

### 2023 Vancouver Market Update

NICKBARNES.CA NBARNES@SOTHEBYSREALTY.CA 604-562-6440 After seeing record sales and prices during the pandemic, Vancouver's housing market saw significant change in 2022. The headline story in our market last year was all about inflation and the Bank of Canada's efforts to bring inflation back to target by rapidly raising the policy rate.

When comparing all housing types in Greater Vancouver from December 2021 to December 2022, the number of homes sold decreased by 51% but prices only decreased by 3.3%. Compared to December 2019, prices are still 22% higher. April 2022 had the highest sales prices ever. When comparing April 2022 to December 2022, prices are down 11.9%.

Low inventory and historically low borrowing rates were the driving force behind the record prices and multiple offer situations that we experienced over the last couple of years. When looking back as far as 2005, December 2021 had the lowest inventory ever. Last month (December 2022) had the second lowest inventory numbers ever.

In the last half of 2022, the real estate market showed signs of balance with opportunities for both buyers and sellers. This is the first sign of balance that we've seen in almost two years. As we move closer to the 2023 Spring Market, we'll see how low inventory and higher borrowing-costs influence the real estate market.

On the following pages, you'll find charts with housing information for Greater Vancouver as a whole and individual neighborhoods. If you have any questions regarding Real Estate or would like specialized market information, please reach out at any time.

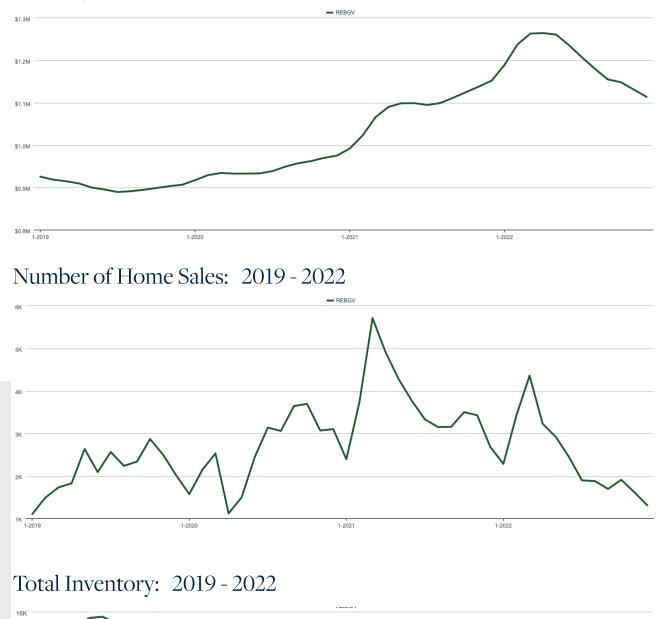
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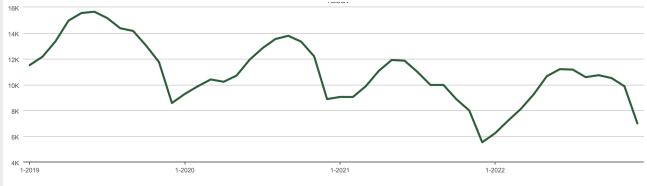
Sotheby's

Canada



#### Housing Prices: 2019 - 2022





# Vancouver Market Overview

December 2022 - Houses

### \$1,823,300

BENCHMARK SALES PRICE Y/Y CHANGE: DOWN 5.1%

375 Sold properties y/y change: down 52.8%

49 avg. days on market

Y/Y CHANGE: UP 32.4%

383 NEW LISTINGS IN DECEMBER Y/Y CHANGE: DOWN 34%

## Vancouver Market Overview

December 2022 - Apartments

## \$713,700

BENCHMARK SALES PRICE Y/Y CHANGE: DOWN 1.7%

708 Sold properties y/y change: down 51.6%

36 AVG. DAYS ON MARKET Y/Y CHANGE: UP 24.1%

607 New Listings in December Y/Y change: down 43%

# Vancouver Market Overview

December 2022 - Townhomes

## \$1,012,700

BENCHMARK SALES PRICE Y/Y CHANGE: UP 1.7%

185 Sold properties y/y change: down 50.4%

37 AVG. DAYS ON MARKET Y/Y CHANGE: UP 54.2%

174 NEW LISTINGS IN DECEMBER Y/Y CHANGE: DOWN 34.6%



#### MLS' HOME PRICE INDEX

#### December 2022

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|----------|--|--|---|---|---|---|---|----|---|---|--|
| RE<br>of |  |  |   |   | Ţ |   |   |    |   |   |  |

