

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

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**SnapStats Publishing**

604.229.0521  
snapstatsinfo@gmail.com  
snap-stats.com

**SnapStats Publishing Company**  
1838 West 1 Avenue  
Vancouver, BC V6J 1G5



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info@snap-stats.com | snap-stats.com

# 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	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	5	4	80%
1,500,001 - 1,750,000	21	14	67%
1,750,001 - 2,000,000	30	25	83%
2,000,001 - 2,250,000	21	10	48%
2,250,001 - 2,500,000	24	6	25%
2,500,001 - 2,750,000	10	3	30%
2,750,001 - 3,000,000	27	4	15%
3,000,001 - 3,500,000	23	4	17%
3,500,001 - 4,000,000	7	2	29%
4,000,001 - 4,500,000	4	1	25%
4,500,001 - 5,000,000	4	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	1	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	177	74	42%

2 Bedrooms & Less	5	3	60%
3 to 4 Bedrooms	51	29	57%
5 to 6 Bedrooms	67	24	36%
7 Bedrooms & More	54	18	33%
TOTAL*	177	74	42%

SnapStats®	March	April	Variance
Inventory	180	177	-2%
Solds	52	74	42%
Sale Price	\$1,820,000	\$1,950,000	7%
Sale Price SQFT	\$696	\$729	5%
Sale to List Price Ratio	98%	99%	1%
Days on Market	12	11	-8%

## Community DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	4	2	50%
Brentwood Park	6	3	50%
Buckingham Heights	3	0	NA
Burnaby Hospital	1	1	100%
Burnaby Lake	6	3	50%
Cariboo	0	0	NA
Capitol Hill	19	5	26%
Central	1	1	100%
Central Park	4	2	50%
Deer Lake	1	2	200%*
Deer Lake Place	1	4	400%*
East Burnaby	13	6	46%
Edmonds	9	2	22%
Forest Glen	11	3	27%
Forest Hills	3	1	33%
Garden Village	2	1	50%
Government Road	8	3	38%
Greentree Village	1	1	100%
Highgate	2	1	50%
Metrotown	4	1	25%
Montecito	4	3	75%
Oakdale	0	0	NA
Oaklands	0	0	NA
Parkcrest	16	2	13%
Simon Fraser Hills	0	0	NA
Simon Fraser University SFU	2	1	50%
South Slope	17	10	59%
Sperling-Duthie	4	5	125%*
Sullivan Heights	3	1	33%
Suncrest	3	4	133%*
The Crest	3	0	NA
Upper Deer Lake	6	0	NA
Vancouver Heights	5	1	20%
Westridge	7	2	29%
Willington Heights	8	3	38%
TOTAL*	177	74	42%

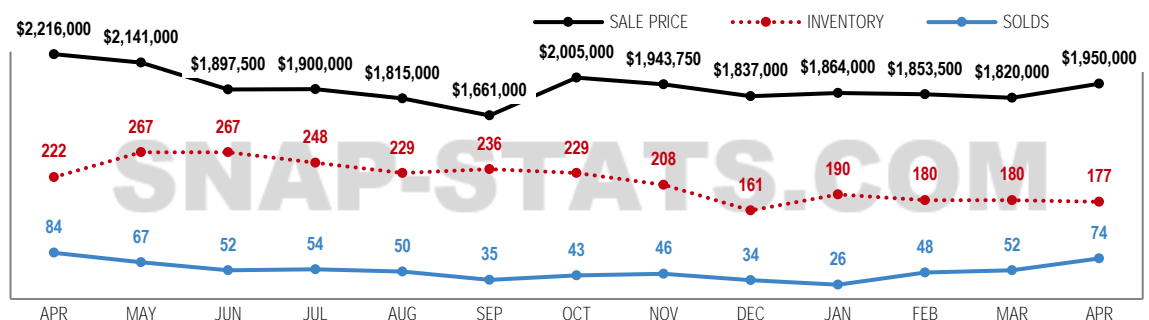
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **BURNABY DETACHED**: Sellers Market at 42% Sales Ratio average (4.2 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$1.75 mil to \$2 mil with average 83% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$2.75 mil to \$3 mil, Parkcrest and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in East Burnaby, South Slope 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	0	2	NA*
400,001 – 500,000	21	15	71%
500,001 – 600,000	59	44	75%
600,001 – 700,000	104	51	49%
700,001 – 800,000	89	70	79%
800,001 – 900,000	79	39	49%
900,001 – 1,000,000	86	49	57%
1,000,001 – 1,250,000	86	45	52%
1,250,001 – 1,500,000	42	12	29%
1,500,001 – 1,750,000	27	11	41%
1,750,001 – 2,000,000	12	1	8%
2,000,001 – 2,250,000	1	0	NA
2,250,001 – 2,500,000	4	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	3	0	NA
3,000,001 – 3,500,000	2	0	NA
3,500,001 – 4,000,000	1	0	NA
4,000,001 & Greater	1	0	NA
TOTAL*	617	339	55%

0 to 1 Bedroom	162	88	54%
2 Bedrooms	329	177	54%
3 Bedrooms	114	61	54%
4 Bedrooms & Greater	12	13	108%*
TOTAL*	617	339	55%

SnapStats®	March	April	Variance
Inventory	602	617	2%
Solds	252	339	35%
Sale Price	\$749,950	\$778,000	4%
Sale Price SQFT	\$862	\$900	4%
Sale to List Price Ratio	100%	98%	-2%
Days on Market	13	9	-31%

