

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

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SnapStats Publishing

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# GREATER VANCOUVER EDITION

Burnaby  
New Westminster  
Coquitlam  
Port Coquitlam  
Port Moody  
Pitt Meadows  
Maple Ridge



## Price Band & Bedroom DETACHED HOUSES

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	0	0	NA
600,001 – 700,000	0	0	NA
700,001 – 800,000	0	0	NA
800,001 – 900,000	0	1	NA*
900,001 – 1,000,000	1	1	100%
1,000,001 – 1,250,000	16	4	25%
1,250,001 – 1,500,000	69	9	13%
1,500,001 – 1,750,000	77	6	8%
1,750,001 – 2,000,000	47	4	9%
2,000,001 – 2,250,000	30	1	3%
2,250,001 – 2,500,000	54	0	NA
2,500,001 – 2,750,000	26	0	NA
2,750,001 – 3,000,000	23	0	NA
3,000,001 – 3,500,000	10	0	NA
3,500,001 – 4,000,000	9	0	NA
4,000,001 & Greater	4	0	NA
TOTAL*	366	26	7%

2 Bedrooms & Less	8	2	25%
3 to 4 Bedrooms	112	9	8%
5 to 6 Bedrooms	163	12	7%
7 Bedrooms & More	83	3	4%
TOTAL*	366	26	7%

SnapStats®	December	January	Variance
Inventory	345	366	6%
Solds	30	26	-13%
Sale Price	\$1,489,000	\$1,440,000	-3%
Sale Price SQFT	\$578	\$597	3%
Sale to List Price Ratio	95%	96%	1%
Days on Market	38	16	-58%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

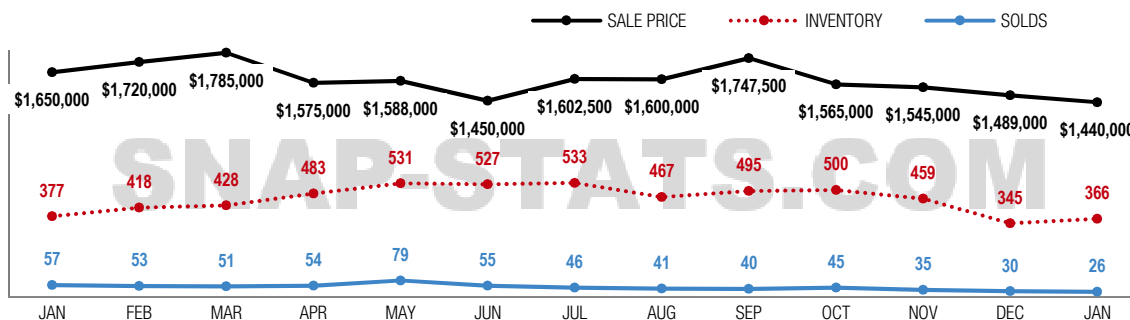
SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	1	1	100%
Brentwood Park	10	2	20%
Buckingham Heights	11	0	NA
Burnaby Hospital	10	1	10%
Burnaby Lake	15	0	NA
Cariboo	0	0	NA
Capitol Hill	23	3	13%
Central	9	0	NA
Central Park	8	0	NA
Deer Lake	6	1	17%
Deer Lake Place	6	0	NA
East Burnaby	25	2	8%
Edmonds	12	1	8%
Forest Glen	9	0	NA
Forest Hills	0	0	NA
Garden Village	6	0	NA
Government Road	16	0	NA
Greentree Village	4	0	NA
Highgate	15	0	NA
Metrotown	19	1	5%
Montecito	5	1	20%
Oakdale	2	1	50%
Oaklands	0	0	NA
Parkcrest	20	2	10%
Simon Fraser Hills	0	0	NA
Simon Fraser University SFU	6	1	17%
South Slope	28	2	7%
Sperling-Duthie	27	1	4%
Sullivan Heights	3	0	NA
Suncrest	6	1	17%
The Crest	8	0	NA
Upper Deer Lake	15	1	7%
Vancouver Heights	18	0	NA
Westridge	10	2	20%
Willingdon Heights	13	2	15%
TOTAL*	366	26	7%

## Market Summary

- Market Type Indicator **BURNABY DETACHED**: Buyers Market at 7% Sales Ratio average (7 in 100 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* \$1 mil to \$1.25 mil with average 25% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$2 mil to \$2.25 mil, Metrotown, Sperling-Duthie and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Brentwood Park, Westridge and up to 2 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom CONDOS & TOWNHOMES

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	24	9	38%
400,001 – 500,000	86	26	30%
500,001 – 600,000	154	20	13%
600,001 – 700,000	146	27	18%
700,001 – 800,000	95	12	13%
800,001 – 900,000	100	4	4%
900,001 – 1,000,000	63	2	3%
1,000,001 – 1,250,000	43	2	5%
1,250,001 – 1,500,000	15	0	NA
1,500,001 – 1,750,000	7	0	NA
1,750,001 – 2,000,000	6	0	NA
2,000,001 – 2,250,000	2	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	1	0	NA
<b>TOTAL*</b>	<b>743</b>	<b>102</b>	<b>14%</b>

0 to 1 Bedroom	171	27	16%
2 Bedrooms	452	60	13%
3 Bedrooms	101	14	14%
4 Bedrooms & Greater	19	1	5%
<b>TOTAL*</b>	<b>743</b>	<b>102</b>	<b>14%</b>

SnapStats®	December	January	Variance
Inventory	603	743	23%
Solds	86	102	19%
Sale Price	\$576,944	\$589,000	2%
Sale Price SQFT	\$662	\$668	1%
Sale to List Price Ratio	100%	98%	-2%
Days on Market	32	30	-6%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

