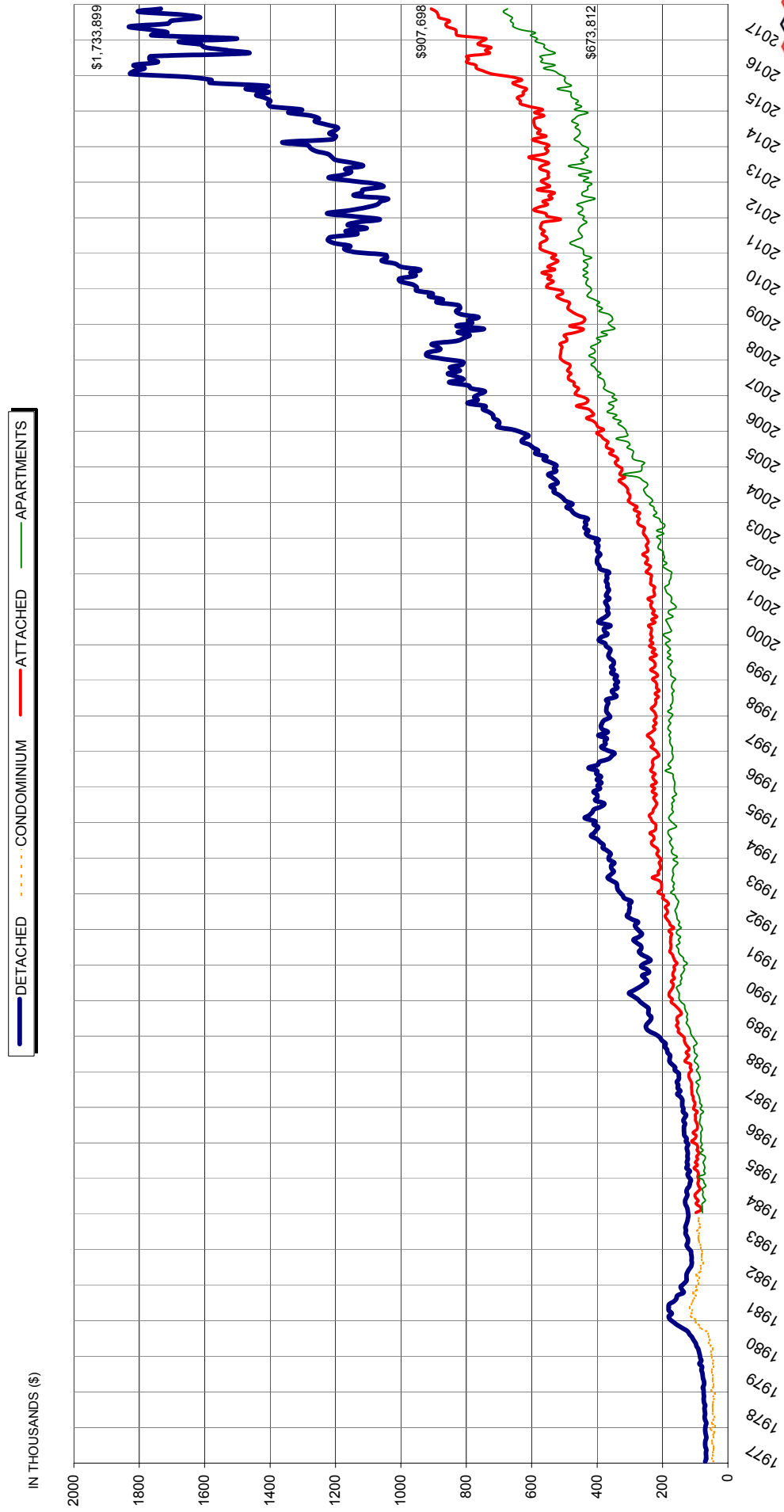
# Listing & Sales Activity Summary

	<u>Listings</u>				<u>Sales</u>						
	1 Nov 2016	2 Oct 2017	3 Nov 2017	Col. 2 & 3 Percentage Variance	5 Nov 2016	6 Oct 2017	7 Nov 2017	Col. 6 & 7 Percentage Variance	9 Sep 2016 - Nov 2016	10 Sep 2017 - Nov 2017	Col. 9 & 10 Percentage Variance
<b>BURNABY</b>				<b>%</b>				<b>%</b>			<b>%</b>
DETACHED	96	184	158	-14.1	48	88	76	-13.6	150	226	50.7
ATTACHED	55	83	83	0.0	36	70	47	-32.9	120	183	52.5
APARTMENTS	184	208	243	16.8	164	206	197	-4.4	479	594	24.0
<b>COQUITLAM</b>											
DETACHED	101	151	153	1.3	54	88	80	-9.1	176	243	38.1
ATTACHED	35	55	51	-7.3	31	42	42	0.0	83	127	53.0
APARTMENTS	95	128	114	-10.9	89	116	106	-8.6	263	331	25.9
<b>DELTA</b>											
DETACHED	64	87	54	-37.9	35	46	37	-19.6	77	121	57.1
ATTACHED	22	14	15	7.1	10	11	7	-36.4	43	23	-46.5
APARTMENTS	13	14	14	0.0	12	13	6	-53.8	37	32	-13.5
<b>MAPLE RIDGE/PITT MEADOWS</b>											
DETACHED	116	154	147	-4.5	83	121	113	-6.6	285	370	29.8
ATTACHED	41	74	45	-39.2	50	50	41	-18.0	137	146	6.6
APARTMENTS	45	60	52	-13.3	45	46	57	23.9	121	135	11.6
<b>NORTH VANCOUVER</b>											
DETACHED	84	175	136	-22.3	61	81	76	-6.2	175	231	32.0
ATTACHED	30	62	49	-21.0	26	42	37	-11.9	89	108	21.3
APARTMENTS	103	168	184	9.5	86	125	135	8.0	257	367	42.8
<b>NEW WESTMINSTER</b>											
DETACHED	24	38	37	-2.6	13	23	26	13.0	44	71	61.4
ATTACHED	17	18	11	-38.9	11	13	13	0.0	23	42	82.6
APARTMENTS	98	134	132	-1.5	73	116	128	10.3	250	361	44.4
<b>PORT MOODY/BELCARRA</b>											
DETACHED	21	33	23	-30.3	10	22	18	-18.2	33	57	72.7
ATTACHED	22	22	18	-18.2	8	17	16	-5.9	43	45	4.7
APARTMENTS	27	45	36	-20.0	19	36	39	8.3	84	99	17.9
<b>PORT COQUITLAM</b>											
DETACHED	31	52	47	-9.6	23	31	27	-12.9	79	99	25.3
ATTACHED	18	22	31	40.9	22	21	24	14.3	57	72	26.3
APARTMENTS	37	50	43	-14.0	51	66	43	-34.8	150	164	9.3
<b>RICHMOND</b>											