## Community CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
Big Bend	1	1	100%
Brentwood Park	210	74	35%
Buckingham Heights	0	0	NA
Burnaby Hospital	2	2	100%
Burnaby Lake	1	2	200%*
Cariboo	7	6	86%
Capitol Hill	4	2	50%
Central	2	3	150%*
Central Park	7	7	100%
Deer Lake	0	0	NA
Deer Lake Place	2	0	NA
East Burnaby	1	1	100%
Edmonds	37	20	54%
Forest Glen	27	10	37%
Forest Hills	2	6	300%*
Garden Village	0	0	NA
Government Road	9	5	56%
Greentree Village	0	0	NA
Highgate	29	18	62%
Metrotown	179	102	57%
Montecito	0	4	NA*
Oakdale	0	0	NA
Oaklands	2	5	250%*
Parkcrest	0	0	NA
Simon Fraser Hills	12	8	67%
Simon Fraser University SFU	43	18	42%
South Slope	24	30	125%*
Sperling-Duthie	0	1	NA*
Sullivan Heights	11	8	73%
Suncrest	0	0	NA
The Crest	1	2	200%*
Upper Deer Lake	0	0	NA
Vancouver Heights	3	3	100%
Westridge	1	0	NA
Willingdon Heights	0	1	NA*
TOTAL*	617	339	55%

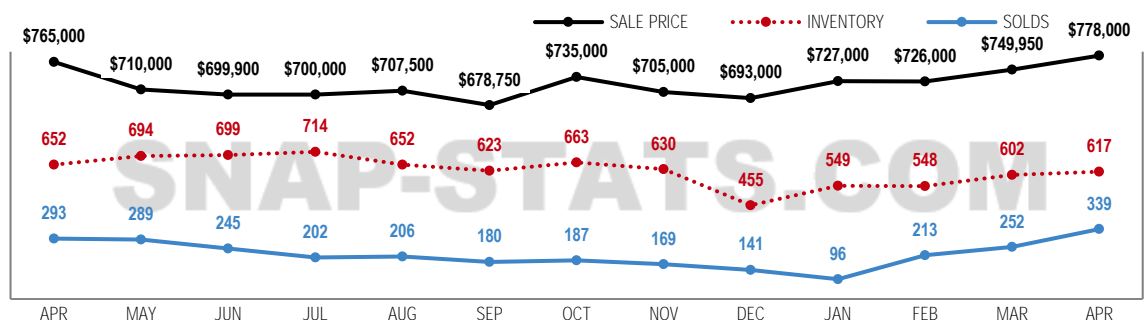
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **BURNABY ATTACHED**: Sellers Market at 55% Sales Ratio average (5.5 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$700,000 to \$800,000 with average 79% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Brentwood Park, Forest Glen and up to 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Highgate, Simon Fraser Hills, South Slope, Sullivan Heights and minimum 4 bedrooms

\*\*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	1	0	NA
900,001 - 1,000,000	2	0	NA
1,000,001 - 1,250,000	4	4	100%
1,250,001 - 1,500,000	12	3	25%
1,500,001 - 1,750,000	8	9	113%*
1,750,001 - 2,000,000	16	1	6%
2,000,001 - 2,250,000	8	1	13%
2,250,001 - 2,500,000	8	0	NA
2,500,001 - 2,750,000	2	0	NA
2,750,001 - 3,000,000	4	0	NA
3,000,001 - 3,500,000	2	1	50%
3,500,001 - 4,000,000	2	0	NA
4,000,001 - 4,500,000	3	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*	72	19	26%

2 Bedrooms & Less	12	0	NA
3 to 4 Bedrooms	27	12	44%
5 to 6 Bedrooms	27	6	22%
7 Bedrooms & More	6	1	17%
TOTAL*	72	19	26%

SnapStats®	March	April	Variance
Inventory	59	72	22%
Solds	16	19	19%
Sale Price	\$1,473,500	\$1,549,000	5%
Sale Price SQFT	\$604	\$636	5%
Sale to List Price Ratio	102%	103%	1%
Days on Market	19	8	-58%

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

## Community DETACHED HOUSES

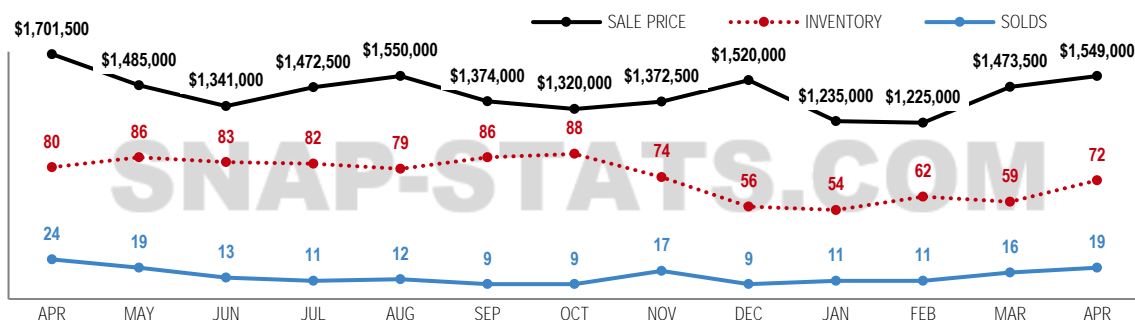
SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	4	1	25%
Downtown	0	0	NA
Fraserview	1	0	NA
GlenBrooke North	8	1	13%
Moody Park	1	1	100%
North Arm	0	0	NA
Quay	0	0	NA
Queensborough	24	4	17%
Queens Park	5	1	20%
Sapperton	6	0	NA
The Heights	12	7	58%
Uptown	2	0	NA
West End	9	4	44%
TOTAL*	72	19	26%