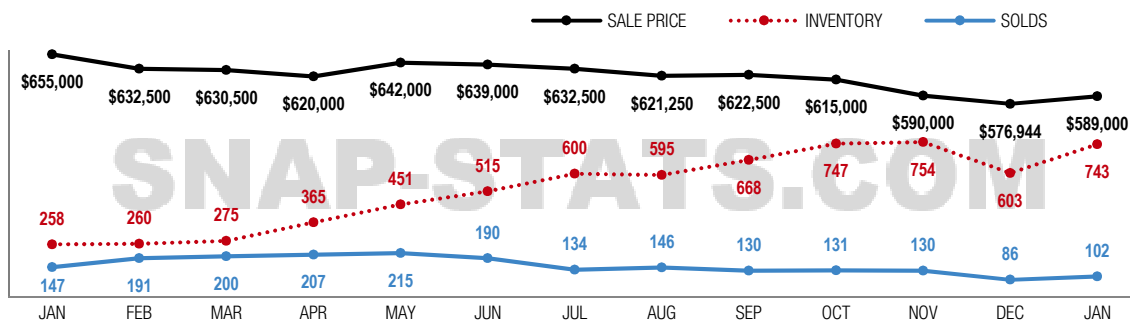
SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	1	2	200%*
Brentwood Park	111	15	14%
Buckingham Heights	0	0	NA
Burnaby Hospital	4	1	25%
Burnaby Lake	9	0	NA
Cariboo	6	1	17%
Capitol Hill	12	0	NA
Central	20	0	NA
Central Park	23	5	22%
Deer Lake	2	0	NA
Deer Lake Place	0	0	NA
East Burnaby	3	0	NA
Edmonds	42	7	17%
Forest Glen	27	1	4%
Forest Hills	7	3	43%
Garden Village	0	0	NA
Government Road	19	8	42%
Greentree Village	3	0	NA
Highgate	52	17	33%
Metrotown	254	19	7%
Montecito	9	1	11%
Oakdale	0	0	NA
Oaklands	5	0	NA
Parkcrest	1	1	100%
Simon Fraser Hills	5	4	80%
Simon Fraser University SFU	44	5	11%
South Slope	34	2	6%
Sperling-Duthie	3	0	NA
Sullivan Heights	28	3	11%
Suncrest	0	0	NA
The Crest	6	1	17%
Upper Deer Lake	0	0	NA
Vancouver Heights	7	4	57%
Westridge	1	2	200%*
Willingdon Heights	5	0	NA
<b>TOTAL*</b>	<b>743</b>	<b>102</b>	<b>14%</b>

## Market Summary

- Market Type Indicator **BURNABY ATTACHED**: Balanced Market at 14% Sales Ratio average (1.4 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$300,000 to \$400,000 with average 38% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$800,000 mil to \$1.25 mil, Forest Glen, Metrotown, South Slope and 4 plus bedrooms
- Sellers Best Bet\*\* Selling homes in Government Road, Highgate and up to 1 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom DETACHED HOUSES

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	0	0	NA
600,001 – 700,000	0	0	NA
700,001 – 800,000	0	0	NA
800,001 – 900,000	6	3	50%
900,001 – 1,000,000	13	1	8%
1,000,001 – 1,250,000	18	5	28%
1,250,001 – 1,500,000	27	1	4%
1,500,001 – 1,750,000	17	0	NA
1,750,001 – 2,000,000	10	0	NA
2,000,001 – 2,250,000	3	0	NA
2,250,001 – 2,500,000	2	0	NA
2,500,001 – 2,750,000	1	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	2	0	NA
4,000,001 & Greater	2	0	NA
<b>TOTAL*</b>	<b>102</b>	<b>10</b>	<b>10%</b>

2 Bedrooms & Less	8	1	13%
3 to 4 Bedrooms	47	7	15%
5 to 6 Bedrooms	36	2	6%
7 Bedrooms & More	11	0	NA
<b>TOTAL*</b>	<b>102</b>	<b>10</b>	<b>10%</b>

SnapStats®	December	January	Variance
Inventory	85	102	20%
Solds	13	10	-23%
Sale Price	\$1,215,000	\$1,165,000	-4%
Sale Price SQFT	\$486	\$549	13%
Sale to List Price Ratio	101%	94%	-7%
Days on Market	34	62	82%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

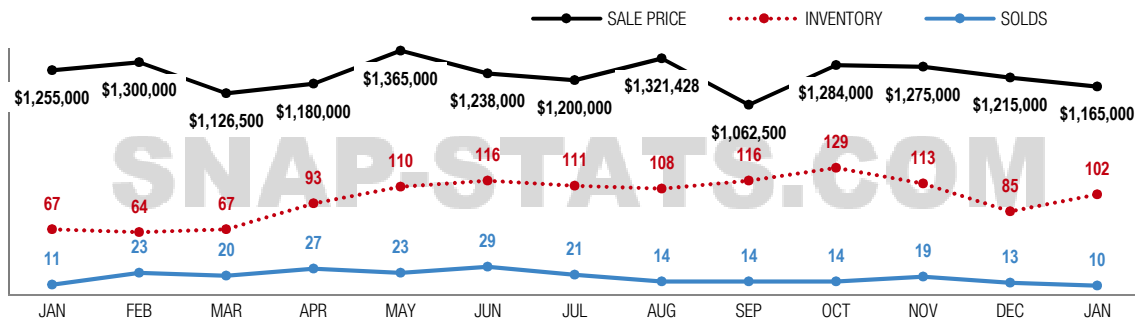
SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	14	2	14%
Downtown	1	0	NA
Fraserview	3	0	NA
GlenBrooke North	4	3	75%
Moody Park	7	0	NA
North Arm	0	0	NA
Quay	0	0	NA
Queensborough	29	2	7%
Queens Park	7	0	NA
Sapperton	5	0	NA
The Heights	12	2	17%
Uptown	7	0	NA
West End	13	1	8%
<b>TOTAL*</b>	<b>102</b>	<b>10</b>	<b>10%</b>

