

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	1	0	NA
900,001 – 1,000,000	2	1	50%
1,000,001 – 1,250,000	13	14	108%*
1,250,001 – 1,500,000	61	25	41%
1,500,001 – 1,750,000	49	30	61%
1,750,001 – 2,000,000	41	7	17%
2,000,001 – 2,250,000	25	4	16%
2,250,001 – 2,500,000	29	12	41%
2,500,001 – 2,750,000	19	1	5%
2,750,001 – 3,000,000	30	0	NA
3,000,001 – 3,500,000	9	0	NA
3,500,001 – 4,000,000	9	0	NA
4,000,001 & Greater	6	0	NA
TOTAL*	294	94	32%

2 Bedrooms & Less	14	2	14%
3 to 4 Bedrooms	83	38	46%
5 to 6 Bedrooms	110	46	42%
7 Bedrooms & More	87	8	9%
TOTAL*	294	94	32%

SnapStats®	October	November	Variance
Inventory	337	294	-13%
Solds	99	94	-5%
Sale Price	\$1,600,000	\$1,535,000	-4%
Sale Price SQFT	\$557	\$615	10%
Sale to List Price Ratio	100%	99%	-1%
Days on Market	14	11	-21%

## Community DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	5	1	20%
Brentwood Park	13	1	8%
Buckingham Heights	6	4	67%
Burnaby Hospital	6	4	67%
Burnaby Lake	13	4	31%
Cariboo	0	0	NA
Capitol Hill	19	16	84%
Central	5	0	NA
Central Park	8	0	NA
Deer Lake	5	2	40%
Deer Lake Place	1	0	NA
East Burnaby	15	5	33%
Edmonds	9	2	22%
Forest Glen	11	4	36%
Forest Hills	1	0	NA
Garden Village	2	2	100%
Government Road	15	4	27%
Greentree Village	3	0	NA
Highgate	7	0	NA
Metrotown	24	1	4%
Montecito	7	4	57%
Oakdale	1	0	NA
Oaklands	0	0	NA
Parkcrest	14	6	43%
Simon Fraser Hills	0	0	NA
Simon Fraser University SFU	6	1	17%
South Slope	29	11	38%
Sperling-Duthie	14	3	21%
Sullivan Heights	0	0	NA
Suncrest	5	3	60%
The Crest	14	4	29%
Upper Deer Lake	9	3	33%
Vancouver Heights	11	5	45%
Westridge	6	0	NA
Willingdon Heights	10	4	40%
TOTAL*	294	94	32%

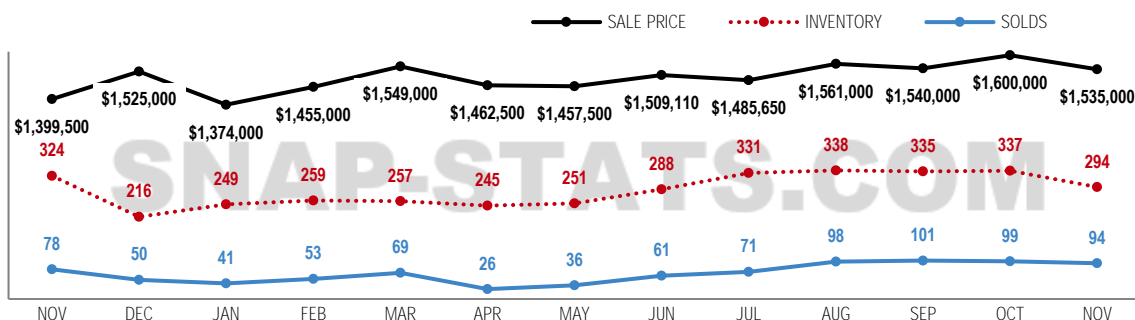
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **BURNABY DETACHED**: Sellers Market at 32% Sales Ratio average (3.2 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$1 mil to \$1.25 mil with average >100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$2.5 mil to \$2.75 mil, Brentwood Park, Metrotown and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Capitol Hill 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	0	2	NA*
300,001 – 400,000	25	12	48%
400,001 – 500,000	121	46	38%
500,001 – 600,000	165	48	29%
600,001 – 700,000	192	53	28%
700,001 – 800,000	156	44	28%
800,001 – 900,000	117	20	17%
900,001 – 1,000,000	87	7	8%
1,000,001 – 1,250,000	46	8	17%
1,250,001 – 1,500,000	27	3	11%
1,500,001 – 1,750,000	9	0	NA
1,750,001 – 2,000,000	3	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	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	1	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	952	243	26%

0 to 1 Bedroom	194	67	35%
2 Bedrooms	599	129	22%
3 Bedrooms	148	38	26%
4 Bedrooms & Greater	11	9	82%
TOTAL*	952	243	26%

SnapStats®	October	November	Variance
Inventory	1028	952	-7%
Solds	276	243	-12%
Sale Price	\$626,500	\$615,000	-2%
Sale Price SQFT	\$706	\$696	-1%
Sale to List Price Ratio	98%	98%	0%
Days on Market	18	22	22%

