

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

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**SnapStats Publishing**

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January 2023

Produced & Published by SnapStats® Publishing Co.  
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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 - 700,000	1	0	NA
700,001 - 800,000	0	0	NA
800,001 - 900,000	0	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	10	5	50%
1,500,001 - 1,750,000	28	6	21%
1,750,001 - 2,000,000	36	3	8%
2,000,001 - 2,250,000	17	8	47%
2,250,001 - 2,500,000	21	1	5%
2,500,001 - 2,750,000	16	1	6%
2,750,001 - 3,000,000	23	0	NA
3,000,001 - 3,500,000	17	1	6%
3,500,001 - 4,000,000	14	1	7%
4,000,001 - 4,500,000	2	0	NA
4,500,001 - 5,000,000	3	0	NA
5,000,001 - 5,500,000	1	0	NA
5,500,001 - 6,000,000	0	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	190	26	14%

2 Bedrooms & Less	8	2	25%
3 to 4 Bedrooms	56	9	16%
5 to 6 Bedrooms	61	10	16%
7 Bedrooms & More	65	5	8%
TOTAL*	190	26	14%

SnapStats®	December	January	Variance
Inventory	161	190	18%
Solds	34	26	-24%
Sale Price	\$1,837,000	\$1,864,000	1%
Sale Price SQFT	\$642	\$634	-1%
Sale to List Price Ratio	94%	92%	-2%
Days on Market	24	45	88%

## Community DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	2	0	NA
Brentwood Park	7	0	NA
Buckingham Heights	3	0	NA
Burnaby Hospital	1	0	NA
Burnaby Lake	11	2	18%
Cariboo	0	0	NA
Capitol Hill	10	0	NA
Central	4	0	NA
Central Park	2	0	NA
Deer Lake	2	0	NA
Deer Lake Place	4	0	NA
East Burnaby	11	1	9%
Edmonds	9	1	11%
Forest Glen	12	1	8%
Forest Hills	1	0	NA
Garden Village	2	0	NA
Government Road	7	1	14%
Greentree Village	1	0	NA
Highgate	2	2	100%
Metrotown	3	1	33%
Montecito	9	1	11%
Oakdale	0	0	NA
Oaklands	0	0	NA
Parkcrest	13	2	15%
Simon Fraser Hills	0	0	NA
Simon Fraser University SFU	5	1	20%
South Slope	19	2	11%
Sperling-Duthie	5	3	60%
Sullivan Heights	2	0	NA
Suncrest	5	1	20%
The Crest	6	1	17%
Upper Deer Lake	8	4	50%
Vancouver Heights	9	1	11%
Westridge	6	0	NA
Willingdon Heights	9	1	11%
TOTAL*	190	26	14%

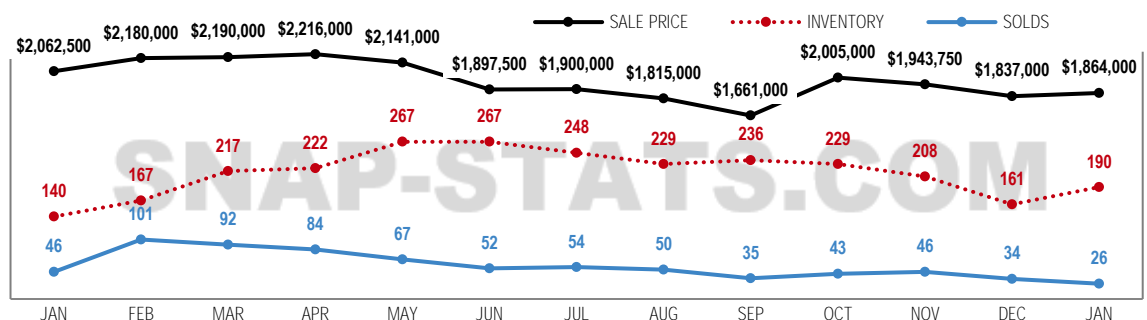
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **BURNABY DETACHED**: Balanced Market at 14% Sales Ratio average (1.4 in 10 homes selling rate)
- Homes are selling on average 8% below list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 50% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$2.25 mil to \$2.5 mil, East Burnaby, Forest Glen and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Upper Deer Lake 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	0	0	NA
300,001 – 400,000	3	1	33%
400,001 – 500,000	13	3	23%
500,001 – 600,000	58	19	33%
600,001 – 700,000	96	18	19%
700,001 – 800,000	93	23	25%
800,001 – 900,000	82	13	16%
900,001 – 1,000,000	79	7	9%
1,000,001 – 1,250,000	56	9	16%
1,250,001 – 1,500,000	33	2	6%
1,500,001 – 1,750,000	19	1	5%
1,750,001 – 2,000,000	6	0	NA
2,000,001 – 2,250,000	1	0	NA
2,250,001 – 2,500,000	3	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	4	0	NA
3,000,001 – 3,500,000	1	0	NA
3,500,001 – 4,000,000	1	0	NA
4,000,001 & Greater	1	0	NA
TOTAL*	549	96	17%

0 to 1 Bedroom	136	23	17%
2 Bedrooms	308	59	19%
3 Bedrooms	98	13	13%
4 Bedrooms & Greater	7	1	14%
TOTAL*	549	96	17%

SnapStats®	December	January	Variance
Inventory	455	549	21%
Solds	141	96	-32%
Sale Price	\$693,000	\$727,000	5%
Sale Price SQFT	\$772	\$825	7%
Sale to List Price Ratio	98%	98%	0%
Days on Market	24	32	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