## Market Summary

- Market Type Indicator **NEW WESTMINSTER DETACHED**: Buyers Market at 10% Sales Ratio average (1 in 10 homes selling rate)
- Homes are selling on average 6% below list price
- Most Active Price Band\*\* \$1 mil to \$1.25 mil with average 28% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.25 mil to \$1.5 mil, Queensborough, West End and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes in The Heights and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

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## Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	1	0	NA
200,001 – 300,000	2	1	50%
300,001 – 400,000	15	11	73%
400,001 – 500,000	48	15	31%
500,001 – 600,000	62	18	29%
600,001 – 700,000	42	11	26%
700,001 – 800,000	42	6	14%
800,001 – 900,000	16	1	6%
900,001 – 1,000,000	13	2	15%
1,000,001 – 1,250,000	0	0	NA
1,250,001 – 1,500,000	2	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
TOTAL*	245	65	27%

0 to 1 Bedroom	50	18	36%
2 Bedrooms	148	38	26%
3 Bedrooms	46	7	15%
4 Bedrooms & Greater	1	2	200%*
TOTAL*	245	65	27%

SnapStats®	December	January	Variance
Inventory	222	245	10%
Solds	44	65	48%
Sale Price	\$497,000	\$538,000	8%
Sale Price SQFT	\$536	\$572	7%
Sale to List Price Ratio	100%	96%	-4%
Days on Market	27	41	52%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

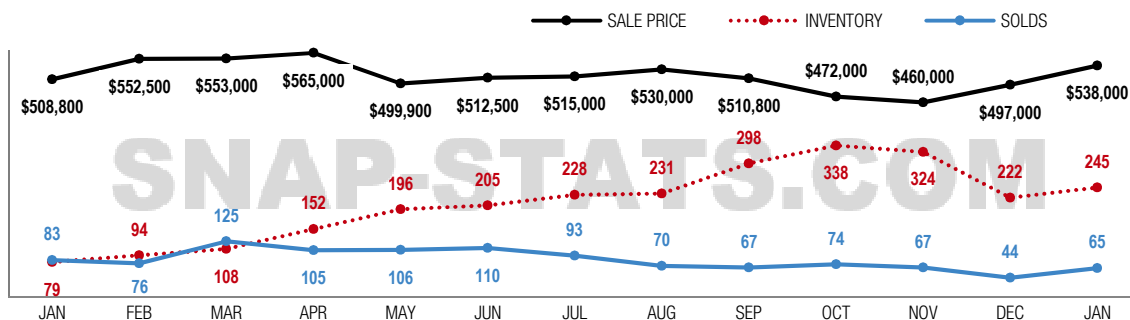
SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	0	0	NA
Downtown	63	19	30%
Fraserview	30	11	37%
GlenBrooke North	3	1	33%
Moody Park	1	0	NA
North Arm	0	0	NA
Quay	42	7	17%
Queensborough	31	8	26%
Queens Park	2	0	NA
Sapperton	10	1	10%
The Heights	0	1	NA*
Uptown	63	17	27%
West End	0	0	NA
TOTAL*	245	65	27%

## Market Summary

- Market Type Indicator **NEW WESTMINSTER ATTACHED**: Sellers Market at 27% Sales Ratio average (2.7 in 10 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* \$300,000 to \$400,000 with average 73% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$800,000 to \$900,000, Quay, Sapperton and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Fraserview, GlenBrooke North and up to 1 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom DETACHED HOUSES

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	0	0	NA
600,001 – 700,000	1	0	NA
700,001 – 800,000	4	1	25%
800,001 – 900,000	13	1	8%
900,001 – 1,000,000	8	2	25%
1,000,001 – 1,250,000	58	12	21%
1,250,001 – 1,500,000	81	1	1%
1,500,001 – 1,750,000	61	2	3%
1,750,001 – 2,000,000	31	2	6%
2,000,001 – 2,250,000	15	2	13%
2,250,001 – 2,500,000	31	1	3%
2,500,001 – 2,750,000	17	0	NA
2,750,001 – 3,000,000	20	0	NA
3,000,001 – 3,500,000	6	0	NA
3,500,001 – 4,000,000	3	0	NA
4,000,001 & Greater	5	0	NA
TOTAL*	354	24	7%

2 Bedrooms & Less	17	0	NA
3 to 4 Bedrooms	118	11	9%
5 to 6 Bedrooms	145	7	5%
7 Bedrooms & More	74	6	8%
TOTAL*	354	24	7%

SnapStats®	December	January	Variance
Inventory	313	354	13%
Solds	27	24	-11%
Sale Price	\$1,255,000	\$1,090,000	-13%
Sale Price SQFT	\$389	\$409	5%
Sale to List Price Ratio	98%	95%	-3%
Days on Market	36	32	-11%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