## Market Summary

- Market Type Indicator **NEW WESTMINSTER DETACHED**: Sellers Market at 26% Sales Ratio average (2.6 in 10 homes selling rate)
- Homes are selling on average 3% above list price
- Most Active Price Band\*\* \$1.5 mil to \$1.75 mil with average >100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Glenbrooke North, Queensborough and 5 to 6 bedroom properties
- Sellers Best Bet\*\* Selling homes in The Heights, West End 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	0	NA
300,001 – 400,000	2	2	100%
400,001 – 500,000	18	12	67%
500,001 – 600,000	24	21	88%
600,001 – 700,000	28	18	64%
700,001 – 800,000	29	15	52%
800,001 – 900,000	12	8	67%
900,001 – 1,000,000	12	9	75%
1,000,001 – 1,250,000	10	4	40%
1,250,001 – 1,500,000	3	2	67%
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	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*	145	91	63%

0 to 1 Bedroom	37	28	76%
2 Bedrooms	77	41	53%
3 Bedrooms	29	20	69%
4 Bedrooms & Greater	2	2	100%
TOTAL*	145	91	63%

SnapStats®	March	April	Variance
Inventory	150	145	-3%
Solds	81	91	12%
Sale Price	\$607,500	\$650,000	7%
Sale Price SQFT	\$684	\$663	-3%
Sale to List Price Ratio	100%	100%	0%
Days on Market	8	8	0%

## Community CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
Brunette	0	0	NA
Connaught Heights	0	0	NA
Downtown	24	13	54%
Fraserview	18	14	78%
GlenBrooke North	2	4	200%*
Moody Park	5	0	NA
North Arm	0	0	NA
Quay	19	14	74%
Queensborough	19	14	74%
Queens Park	0	1	NA*
Sapperton	13	3	23%
The Heights	1	3	300%*
Uptown	42	24	57%
West End	2	1	50%
TOTAL*	145	91	63%

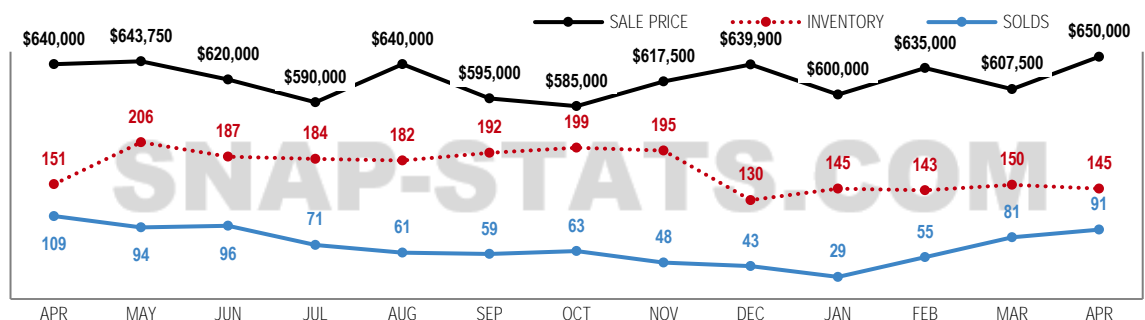
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **NEW WESTMINSTER ATTACHED**: Sellers Market at 63% Sales Ratio average (6.3 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average 88% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1 mil to \$1.25 mil, Sapperton and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Fraserview, Quay, Queensborough 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	1	50%
1,000,001 - 1,250,000	6	2	33%
1,250,001 - 1,500,000	17	17	100%
1,500,001 - 1,750,000	19	14	74%
1,750,001 - 2,000,000	32	14	44%
2,000,001 - 2,250,000	20	11	55%
2,250,001 - 2,500,000	25	2	8%
2,500,001 - 2,750,000	14	2	14%
2,750,001 - 3,000,000	13	1	8%
3,000,001 - 3,500,000	12	2	17%
3,500,001 - 4,000,000	10	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	1	0	NA
6,500,001 - 7,000,000	0	0	NA
7,000,001 & Greater	0	0	NA
TOTAL*	173	66	38%

2 Bedrooms & Less	7	2	29%
3 to 4 Bedrooms	53	32	60%
5 to 6 Bedrooms	65	25	38%
7 Bedrooms & More	48	7	15%
TOTAL*	173	66	38%

SnapStats®	March	April	Variance
Inventory	165	173	5%
Solds	57	66	16%
Sale Price	\$1,690,000	\$1,706,500	1%
Sale Price SQFT	\$606	\$659	9%
Sale to List Price Ratio	102%	100%	-2%
Days on Market	8	10	25%

\*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

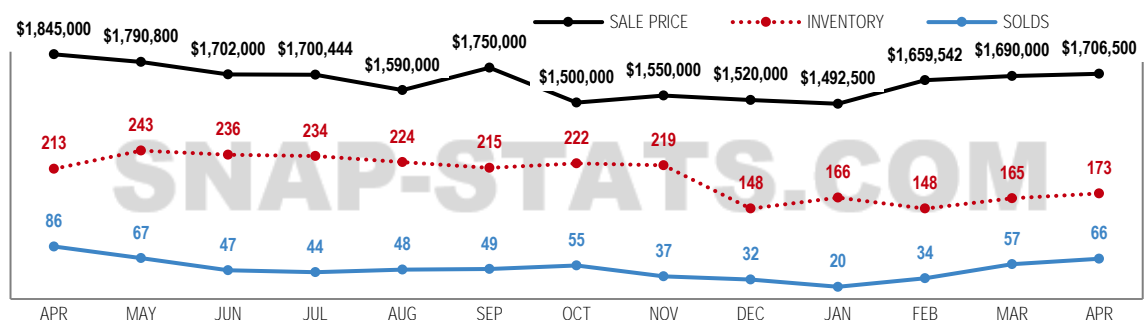
SnapStats®	Inventory	Sales	Sales Ratio
Burke Mountain	23	6	26%
Canyon Springs	0	1	NA*
Cape Horn	6	0	NA
Central Coquitlam	33	15	45%
Chineside	1	3	300%*
Coquitlam East	9	4	44%
Coquitlam West	38	10	26%
Eagle Ridge	0	3	NA*
Harbour Chines	2	1	50%
Harbour Place	2	1	50%
Hockaday	4	1	25%
Maillardville	11	1	9%
Meadow Brook	4	1	25%
New Horizons	7	2	29%
North Coquitlam	0	0	NA
Park Ridge Estates	0	0	NA
Ranch Park	8	3	38%
River Springs	4	2	50%
Scott Creek	0	3	NA*
Summitt View	0	1	NA*
Upper Eagle Ridge	1	0	NA
Westwood Plateau	20	8	40%
Westwood Summit	0	0	NA
TOTAL*	173	66	38%

