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METRO VANCOUVER EDITION



ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Coal Harbour	\$1,171,000	\$1,221,500	\$1,459,000	\$1,200,000	\$1,141,000	-5%	-3%
Downtown	\$600,000	\$708,000	\$749,400	\$703,000	\$686,000	-2%	14%
Westend	\$614,750	\$685,000	\$768,800	\$638,000	\$672,000	5%	9%
Yaletown	\$775,000	\$904,500	\$1,007,500	\$890,000	\$856,500	-4%	11%
Sale Price	\$669,417	\$780,229	\$833,742	\$763,371	\$749,238	-2%	12%
Sale Price SQFT	\$871	\$1,029	\$1,080	\$1,016	\$1,025	1%	18%
Sale to List Price %	103%	101%	99%	97%	98%	1%	-5%
Days on Market	10	10	16	22	16	-27%	60%
Units Sold	2,944	2,655	1,810	1,749	1,825	4%	-38%
Units Listed	4,809	4,549	7,322	9,312	9,927	7%	106%
Sales Ratio %	61%	58%	25%	19%	18%	-2%	-70%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Arbutus	\$3,714,286	\$3,865,000	\$3,439,000	\$3,230,000	\$3,202,500	-1%	-14%
Cambie	\$2,873,500	\$2,880,000	\$2,602,500	\$2,630,000	\$2,750,000	5%	-4%
Dunbar	\$3,438,000	\$3,405,811	\$3,210,000	\$2,840,000	\$2,980,000	5%	-13%
Fairview	\$0	\$3,140,000	\$0	\$3,115,000	\$0	NA	NA
Falsecreek	\$1,731,000	\$600,000	\$0	\$0	\$1,902,000	NA	10%
Kerrisdale	\$3,630,000	\$3,650,000	\$2,947,500	\$3,187,500	\$3,250,000	2%	-10%
Kitsilano	\$2,751,308	\$2,895,000	\$2,615,000	\$2,265,000	\$2,567,500	13%	-7%
Mackenzie Heights	\$3,694,000	\$3,480,000	\$3,240,000	\$2,970,000	\$3,058,285	3%	-17%
Marpole	\$2,403,000	\$2,432,000	\$2,126,348	\$1,932,500	\$2,065,000	7%	-14%
Mount Pleasant	\$2,700,000	\$2,114,000	\$1,800,000	\$2,225,000	\$2,250,000	1%	-17%
Oakridge	\$3,120,000	\$2,910,000	\$3,220,000	\$2,810,000	\$2,720,000	-3%	-13%
Point Grey	\$3,637,500	\$3,440,000	\$3,400,000	\$3,075,444	\$3,070,000	0%	-16%
Quilchena	\$4,095,000	\$4,420,000	\$4,000,000	\$3,110,000	\$3,405,000	9%	-17%
SW Marine	\$3,441,444	\$3,109,900	\$3,333,333	\$2,398,000	\$3,000,000	25%	-13%
Shaughnessy	\$5,700,000	\$5,988,000	\$5,425,000	\$4,209,000	\$5,050,000	20%	-11%
South Cambie	\$3,688,000	\$4,155,000	\$3,948,000	\$3,500,000	\$3,641,000	4%	-1%
South Granville	\$4,200,000	\$4,160,000	\$3,655,000	\$3,275,000	\$3,692,500	13%	-12%
Southlands	\$3,600,000	\$3,652,500	\$2,795,000	\$2,790,000	\$2,867,500	3%	-20%
University	\$5,150,000	\$6,380,000	\$1,094,000	\$725,000	\$3,030,000	318%	-41%
Sale Price	\$3,470,912	\$3,411,288	\$3,103,014	\$2,848,574	\$3,043,813	7%	-12%
Sale Price SQFT	\$1,164	\$1,170	\$1,092	\$939	\$1,013	8%	-13%
Sale to List Price %	101%	96%	95%	93%	98%	5%	-3%
Days on Market	18	26	33	36	23	-36%	28%
Units Sold	1,588	1,058	706	752	926	23%	-42%
Units Listed	6,334	7,535	8,583	7,722	5,814	-25%	-8%
Sales Ratio %	25%	14%	8%	10%	16%	64%	-36%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Arbutus	\$376,380	\$0	\$1,933,450	\$0	\$0	NA	NA
Cambie	\$729,500	\$900,000	\$850,000	\$775,000	\$946,000	22%	30%
Dunbar	\$640,000	\$665,088	\$959,900	\$589,000	\$850,000	44%	33%
Fairview	\$631,000	\$750,000	\$832,000	\$755,000	\$810,000	7%	28%
Falsecreek	\$679,000	\$790,000	\$819,000	\$795,000	\$750,000	-6%	10%
Kerrisdale	\$939,000	\$955,250	\$1,021,500	\$976,250	\$870,000	-11%	-7%
Kitsilano	\$595,000	\$735,000	\$778,500	\$750,000	\$774,000	3%	30%
Mackenzie Heights	\$1,468,000	\$0	\$0	\$1,605,000	\$1,060,000	-34%	-28%
Marpole	\$483,000	\$588,000	\$626,500	\$675,000	\$742,000	10%	54%
Mount Pleasant	\$775,000	\$836,000	\$835,000	\$895,000	\$972,500	9%	25%
Oakridge	\$853,000	\$1,313,900	\$1,179,000	\$890,000	\$1,167,500	31%	37%