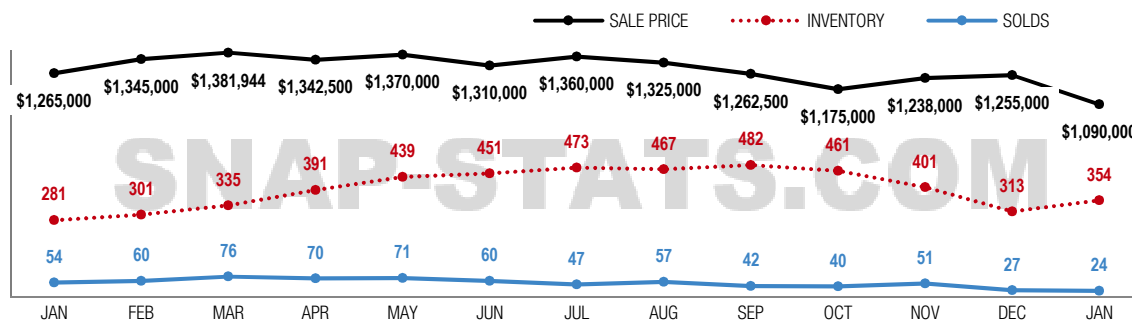
SnapStats®	Inventory	Sales	Sales Ratio
Burke Mountain	67	1	1%
Canyon Springs	2	0	NA
Cape Horn	10	0	NA
Central Coquitlam	76	7	9%
Chineside	2	1	50%
Coquitlam East	17	3	18%
Coquitlam West	35	2	6%
Eagle Ridge	1	0	NA
Harbour Chines	10	1	10%
Harbour Place	9	1	11%
Hockaday	2	0	NA
Maillardville	36	2	6%
Meadow Brook	7	0	NA
New Horizons	8	1	13%
North Coquitlam	1	0	NA
Park Ridge Estates	0	0	NA
Ranch Park	16	2	13%
River Springs	5	0	NA
Scott Creek	3	0	NA
Summitt View	1	0	NA
Upper Eagle Ridge	2	1	50%
Westwood Plateau	44	2	5%
Westwood Summit	0	0	NA
TOTAL*	354	24	7%

## Market Summary

- Market Type Indicator **COQUITLAM DETACHED**: Buyers Market at 7% Sales Ratio average (7 in 100 homes selling rate)
- Homes are selling on average 5% below list price
- Most Active Price Band\*\* \$900,000 to \$1 mil with average 25% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.25 mil to \$1.5 mil, Burke Mountain and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes in Coquitlam East, New Horizons, Ranch Park and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

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## Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	2	0	NA
300,001 – 400,000	13	5	38%
400,001 – 500,000	57	16	28%
500,001 – 600,000	86	16	19%
600,001 – 700,000	76	5	7%
700,001 – 800,000	39	12	31%
800,001 – 900,000	27	1	4%
900,001 – 1,000,000	20	0	NA
1,000,001 – 1,250,000	22	0	NA
1,250,001 – 1,500,000	3	0	NA
1,500,001 – 1,750,000	1	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>346</b>	<b>55</b>	<b>16%</b>

0 to 1 Bedroom	64	14	22%
2 Bedrooms	189	30	16%
3 Bedrooms	58	10	17%
4 Bedrooms & Greater	35	1	3%
<b>TOTAL*</b>	<b>346</b>	<b>55</b>	<b>16%</b>

SnapStats®	December	January	Variance
Inventory	294	346	18%
Solds	59	55	-7%
Sale Price	\$518,400	\$550,000	6%
Sale Price SQFT	\$584	\$567	-3%
Sale to List Price Ratio	98%	100%	2%
Days on Market	31	47	52%

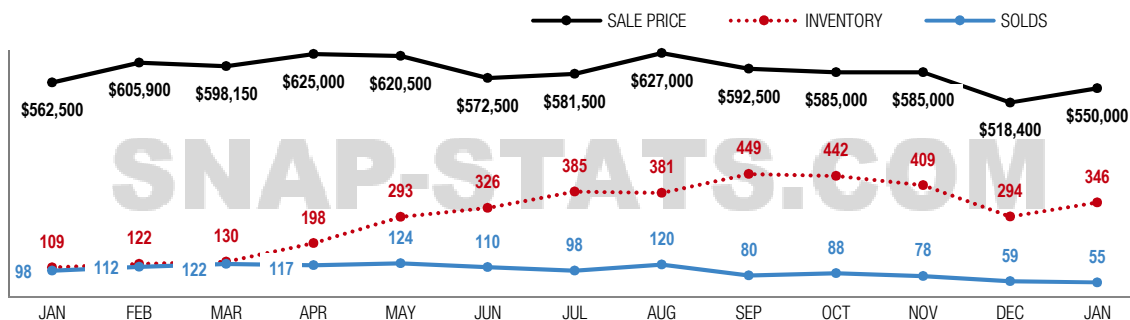
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **COQUITLAM ATTACHED**: Balanced Market at 16% Sales Ratio average (1.6 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$300,000 to \$400,000 with average 38% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$800,000 to \$900,000, Burke Mountain, Central Coquitlam and minimum 4 bedroom properties
- Sellers Best Bet\*\* Selling homes in Canyon Springs, New Horizons and up to 1 bedroom properties

\*\*With minimum inventory of 10 in most instances

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## Price Band & Bedroom DETACHED HOUSES

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	0	0	NA
600,001 – 700,000	4	1	25%
700,001 – 800,000	6	0	NA
800,001 – 900,000	21	7	33%
900,001 – 1,000,000	23	5	22%
1,000,001 – 1,250,000	28	0	NA
1,250,001 – 1,500,000	16	0	NA
1,500,001 – 1,750,000	8	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	2	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>110</b>	<b>13</b>	<b>12%</b>

2 Bedrooms & Less	4	0	NA
3 to 4 Bedrooms	66	11	17%
5 to 6 Bedrooms	28	2	7%
7 Bedrooms & More	12	0	NA
<b>TOTAL*</b>	<b>110</b>	<b>13</b>	<b>12%</b>