## Market Summary

- Market Type Indicator **COQUITLAM DETACHED**: Sellers Market at 38% Sales Ratio average (3.8 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$2.25 mil to \$2.5 mil / \$2.75 mil to \$3 mil, Maillardville and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Central Coquitlam, Coquitlam East, Westwood Plateau and 3 to 4 bedroom properties

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

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### Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	1	1	100%
400,001 – 500,000	17	6	35%
500,001 – 600,000	35	20	57%
600,001 – 700,000	40	30	75%
700,001 – 800,000	42	23	55%
800,001 – 900,000	27	16	59%
900,001 – 1,000,000	24	7	29%
1,000,001 – 1,250,000	35	18	51%
1,250,001 – 1,500,000	28	12	43%
1,500,001 – 1,750,000	4	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	1	0	NA
TOTAL*	256	133	52%

0 to 1 Bedroom	66	33	50%
2 Bedrooms	121	61	50%
3 Bedrooms	50	30	60%
4 Bedrooms & Greater	19	9	47%
TOTAL*	256	133	52%

SnapStats®	March	April	Variance
Inventory	242	256	6%
Solds	131	133	2%
Sale Price	\$730,000	\$736,000	1%
Sale Price SQFT	\$790	\$793	0%
Sale to List Price Ratio	99%	99%	0%
Days on Market	12	10	-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 CONDOS & TOWNHOMES

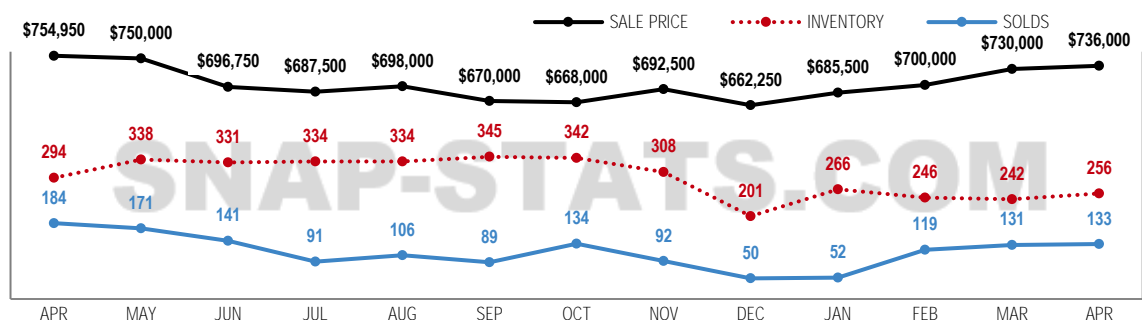
SnapStats®	Inventory	Sales	Sales Ratio
Burke Mountain	19	4	21%
Canyon Springs	3	6	200%*
Cape Horn	0	0	NA
Central Coquitlam	7	5	71%
Chineside	0	0	NA
Coquitlam East	3	3	100%
Coquitlam West	131	55	42%
Eagle Ridge	2	2	100%
Harbour Chines	0	0	NA
Harbour Place	0	0	NA
Hockaday	0	0	NA
Maillardville	13	1	8%
Meadow Brook	0	0	NA
New Horizons	5	10	200%*
North Coquitlam	52	29	56%
Park Ridge Estates	0	0	NA
Ranch Park	0	0	NA
River Springs	0	0	NA
Scott Creek	1	1	100%
Summitt View	0	0	NA
Upper Eagle Ridge	1	0	NA
Westwood Plateau	19	17	89%
Westwood Summit	0	0	NA
TOTAL*	256	133	52%

### Market Summary

- Market Type Indicator **COQUITLAM ATTACHED**: Sellers Market at 52% Sales Ratio average (5.2 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 75% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1 mil, Burke Mountain, Maillardville and minimum 4 bedroom properties
- Sellers Best Bet\*\* Selling homes in New Horizons, Westwood Plateau and 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 - 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	5	125%*
1,250,001 - 1,500,000	17	8	47%
1,500,001 - 1,750,000	9	4	44%
1,750,001 - 2,000,000	14	0	NA
2,000,001 - 2,250,000	4	1	25%
2,250,001 - 2,500,000	2	1	50%
2,500,001 - 2,750,000	2	0	NA
2,750,001 - 3,000,000	0	0	NA
3,000,001 - 3,500,000	3	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	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*	57	20	35%

2 Bedrooms & Less	4	0	NA
3 to 4 Bedrooms	33	12	36%
5 to 6 Bedrooms	17	7	41%
7 Bedrooms & More	3	1	33%
TOTAL*	57	20	35%

SnapStats®	March	April	Variance
Inventory	58	57	-2%
Solds	28	20	-29%
Sale Price	\$1,349,000	\$1,357,500	1%
Sale Price SQFT	\$596	\$626	5%
Sale to List Price Ratio	102%	98%	-4%
Days on Market	7	9	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.