Point Grey	\$678,000	\$714,300	\$900,000	\$830,000	\$850,000	2%	25%
Quilchena	\$820,000	\$906,500	\$883,200	\$932,500	\$966,000	4%	18%
SW Marine	\$600,000	\$950,000	\$785,000	\$590,000	\$591,400	0%	-1%
Shaughnessy	\$874,900	\$2,112,500	\$1,400,000	\$990,000	\$1,783,000	80%	104%
South Cambie	\$854,950	\$950,000	\$1,280,000	\$1,190,000	\$1,012,400	-15%	18%
South Granville	\$1,150,000	\$1,435,000	\$1,740,000	\$1,269,950	\$1,193,500	-6%	4%
Southlands	\$751,500	\$693,000	\$772,500	\$696,500	\$725,000	4%	-4%
University	\$818,000	\$958,000	\$1,100,000	\$971,500	\$940,000	-3%	15%
Sale Price	\$686,450	\$806,366	\$852,446	\$813,329	\$829,292	2%	21%
Sale Price SQFT	\$771	\$909	\$940	\$910	\$928	2%	20%
Sale to List Price %	101%	102%	99%	97%	99%	2%	-2%
Days on Market	12	10	15	23	14	-39%	17%
Units Sold	2,830	2,594	1,945	1,910	2,119	11%	-25%
Units Listed	4,775	4,694	6,995	9,771	9,403	-4%	97%
Sales Ratio %	59%	55%	28%	20%	23%	15%	-62%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Champlain Heights	\$2,025,000	\$1,765,000	\$1,924,400	\$1,550,000	\$1,590,500	3%	-21%
Collingwood	\$1,396,500	\$1,460,000	\$1,475,000	\$1,290,000	\$1,388,000	8%	-1%
Downtown	\$0	\$0	\$0	\$0	\$0	NA	NA
Fraser	\$1,582,500	\$1,626,500	\$1,656,500	\$1,500,000	\$1,643,500	10%	4%
Fraserview	\$1,678,000	\$1,740,000	\$1,635,000	\$1,520,000	\$1,716,250	13%	2%
Grandview Woodland	\$1,485,000	\$1,608,000	\$1,694,000	\$1,475,000	\$1,599,000	8%	8%
Hastings	\$1,469,000	\$1,365,000	\$1,355,000	\$1,310,000	\$1,580,000	21%	8%
Hastings Sunrise	\$1,503,000	\$1,560,000	\$1,420,000	\$1,442,500	\$1,460,000	1%	-3%
Kilarney	\$1,662,500	\$1,660,000	\$1,666,500	\$1,389,000	\$1,653,500	19%	-1%
Knight	\$1,535,000	\$1,545,000	\$1,587,500	\$1,360,700	\$1,550,000	14%	1%
Main	\$1,850,000	\$1,850,000	\$1,750,000	\$1,590,000	\$1,790,000	13%	-3%
Mt Pleasant	\$1,530,000	\$1,605,000	\$1,699,000	\$1,575,000	\$1,657,500	5%	8%
Renfrew Heights	\$1,443,000	\$1,488,000	\$1,441,900	\$1,317,000	\$1,525,000	16%	6%
Renfrew	\$1,402,000	\$1,391,000	\$1,475,000	\$1,300,000	\$1,430,000	10%	2%
South Marine	NA	NA	NA	\$970,000	\$1,500,000	55%	NA
South Vancouver	\$1,560,000	\$1,607,500	\$1,560,000	\$1,450,000	\$1,550,000	7%	-1%
Strathcona	NA	NA	NA	\$1,600,000	\$1,485,000	-7%	NA
Victoria	\$1,439,166	\$1,499,000	\$1,504,000	\$1,346,500	\$1,488,000	11%	3%
Sale Price	\$1,512,938	\$1,563,750	\$1,554,945	\$1,398,700	\$1,537,795	10%	2%
Sale Price SQFT	\$686	\$701	\$685	\$619	\$676	9%	-1%
Sale to List Price %	103%	99%	97%	95%	100%	5%	-3%
Days on Market	14	18	23	24	12	-50%	-14%
Units Sold	1,505	1,387	920	1,002	1,310	31%	-13%
Units Listed	5,905	8,238	8,460	6,918	4,837	-30%	-18%
Sales Ratio %	25%	17%	11%	14%	27%	87%	6%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Champlain Heights	\$562,500	\$729,900	\$734,000	\$695,000	\$686,500	-1%	22%
Collingwood	\$371,000	\$472,000	\$537,400	\$500,000	\$516,194	3%	39%
Downtown	\$494,900	\$597,450	\$595,000	\$750,000	\$718,000	-4%	45%
Fraser	\$525,000	\$615,000	\$680,000	\$635,000	\$643,500	1%	23%
Fraserview	\$453,600	\$516,000	\$564,000	\$543,500	\$721,000	33%	59%
Grandview Woodland	\$455,000	\$553,750	\$602,250	\$589,000	\$633,000	7%	39%
Hastings	\$405,500	\$534,500	\$558,250	\$500,000	\$542,500	9%	34%
Hastings Sunrise	\$334,000	\$463,000	\$506,500	\$448,250	\$490,000	9%	47%
Kilarney	\$420,000	\$570,000	\$666,000	\$487,500	\$592,000	21%	41%
Knight	\$520,000	\$649,000	\$700,000	\$629,000	\$630,000	0%	21%
Main	\$695,888	\$805,500	\$880,000	\$853,950	\$887,500	4%	28%