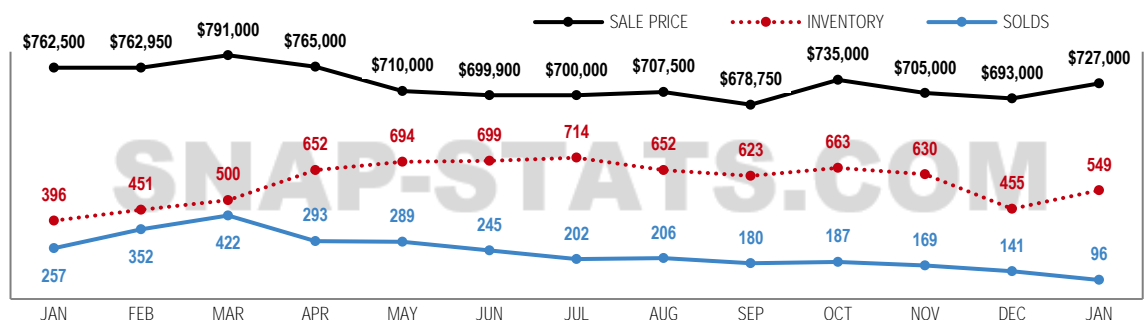
SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	0	0	NA
Brentwood Park	185	28	15%
Buckingham Heights	0	0	NA
Burnaby Hospital	1	0	NA
Burnaby Lake	4	1	25%
Cariboo	14	0	NA
Capitol Hill	4	0	NA
Central	1	1	100%
Central Park	6	2	33%
Deer Lake	0	0	NA
Deer Lake Place	0	0	NA
East Burnaby	1	0	NA
Edmonds	42	6	14%
Forest Glen	31	3	10%
Forest Hills	1	1	100%
Garden Village	0	0	NA
Government Road	4	4	100%
Greentree Village	0	0	NA
Highgate	28	8	29%
Metrotown	135	21	16%
Montecito	3	1	33%
Oakdale	0	0	NA
Oaklands	1	1	100%
Parkcrest	1	0	NA
Simon Fraser Hills	6	0	NA
Simon Fraser University SFU	37	6	16%
South Slope	24	2	8%
Sperling-Duthie	0	1	NA*
Sullivan Heights	12	7	58%
Suncrest	0	0	NA
The Crest	2	0	NA
Upper Deer Lake	0	0	NA
Vancouver Heights	6	2	33%
Westridge	0	1	NA*
Willington Heights	0	0	NA
TOTAL*	549	96	17%

## Market Summary

- Market Type Indicator **BURNABY ATTACHED**: Balanced Market at 17% Sales Ratio average (1.7 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 33% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.5 mil to \$1.75 mil, Forest Glen, South Slope and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Highgate, Sullivan Heights and 2 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 - 700,000	0	0	NA
700,001 - 800,000	0	0	NA
800,001 - 900,000	0	1	NA*
900,001 - 1,000,000	0	1	NA*
1,000,001 - 1,250,000	4	4	100%
1,250,001 - 1,500,000	12	2	17%
1,500,001 - 1,750,000	9	2	22%
1,750,001 - 2,000,000	10	1	10%
2,000,001 - 2,250,000	4	0	NA
2,250,001 - 2,500,000	8	0	NA
2,500,001 - 2,750,000	2	0	NA
2,750,001 - 3,000,000	2	0	NA
3,000,001 - 3,500,000	1	0	NA
3,500,001 - 4,000,000	0	0	NA
4,000,001 - 4,500,000	2	0	NA
4,500,001 - 5,000,000	0	0	NA
5,000,001 - 5,500,000	0	0	NA
5,500,001 - 6,000,000	0	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	54	11	20%

2 Bedrooms & Less	10	3	30%
3 to 4 Bedrooms	20	3	15%
5 to 6 Bedrooms	21	4	19%
7 Bedrooms & More	3	1	33%
TOTAL*	54	11	20%

SnapStats®	December	January	Variance
Inventory	56	54	-4%
Solds	9	11	22%
Sale Price	\$1,520,000	\$1,235,000	-19%
Sale Price SQFT	\$536	\$638	19%
Sale to List Price Ratio	97%	99%	2%
Days on Market	22	17	-23%

\*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

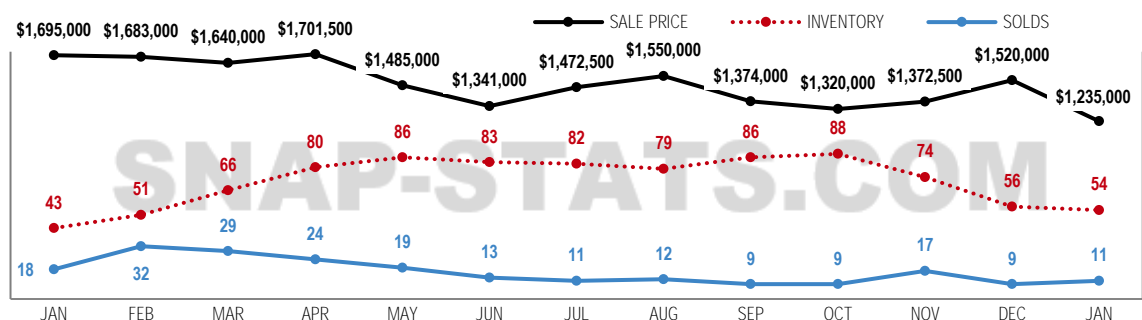
SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	3	0	NA
Downtown	0	0	NA
Fraserview	0	0	NA
GlenBrooke North	6	0	NA
Moody Park	0	2	NA*
North Arm	0	0	NA
Quay	0	0	NA
Queensborough	20	2	10%
Queens Park	3	1	33%
Sapperton	3	2	67%
The Heights	10	2	20%
Uptown	4	1	25%
West End	5	1	20%
TOTAL*	54	11	20%