## Community DETACHED HOUSES

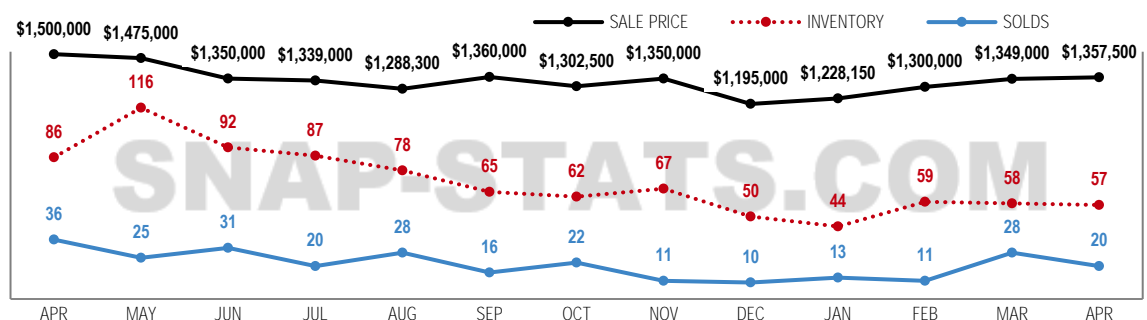
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	3	2	67%
Central Port Coquitlam	8	2	25%
Citadel	6	1	17%
Glenwood	15	5	33%
Lincoln Park	5	1	20%
Lower Mary Hill	0	2	NA*
Mary Hill	6	2	33%
Oxford Heights	7	3	43%
Riverwood	2	1	50%
Woodland Acres	5	1	20%
TOTAL*	57	20	35%

## Market Summary

- Market Type Indicator **PORT COQUITLAM DETACHED**: Sellers Market at 35% Sales Ratio average (3.5 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$1.25 mil to \$1.5 mil with average 47% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.5 mil to \$1.75 mil, Central Port Coquitlam and 3 to 4 bedroom properties
- Sellers Best Bet\*\* Selling homes in Glenwood and 5 to 6 bedroom properties

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

## 13 Month Market Trend



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## Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	1	2	200%*
400,001 – 500,000	8	6	75%
500,001 – 600,000	18	14	78%
600,001 – 700,000	17	15	88%
700,001 – 800,000	11	6	55%
800,001 – 900,000	5	5	100%
900,001 – 1,000,000	3	3	100%
1,000,001 – 1,250,000	4	4	100%
1,250,001 – 1,500,000	1	1	100%
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	56	82%

0 to 1 Bedroom	17	15	88%
2 Bedrooms	36	26	72%
3 Bedrooms	8	10	125%*
4 Bedrooms & Greater	7	5	71%
TOTAL*	68	56	82%

SnapStats®	March	April	Variance
Inventory	90	68	-24%
Solds	40	56	40%
Sale Price	\$657,000	\$627,750	-4%
Sale Price SQFT	\$642	\$658	2%
Sale to List Price Ratio	99%	99%	0%
Days on Market	8	7	-13%

\*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

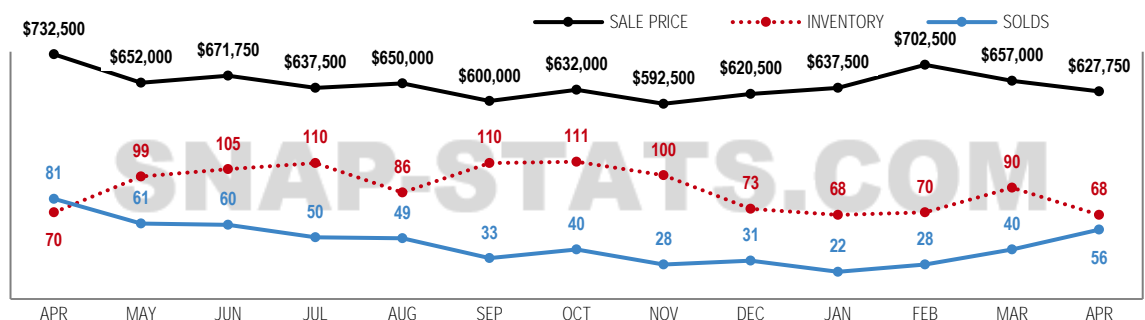
SnapStats®	Inventory	Sales	Sales Ratio
Birchland Manor	0	0	NA
Central Port Coquitlam	45	38	84%
Citadel	0	2	NA*
Glenwood	15	8	53%
Lincoln Park	1	0	NA
Lower Mary Hill	0	0	NA
Mary Hill	0	1	NA*
Oxford Heights	0	0	NA
Riverwood	7	7	100%
Woodland Acres	0	0	NA
TOTAL*	68	56	82%

## Market Summary

- Market Type Indicator **PORT COQUITLAM ATTACHED**: Sellers Market at 82% Sales Ratio average (8.2 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 88% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, Glenwood and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Central Port Coquitlam 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	0	NA
900,001 - 1,000,000	0	0	NA
1,000,001 - 1,250,000	0	0	NA
1,250,001 - 1,500,000	2	6	300%*
1,500,001 - 1,750,000	5	5	100%
1,750,001 - 2,000,000	4	2	50%
2,000,001 - 2,250,000	4	3	75%
2,250,001 - 2,500,000	6	2	33%
2,500,001 - 2,750,000	3	2	67%
2,750,001 - 3,000,000	0	1	NA*
3,000,001 - 3,500,000	1	0	NA
3,500,001 - 4,000,000	2	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	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	2	0	NA
TOTAL*	32	21	66%