## Community CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	0	1	NA*
Brentwood Park	193	45	23%
Buckingham Heights	0	0	NA
Burnaby Hospital	4	3	75%
Burnaby Lake	2	3	150%*
Cariboo	8	4	50%
Capitol Hill	5	5	100%
Central	20	5	25%
Central Park	21	6	29%
Deer Lake	0	0	NA
Deer Lake Place	0	0	NA
East Burnaby	5	3	60%
Edmonds	46	17	37%
Forest Glen	65	11	17%
Forest Hills	4	4	100%
Garden Village	0	0	NA
Government Road	23	9	39%
Greentree Village	2	1	50%
Highgate	77	17	22%
Metrotown	249	47	19%
Montecito	4	1	25%
Oakdale	0	0	NA
Oaklands	10	3	30%
Parkcrest	3	3	100%
Simon Fraser Hills	3	7	233%*
Simon Fraser University SFU	104	9	9%
South Slope	42	18	43%
Sperling-Duthie	1	0	NA
Sullivan Heights	25	9	36%
Suncrest	0	0	NA
The Crest	5	5	100%
Upper Deer Lake	1	0	NA
Vancouver Heights	12	4	33%
Westridge	2	2	100%
Willington Heights	16	1	6%
TOTAL*	952	243	26%

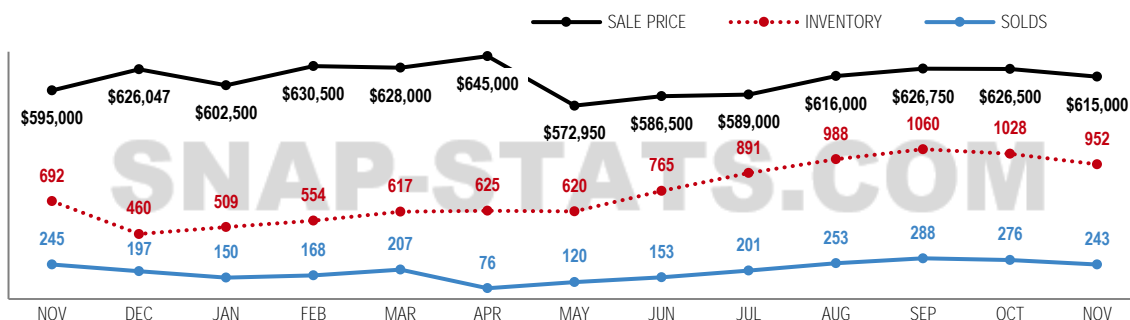
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **BURNABY ATTACHED**: Sellers Market at 26% Sales Ratio average (2.6 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 48% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1 mil, Simon Fraser University, Willington Heights and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cariboo and minimum 4 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	1	2	200%*
800,001 – 900,000	4	1	25%
900,001 – 1,000,000	8	5	63%
1,000,001 – 1,250,000	18	9	50%
1,250,001 – 1,500,000	16	7	44%
1,500,001 – 1,750,000	9	1	11%
1,750,001 – 2,000,000	4	2	50%
2,000,001 – 2,250,000	2	2	100%
2,250,001 – 2,500,000	5	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
TOTAL*	69	29	42%

2 Bedrooms & Less	6	3	50%
3 to 4 Bedrooms	31	16	52%
5 to 6 Bedrooms	24	9	38%
7 Bedrooms & More	8	1	13%
TOTAL*	69	29	42%

SnapStats®	October	November	Variance
Inventory	88	69	-22%
Solds	36	29	-19%
Sale Price	\$1,216,000	\$1,148,000	-6%
Sale Price SQFT	\$479	\$501	5%
Sale to List Price Ratio	99%	97%	-2%
Days on Market	12	13	8%

\*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

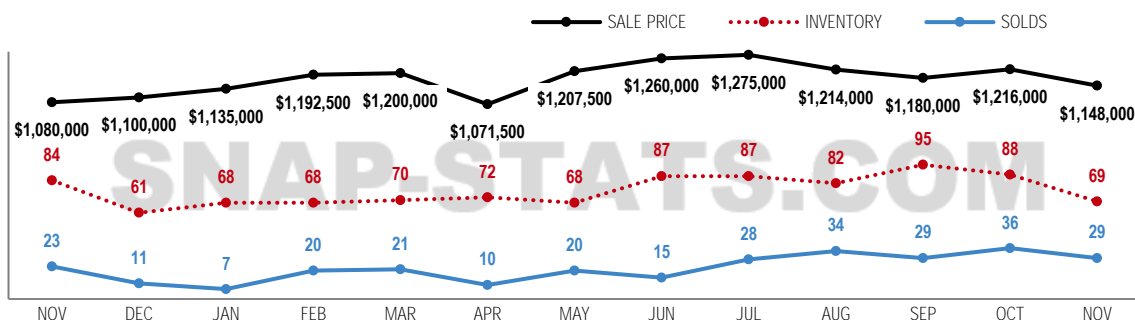
SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	12	1	8%
Downtown	0	0	NA
Fraserview	0	2	NA*
GlenBrooke North	3	2	67%
Moody Park	1	0	NA
North Arm	0	0	NA
Quay	0	0	NA
Queensborough	18	9	50%
Queens Park	6	5	83%
Sapperton	7	3	43%
The Heights	7	5	71%
Uptown	9	0	NA
West End	6	2	33%
TOTAL*	69	29	42%