SnapStats®	December	January	Variance
Inventory	96	110	15%
Solds	18	13	-28%
Sale Price	\$962,500	\$840,000	-13%
Sale Price SQFT	\$393	\$406	3%
Sale to List Price Ratio	94%	93%	-1%
Days on Market	31	51	65%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

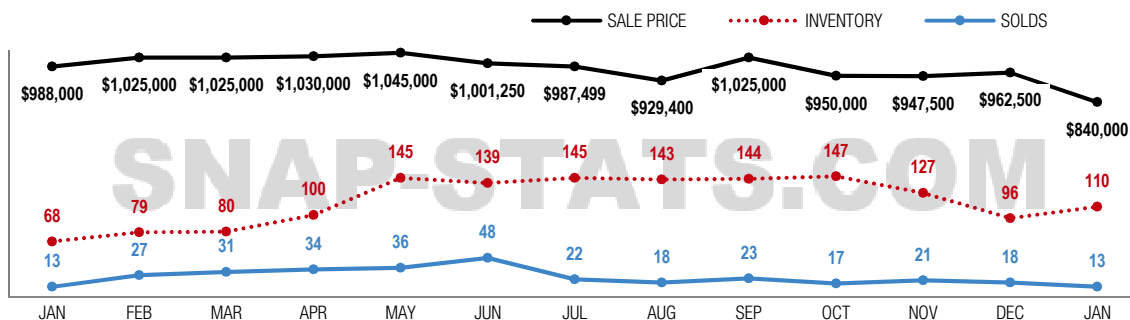
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	9	0	NA
Central Port Coquitlam	12	0	NA
Citadel	6	2	33%
Glenwood	20	2	10%
Lincoln Park	9	3	33%
Lower Mary Hill	5	1	20%
Mary Hill	16	1	6%
Oxford Heights	16	3	19%
Riverwood	5	1	20%
Woodland Acres	12	0	NA
<b>TOTAL*</b>	<b>110</b>	<b>13</b>	<b>12%</b>

## Market Summary

- Market Type Indicator **PORT COQUITLAM DETACHED**: Balanced Market at 12% Sales Ratio average (1.2 in 10 homes selling rate)
- Homes are selling on average 7% below list price
- Most Active Price Band\*\* \$800,000 to \$900,000 with average 33% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1 mil, Mary Hill and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes in Lincoln Park and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	6	4	67%
300,001 – 400,000	24	6	25%
400,001 – 500,000	33	5	15%
500,001 – 600,000	32	2	6%
600,001 – 700,000	16	5	31%
700,001 – 800,000	26	1	4%
800,001 – 900,000	10	0	NA
900,001 – 1,000,000	2	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
TOTAL*	149	23	15%

0 to 1 Bedroom	29	7	24%
2 Bedrooms	66	10	15%
3 Bedrooms	45	4	9%
4 Bedrooms & Greater	9	2	22%
TOTAL*	149	23	15%

SnapStats®	December	January	Variance
Inventory	112	149	33%
Solds	31	23	-26%
Sale Price	\$460,000	\$462,500	1%
Sale Price SQFT	\$453	\$480	6%
Sale to List Price Ratio	96%	101%	5%
Days on Market	34	32	-6%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

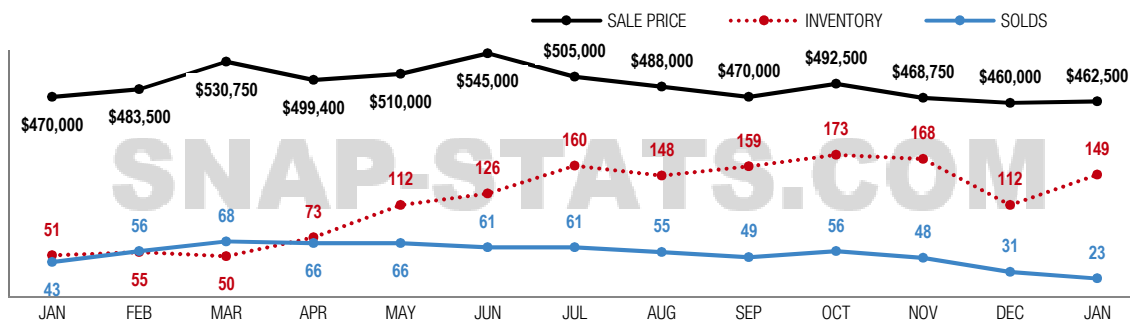
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	2	0	NA
Central Port Coquitlam	74	10	14%
Citadel	10	1	10%
Glenwood	32	9	28%
Lincoln Park	1	0	NA
Lower Mary Hill	0	0	NA
Mary Hill	3	0	NA
Oxford Heights	1	0	NA
Riverwood	24	3	13%
Woodland Acres	2	0	NA
TOTAL*	149	23	15%

## Market Summary

- Market Type Indicator **PORT COQUITLAM ATTACHED**: Balanced Market at 15% Sales Ratio average (1.5 in 10 homes selling rate)
- Homes are selling on average 1% above list price
- Most Active Price Band\*\* \$600,000 to \$700,000 with average 31% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, Citadel and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Glenwood and up to 1 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom DETACHED HOUSES

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	0	0	NA
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	4	0	NA
1,000,001 – 1,250,000	3	4	133%*
1,250,001 – 1,500,000	13	3	23%
1,500,001 – 1,750,000	10	0	NA
1,750,001 – 2,000,000	7	0	NA
2,000,001 – 2,250,000	3	0	NA
2,250,001 – 2,500,000	3	1	33%
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	5	0	NA
3,000,001 – 3,500,000	5	0	NA
3,500,001 – 4,000,000	2	0	NA
4,000,001 & Greater	7	0	NA
TOTAL*	62	8	13%