Mt Pleasant	\$568,000	\$686,500	\$699,900	\$639,000	\$695,000	9%	22%
Renfrew Heights	\$0	\$0	\$475,000	\$517,500	\$310,000	-40%	NA
Renfrew	\$435,500	\$547,500	\$538,500	\$530,000	\$577,500	9%	33%
South Marine	NA	NA	NA	\$642,500	\$638,900	-1%	NA
South Vancouver	\$299,500	\$385,500	\$879,900	\$548,000	\$647,000	18%	116%
Strathcona	NA	NA	NA	\$615,000	\$690,000	12%	NA
Victoria	\$460,000	\$628,000	\$698,000	\$627,900	\$719,750	15%	56%
Sale Price	\$475,292	\$586,454	\$639,613	\$603,346	\$639,741	6%	35%
Sale Price SQFT	\$627	\$756	\$830	\$785	\$815	4%	30%
Sale to List Price %	102%	103%	99%	98%	99%	1%	-3%
Days on Market	10	8	12	18	12	-33%	20%
Units Sold	1,998	2,203	1,713	1,673	1,891	13%	-5%
Units Listed	2,560	2,812	4,559	5,830	6,077	4%	137%
Sales Ratio %	78%	78%	38%	29%	31%	8%	-60%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Blueridge	\$1,522,500	\$1,592,500	\$1,508,750	\$1,463,750	\$1,630,000	11%	7%
Boulevard	\$1,654,427	\$1,805,000	\$1,574,000	\$1,421,250	\$1,590,000	12%	-4%
Braemer	\$2,180,000	\$2,300,000	\$2,425,000	\$2,020,000	\$2,238,000	11%	3%
Calverhall	\$1,475,000	\$1,529,900	\$1,499,000	\$1,287,500	\$1,595,000	24%	8%
Canyon Heights	\$2,020,000	\$1,908,000	\$1,875,000	\$1,809,824	\$2,070,000	14%	2%
Capilano	\$1,805,000	\$2,175,000	\$1,765,000	\$2,192,500	\$2,061,500	-6%	14%
Central Lonsdale	\$1,650,000	\$1,610,000	\$1,632,500	\$1,470,000	\$1,641,000	12%	-1%
Deep Cove	\$1,544,000	\$1,583,200	\$1,767,500	\$1,290,000	\$1,635,750	27%	6%
Delbrook	\$1,890,000	\$1,900,000	\$1,883,000	\$1,575,000	\$2,090,500	33%	11%
Dollarton	\$1,741,500	\$1,850,000	\$1,840,000	\$1,725,000	\$1,742,500	1%	0%
Edgemont	\$2,300,000	\$2,350,000	\$2,150,000	\$2,079,000	\$2,262,000	9%	-2%
Forest Hills	\$2,475,000	\$2,425,000	\$2,285,000	\$1,860,000	\$2,188,500	18%	-12%
Grouse Woods	\$1,690,000	\$1,741,000	\$1,686,250	\$1,735,000	\$1,658,450	-4%	-2%
Harbourside	\$1,320,000	\$1,433,333	\$1,636,000	\$0	\$0	NA	NA
Indian Arm	\$675,100	\$302,000	\$645,500	\$930,000	\$675,000	-27%	0%
Indian River	\$1,455,000	\$1,598,000	\$1,474,950	\$1,410,000	\$1,456,500	3%	0%
Lower Lonsdale	\$1,502,500	\$1,625,000	\$1,477,450	\$1,330,000	\$1,582,500	19%	5%
Lynn Valley	\$1,505,000	\$1,600,000	\$1,625,000	\$1,480,000	\$1,615,000	9%	7%
Lynnmour	\$1,067,000	\$1,310,000	\$1,290,000	\$0	\$0	NA	NA
Mosquito Creek	\$1,491,000	\$1,688,000	\$1,240,000	\$1,455,000	\$1,837,500	26%	23%
Norgate	\$1,385,000	\$1,250,000	\$1,236,000	\$1,191,500	\$1,345,750	13%	-3%
Northlands	\$1,850,000	\$2,060,000	\$1,630,000	\$1,955,000	\$1,845,000	-6%	0%
Pemberton Heights	\$1,750,000	\$1,905,000	\$1,960,000	\$1,705,000	\$1,706,000	0%	-3%
Pemberton	\$1,450,000	\$1,350,000	\$1,457,500	\$1,142,750	\$1,352,500	18%	-7%
Princess Park	\$1,925,000	\$1,850,000	\$1,677,500	\$1,325,000	\$1,790,000	35%	-7%
Queensbury	\$1,475,000	\$1,679,000	\$1,494,500	\$1,373,000	\$1,765,000	29%	20%
Roche Point	\$1,330,000	\$1,387,000	\$1,447,000	\$1,284,000	\$1,480,000	15%	11%
Seymour	\$1,465,000	\$1,508,250	\$1,700,000	\$1,425,000	\$1,484,500	4%	1%
Tempe	\$1,595,000	\$1,703,750	\$1,765,000	\$1,570,000	\$1,660,000	6%	4%
Upper Delbrook	\$2,010,000	\$2,220,750	\$2,058,000	\$1,780,000	\$2,085,000	17%	4%
Upper Lonsdale	\$1,700,000	\$1,725,000	\$1,740,000	\$1,674,500	\$1,714,250	2%	1%
Westlynn	\$1,355,100	\$1,522,000	\$1,400,000	\$1,330,000	\$1,425,000	7%	5%
Westlynn Terrace	\$1,570,000	\$1,555,000	\$1,605,000	\$1,251,000	\$1,537,500	23%	-2%
Windsor Park	\$1,500,500	\$1,351,000	\$1,516,550	\$1,462,500	\$1,560,000	7%	4%