## Market Summary

- Market Type Indicator **NEW WESTMINSTER DETACHED**: Sellers Market at 42% Sales Ratio average (4.2 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$900,000 to \$1 mil with average 63% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.5 mil to \$1.75 mil, Connaught Heights and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Queensborough 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	1	0	NA
200,001 – 300,000	11	2	18%
300,001 – 400,000	38	9	24%
400,001 – 500,000	63	27	43%
500,001 – 600,000	87	23	26%
600,001 – 700,000	67	20	30%
700,001 – 800,000	45	18	40%
800,001 – 900,000	27	3	11%
900,001 – 1,000,000	9	2	22%
1,000,001 – 1,250,000	8	1	13%
1,250,001 – 1,500,000	5	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*	361	105	29%

0 to 1 Bedroom	86	23	27%
2 Bedrooms	216	59	27%
3 Bedrooms	54	22	41%
4 Bedrooms & Greater	5	1	20%
TOTAL*	361	105	29%

SnapStats®	October	November	Variance
Inventory	401	361	-10%
Solds	132	105	-20%
Sale Price	\$534,500	\$565,000	6%
Sale Price SQFT	\$576	\$561	-3%
Sale to List Price Ratio	97%	99%	2%
Days on Market	15	22	47%

## Community CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	0	0	NA
Downtown	94	23	24%
Fraserview	41	13	32%
GlenBrooke North	6	4	67%
Moody Park	1	1	100%
North Arm	0	0	NA
Quay	62	11	18%
Queensborough	41	19	46%
Queens Park	1	0	NA
Sapperton	22	9	41%
The Heights	1	2	200%*
Uptown	87	21	24%
West End	5	2	40%
TOTAL*	361	105	29%

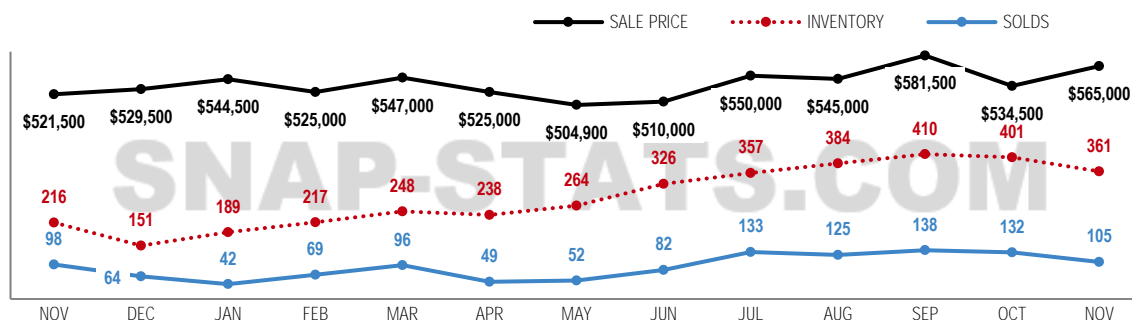
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **NEW WESTMINSTER ATTACHED**: Sellers Market at 29% Sales Ratio average (2.9 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$400,000 to \$500,000 with average 43% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$800,000 to \$900,000, Quay and up to 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Queensborough, Sapperton 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	1	0	NA
800,001 – 900,000	3	1	33%
900,001 – 1,000,000	6	6	100%
1,000,001 – 1,250,000	32	19	59%
1,250,001 – 1,500,000	45	31	69%
1,500,001 – 1,750,000	47	16	34%
1,750,001 – 2,000,000	28	3	11%
2,000,001 – 2,250,000	14	3	21%
2,250,001 – 2,500,000	33	4	12%
2,500,001 – 2,750,000	17	4	24%
2,750,001 – 3,000,000	19	0	NA
3,000,001 – 3,500,000	11	0	NA
3,500,001 – 4,000,000	1	0	NA
4,000,001 & Greater	3	0	NA
TOTAL*	260	87	33%

2 Bedrooms & Less	13	3	23%
3 to 4 Bedrooms	94	30	32%
5 to 6 Bedrooms	95	33	35%
7 Bedrooms & More	58	21	36%
TOTAL*	260	87	33%

SnapStats®	October	November	Variance
Inventory	271	260	-4%
Solds	124	87	-30%
Sale Price	\$1,359,400	\$1,410,000	4%
Sale Price SQFT	\$449	\$414	-8%
Sale to List Price Ratio	99%	101%	2%
Days on Market	12	21	75%

\*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

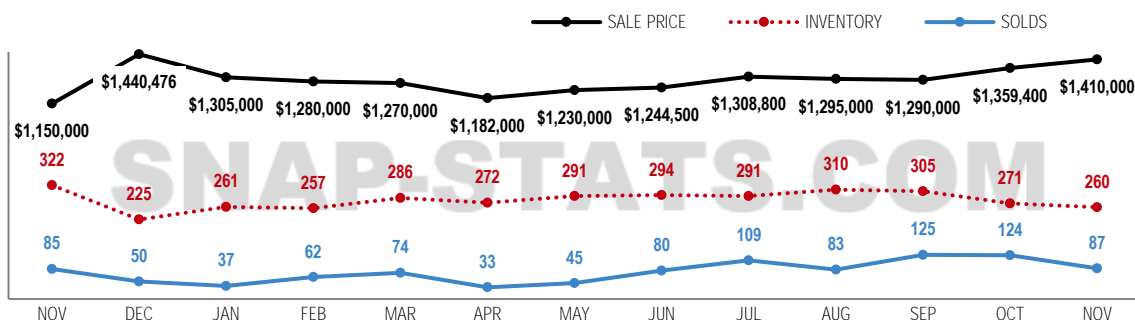
SnapStats®	Inventory	Sales	Sales Ratio
Burke Mountain	33	10	30%
Canyon Springs	1	0	NA
Cape Horn	6	4	67%
Central Coquitlam	47	15	32%
Chineside	4	2	50%
Coquitlam East	6	4	67%
Coquitlam West	58	5	9%
Eagle Ridge	1	0	NA
Harbour Chines	4	3	75%
Harbour Place	5	1	20%
Hockaday	1	0	NA
Maillardville	31	11	35%
Meadow Brook	2	0	NA
New Horizons	8	3	38%
North Coquitlam	1	0	NA
Park Ridge Estates	1	1	100%
Ranch Park	16	5	31%
River Springs	0	0	NA
Scott Creek	5	1	20%
Summitt View	0	0	NA
Upper Eagle Ridge	2	3	150%*
Westwood Plateau	27	19	70%
Westwood Summit	1	0	NA
TOTAL*	260	87	33%