## Market Summary

- Market Type Indicator **NEW WESTMINSTER DETACHED**: Balanced Market at 20% Sales Ratio average (2 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$1.5 mil to \$1.75 mil with average 22% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Queensborough and 3 to 4 bedroom properties
- Sellers Best Bet\*\* Selling homes in The Heights 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	0	0	NA
200,001 – 300,000	1	0	NA
300,001 – 400,000	4	3	75%
400,001 – 500,000	7	5	71%
500,001 – 600,000	29	7	24%
600,001 – 700,000	26	9	35%
700,001 – 800,000	23	1	4%
800,001 – 900,000	20	1	5%
900,001 – 1,000,000	12	3	25%
1,000,001 – 1,250,000	13	0	NA
1,250,001 – 1,500,000	7	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	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	1	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	145	29	20%

0 to 1 Bedroom	35	9	26%
2 Bedrooms	74	15	20%
3 Bedrooms	31	5	16%
4 Bedrooms & Greater	5	0	NA
TOTAL*	145	29	20%

SnapStats®	December	January	Variance
Inventory	130	145	12%
Solds	43	29	-33%
Sale Price	\$639,900	\$600,000	-6%
Sale Price SQFT	\$612	\$727	19%
Sale to List Price Ratio	100%	96%	-4%
Days on Market	19	23	21%

\*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

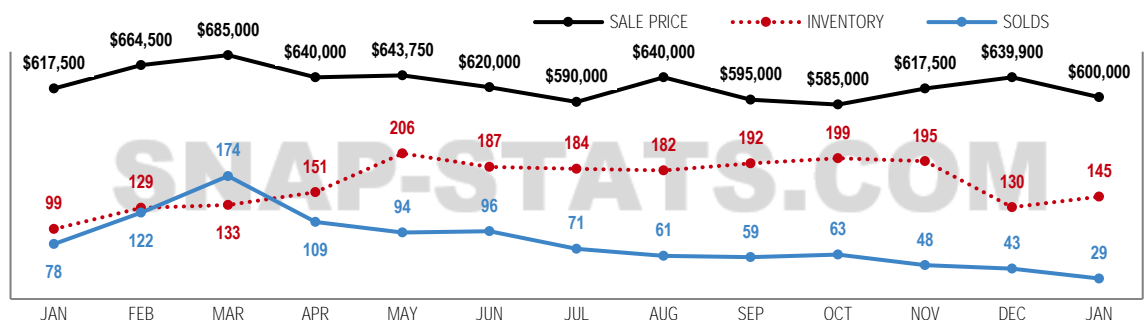
SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	0	0	NA
Downtown	32	6	19%
Fraserview	16	2	13%
GlenBrooke North	3	1	33%
Moody Park	0	0	NA
North Arm	0	0	NA
Quay	31	6	19%
Queensborough	24	3	13%
Queens Park	0	0	NA
Sapperton	8	2	25%
The Heights	0	0	NA
Uptown	30	8	27%
West End	1	1	100%
TOTAL*	145	29	20%

## Market Summary

- Market Type Indicator **NEW WESTMINSTER ATTACHED**: Balanced Market at 20% Sales Ratio average (2 in 10 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* \$600,000 to \$700,000 with average 35% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$900,000, Fraserview, Queensborough and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Sapperton, Uptown 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 - 700,000	0	0	NA
700,001 - 800,000	0	0	NA
800,001 - 900,000	0	0	NA
900,001 - 1,000,000	2	0	NA
1,000,001 - 1,250,000	4	2	50%
1,250,001 - 1,500,000	21	9	43%
1,500,001 - 1,750,000	22	4	18%
1,750,001 - 2,000,000	34	3	9%
2,000,001 - 2,250,000	12	0	NA
2,250,001 - 2,500,000	20	1	5%
2,500,001 - 2,750,000	10	1	10%
2,750,001 - 3,000,000	19	0	NA
3,000,001 - 3,500,000	10	0	NA
3,500,001 - 4,000,000	9	0	NA
4,000,001 - 4,500,000	2	0	NA
4,500,001 - 5,000,000	1	0	NA
5,000,001 - 5,500,000	0	0	NA
5,500,001 - 6,000,000	0	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	166	20	12%

2 Bedrooms & Less	5	0	NA
3 to 4 Bedrooms	63	12	19%
5 to 6 Bedrooms	59	6	10%
7 Bedrooms & More	39	2	5%
TOTAL*	166	20	12%

SnapStats®	December	January	Variance
Inventory	148	166	12%
Solds	32	20	-38%
Sale Price	\$1,520,000	\$1,492,500	-2%
Sale Price SQFT	\$597	\$633	6%
Sale to List Price Ratio	95%	96%	1%
Days on Market	20	8	-60%