DETACHED	155	225	211	-6.2	65	91	74	-18.7	205	254	23.9
ATTACHED	76	144	154	6.9	55	117	84	-28.2	183	291	59.0
APARTMENTS	194	247	257	4.0	141	202	191	-5.4	432	593	37.3
<b>SUNSHINE COAST</b>											
DETACHED	47	58	61	5.2	41	65	50	-23.1	140	176	25.7
ATTACHED	9	11	8	-27.3	4	10	9	-10.0	26	28	7.7
APARTMENTS	8	7	8	14.3	14	11	7	-36.4	29	24	-17.2
<b>SQUAMISH</b>											
DETACHED	28	31	27	-12.9	14	21	22	4.8	44	55	25.0
ATTACHED	33	23	16	-30.4	15	30	10	-66.7	39	69	76.9
APARTMENTS	28	21	20	-4.8	12	17	13	-23.5	35	47	34.3
<b>VANCOUVER EAST</b>											
DETACHED	212	248	230	-7.3	77	106	94	-11.3	204	295	44.6
ATTACHED	48	101	85	-15.8	27	40	51	27.5	81	132	63.0
APARTMENTS	158	199	194	-2.5	147	150	170	13.3	368	449	22.0
<b>VANCOUVER WEST</b>											
DETACHED	122	220	149	-32.3	68	108	83	-23.1	206	264	28.2
ATTACHED	57	99	85	-14.1	44	54	42	-22.2	111	160	44.1
APARTMENTS	393	602	490	-18.6	296	392	380	-3.1	924	1175	27.2
<b>WHISTLER/PEMBERTON</b>											
DETACHED	17	23	19	-17.4	15	14	19	35.7	54	45	-16.7
ATTACHED	31	28	22	-21.4	33	26	16	-38.5	105	69	-34.3
APARTMENTS	41	19	28	47.4	38	28	23	-17.9	128	82	-35.9
<b>WEST VANCOUVER/HOWE SOUND</b>											
DETACHED	87	150	123	-18.0	26	29	37	27.6	70	101	44.3
ATTACHED	4	13	9	-30.8	4	7	7	0.0	8	18	125.0
APARTMENTS	16	31	34	9.7	13	8	13	62.5	39	38	-2.6
<b>GRAND TOTALS</b>											
DETACHED	<b>1205</b>	<b>1829</b>	<b>1575</b>	<b>-13.9</b>	<b>633</b>	<b>934</b>	<b>832</b>	<b>-10.9</b>	<b>1942</b>	<b>2608</b>	<b>34.3</b>
ATTACHED	<b>498</b>	<b>769</b>	<b>682</b>	<b>-11.3</b>	<b>376</b>	<b>550</b>	<b>446</b>	<b>-18.9</b>	<b>1148</b>	<b>1513</b>	<b>31.8</b>
APARTMENTS	<b>1440</b>	<b>1933</b>	<b>1849</b>	<b>-4.3</b>	<b>1200</b>	<b>1532</b>	<b>1508</b>	<b>-1.6</b>	<b>3596</b>	<b>4491</b>	<b>24.9</b>





## Residential Average Sale Prices - January 1977 to November 2017



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