## Market Summary

- Market Type Indicator **COQUITLAM DETACHED**: Sellers Market at 33% Sales Ratio average (3.3 in 10 homes selling rate)
- Homes are selling on average 1% above list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 69% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Coquitlam West and up to 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Westwood Plateau and minimum 7 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	3	1	33%
300,001 – 400,000	25	13	52%
400,001 – 500,000	68	30	44%
500,001 – 600,000	97	39	40%
600,001 – 700,000	108	27	25%
700,001 – 800,000	49	15	31%
800,001 – 900,000	38	15	39%
900,001 – 1,000,000	25	17	68%
1,000,001 – 1,250,000	26	6	23%
1,250,001 – 1,500,000	5	0	NA
1,500,001 – 1,750,000	4	0	NA
1,750,001 – 2,000,000	2	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>163</b>	<b>36%</b>

0 to 1 Bedroom	99	40	40%
2 Bedrooms	244	75	31%
3 Bedrooms	76	28	37%
4 Bedrooms & Greater	31	20	65%
<b>TOTAL*</b>	<b>450</b>	<b>163</b>	<b>36%</b>

SnapStats®	October	November	Variance
Inventory	494	450	-9%
Solds	212	163	-23%
Sale Price	\$619,000	\$584,000	-6%
Sale Price SQFT	\$632	\$629	0%
Sale to List Price Ratio	98%	97%	-1%
Days on Market	16	13	-19%

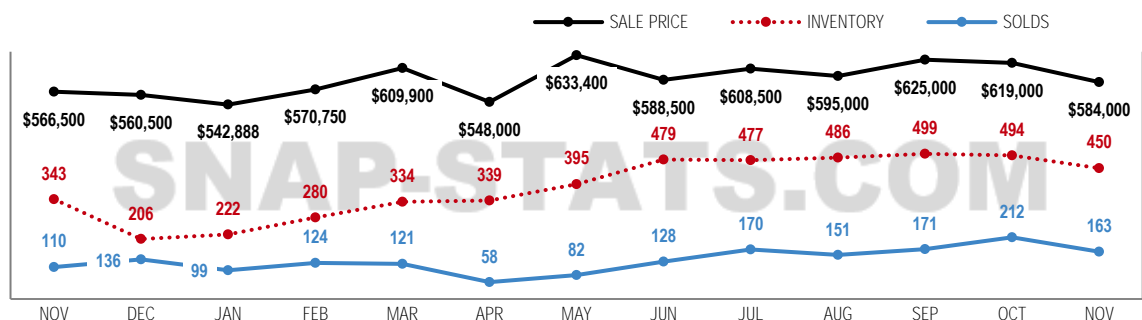
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **COQUITLAM ATTACHED**: Sellers Market at 36% Sales Ratio average (3.6 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$900,000 to \$1 mil with average 68% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1 mil to \$1.25 mil, North Coquitlam and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Burke Mountain, Westwood Plateau and minimum 4 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	2	1	50%
800,001 – 900,000	3	1	33%
900,001 – 1,000,000	5	5	100%
1,000,001 – 1,250,000	16	19	119%*
1,250,001 – 1,500,000	12	7	58%
1,500,001 – 1,750,000	5	1	20%
1,750,001 – 2,000,000	2	0	NA
2,000,001 – 2,250,000	1	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	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*	48	34	71%

2 Bedrooms & Less	3	2	67%
3 to 4 Bedrooms	23	25	109%*
5 to 6 Bedrooms	14	6	43%
7 Bedrooms & More	8	1	13%
TOTAL*	48	34	71%

SnapStats®	October	November	Variance
Inventory	64	48	-25%
Solds	36	34	-6%
Sale Price	\$1,052,500	\$1,110,000	5%
Sale Price SQFT	\$455	\$497	9%
Sale to List Price Ratio	100%	103%	3%
Days on Market	7	8	14%