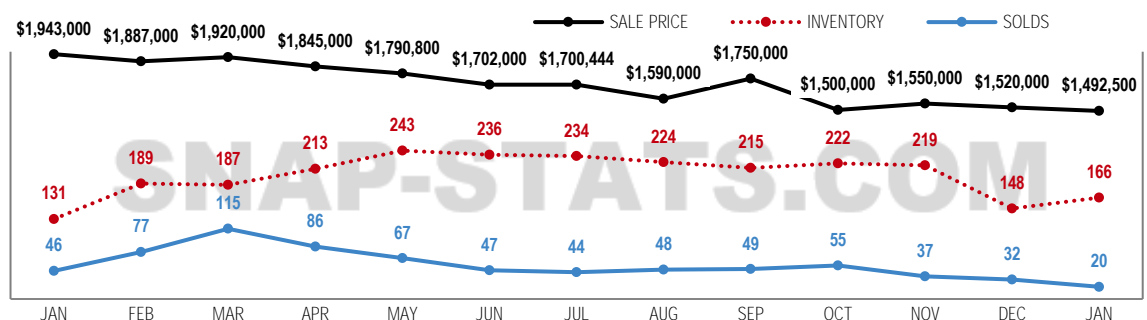
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **COQUITLAM DETACHED**: Balanced Market at 12% Sales Ratio average (1.2 in 10 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 43% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$2.25 mil to \$2.5 mil, Burke Mountain, Coquitlam West, Westwood Plateau and 7+ bedrooms
- Sellers Best Bet\*\* Selling homes in Central Coquitlam 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	0	NA
300,001 – 400,000	1	2	200%*
400,001 – 500,000	12	7	58%
500,001 – 600,000	44	9	20%
600,001 – 700,000	41	11	27%
700,001 – 800,000	47	8	17%
800,001 – 900,000	34	8	24%
900,001 – 1,000,000	25	1	4%
1,000,001 – 1,250,000	37	4	11%
1,250,001 – 1,500,000	21	2	10%
1,500,001 – 1,750,000	2	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	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*	266	52	20%

0 to 1 Bedroom	63	16	25%
2 Bedrooms	132	30	23%
3 Bedrooms	61	6	10%
4 Bedrooms & Greater	10	0	NA
TOTAL*	266	52	20%

SnapStats®	December	January	Variance
Inventory	201	266	32%
Solds	50	52	4%
Sale Price	\$662,250	\$685,500	4%
Sale Price SQFT	\$707	\$794	12%
Sale to List Price Ratio	98%	98%	0%
Days on Market	20	30	50%

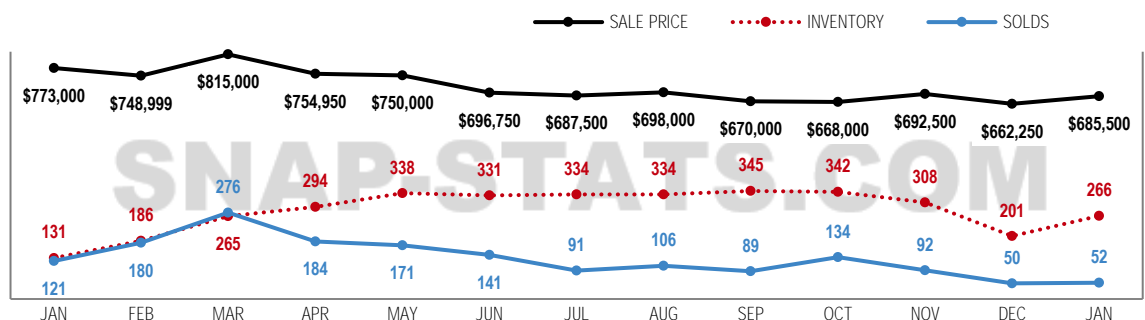
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **COQUITLAM ATTACHED**: Balanced Market at 20% Sales Ratio average (2 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$400,000 to \$500,000 with average 58% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1.25 mil, New Horizons, Westwood Plateau and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Central Coquitlam, North Coquitlam 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 - 700,000	0	0	NA
700,001 - 800,000	0	0	NA
800,001 - 900,000	1	0	NA
900,001 - 1,000,000	0	1	NA*
1,000,001 - 1,250,000	4	7	175%*
1,250,001 - 1,500,000	12	3	25%
1,500,001 - 1,750,000	5	1	20%
1,750,001 - 2,000,000	11	1	9%
2,000,001 - 2,250,000	3	0	NA
2,250,001 - 2,500,000	2	0	NA
2,500,001 - 2,750,000	3	0	NA
2,750,001 - 3,000,000	1	0	NA
3,000,001 - 3,500,000	2	0	NA
3,500,001 - 4,000,000	0	0	NA
4,000,001 - 4,500,000	0	0	NA
4,500,001 - 5,000,000	0	0	NA
5,000,001 - 5,500,000	0	0	NA
5,500,001 - 6,000,000	0	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	44	13	30%

2 Bedrooms & Less	3	0	NA
3 to 4 Bedrooms	22	9	41%
5 to 6 Bedrooms	13	3	23%
7 Bedrooms & More	6	1	17%
TOTAL*	44	13	30%

SnapStats®	December	January	Variance
Inventory	50	44	-12%
Solds	10	13	30%
Sale Price	\$1,195,000	\$1,228,150	3%
Sale Price SQFT	\$563	\$542	-4%
Sale to List Price Ratio	96%	95%	-1%
Days on Market	8	21	163%