Woodlands-Sunshine Cascade	\$2,700,000	\$1,615,000	\$2,040,000	\$1,397,500	\$2,402,500	72%	-11%
Sale Price	\$1,622,583	\$1,724,479	\$1,652,458	\$1,553,629	\$1,689,190	9%	4%
Sale Price SQFT	\$647	\$669	\$635	\$590	\$640	8%	-1%
Sale to List Price %	102%	99%	96%	96%	99%	3%	-3%
Days on Market	14	15	26	29	12	-59%	-14%
Units Sold	1,246	1,043	674	800	973	22%	-22%
Units Listed	2,484	3,270	4,316	3,989	2,884	-28%	16%
Sales Ratio %	50%	32%	16%	20%	34%	68%	-33%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Blueridge	\$725,000	\$963,000	\$0	\$835,000	\$829,625	-1%	14%
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	\$1,060,000	\$1,030,000	\$1,150,000	\$0	\$1,060,000	NA	0%
Capilano	\$1,045,000	\$1,129,000	\$1,006,500	\$1,092,500	\$912,500	-16%	-13%
Central Lonsdale	\$560,000	\$699,000	\$715,000	\$702,500	\$687,500	-2%	23%
Deep Cove	\$501,000	\$785,000	\$990,000	\$915,000	\$805,000	-12%	61%
Delbrook	\$474,000	\$880,000	\$595,000	\$0	\$733,750	NA	55%
Dollarton	\$723,000	\$1,069,000	\$1,164,500	\$955,000	\$658,500	-31%	-9%
Edgemont	\$935,000	\$1,379,900	\$1,472,600	\$1,200,000	\$1,260,000	5%	35%
Forest Hills	\$0	\$0	\$0	\$0	\$0	NA	NA
Grouse Woods	\$0	\$1,200,000	\$1,207,500	\$1,220,000	\$1,095,000	-10%	NA
Harbourside	\$615,500	\$687,000	\$802,500	\$586,571	\$720,000	23%	17%
Indian Arm	\$0	\$0	\$0	\$0	\$0	NA	NA
Indian River	\$844,250	\$807,500	\$939,000	\$970,000	\$856,000	-12%	1%
Lower Lonsdale	\$512,250	\$635,000	\$662,500	\$661,000	\$713,500	8%	39%
Lynn Valley	\$599,900	\$746,300	\$759,900	\$694,500	\$752,500	8%	25%
Lynnmour	\$659,450	\$770,000	\$735,450	\$644,000	\$739,000	15%	12%
Mosquito Creek	\$405,000	\$0	\$0	\$702,500	\$823,500	17%	103%
Norgate	\$525,000	\$695,000	\$733,000	\$653,500	\$659,000	1%	26%
Northlands	\$949,000	\$932,500	\$935,000	\$874,500	\$935,000	7%	-1%
Pemberton Heights	\$630,000	\$610,000	\$678,000	\$690,000	\$949,900	38%	51%
Pemberton	\$382,000	\$478,000	\$549,000	\$500,000	\$580,000	16%	52%
Princess Park	\$420,000	\$0	\$0	\$0	\$0	NA	NA
Queensbury	\$0	\$0	\$1,265,000	\$984,000	\$1,130,000	15%	NA
Roche Point	\$485,000	\$663,500	\$791,000	\$740,000	\$760,000	3%	57%
Seymour	\$747,500	\$845,000	\$855,000	\$940,000	\$895,000	-5%	20%
Tempe	\$0	\$0	\$0	\$0	\$0	NA	NA
Upper Delbrook	\$380,000	\$0	\$655,000	\$590,000	\$653,000	11%	72%
Upper Lonsdale	\$464,500	\$580,000	\$600,000	\$591,000	\$570,000	-4%	23%
Westlynn	\$750,000	\$927,500	\$707,000	\$959,800	\$785,000	-18%	5%
Westlynn Terrace	\$0	\$0	\$0	\$0	\$0	NA	NA
Windsor Park	\$329,000	\$0	\$0	\$0	\$0	NA	NA
Woodlands-Sunshine Cascade	\$0	\$0	\$0	\$0	\$0	NA	NA
Sale Price	\$551,571	\$672,246	\$721,629	\$687,708	\$730,833	6%	33%
Sale Price SQFT	\$609	\$732	\$761	\$739	\$770	4%	26%
Sale to List Price %	101%	101%	99%	97%	98%	1%	-3%
Days on Market	9	9	64	26	13	-50%	44%
Units Sold	1,700	1,642	1,269	1,321	1,615	22%	-5%
Units Listed	1,941	2,022	3,415	5,174	5,037	-3%	160%
Sales Ratio %	88%	81%	37%	26%	32%	26%	-63%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Altamont	\$5,917,700	\$5,860,000	\$4,200,000	\$2,775,000	\$4,224,000	52%	-29%
Ambleside	\$3,025,000	\$3,105,000	\$2,700,000	\$2,405,000	\$2,500,000	4%	-17%
Bayridge	\$3,100,000	\$3,475,000	\$2,625,000	\$2,084,000	\$2,548,500	22%	-18%
British Properties	\$3,965,000	\$4,520,000	\$3,600,000	\$2,800,000	\$3,105,000	11%	-22%
Canterbury	\$5,600,000	\$7,580,000	\$5,080,000	\$5,000,000	\$4,571,000	-9%	-18%
Caulfield	\$2,990,000	\$2,830,000	\$2,190,000	\$1,794,500	\$2,700,000	50%	-10%