\*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

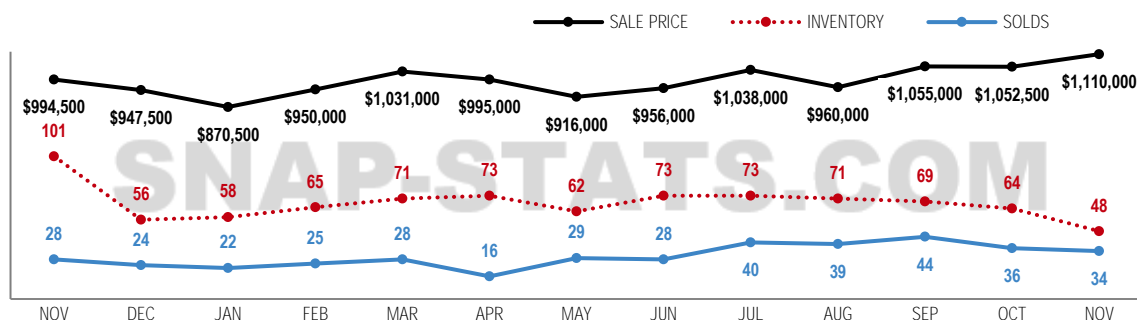
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	3	0	NA
Central Port Coquitlam	4	0	NA
Citadel	1	5	500%*
Glenwood	14	8	57%
Lincoln Park	8	2	25%
Lower Mary Hill	3	2	67%
Mary Hill	4	6	150%*
Oxford Heights	6	2	33%
Riverwood	4	5	125%*
Woodland Acres	1	4	400%*
TOTAL*	48	34	71%

## Market Summary

- Market Type Indicator **PORT COQUITLAM DETACHED**: Sellers Market at 71% Sales Ratio average (7.1 in 10 homes selling rate)
- Homes are selling on average 3% above list price
- Most Active Price Band\*\* \$1 mil to \$1.25 mil with average >100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.25 mil to \$1.5 mil, Lincoln Park and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Glenwood 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	4	2	50%
300,001 – 400,000	17	11	65%
400,001 – 500,000	45	23	51%
500,001 – 600,000	29	6	21%
600,001 – 700,000	21	15	71%
700,001 – 800,000	7	7	100%
800,001 – 900,000	3	1	33%
900,001 – 1,000,000	3	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*	129	65	50%

0 to 1 Bedroom	39	13	33%
2 Bedrooms	71	33	46%
3 Bedrooms	18	15	83%
4 Bedrooms & Greater	1	4	400%*
TOTAL*	129	65	50%

SnapStats®	October	November	Variance
Inventory	158	129	-18%
Solds	81	65	-20%
Sale Price	\$540,000	\$466,500	-14%
Sale Price SQFT	\$504	\$456	-10%
Sale to List Price Ratio	100%	97%	-3%
Days on Market	16	13	-19%

## Community CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	0	0	NA
Central Port Coquitlam	90	38	42%
Citadel	6	4	67%
Glenwood	26	11	42%
Lincoln Park	0	1	NA*
Lower Mary Hill	0	0	NA
Mary Hill	0	3	NA*
Oxford Heights	0	1	NA*
Riverwood	6	7	117%*
Woodland Acres	1	0	NA
TOTAL*	129	65	50%

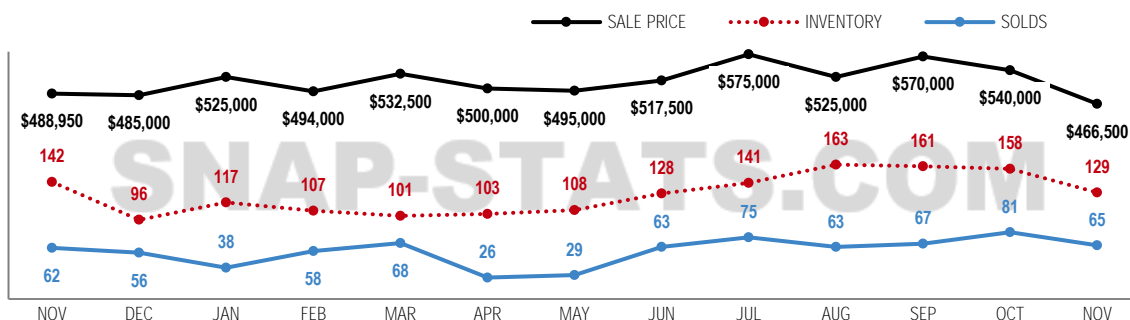
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **PORT COQUITLAM ATTACHED**: Sellers Market at 50% Sales Ratio average (5 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$600,000 to \$700,000 with average 71% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$500,000 to \$600,000 and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in Central Port Coquitlam, Glenwood 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	0	0	NA
800,001 – 900,000	0	1	NA*
900,001 – 1,000,000	1	0	NA
1,000,001 – 1,250,000	5	3	60%
1,250,001 – 1,500,000	16	7	44%
1,500,001 – 1,750,000	7	5	71%
1,750,001 – 2,000,000	12	1	8%
2,000,001 – 2,250,000	3	1	33%
2,250,001 – 2,500,000	5	1	20%
2,500,001 – 2,750,000	2	0	NA
2,750,001 – 3,000,000	5	0	NA
3,000,001 – 3,500,000	8	0	NA
3,500,001 – 4,000,000	3	1	33%
4,000,001 & Greater	2	0	NA
TOTAL*	69	20	29%

2 Bedrooms & Less	2	1	50%
3 to 4 Bedrooms	33	12	36%
5 to 6 Bedrooms	30	5	17%
7 Bedrooms & More	4	2	50%
TOTAL*	69	20	29%

SnapStats®	October	November	Variance
Inventory	80	69	-14%
Solds	25	20	-20%
Sale Price	\$1,315,000	\$1,425,446	8%
Sale Price SQFT	\$469	\$467	0%
Sale to List Price Ratio	97%	97%	0%
Days on Market	11	25	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 DETACHED HOUSES