\*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

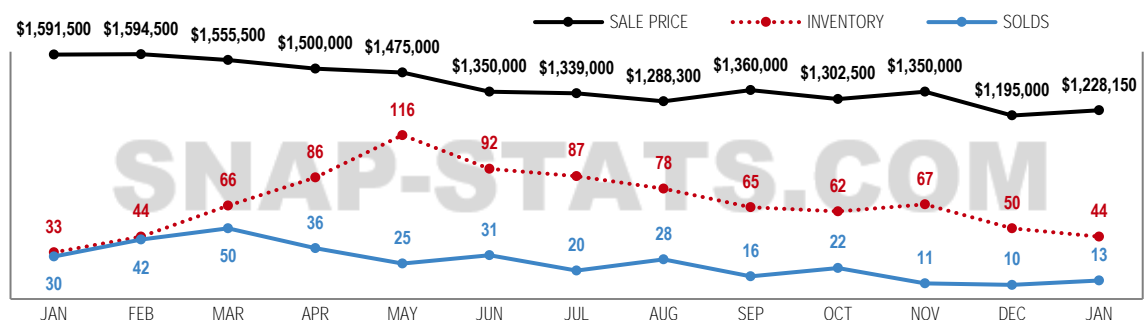
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	1	1	100%
Central Port Coquitlam	6	2	33%
Citadel	3	2	67%
Glenwood	17	2	12%
Lincoln Park	1	1	100%
Lower Mary Hill	1	0	NA
Mary Hill	4	3	75%
Oxford Heights	4	2	50%
Riverwood	2	0	NA
Woodland Acres	5	0	NA
TOTAL*	44	13	30%

## Market Summary

- Market Type Indicator **PORT COQUITLAM DETACHED**: Sellers Market at 30% Sales Ratio average (3 in 10 homes selling rate)
- Homes are selling on average 5% below list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 25% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes with 3 to 4 bedrooms

\*\*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	1	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	7	2	29%
500,001 – 600,000	15	7	47%
600,001 – 700,000	9	6	67%
700,001 – 800,000	17	3	18%
800,001 – 900,000	4	2	50%
900,001 – 1,000,000	7	2	29%
1,000,001 – 1,250,000	6	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	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*	68	22	32%

0 to 1 Bedroom	15	2	13%
2 Bedrooms	33	15	45%
3 Bedrooms	13	5	38%
4 Bedrooms & Greater	7	0	NA
TOTAL*	68	22	32%

SnapStats®	December	January	Variance
Inventory	73	68	-7%
Solds	31	22	-29%
Sale Price	\$620,500	\$637,500	3%
Sale Price SQFT	\$648	\$596	-8%
Sale to List Price Ratio	99%	98%	-1%
Days on Market	32	32	0%

\*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

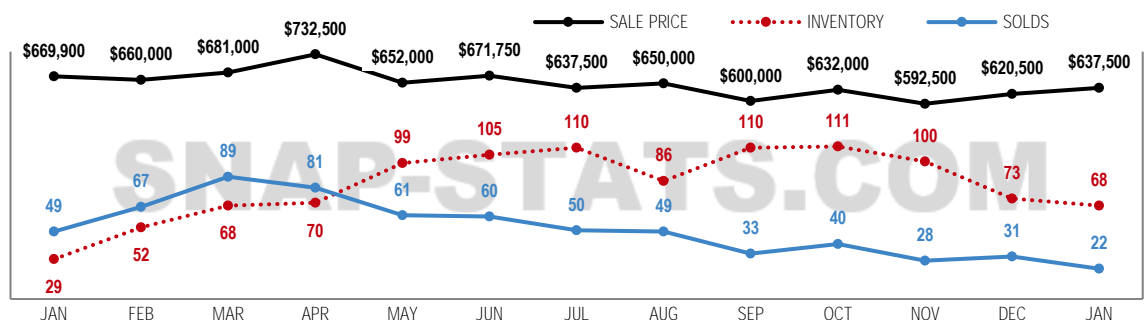
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	0	0	NA
Central Port Coquitlam	41	13	32%
Citadel	2	1	50%
Glenwood	11	5	45%
Lincoln Park	0	1	NA*
Lower Mary Hill	0	0	NA
Mary Hill	2	0	NA
Oxford Heights	0	0	NA
Riverwood	12	2	17%
Woodland Acres	0	0	NA
TOTAL*	68	22	32%

## Market Summary

- Market Type Indicator **PORT COQUITLAM ATTACHED**: Sellers Market at 32% Sales Ratio average (3.2 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 67% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, Riverwood and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in Central Port Coquitlam, Glenwood and 2 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 - 700,000	0	0	NA
700,001 - 800,000	0	0	NA
800,001 - 900,000	0	0	NA
900,001 - 1,000,000	0	0	NA
1,000,001 - 1,250,000	0	1	NA*
1,250,001 - 1,500,000	6	0	NA
1,500,001 - 1,750,000	7	2	29%
1,750,001 - 2,000,000	7	1	14%
2,000,001 - 2,250,000	5	0	NA
2,250,001 - 2,500,000	4	0	NA
2,500,001 - 2,750,000	1	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	1	0	NA
4,000,001 - 4,500,000	1	0	NA
4,500,001 - 5,000,000	1	0	NA
5,000,001 - 5,500,000	0	0	NA
5,500,001 - 6,000,000	0	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	1	0	NA
TOTAL*	38	4	11%

2 Bedrooms & Less	0	0	NA
3 to 4 Bedrooms	20	4	20%
5 to 6 Bedrooms	12	0	NA
7 Bedrooms & More	6	0	NA
TOTAL*	38	4	11%

SnapStats®	December	January	Variance
Inventory	24	38	58%
Solds	9	4	-56%
Sale Price	\$1,825,000	\$1,665,000	-9%
Sale Price SQFT	\$592	\$588	-1%
Sale to List Price Ratio	96%	93%	-3%
Days on Market	18	20	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