2 Bedrooms & Less	0	0	NA
3 to 4 Bedrooms	17	13	76%
5 to 6 Bedrooms	13	6	46%
7 Bedrooms & More	2	2	100%
TOTAL*	32	21	66%

SnapStats®	March	April	Variance
Inventory	35	32	-9%
Solds	15	21	40%
Sale Price	\$1,775,000	\$1,750,000	-1%
Sale Price SQFT	\$519	\$703	35%
Sale to List Price Ratio	99%	97%	-2%
Days on Market	14	9	-36%

\*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

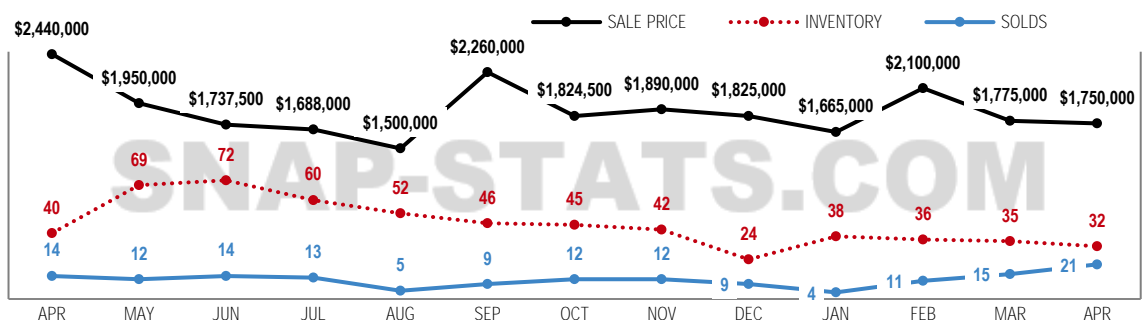
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	6	2	33%
Barber Street	1	1	100%
Belcarra	2	0	NA
College Park	2	2	100%
Glenayre	3	5	167%*
Heritage Mountain	1	1	100%
Heritage Woods	5	2	40%
loco	0	0	NA
Mountain Meadows	1	0	NA
North Shore	2	4	200%*
Port Moody Centre	9	4	44%
TOTAL*	32	21	66%

## Market Summary

- Market Type Indicator **PORT MOODY DETACHED**: Sellers Market at 66% Sales Ratio average (6.6 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* Insufficient data but with 6 sales price band of \$1.25 mil to \$1.5 mil
- Buyers Best Bet\*\* Homes with 5 to 6 bedroom
- 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	0	0	NA
300,001 – 400,000	0	2	NA*
400,001 – 500,000	6	2	33%
500,001 – 600,000	10	11	110%*
600,001 – 700,000	14	9	64%
700,001 – 800,000	20	12	60%
800,001 – 900,000	13	13	100%
900,001 – 1,000,000	11	1	9%
1,000,001 – 1,250,000	10	10	100%
1,250,001 – 1,500,000	9	7	78%
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*	96	67	70%

0 to 1 Bedroom	24	18	75%
2 Bedrooms	54	30	56%
3 Bedrooms	15	15	100%
4 Bedrooms & Greater	3	4	133%*
TOTAL*	96	67	70%

SnapStats®	March	April	Variance
Inventory	113	96	-15%
Solds	60	67	12%
Sale Price	\$766,687	\$798,000	4%
Sale Price SQFT	\$810	\$806	0%
Sale to List Price Ratio	98%	100%	2%
Days on Market	14	10	-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.

## Community CONDOS & TOWNHOMES

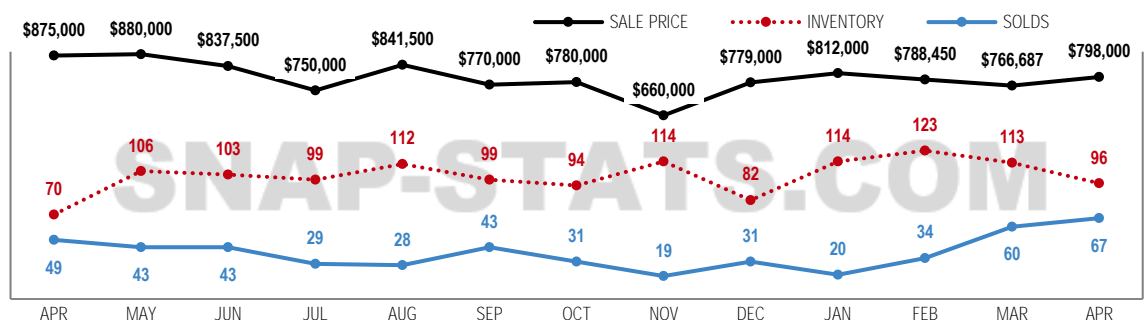
SnapStats®	Inventory	Sales	Sales Ratio
Anmore	0	0	NA
Barber Street	0	0	NA
Belcarra	0	0	NA
College Park	3	3	100%
Glenayre	0	0	NA
Heritage Mountain	1	4	400%*
Heritage Woods	1	4	400%*
loco	0	0	NA
Mountain Meadows	0	0	NA
North Shore	9	9	100%
Port Moody Centre	82	47	57%
TOTAL*	96	67	70%

## Market Summary

- Market Type Indicator **PORT MOODY ATTACHED**: Sellers Market at 70% Sales Ratio average (7 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average >100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1 mil, Port Moody Centre and 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	0	NA
900,001 - 1,000,000	0	0	NA
1,000,001 - 1,250,000	5	2	40%
1,250,001 - 1,500,000	8	3	38%
1,500,001 - 1,750,000	2	1	50%
1,750,001 - 2,000,000	2	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 - 4,500,000	0	0	NA
4,500,001 - 5,000,000	0	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*	19	6	32%