Cedardale	\$2,500,000	\$2,400,000	\$2,475,000	\$2,099,250	\$2,100,000	0%	-16%
Chartwell	\$5,414,285	\$5,500,000	\$5,800,000	\$4,500,000	\$4,300,000	-4%	-21%
Chelsea Park	\$3,125,000	\$2,200,000	\$2,955,000	\$2,295,000	\$2,850,000	24%	-9%
Cypress	\$3,880,000	\$3,625,000	\$3,800,000	\$2,150,000	\$3,500,000	63%	-10%
Cypress Park Estates	\$2,888,000	\$3,388,000	\$2,300,000	\$2,400,000	\$2,290,000	-5%	-21%
Deer Ridge	\$0	\$0	\$0	\$0	\$0	NA	NA
Dundarave	\$3,800,000	\$3,610,000	\$3,019,000	\$2,794,000	\$2,900,000	4%	-24%
Eagle Harbour	\$2,187,000	\$2,000,000	\$1,775,000	\$1,750,750	\$1,909,000	9%	-13%
Eagleridge	\$1,979,000	\$2,370,000	\$2,175,000	\$2,358,750	\$2,250,000	-5%	14%
Furry Creek	\$1,240,000	\$1,188,000	\$1,475,000	\$1,325,000	\$1,412,000	7%	14%
Gleneagles	\$3,309,500	\$2,305,000	\$2,705,000	\$2,300,000	\$2,181,875	-5%	-34%
Glenmore	\$2,523,000	\$2,760,000	\$2,500,000	\$2,025,000	\$1,900,000	-6%	-25%
Horseshoe Bay	\$1,700,000	\$1,520,000	\$1,729,000	\$1,660,000	\$1,970,000	19%	16%
Howe Sound	\$2,234,000	\$1,502,500	\$2,902,500	\$2,975,000	\$2,600,000	-13%	16%
Lions Bay	\$1,450,000	\$1,680,000	\$1,525,000	\$1,535,000	\$1,650,500	8%	14%
Olde Caulfield	\$2,700,000	\$3,300,000	\$4,400,000	\$2,400,000	\$3,327,500	39%	23%
Panorama Village	\$5,090,000	\$0	\$0	\$0	\$0	NA	NA
Park Royal	\$2,750,000	\$0	\$0	\$2,250,000	\$2,319,000	3%	-16%
Porteau Cove	\$0	\$0	\$0	\$0	\$0	NA	NA
Queens	\$3,880,000	\$3,957,500	\$3,300,000	\$3,500,000	\$2,961,500	-15%	-24%
Rockridge	\$3,477,500	\$6,925,000	\$4,150,000	\$5,500,000	\$3,000,000	-45%	-14%
Sandy Cove	\$2,255,800	\$3,225,000	\$2,600,000	\$3,320,000	\$0	NA	NA
Sentinel Hill	\$2,900,000	\$2,625,000	\$2,345,000	\$2,000,000	\$2,387,500	19%	-18%
Upper Caulfield	\$3,149,000	\$2,775,000	\$2,522,000	\$2,622,500	\$2,954,000	13%	-6%
West Bay	\$4,200,000	\$3,850,000	\$3,340,000	\$5,975,000	\$3,875,000	-35%	-8%
Westhill	\$4,089,000	\$3,520,000	\$4,150,000	\$3,350,000	\$3,430,000	2%	-16%
Westmount	\$4,050,000	\$4,619,000	\$3,247,500	\$3,025,000	\$4,200,000	39%	4%
Whitby Estates	\$6,050,000	\$6,000,000	\$3,950,000	\$5,260,000	\$4,780,000	-9%	-21%
Whytecliff	\$1,756,500	\$1,805,000	\$1,925,000	\$2,000,000	\$1,900,000	-5%	8%
Sale Price	\$3,133,083	\$3,103,333	\$2,788,917	\$2,421,799	\$2,586,917	7%	-17%
Sale Price SQFT	\$958	\$912	\$861	\$682	\$713	5%	-26%
Sale to List Price %	97%	93%	92%	90%	93%	3%	-4%
Days on Market	21	33	48	51	38	-25%	81%
Units Sold	837	501	325	429	546	27%	-35%
Units Listed	4,287	5,135	5,911	5,519	4,433	-20%	3%
Sales Ratio %	20%	10%	5%	8%	12%	58%	-37%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Altamont	\$0	\$0	\$0	\$0	\$0	NA	NA
Ambleside	\$557,000	\$858,500	\$856,000	\$896,750	\$840,000	-6%	51%
Bayridge	\$0	\$0	\$0	\$0	\$0	NA	NA
British Properties	\$1,626,500	\$0	\$1,700,000	\$1,200,000	\$0	NA	NA
Canterbury	\$0	\$0	\$0	\$0	\$0	NA	NA
Caulfield	\$0	\$0	\$0	\$0	\$0	NA	NA
Cedardale	\$510,000	\$582,450	\$577,000	\$620,000	\$668,000	8%	31%
Chartwell	\$0	\$0	\$0	\$0	\$0	NA	NA
Chelsea Park	\$1,600,000	\$1,696,000	\$1,883,500	\$0	\$1,560,000	NA	-3%
Cypress	\$0	\$0	\$0	\$0	\$1,950,000	NA	NA
Cypress Park Estates	\$2,105,000	\$1,893,000	\$2,085,000	\$2,550,000	\$1,795,000	-30%	-15%
Deer Ridge	\$1,562,500	\$1,440,000	\$2,100,000	\$1,602,500	\$1,568,000	-2%	0%
Dundarave	\$839,285	\$930,000	\$1,200,000	\$920,000	\$1,178,000	28%	40%
Eagle Harbour	\$0	\$0	\$0	\$0	\$0	NA	NA
Eagleridge	\$0	\$0	\$0	\$0	\$0	NA	NA