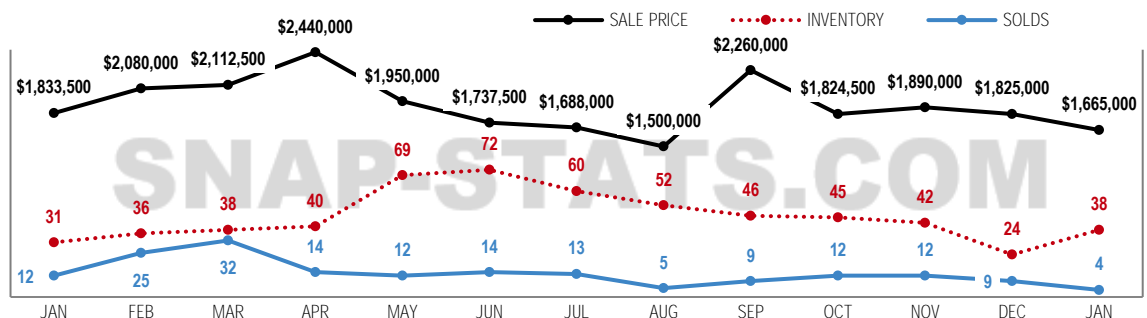
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	7	0	NA
Barber Street	2	0	NA
Belcarra	2	0	NA
College Park	6	0	NA
Glenayre	2	0	NA
Heritage Mountain	3	0	NA
Heritage Woods	4	2	50%
loco	0	0	NA
Mountain Meadows	1	0	NA
North Shore	6	0	NA
Port Moody Centre	5	2	40%
TOTAL*	38	4	11%

## Market Summary

- Market Type Indicator **PORT MOODY DETACHED**: Buyers Market at 11% Sales Ratio average (1.1 in 10 homes selling rate)
- Homes are selling on average 7% below list price
- Most Active Price Band\*\* Insufficient data but with 2 sales price band of \$1.5 mil to \$1.75 mil
- 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	1	NA*
300,001 – 400,000	1	0	NA
400,001 – 500,000	6	0	NA
500,001 – 600,000	14	3	21%
600,001 – 700,000	21	2	10%
700,001 – 800,000	24	4	17%
800,001 – 900,000	17	4	24%
900,001 – 1,000,000	3	1	33%
1,000,001 – 1,250,000	19	4	21%
1,250,001 – 1,500,000	6	1	17%
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	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*	114	20	18%

0 to 1 Bedroom	34	5	15%
2 Bedrooms	57	9	16%
3 Bedrooms	18	4	22%
4 Bedrooms & Greater	5	2	40%
TOTAL*	114	20	18%

SnapStats®	December	January	Variance
Inventory	82	114	39%
Solds	31	20	-35%
Sale Price	\$779,000	\$812,000	4%
Sale Price SQFT	\$881	\$808	-8%
Sale to List Price Ratio	99%	99%	0%
Days on Market	4	7	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 CONDOS & TOWNHOMES

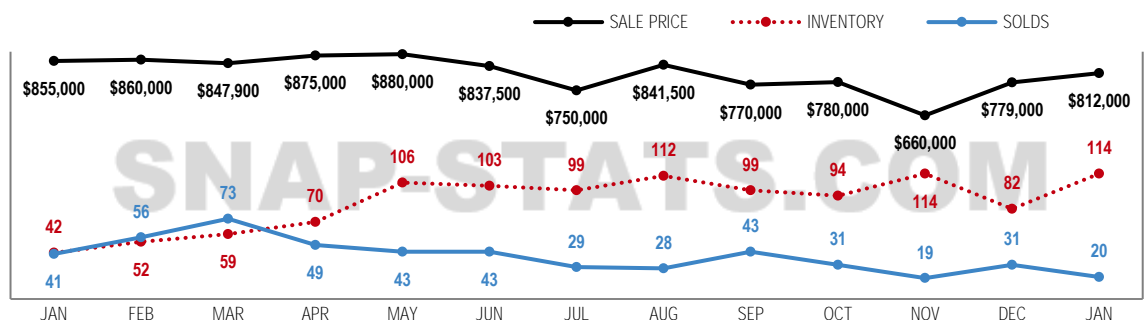
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	0	0	NA
Barber Street	0	0	NA
Belcarra	0	0	NA
College Park	5	3	60%
Glenayre	0	0	NA
Heritage Mountain	5	1	20%
Heritage Woods	3	0	NA
loco	0	0	NA
Mountain Meadows	0	0	NA
North Shore	9	2	22%
Port Moody Centre	92	14	15%
TOTAL*	114	20	18%

## Market Summary

- Market Type Indicator **PORT MOODY ATTACHED**: Balanced Market at 18% Sales Ratio average (1.8 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$800,000 to \$900,000 with average 24% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$600,000 to \$700,000, Port Moody Centre and up to 2 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 - 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	7	4	57%
1,250,001 - 1,500,000	3	0	NA
1,500,001 - 1,750,000	1	0	NA
1,750,001 - 2,000,000	2	0	NA
2,000,001 - 2,250,000	1	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 - 4,500,000	0	0	NA
4,500,001 - 5,000,000	0	0	NA
5,000,001 - 5,500,000	0	0	NA
5,500,001 - 6,000,000	0	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	15	6	40%

2 Bedrooms & Less	0	0	NA
3 to 4 Bedrooms	11	5	45%
5 to 6 Bedrooms	3	1	33%
7 Bedrooms & More	1	0	NA
TOTAL*	15	6	40%

SnapStats®	December	January	Variance
Inventory	16	15	-6%
Solds	8	6	-25%
Sale Price	\$1,130,000	\$1,067,500	-6%
Sale Price SQFT	\$621	\$461	-26%
Sale to List Price Ratio	99%	96%	-3%
Days on Market	24	41	71%