2 Bedrooms & Less	3	0	NA
3 to 4 Bedrooms	33	2	6%
5 to 6 Bedrooms	22	5	23%
7 Bedrooms & More	4	1	25%
TOTAL*	62	8	13%

SnapStats®	December	January	Variance
Inventory	61	62	2%
Solds	5	8	60%
Sale Price	\$1,122,000	\$1,242,500	11%
Sale Price SQFT	\$418	\$360	-14%
Sale to List Price Ratio	86%	93%	8%
Days on Market	21	5	-76%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

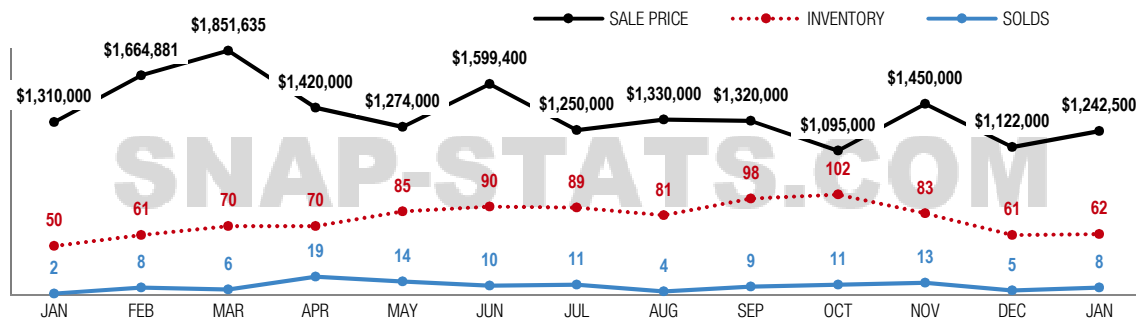
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	14	1	7%
Barber Street	4	0	NA
Belcarra	3	0	NA
College Park	4	1	25%
Glenayre	2	0	NA
Heritage Mountain	9	1	11%
Heritage Woods	13	2	15%
loco	0	0	NA
Mountain Meadows	2	1	50%
North Shore	4	0	NA
Port Moody Centre	7	2	29%
Westwood Summit	0	0	NA
TOTAL*	62	8	13%

## Market Summary

- Market Type Indicator **PORT MOODY DETACHED**: Balanced Market at 13% Sales Ratio average (1.3 in 10 homes selling rate)
- Homes are selling on average 7% below list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 23% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes in Anmore and 3 to 4 bedroom properties
- Sellers Best Bet\*\* Selling homes in Heritage Woods and 5 to 6 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom CONDOS & TOWNHOMES

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	1	1	100%
400,001 – 500,000	15	2	13%
500,001 – 600,000	8	9	113%*
600,001 – 700,000	18	3	17%
700,001 – 800,000	14	2	14%
800,001 – 900,000	11	0	NA
900,001 – 1,000,000	4	4	100%
1,000,001 – 1,250,000	3	2	67%
1,250,001 – 1,500,000	1	0	NA
1,500,001 – 1,750,000	1	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
TOTAL*	77	23	30%

0 to 1 Bedroom	11	2	18%
2 Bedrooms	45	13	29%
3 Bedrooms	21	7	33%
4 Bedrooms & Greater	0	1	NA*
TOTAL*	77	23	30%

SnapStats®	December	January	Variance
Inventory	62	77	24%
Solds	23	23	0%
Sale Price	\$670,000	\$600,000	-10%
Sale Price SQFT	\$614	\$602	-2%
Sale to List Price Ratio	99%	92%	-7%
Days on Market	26	59	127%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

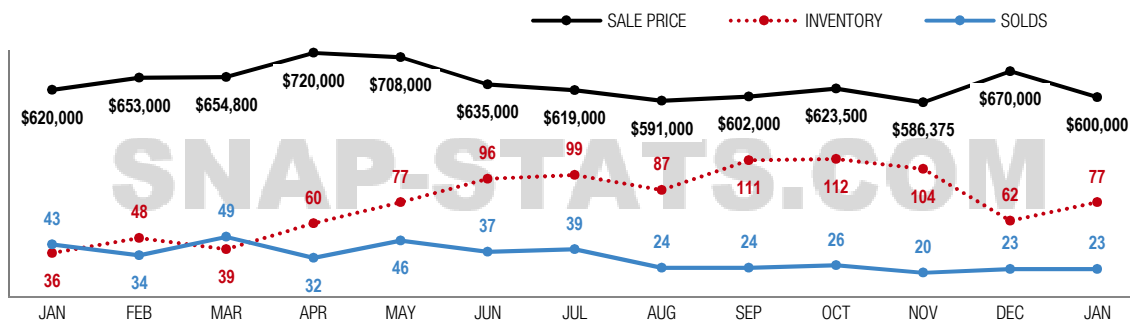
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	0	0	NA
Barber Street	0	0	NA
Belcarra	0	0	NA
College Park	8	2	25%
Glenayre	0	0	NA
Heritage Mountain	2	2	100%
Heritage Woods	9	2	22%
loco	0	0	NA
Mountain Meadows	0	0	NA
North Shore	15	6	40%
Port Moody Centre	43	11	26%
Westwood Summit	0	0	NA
TOTAL*	77	23	30%

## Market Summary

- Market Type Indicator **PORT MOODY ATTACHED**: Sellers Market at 30% Sales Ratio average (3 in 10 homes selling rate)
- Homes are selling on average 8% below list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average >100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$400,000 to \$500,000, Heritage Woods and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in North Shore and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom DETACHED HOUSES