Furry Creek	\$1,275,000	\$0	\$1,425,000	\$0	\$1,370,000	NA	7%
Gleneagles	\$0	\$0	\$0	\$0	\$0	NA	NA
Glenmore	\$0	\$0	\$0	\$950,000	\$0	NA	NA
Horseshoe Bay	\$552,500	\$1,500,000	\$1,950,000	\$4,088,900	\$1,130,000	-72%	105%
Howe Sound	\$1,095,000	\$1,522,500	\$1,350,000	\$1,237,500	\$1,265,500	2%	16%
Lions Bay	\$737,500	\$0	\$585,000	\$0	\$815,000	NA	11%
Olde Caulfield	\$1,055,000	\$1,050,000	\$1,122,500	\$1,325,000	\$1,280,000	-3%	21%
Panorama Village	\$1,052,000	\$1,305,000	\$1,440,500	\$1,460,000	\$1,265,000	-13%	20%
Park Royal	\$1,078,888	\$1,372,500	\$1,077,500	\$1,303,950	\$1,115,000	-14%	3%
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	\$2,868,500	\$2,190,000	\$0	\$2,290,000	\$1,710,000	-25%	-40%
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	\$3,123,750	\$2,265,000	\$3,725,000	\$2,720,000	\$2,877,500	6%	-8%
Whytecliff	\$0	\$0	\$0	\$0	\$0	NA	NA
Sale Price	\$961,700	\$1,170,833	\$1,162,288	\$1,251,433	\$1,146,708	-8%	19%
Sale Price SQFT	\$821	\$970	\$993	\$988	\$895	-9%	9%
Sale to List Price %	99%	99%	96%	95%	93%	-2%	-6%
Days on Market	19	15	26	45	35	-22%	84%
Units Sold	270	248	198	142	200	41%	-26%
Units Listed	681	764	1,299	1,678	1,690	1%	148%
Sales Ratio %	40%	32%	15%	8%	12%	40%	-70%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Boyd Park	\$1,670,000	\$1,755,000	\$1,530,000	\$1,650,000	\$1,747,023	6%	5%
Bridgeport	\$1,274,400	\$1,380,701	\$1,304,762	\$1,255,250	\$1,294,000	3%	2%
Brighthouse	\$1,750,000	\$0	\$2,056,000	\$1,550,000	\$1,700,000	10%	-3%
Brighthouse South	\$0	\$1,915,000	\$2,040,000	\$2,000,000	\$1,888,000	-6%	NA
Broadmoor	\$2,484,000	\$2,230,000	\$2,300,000	\$1,880,000	\$2,120,000	13%	-15%
East Cambie	\$1,262,900	\$1,350,000	\$1,251,000	\$1,200,000	\$1,410,000	18%	12%
East Richmond	\$1,850,000	\$1,614,000	\$2,979,444	\$1,250,000	\$1,990,000	59%	8%
Garden City	\$1,975,000	\$1,445,000	\$1,762,500	\$1,394,000	\$1,671,750	20%	-15%
Gilmore	\$2,955,000	\$5,400,000	\$1,950,000	\$0	\$2,399,000	NA	-19%
Granville	\$1,858,000	\$2,030,000	\$1,998,000	\$1,800,000	\$1,865,000	4%	0%
Hamilton	\$998,000	\$1,065,000	\$1,047,500	\$1,008,000	\$1,060,000	5%	6%
Ironwood	\$1,325,000	\$1,300,000	\$1,300,000	\$1,205,000	\$1,275,000	6%	-4%
Lackner	\$1,863,000	\$1,919,000	\$1,860,000	\$1,568,000	\$1,928,000	23%	3%
McLennan	\$1,825,000	\$1,812,500	\$1,840,000	\$1,450,000	\$3,100,000	114%	70%
McLennan North	\$2,048,000	\$1,901,500	\$1,870,000	\$1,728,571	\$1,589,000	-8%	-22%
McNair	\$1,392,000	\$1,415,000	\$1,458,000	\$1,222,000	\$1,330,000	9%	-4%
Quilchena	\$1,730,000	\$1,799,500	\$1,730,000	\$1,550,000	\$1,644,000	6%	-5%
Riverdale	\$2,150,000	\$2,050,000	\$1,850,000	\$1,680,000	\$1,880,000	12%	-13%
Saunders	\$1,727,500	\$1,657,500	\$1,670,000	\$1,695,238	\$1,498,000	-12%	-13%
Sea Island	\$877,000	\$1,365,000	\$966,500	\$822,500	\$977,500	19%	11%
Seafair	\$1,865,000	\$2,000,000	\$1,985,850	\$1,528,000	\$2,042,809	34%	10%
South Arm	\$1,460,000	\$1,533,000	\$1,460,000	\$1,370,000	\$1,485,000	8%	2%
Steveston North	\$1,415,000	\$1,520,000	\$1,475,000	\$1,350,000	\$1,428,000	6%	1%
Steveston South	\$1,375,000	\$1,550,000	\$1,539,000	\$1,462,500	\$1,512,380	3%	10%
Steveston Village	\$1,449,000	\$1,450,000	\$1,430,000	\$1,390,000	\$1,599,500	15%	10%
Terra Nova	\$2,045,000	\$1,960,000	\$1,962,500	\$1,680,000	\$1,776,500	6%	-13%
West Cambie	\$1,350,000	\$1,450,000	\$1,465,000	\$1,365,000	\$1,399,800	3%	4%
Westwind	\$1,652,500	\$1,650,000	\$1,682,500	\$1,534,000	\$1,726,500	13%	4%