## Community DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	6	2	33%
Mid Meadows	6	0	NA
North Meadows	0	0	NA
South Meadows	3	4	133%*
West Meadows	0	0	NA
TOTAL*	15	6	40%

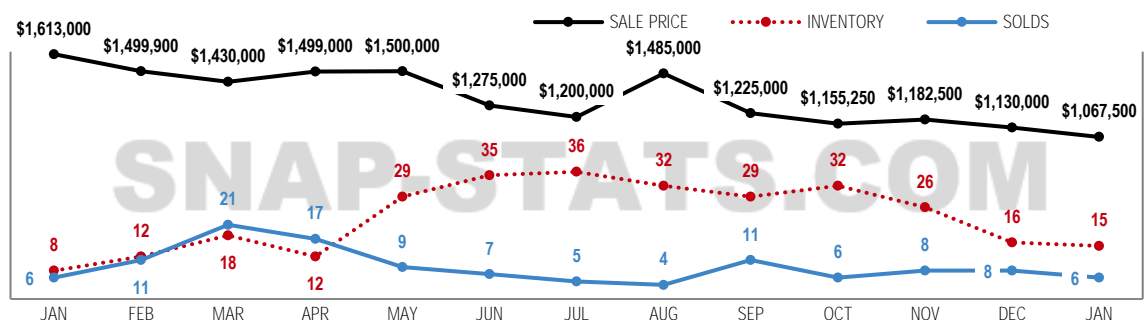
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **PITT MEADOWS DETACHED**: Sellers Market at 40% Sales Ratio average (4 in 10 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* Insufficient data but with 4 sales price band of \$1 mil to \$1.25 mil
- Buyers Best Bet\*\* Insufficient data
- Sellers Best Bet\*\* Insufficient data except for 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	0	0	NA
400,001 – 500,000	1	1	100%
500,001 – 600,000	7	4	57%
600,001 – 700,000	7	2	29%
700,001 – 800,000	7	1	14%
800,001 – 900,000	0	0	NA
900,001 – 1,000,000	2	0	NA
1,000,001 – 1,250,000	2	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	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*	28	8	29%

0 to 1 Bedroom	1	1	100%
2 Bedrooms	13	6	46%
3 Bedrooms	11	1	9%
4 Bedrooms & Greater	3	0	NA
TOTAL*	28	8	29%

SnapStats®	December	January	Variance
Inventory	19	28	47%
Solds	14	8	-43%
Sale Price	\$742,250	\$570,000	-23%
Sale Price SQFT	\$539	\$528	-2%
Sale to List Price Ratio	100%	95%	-5%
Days on Market	20	23	15%

\*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

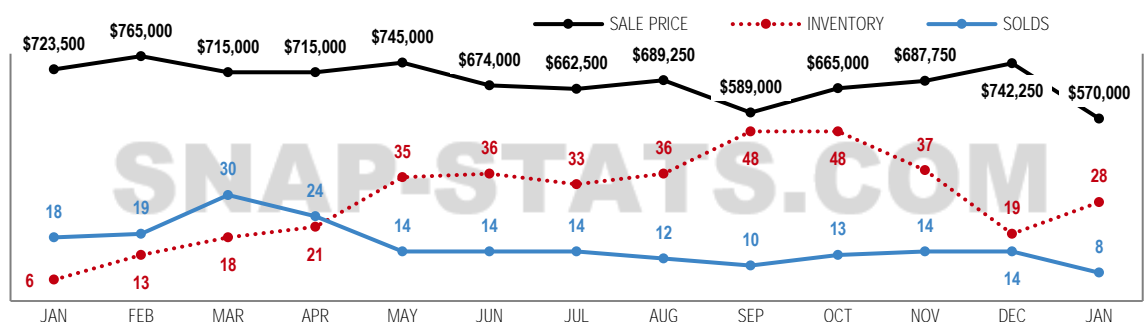
SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	11	3	27%
Mid Meadows	5	3	60%
North Meadows	3	1	33%
South Meadows	9	1	11%
West Meadows	0	0	NA
TOTAL*	28	8	29%

## Market Summary

- Market Type Indicator **PITT MEADOWS ATTACHED**: Sellers Market at 29% Sales Ratio average (2.9 in 10 homes selling rate)
- Homes are selling on average 5% below list price
- Most Active Price Band\*\* Insufficient data but with 4 sales price band of \$500,000 to \$600,000
- Buyers Best Bet\*\* Homes in South Meadows and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Central Meadows and 2 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 - 700,000	0	0	NA
700,001 - 800,000	0	0	NA
800,001 - 900,000	8	3	38%
900,001 - 1,000,000	9	6	67%
1,000,001 - 1,250,000	41	18	44%
1,250,001 - 1,500,000	63	5	8%
1,500,001 - 1,750,000	26	4	15%
1,750,001 - 2,000,000	34	1	3%
2,000,001 - 2,250,000	5	0	NA
2,250,001 - 2,500,000	14	1	7%
2,500,001 - 2,750,000	3	0	NA
2,750,001 - 3,000,000	3	0	NA
3,000,001 - 3,500,000	1	0	NA
3,500,001 - 4,000,000	1	0	NA
4,000,001 - 4,500,000	0	0	NA
4,500,001 - 5,000,000	2	0	NA
5,000,001 - 5,500,000	0	0	NA
5,500,001 - 6,000,000	1	0	NA
6,000,001 - 6,500,000	0	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	211	38	18%