2 Bedrooms & Less	0	0	NA
3 to 4 Bedrooms	9	2	22%
5 to 6 Bedrooms	10	4	40%
7 Bedrooms & More	0	0	NA
TOTAL*	19	6	32%

SnapStats®	March	April	Variance
Inventory	9	19	111%
Solds	13	6	-54%
Sale Price	\$1,295,000	\$1,327,500	3%
Sale Price SQFT	\$560	\$604	8%
Sale to List Price Ratio	103%	99%	-4%
Days on Market	14	10	-29%

## Community DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	7	5	71%
Mid Meadows	4	0	NA
North Meadows	1	0	NA
South Meadows	7	1	14%
West Meadows	0	0	NA
TOTAL*	19	6	32%

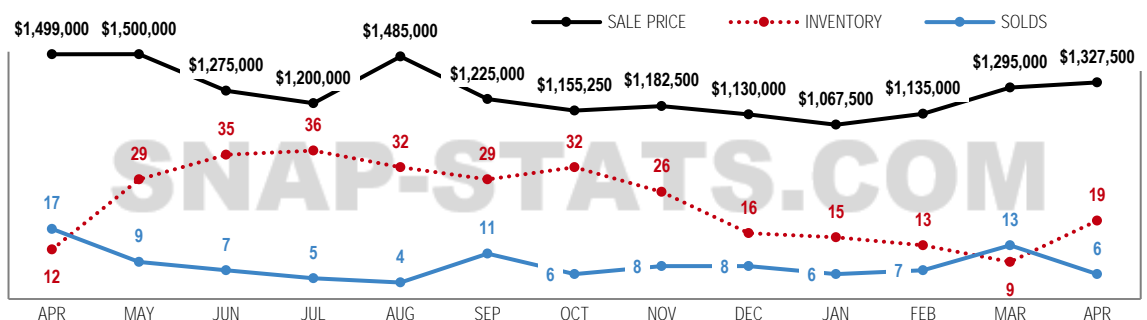
\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Market Summary

- Market Type Indicator **PITT MEADOWS 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\*\* \$1.25 mil to \$1.5 mil with average 38% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Insufficient data except homes with 3 to 4 bedrooms
- Sellers Best Bet\*\* Insufficient data except homes with 5 to 6 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	1	0	NA
400,001 – 500,000	4	2	50%
500,001 – 600,000	9	8	89%
600,001 – 700,000	5	1	20%
700,001 – 800,000	7	4	57%
800,001 – 900,000	0	2	NA*
900,001 – 1,000,000	5	1	20%
1,000,001 – 1,250,000	1	0	NA
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	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	33	18	55%

0 to 1 Bedroom	7	4	57%
2 Bedrooms	14	9	64%
3 Bedrooms	10	3	30%
4 Bedrooms & Greater	2	2	100%
TOTAL*	33	18	55%

SnapStats®	March	April	Variance
Inventory	35	33	-6%
Solds	14	18	29%
Sale Price	\$677,000	\$589,500	-13%
Sale Price SQFT	\$562	\$532	-5%
Sale to List Price Ratio	99%	99%	0%
Days on Market	35	8	-77%

\*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

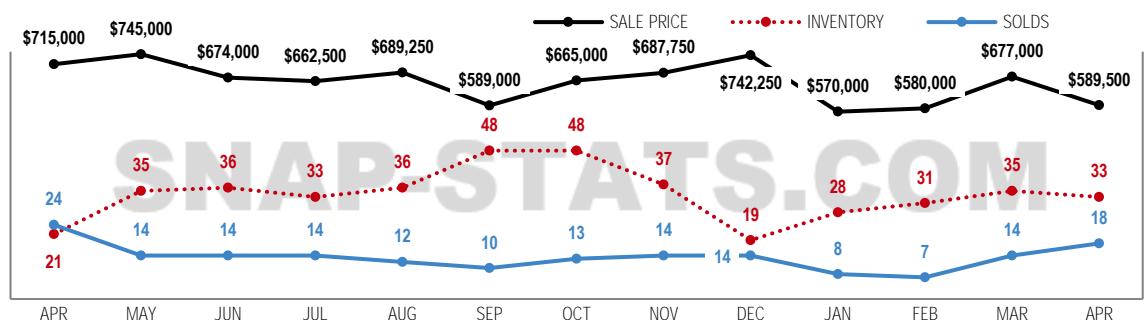
SnapStats®	Inventory	Sales	Sales Ratio
Central Meadows	7	7	100%
Mid Meadows	18	7	39%
North Meadows	0	2	NA*
South Meadows	8	2	25%
West Meadows	0	0	NA
TOTAL*	33	18	55%

## Market Summary

- Market Type Indicator **PITT MEADOWS ATTACHED**: Sellers Market at 55% Sales Ratio average (5.5 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 89% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes in South Meadows and 3 bedroom properties
- Sellers Best Bet\*\* Selling homes in Mid 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	3	3	100%
900,001 - 1,000,000	12	2	17%
1,000,001 - 1,250,000	34	34	100%
1,250,001 - 1,500,000	47	22	47%
1,500,001 - 1,750,000	50	9	18%
1,750,001 - 2,000,000	48	0	NA
2,000,001 - 2,250,000	11	0	NA
2,250,001 - 2,500,000	12	2	17%
2,500,001 - 2,750,000	2	0	NA
2,750,001 - 3,000,000	4	0	NA
3,000,001 - 3,500,000	2	0	NA
3,500,001 - 4,000,000	4	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	1	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*	233	72	31%