Woodwards	\$1,748,000	\$1,650,000	\$1,598,000	\$1,532,500	\$1,410,000	-8%	-19%
Sale Price	\$1,652,917	\$1,647,016	\$1,663,164	\$1,480,875	\$1,583,750	7%	-4%
Sale Price SQFT	\$660	\$662	\$654	\$578	\$600	4%	-9%
Sale to List Price %	101%	96%	94%	93%	97%	4%	-4%
Days on Market	19	29	38	47	29	-38%	53%
Units Sold	1,641	1,267	752	808	948	17%	-42%
Units Listed	6,629	7,594	8,686	8,978	6,052	-33%	-9%
Sales Ratio %	25%	17%	9%	9%	16%	74%	-37%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Boyd Park	\$261,000	\$360,000	\$430,500	\$393,125	\$425,000	8%	63%
Bridgeport	\$500,000	\$582,888	\$655,000	\$533,000	\$547,000	3%	9%
Brighthouse	\$468,000	\$555,000	\$628,000	\$579,000	\$582,000	1%	24%
Brighthouse South	\$385,000	\$494,900	\$542,500	\$509,000	\$520,000	2%	35%
Broadmoor	\$758,500	\$760,000	\$745,000	\$495,000	\$740,000	49%	-2%
East Cambie	\$625,000	\$670,000	\$803,000	\$739,998	\$828,400	12%	33%
East Richmond	\$460,101	\$525,400	\$630,000	\$615,000	\$580,000	-6%	26%
Garden City	\$756,500	\$807,500	\$940,000	\$733,000	\$901,900	23%	19%
Gilmore	\$0	\$0	\$0	\$0	\$0	NA	NA
Granville	\$532,800	\$565,000	\$694,750	\$636,900	\$665,000	4%	25%
Hamilton	\$543,500	\$645,000	\$665,000	\$648,500	\$648,250	0%	19%
Ironwood	\$387,000	\$457,500	\$518,000	\$495,000	\$676,500	37%	75%
Lackner	\$805,000	\$845,000	\$955,000	\$811,500	\$872,000	7%	8%
McLennan	\$0	\$782,950	\$0	\$0	\$0	NA	NA
McLennan North	\$622,500	\$805,000	\$825,000	\$795,000	\$825,000	4%	33%
McNair	\$523,000	\$632,500	\$660,000	\$689,000	\$913,000	33%	75%
Quilchena	\$311,000	\$390,000	\$384,450	\$409,000	\$413,500	1%	33%
Riverdale	\$386,000	\$499,100	\$519,500	\$470,000	\$515,000	10%	33%
Saunders	\$526,000	\$801,000	\$659,000	\$653,000	\$780,000	19%	48%
Sea Island	\$0	\$650,000	\$599,900	\$763,000	\$562,000	-26%	NA
Seafair	\$703,250	\$753,000	\$893,500	\$946,500	\$757,000	-20%	8%
South Arm	\$183,900	\$269,250	\$342,500	\$275,000	\$468,000	70%	154%
Steveston North	\$467,000	\$523,000	\$590,000	\$550,500	\$670,000	22%	43%
Steveston South	\$527,900	\$686,900	\$660,000	\$665,000	\$739,000	11%	40%
Steveston Village	\$605,000	\$792,500	\$1,054,900	\$677,500	\$888,000	31%	47%
Terra Nova	\$915,444	\$885,000	\$1,020,000	\$814,000	\$925,000	14%	1%
West Cambie	\$488,950	\$608,000	\$666,900	\$620,000	\$637,900	3%	30%
Westwind	\$725,000	\$725,000	\$950,000	\$801,500	\$751,500	-6%	4%
Woodwards	\$1,288,000	\$886,500	\$934,000	\$880,000	\$880,000	0%	-32%
Sale Price	\$486,788	\$595,146	\$650,246	\$606,633	\$639,458	5%	31%
Sale Price SQFT	\$515	\$618	\$710	\$626	\$648	4%	26%
Sale to List Price %	99%	101%	99%	97%	98%	1%	-1%
Days on Market	17	13	20	35	24	-31%	41%
Units Sold	3,599	3,660	2,309	2,065	2,537	23%	-30%
Units Listed	7,195	6,290	9,026	13,470	11,095	-18%	54%
Sales Ratio %	50%	58%	26%	15%	23%	49%	-54%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Beach Grove	\$1,139,000	\$1,061,850	\$1,060,000	\$1,055,000	\$1,285,000	22%	13%
Boundary Beach	\$1,193,750	\$1,186,500	\$1,152,500	\$1,155,000	\$1,250,000	8%	5%
Cliff Drive	\$1,230,000	\$1,155,904	\$1,060,000	\$939,950	\$1,122,500	19%	-9%
English Bluff	\$1,525,000	\$1,442,300	\$1,320,000	\$1,137,500	\$1,340,000	18%	-12%
Pebble Hill	\$1,338,800	\$1,240,000	\$1,210,000	\$1,095,000	\$1,219,000	11%	-9%
Tsawwassen Central	\$1,265,000	\$1,213,500	\$1,175,000	\$1,035,000	\$1,125,000	9%	-11%
Tsawwassen East	\$1,395,000	\$1,342,400	\$1,312,500	\$1,102,500	\$1,350,000	22%	-3%
Tsawwassen North	NA	NA	NA	NA	\$1,139,950	NA	NA