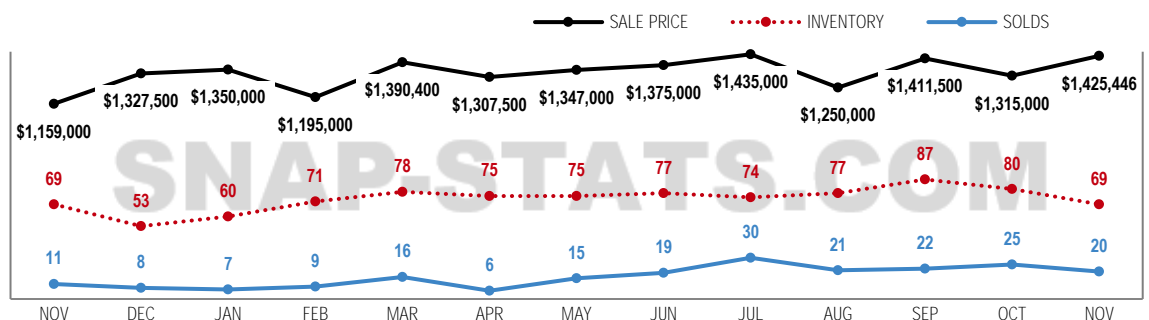
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	11	1	9%
Barber Street	4	1	25%
Belcarra	5	2	40%
College Park	9	2	22%
Glenayre	2	1	50%
Heritage Mountain	7	3	43%
Heritage Woods	13	3	23%
loco	0	0	NA
Mountain Meadows	0	1	NA*
North Shore	5	1	20%
Port Moody Centre	13	5	38%
TOTAL*	69	20	29%

### Market Summary

- Market Type Indicator **PORT MOODY DETACHED**: Sellers Market at 29% Sales Ratio average (2.9 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 44% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Anmore and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes in Port Moody Centre 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	1	0	NA
300,001 – 400,000	5	1	20%
400,001 – 500,000	10	7	70%
500,001 – 600,000	26	8	31%
600,001 – 700,000	13	13	100%
700,001 – 800,000	15	3	20%
800,001 – 900,000	16	5	31%
900,001 – 1,000,000	12	4	33%
1,000,001 – 1,250,000	7	3	43%
1,250,001 – 1,500,000	6	0	NA
1,500,001 – 1,750,000	2	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*	113	44	39%

0 to 1 Bedroom	24	6	25%
2 Bedrooms	55	21	38%
3 Bedrooms	24	14	58%
4 Bedrooms & Greater	10	3	30%
TOTAL*	113	44	39%

SnapStats®	October	November	Variance
Inventory	137	113	-18%
Solds	67	44	-34%
Sale Price	\$660,000	\$634,400	-4%
Sale Price SQFT	\$589	\$661	12%
Sale to List Price Ratio	99%	99%	0%
Days on Market	12	16	33%

\*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

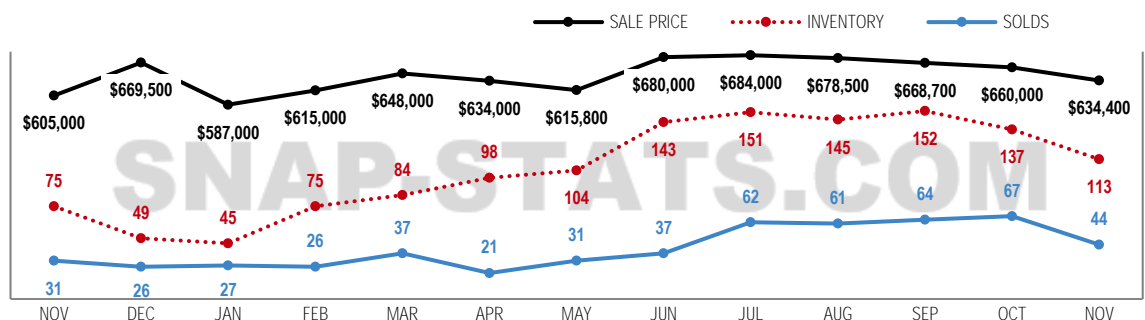
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	1	0	NA
Barber Street	0	0	NA
Belcarra	0	0	NA
College Park	13	2	15%
Glenayre	0	0	NA
Heritage Mountain	4	4	100%
Heritage Woods	1	3	300%*
loco	1	0	NA
Mountain Meadows	0	0	NA
North Shore	12	3	25%
Port Moody Centre	81	32	40%
TOTAL*	113	44	39%

## Market Summary

- Market Type Indicator **PORT MOODY ATTACHED**: Sellers Market at 39% Sales Ratio average (3.9 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$600,000 to \$700,000 with average 100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, College Park and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in Port Moody Centre 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	1	0	NA
800,001 – 900,000	1	3	300%*
900,001 – 1,000,000	4	3	75%
1,000,001 – 1,250,000	1	2	200%*
1,250,001 – 1,500,000	1	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	1	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	9	8	89%