2 Bedrooms & Less	21	2	10%
3 to 4 Bedrooms	105	44	42%
5 to 6 Bedrooms	90	24	27%
7 Bedrooms & More	17	2	12%
TOTAL*	233	72	31%

SnapStats®	March	April	Variance
Inventory	218	233	7%
Solds	62	72	16%
Sale Price	\$1,133,750	\$1,245,000	10%
Sale Price SQFT	\$519	\$510	-2%
Sale to List Price Ratio	97%	100%	3%
Days on Market	10	12	20%

\*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

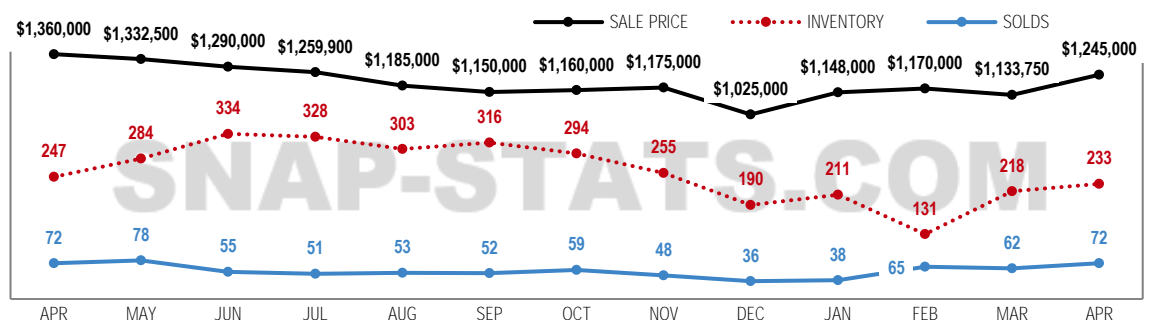
SnapStats®	Inventory	Sales	Sales Ratio
Albion	16	12	75%
Cottonwood	16	11	69%
East Central	34	9	26%
North	1	0	NA
Northeast	0	0	NA
Northwest	11	2	18%
Silver Valley	51	14	27%
Southwest	47	11	23%
Thornhill	9	6	67%
Websters Corners	7	1	14%
West Central	37	6	16%
Whonnock	4	0	NA
TOTAL*	233	72	31%

## Market Summary

- Market Type Indicator **MAPLE RIDGE DETACHED**: Sellers Market at 31% Sales Ratio average (3.1 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$1 mil to \$1.25 mil with average 100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$900,000 to \$1 mil / \$2.25 mil to \$2.5 mil, Northwest, West Central and up to 2 bedrooms
- Sellers Best Bet\*\* Selling homes in Albion, Cottonwood, Thornhill and 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	2	0	NA
300,001 – 400,000	10	5	50%
400,001 – 500,000	25	13	52%
500,001 – 600,000	40	14	35%
600,001 – 700,000	40	14	35%
700,001 – 800,000	22	8	36%
800,001 – 900,000	24	14	58%
900,001 – 1,000,000	8	4	50%
1,000,001 – 1,250,000	4	1	25%
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*	175	73	42%

0 to 1 Bedroom	25	11	44%
2 Bedrooms	85	26	31%
3 Bedrooms	56	29	52%
4 Bedrooms & Greater	9	7	78%
TOTAL*	175	73	42%

SnapStats®	March	April	Variance
Inventory	170	175	3%
Solds	67	73	9%
Sale Price	\$690,000	\$652,000	-6%
Sale Price SQFT	\$521	\$536	3%
Sale to List Price Ratio	99%	100%	1%
Days on Market	10	9	-10%

\*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

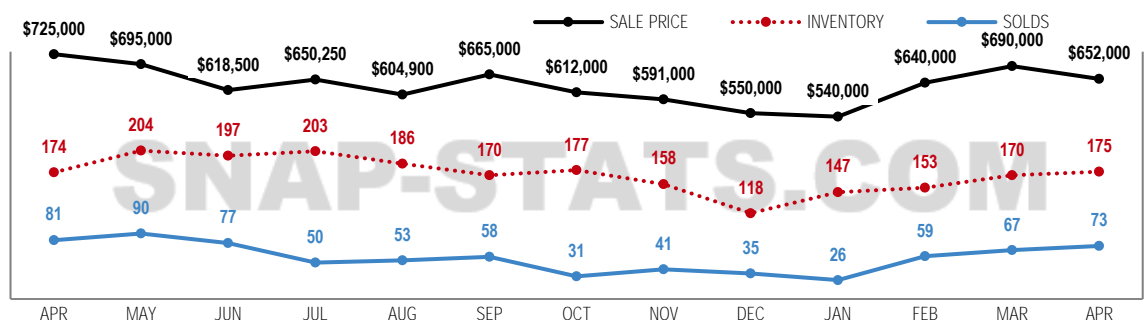
SnapStats®	Inventory	Sales	Sales Ratio
Albion	8	1	13%
Cottonwood	12	14	117%*
East Central	85	28	33%
North	0	0	NA
Northeast	0	0	NA
Northwest	3	3	100%
Silver Valley	6	8	133%*
Southwest	5	5	100%
Thornhill	2	0	NA
Websters Corners	0	0	NA
West Central	54	14	26%
Whonnock	0	0	NA
TOTAL*	175	73	42%

## Market Summary

- Market Type Indicator **MAPLE RIDGE ATTACHED**: Sellers Market at 42% Sales Ratio average (4.2 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$800,000 to \$900,000 with average 58% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$500,000 to \$800,000, Albion and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cottonwood, Silver Valley and minimum 4 bedroom properties

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

## 13 Month Market Trend



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