Sale Price	\$1,238,841	\$1,189,956	\$1,184,125	\$1,071,456	\$1,187,633	11%	-4%
Sale Price SQFT	\$493	\$500	\$478	\$464	\$487	5%	-1%
Sale to List Price %	98%	97%	95%	94%	97%	3%	-1%
Days on Market	24	33	46	53	32	-40%	33%
Units Sold	363	295	193	182	360	98%	-1%
Units Listed	1,395	1,647	1,812	1,865	1,609	-14%	15%
Sales Ratio %	26%	18%	11%	10%	22%	129%	-14%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Beach Grove	\$587,000	\$549,900	\$573,000	\$568,000	\$595,000	5%	1%
Boundary Beach	\$1,241,500	\$1,350,000	\$1,507,500	\$1,085,000	\$979,900	-10%	-21%
Cliff Drive	\$526,000	\$600,000	\$542,950	\$536,000	\$447,500	-17%	-15%
English Bluff	\$571,800	\$362,000	\$757,500	\$625,000	\$0	NA	NA
Pebble Hill	\$0	\$0	\$0	\$0	\$0	NA	NA
Tsawwassen Central	\$489,000	\$547,500	\$595,000	\$532,500	\$564,250	6%	15%
Tsawwassen East	\$574,950	\$625,000	\$650,000	\$380,000	\$580,000	53%	1%
Tsawwassen North	NA	NA	NA	NA	\$579,900	NA	NA
Sale Price	\$562,175	\$560,375	\$572,079	\$554,104	\$577,492	4%	3%
Sale Price SQFT	\$443	\$479	\$498	\$484	\$473	-2%	7%
Sale to List Price %	99%	99%	97%	95%	99%	4%	0%
Days on Market	15	36	27	51	45	-12%	200%
Units Sold	161	141	130	146	224	53%	39%
Units Listed	347	347	603	988	1,118	13%	222%
Sales Ratio %	46%	41%	22%	15%	20%	36%	-57%

DETACHED (HOUSES)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Annacis Island	NA	NA	NA	\$0	\$0	NA	NA
Delta Manor	\$925,000	\$935,000	\$970,000	\$951,250	\$964,500	1%	4%
East Delta	\$640,000	\$888,000	\$0	\$749,000	\$3,440,000	359%	438%
Hawthorne	\$1,080,500	\$1,060,000	\$1,010,000	\$957,500	\$1,065,000	11%	-1%
Holly	\$1,006,566	\$1,053,500	\$1,015,000	\$975,000	\$1,095,000	12%	9%
Ladner Elementary	\$997,500	\$939,500	\$1,050,750	\$910,000	\$999,000	10%	0%
Ladner Rural	\$920,000	\$955,000	\$961,000	\$315,000	\$1,112,900	253%	21%
Neilsen Grove	\$1,120,000	\$1,100,000	\$969,000	\$943,000	\$994,950	6%	-11%
Port Guichon	\$950,000	\$948,000	\$846,500	\$485,000	\$1,024,000	111%	8%
Tilbury	NA	NA	NA	\$1,020,000	\$0	NA	NA
Westham Island	\$0	\$310,000	\$193,125	\$623,750	\$0	NA	NA
Sale Price	\$1,014,706	\$1,013,054	\$1,015,021	\$933,583	\$1,029,396	10%	1%
Sale Price SQFT	\$467	\$459	\$468	\$433	\$468	8%	0%
Sale to List Price %	98%	98%	98%	97%	98%	1%	0%
Days on Market	27	25	35	45	30	-33%	11%
Units Sold	245	254	160	169	239	41%	-2%
Units Listed	921	955	1,101	1,058	756	-29%	-18%
Sales Ratio %	27%	27%	15%	16%	32%	98%	19%

ATTACHED (Condo & Townhome)

Median Sale Price	2016	2017	2018	2019	2020	Variance 2020 vs 2019	Variance 2020 vs 2016
Annacis Island	NA	NA	NA	\$0	\$0	NA	NA
Delta Manor	\$434,000	\$469,000	\$525,000	\$472,500	\$564,000	19%	30%
East Delta	\$625,000	\$675,000	\$677,500	\$694,500	\$750,000	8%	20%
Hawthorne	\$428,000	\$527,000	\$542,500	\$525,000	\$538,000	2%	26%
Holly	\$615,000	\$575,000	\$635,000	\$635,900	\$575,000	-10%	-7%
Ladner Elementary	\$525,000	\$541,900	\$609,900	\$589,000	\$619,000	5%	18%
Ladner Rural	\$0	\$0	\$458,900	\$635,000	\$499,900	-21%	NA
Neilsen Grove	\$724,900	\$769,900	\$898,800	\$768,800	\$856,900	11%	18%
Port Guichon	\$0	\$0	\$0	\$0	\$0	NA	NA
Tilbury	NA	NA	NA	\$0	\$799,900	NA	NA
Westham Island	\$0	\$0	\$0	\$0	\$0	NA	NA
Sale Price	\$581,688	\$590,183	\$657,375	\$638,392	\$649,983	2%	12%
Sale Price SQFT	\$423	\$447	\$470	\$465	\$483	4%	14%
Sale to List Price %	100%	99%	99%	97%	99%	2%	-1%
Days on Market	12	17	21	27	25	-7%	108%
Units Sold	170	174	145	182	194	7%	14%
Units Listed	481	367	441	787	648	-18%	35%
Sales Ratio %	35%	47%	33%	23%	30%	29%	-15%