2 Bedrooms & Less	13	0	NA
3 to 4 Bedrooms	94	24	26%
5 to 6 Bedrooms	88	13	15%
7 Bedrooms & More	16	1	6%
TOTAL*	211	38	18%

SnapStats®	December	January	Variance
Inventory	190	211	11%
Solds	36	38	6%
Sale Price	\$1,025,000	\$1,148,000	12%
Sale Price SQFT	\$464	\$466	0%
Sale to List Price Ratio	95%	96%	1%
Days on Market	30	17	-43%

\*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

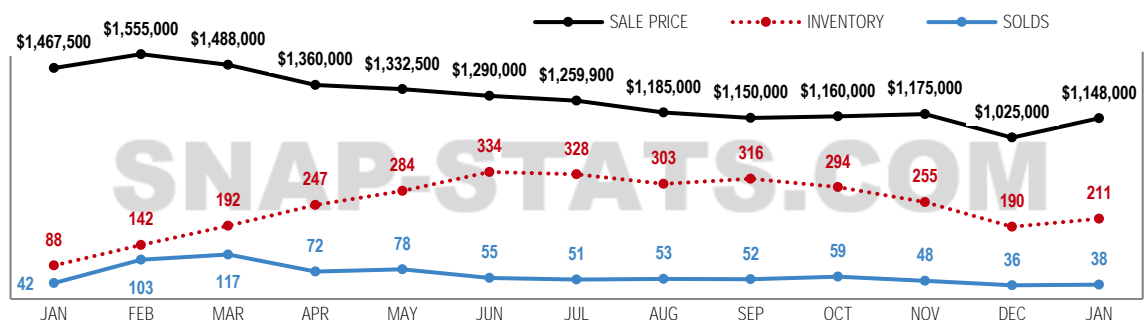
SnapStats®	Inventory	Sales	Sales Ratio
Albion	21	7	33%
Cottonwood	19	10	53%
East Central	28	6	21%
North	1	0	NA
Northeast	0	0	NA
Northwest	14	5	36%
Silver Valley	41	1	2%
Southwest	35	3	9%
Thornhill	13	1	8%
Websters Corners	9	0	NA
West Central	29	5	17%
Whonnock	1	0	NA
TOTAL*	211	38	18%

## Market Summary

- Market Type Indicator **MAPLE RIDGE DETACHED**: Balanced Market at 18% Sales Ratio average (1.8 in 10 homes selling rate)
- Homes are selling on average 4% below list price
- Most Active Price Band\*\* \$900,000 to \$1 mil with average 67% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Silver Valley, Southwest, Thornhill and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cottonwood 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	11	2	18%
400,001 – 500,000	32	6	19%
500,001 – 600,000	31	9	29%
600,001 – 700,000	33	4	12%
700,001 – 800,000	22	1	5%
800,001 – 900,000	11	3	27%
900,001 – 1,000,000	3	0	NA
1,000,001 – 1,250,000	3	1	33%
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*	147	26	18%

0 to 1 Bedroom	31	5	16%
2 Bedrooms	62	12	19%
3 Bedrooms	48	6	13%
4 Bedrooms & Greater	6	3	50%
TOTAL*	147	26	18%

SnapStats®	December	January	Variance
Inventory	118	147	25%
Solds	35	26	-26%
Sale Price	\$550,000	\$540,000	-2%
Sale Price SQFT	\$481	\$528	10%
Sale to List Price Ratio	100%	98%	-2%
Days on Market	20	28	40%

\*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

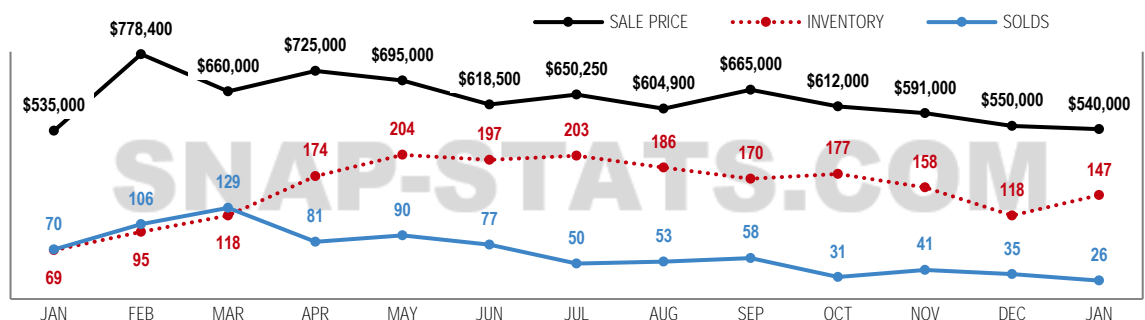
SnapStats®	Inventory	Sales	Sales Ratio
Albion	3	1	33%
Cottonwood	12	4	33%
East Central	84	12	14%
North	0	0	NA
Northeast	0	0	NA
Northwest	2	0	NA
Silver Valley	1	0	NA
Southwest	8	1	13%
Thornhill	0	0	NA
Websters Corners	0	0	NA
West Central	37	8	22%
Whonnock	0	0	NA
TOTAL*	147	26	18%

### Market Summary

- Market Type Indicator **MAPLE RIDGE ATTACHED**: Balanced Market at 18% Sales Ratio average (1.8 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 29% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, East Central, Southwest and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cottonwood and 2 bedroom properties

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

### 13 Month Market Trend



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