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	0	0	NA
600,001 – 700,000	0	0	NA
700,001 – 800,000	5	1	20%
800,001 – 900,000	3	0	NA
900,001 – 1,000,000	3	1	33%
1,000,001 – 1,250,000	2	1	50%
1,250,001 – 1,500,000	1	0	NA
1,500,001 – 1,750,000	1	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	1	0	NA
2,250,001 – 2,500,000	1	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
TOTAL*	17	3	18%

2 Bedrooms & Less	0	0	NA
3 to 4 Bedrooms	13	3	23%
5 to 6 Bedrooms	2	0	NA
7 Bedrooms & More	2	0	NA
TOTAL*	17	3	18%

SnapStats®	December	January	Variance
Inventory	14	17	21%
Solds	4	3	-25%
Sale Price	\$782,250	\$913,000	17%
Sale Price SQFT	\$425	\$433	2%
Sale to List Price Ratio	97%	100%	3%
Days on Market	29	34	17%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

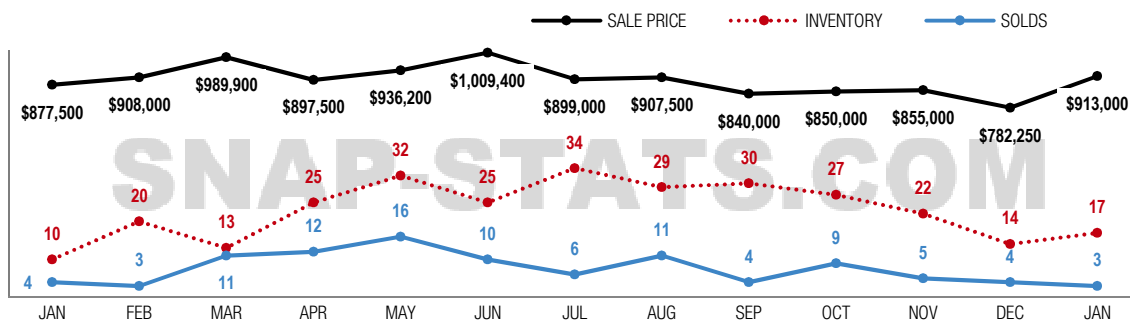
SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	6	0	NA
Mid Meadows	3	0	NA
North Meadows	0	0	NA
South Meadows	7	3	43%
West Meadows	1	0	NA
TOTAL*	17	3	18%

## Market Summary

- Market Type Indicator **PITT MEADOWS DETACHED**: Balanced Market at 18% Sales Ratio average (1.8 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* Insufficient Data
- Buyers Best Bet\*\* Insufficient Data
- Sellers Best Bet\*\* Selling homes with 3 to 4 bedrooms

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



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## Price Band & Bedroom CONDOS & TOWNHOMES

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	5	4	80%
400,001 – 500,000	21	1	5%
500,001 – 600,000	11	1	9%
600,001 – 700,000	10	1	10%
700,001 – 800,000	2	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	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
TOTAL*	50	7	14%

0 to 1 Bedroom	8	3	38%
2 Bedrooms	26	3	12%
3 Bedrooms	12	1	8%
4 Bedrooms & Greater	4	0	NA
TOTAL*	50	7	14%

SnapStats®	December	January	Variance
Inventory	47	50	6%
Solds	6	7	17%
Sale Price	\$448,500	\$399,900	-11%
Sale Price SQFT	\$436	\$421	-3%
Sale to List Price Ratio	98%	98%	0%
Days on Market	29	14	-52%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

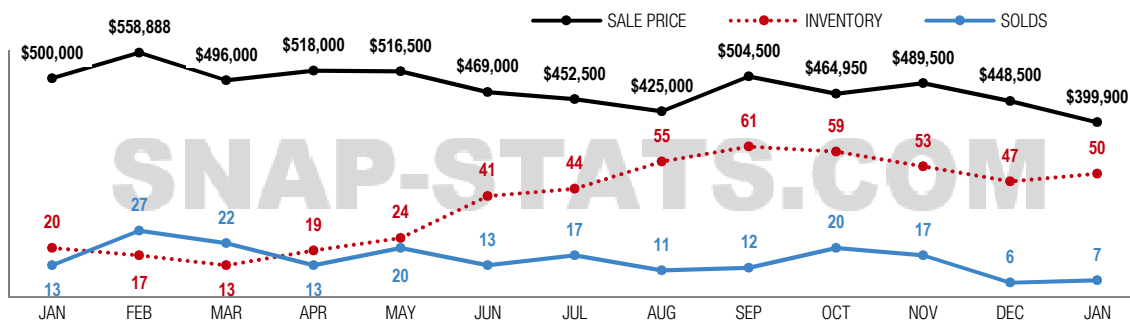
SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	19	0	NA
Mid Meadows	26	2	8%
North Meadows	1	3	300%*
South Meadows	4	2	50%
West Meadows	0	0	NA
TOTAL*	50	7	14%

## Market Summary

- Market Type Indicator **PITT MEADOWS ATTACHED**: Balanced Market at 14% Sales Ratio average (1.4 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$500,000 to \$700,000 with average 10% Sales Ratio (Buyers market)
- Buyers Best Bet\*\* Homes between \$400,000 to \$500,000 and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes with up to 1 bedroom

\*\*With minimum inventory of 10 in most instances

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## Price Band & Bedroom DETACHED HOUSES

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	2	100%
600,001 – 700,000	24	9	38%
700,001 – 800,000	49	6	12%
800,001 – 900,000	48	10	21%
900,001 – 1,000,000	55	1	2%
1,000,001 – 1,250,000	52	4	8%
1,250,001 – 1,500,000	25	0	NA
1,500,001 – 1,750,000	9	0	NA
1,750,001 – 2,000,000	8	0	NA
2,000,001 – 2,250,000	3	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	1	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
TOTAL*	276	32	12%