2 Bedrooms & Less	0	0	NA
3 to 4 Bedrooms	5	8	160%*
5 to 6 Bedrooms	4	0	NA
7 Bedrooms & More	0	0	NA
TOTAL*	9	8	89%

SnapStats®	October	November	Variance
Inventory	10	9	-10%
Solds	14	8	-43%
Sale Price	\$835,000	\$938,000	12%
Sale Price SQFT	\$468	\$474	1%
Sale to List Price Ratio	104%	101%	-3%
Days on Market	6	5	-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

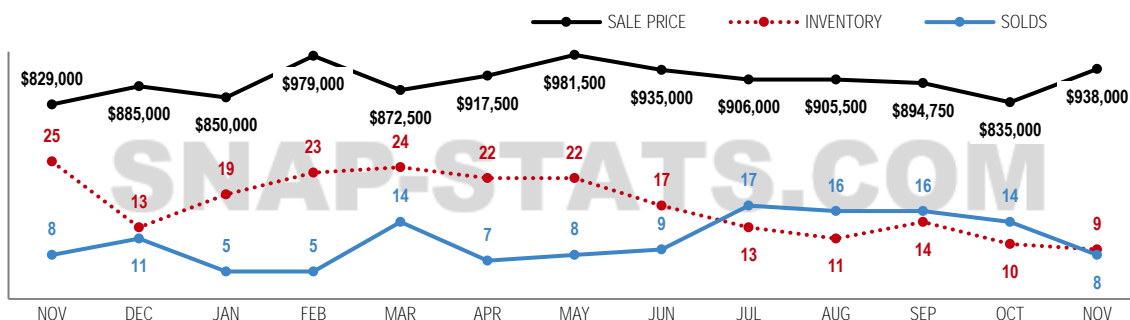
SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	3	4	133%*
Mid Meadows	1	0	NA
North Meadows	1	0	NA
South Meadows	4	4	100%
West Meadows	0	0	NA
TOTAL*	9	8	89%

## Market Summary

- Market Type Indicator **PITT MEADOWS DETACHED**: Sellers Market at 89% Sales Ratio average (8.9 in 10 homes selling rate)
- Homes are selling on average 1% above list price
- Most Active Price Band\*\* Insufficient Data
- Buyers Best Bet\*\* Insufficient Data
- Sellers Best Bet\*\* Insufficient Data

\*\*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	3	4	133%*
400,001 – 500,000	15	7	47%
500,001 – 600,000	4	11	275%*
600,001 – 700,000	6	7	117%*
700,001 – 800,000	0	2	NA*
800,001 – 900,000	1	2	200%*
900,001 – 1,000,000	0	1	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*	29	34	117%*

0 to 1 Bedroom	4	5	125%*
2 Bedrooms	17	18	106%*
3 Bedrooms	7	10	143%*
4 Bedrooms & Greater	1	1	100%
TOTAL*	29	34	117%*

SnapStats®	October	November	Variance
Inventory	52	29	-44%
Solds	24	34	42%
Sale Price	\$470,750	\$550,450	17%
Sale Price SQFT	\$408	\$452	11%
Sale to List Price Ratio	99%	98%	-1%
Days on Market	14	27	93%

## Community CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	12	9	75%
Mid Meadows	8	11	138%*
North Meadows	3	1	33%
South Meadows	6	13	217%*
West Meadows	0	0	NA
TOTAL*	29	34	117%*

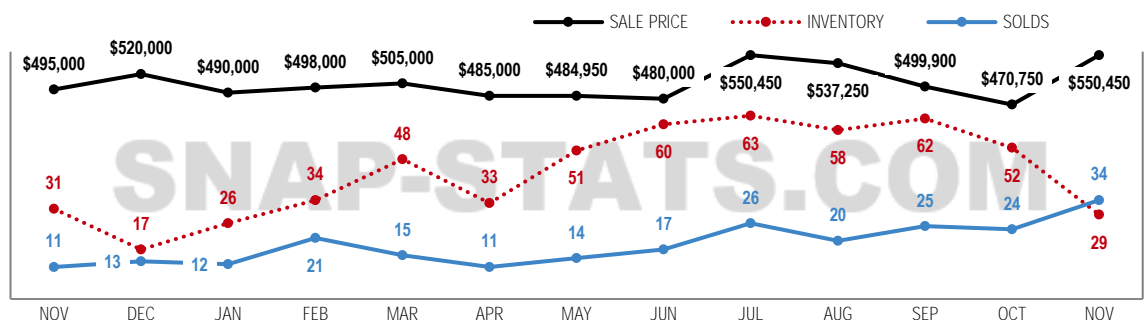
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **PITT MEADOWS ATTACHED**: Sellers Market at 117% Sales Ratio average (11.7 in 10 homes selling rate)
- Homes are selling on average 2% 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 and Central Meadows
- Sellers Best Bet\*\* Selling homes in Mid Meadows, South Meadows and 2 to 3 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	3	4	133%*
600,001 – 700,000	7	3	43%
700,001 – 800,000	36	14	39%
800,001 – 900,000	17	14	82%
900,001 – 1,000,000	33	28	85%
1,000,001 – 1,250,000	36	20	56%
1,250,001 – 1,500,000	22	7	32%
1,500,001 – 1,750,000	5	2	40%
1,750,001 – 2,000,000	4	0	NA
2,000,001 – 2,250,000	2	1	50%
2,250,001 – 2,500,000	3	1	33%
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	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	172	94	55%