2 Bedrooms & Less	10	2	20%
3 to 4 Bedrooms	144	20	14%
5 to 6 Bedrooms	110	10	9%
7 Bedrooms & More	12	0	NA
TOTAL*	276	32	12%

SnapStats®	December	January	Variance
Inventory	243	276	14%
Solds	40	32	-20%
Sale Price	\$852,490	\$782,500	-8%
Sale Price SQFT	\$340	\$341	0%
Sale to List Price Ratio	98%	98%	0%
Days on Market	36	29	-19%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

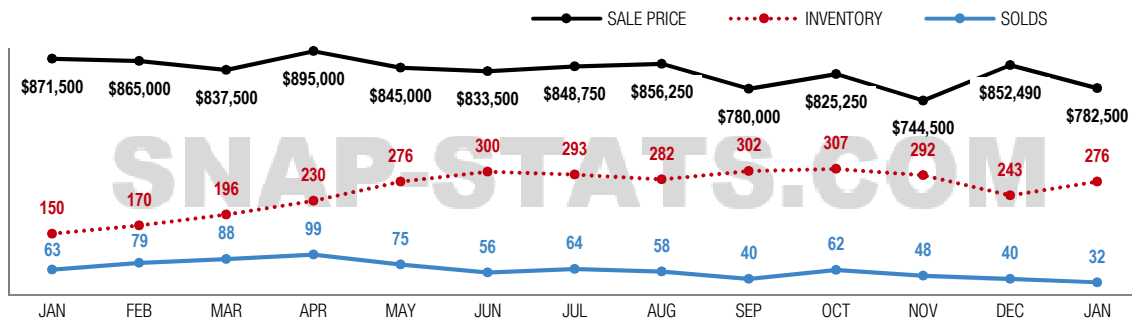
SnapStats®	Inventory	Sales	Sales Ratio
Albion	40	9	23%
Cottonwood	32	4	13%
East Central	34	6	18%
North	0	0	NA
Northeast	2	0	NA
Northwest	20	4	20%
Silver Valley	49	3	6%
Southwest	26	3	12%
Thornhill	28	0	NA
Websters Corners	14	1	7%
West Central	29	2	7%
Whonnock	2	0	NA
TOTAL*	276	32	12%

## Market Summary

- Market Type Indicator **MAPLE RIDGE DETACHED**: Balanced Market at 12% Sales Ratio average (1.2 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$600,000 to \$700,000 with average 38% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1 mil, Silver Valley, Websters Corners, West Central and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes in Albion and up to 2 bedroom properties

\*\*With minimum inventory of 10 in most instances

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## Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	1	0	NA
200,001 – 300,000	20	4	20%
300,001 – 400,000	46	13	28%
400,001 – 500,000	44	13	30%
500,001 – 600,000	45	11	24%
600,001 – 700,000	29	2	7%
700,001 – 800,000	13	1	8%
800,001 – 900,000	1	0	NA
900,001 – 1,000,000	2	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
TOTAL*	201	44	22%

0 to 1 Bedroom	36	5	14%
2 Bedrooms	76	16	21%
3 Bedrooms	77	22	29%
4 Bedrooms & Greater	12	1	8%
TOTAL*	201	44	22%

SnapStats®	December	January	Variance
Inventory	170	201	18%
Solds	26	44	69%
Sale Price	\$360,000	\$444,000	23%
Sale Price SQFT	\$360	\$365	1%
Sale to List Price Ratio	98%	96%	-2%
Days on Market	23	44	91%

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

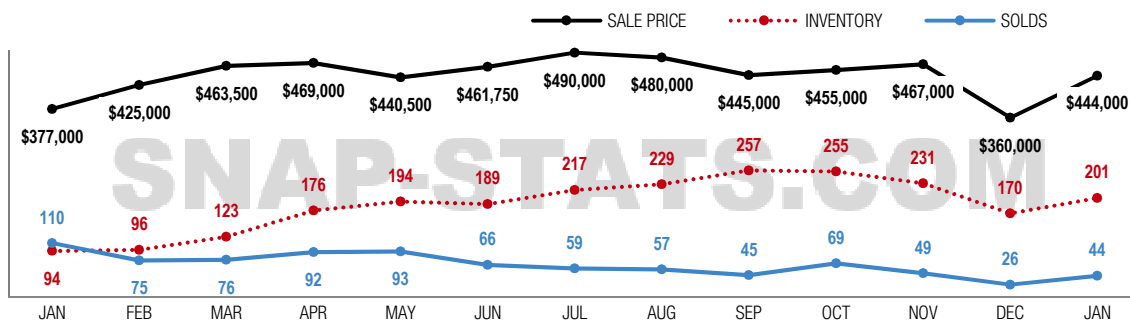
SnapStats®	Inventory	Sales	Sales Ratio
Albion	24	5	21%
Cottonwood	27	9	33%
East Central	65	16	25%
North	1	0	NA
Northeast	0	0	NA
Northwest	3	1	33%
Silver Valley	13	2	15%
Southwest	13	1	8%
Thornhill	2	0	NA
Websters Corners	1	0	NA
West Central	52	10	19%
Whonnock	0	0	NA
TOTAL*	201	44	22%

## Market Summary

- Market Type Indicator **MAPLE RIDGE ATTACHED**: Sellers Market at 22% Sales Ratio average (2.2 in 10 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* \$400,000 to \$500,000 with average 30% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$600,000 to \$800,000, Southwest and minimum 4 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cottonwood and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

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