2 Bedrooms & Less	20	6	30%
3 to 4 Bedrooms	88	51	58%
5 to 6 Bedrooms	51	36	71%
7 Bedrooms & More	13	1	8%
TOTAL*	172	94	55%

SnapStats®	October	November	Variance
Inventory	192	172	-10%
Solds	141	94	-33%
Sale Price	\$950,000	\$951,500	0%
Sale Price SQFT	\$348	\$367	5%
Sale to List Price Ratio	102%	100%	-2%
Days on Market	8	14	75%

\*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

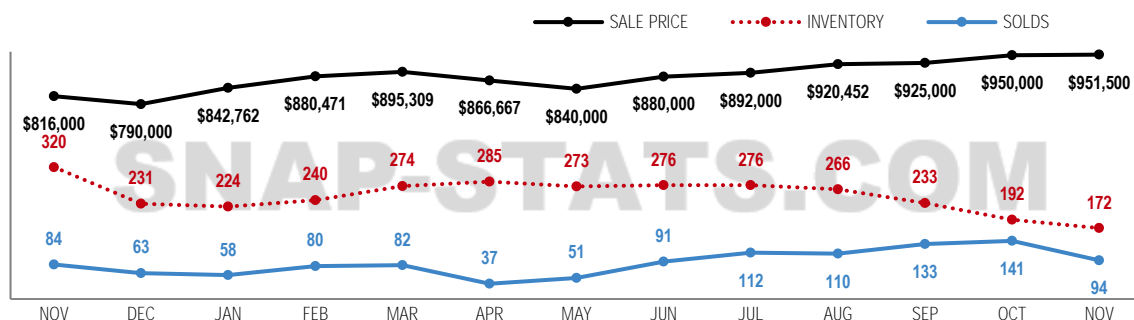
SnapStats®	Inventory	Sales	Sales Ratio
Albion	24	19	79%
Cottonwood	13	12	92%
East Central	31	12	39%
North	2	0	NA
Northeast	3	0	NA
Northwest	4	13	325%*
Silver Valley	42	12	29%
Southwest	12	5	42%
Thornhill	6	0	NA
Websters Corners	6	2	33%
West Central	27	17	63%
Whonnock	2	2	100%
TOTAL*	172	94	55%

## Market Summary

- Market Type Indicator **MAPLE RIDGE DETACHED**: Sellers Market at 55% Sales Ratio average (5.5 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$800,000 to \$1 mil with average 84% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.25 mil to \$1.5 mil, East Central, Silver Valley, Southwest and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Albion, Cottonwood, Northwest, West Central 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	1	NA*
200,001 – 300,000	11	4	36%
300,001 – 400,000	39	10	26%
400,001 – 500,000	49	20	41%
500,001 – 600,000	25	21	84%
600,001 – 700,000	24	11	46%
700,001 – 800,000	15	4	27%
800,001 – 900,000	2	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
TOTAL*	166	71	43%

0 to 1 Bedroom	29	5	17%
2 Bedrooms	69	24	35%
3 Bedrooms	48	36	75%
4 Bedrooms & Greater	20	6	30%
TOTAL*	166	71	43%

SnapStats®	October	November	Variance
Inventory	193	166	-14%
Solds	119	71	-40%
Sale Price	\$505,000	\$502,000	-1%
Sale Price SQFT	\$394	\$384	-3%
Sale to List Price Ratio	99%	99%	0%
Days on Market	16	15	-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

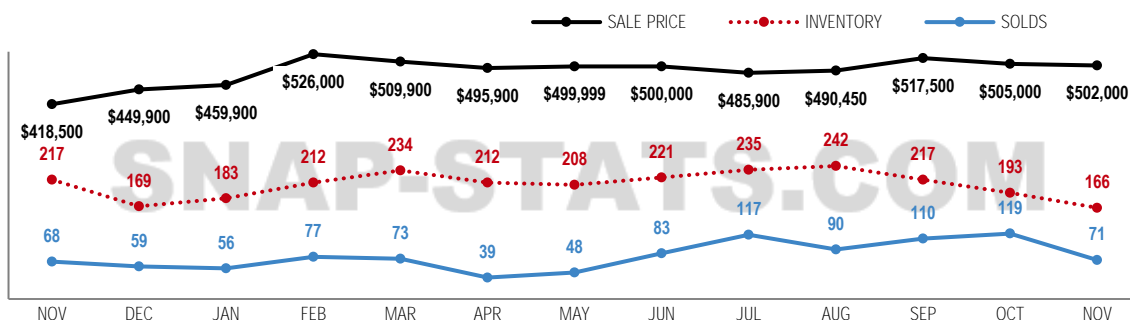
SnapStats®	Inventory	Sales	Sales Ratio
Albion	5	6	120%*
Cottonwood	12	14	117%*
East Central	73	22	30%
North	0	0	NA
Northeast	0	0	NA
Northwest	6	4	67%
Silver Valley	4	4	100%
Southwest	5	4	80%
Thornhill	7	0	NA
Websters Corners	0	0	NA
West Central	54	17	31%
Whonnock	0	0	NA
TOTAL*	166	71	43%

## Market Summary

- Market Type Indicator **MAPLE RIDGE ATTACHED**: Sellers Market at 43% Sales Ratio average (4.3 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average 84% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$300,000 to \$400,000, East Central, West Central and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cottonwood and 3 bedroom properties

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

## 13 Month Market Trend



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