| Property Type   Area   Benchmark<br>Price   Price<br>Index   1 Month<br>Change %   3 Month<br>Change %   6 Month<br>Change %   1 Year<br>Change %   3 Year<br>Change %   5 Year<br>Change %     Residential / Composite   Lower Mainland   \$1,056,600   320.2   -1.7%   -4.2%   -11.7%   -5.1%   28.6%   12.5%     Greater Vancouver   \$1,114,300   314.8   -1.5%   -3.6%   -9.8%   -3.3%   22.9%   6.8%     Bowen Island   \$1,438,200   303.2   4.0%   -0.9%   -11.6%   -0.2%   54.5%   58.9%     Burnaby East   \$1,082,300   338.6   -2.3%   -2.8%   -8.2%   -1.0%   23.6%   9.8%     Burnaby North   \$965,300   320.8   -1.7%   -3.3%   -9.8%   -1.1%   22.9%   9.0%     Burnaby South   \$1,057,400   330.7   0.2%   -1.0%   -8.0%   -0.3%   22.3%   11.0%     Coquittam   \$1,064,700   325.1   -1.2%   -3.9%   -9.5%   -3.1%   29.6%   18.6% | 10 Year<br>Change %<br>84.6%<br>74.6%<br>168.1%<br>96.5%<br>94.5%<br>95.8%<br>106.8%<br>101.4%<br>136.7%<br>110.5%<br>93.8%<br>138.9% |
|---|---|
| Greater Vancouver \$1,114,300 314.8 -1.5% -3.6% -9.8% -3.3% 22.9% 6.8%   Bowen Island \$1,438,200 303.2 4.0% -0.9% -13.6% -0.2% 54.5% 58.9%   Burnaby East \$1,082,300 338.6 -2.3% -2.8% -8.2% -1.0% 23.6% 9.8%   Burnaby North \$965,300 320.8 -1.7% -3.3% -9.8% -1.1% 22.9% 9.0%   Burnaby South \$1,057,400 330.7 0.2% -1.0% -8.0% -0.3% 22.3% 11.0%   Coquittam \$1,044,700 325.1 -1.2% -3.9% -9.5% -3.1% 29.6% 18.6%   Ladner \$1,060,000 307.2 -1.1% -4.0% -10.9% -2.9% 34.2% 19.4%   Maple Ridge \$915,200 315.8 -1.6% -5.0% -14.6% -9.8% 39.2% 33.4%   New Westminster \$781,400 351.5 -1.9% -3.4% -7.6% 1.4% 29.2% 21.0%   North Vancouver \$1,296,700 <td>74.6%<br/>168.1%<br/>96.5%<br/>94.5%<br/>95.8%<br/>106.8%<br/>101.4%<br/>136.7%<br/>110.5%<br/>93.8%</td>   | 74.6%<br>168.1%<br>96.5%<br>94.5%<br>95.8%<br>106.8%<br>101.4%<br>136.7%<br>110.5%<br>93.8%   |
| Bowen Island\$1,438,200303.24.0%-0.9%-13.6%-0.2%54.5%58.9%Burnaby East\$1,082,300338.6-2.3%-2.8%-8.2%-1.0%23.6%9.8%Burnaby North\$965,300320.8-1.7%-3.3%-9.8%-1.1%22.9%9.0%Burnaby South\$1,057,400330.70.2%-1.0%-8.0%-0.3%22.3%11.0%Coquitlam\$1,044,700325.1-1.2%-3.9%-9.5%-3.1%29.6%18.6%Ladner\$1,060,000307.2-1.1%-4.0%-10.9%-2.9%34.2%19.4%Maple Ridge\$915,200315.8-1.6%-5.0%-14.6%-9.8%39.2%33.4%New Westminster\$781,400351.5-1.9%-3.4%-7.6%1.4%29.2%21.0%North Vancouver\$1,296,700298.8-2.2%-1.8%-9.9%-2.6%23.0%10.4%Pitt Meadows\$853,400333.8-1.4%-4.8%-13.6%-8.1%38.3%32.3%Port Coquitlam\$888,300342.0-0.7%-2.6%-9.5%-1.5%38.2%31.9%   | 168.1%     96.5%     94.5%     95.8%     106.8%     101.4%     136.7%     110.5%     93.8%  |
| Burnaby East\$1,082,300338.6-2.3%-2.8%-8.2%-1.0%23.6%9.8%Burnaby North\$965,300320.8-1.7%-3.3%-9.8%-1.1%22.9%9.0%Burnaby South\$1,057,400330.70.2%-1.0%-8.0%-0.3%22.3%11.0%Coquitlam\$1,044,700325.1-1.2%-3.9%-9.5%-3.1%29.6%18.6%Ladner\$1,060,000307.2-1.1%-4.0%-10.9%-2.9%34.2%19.4%Maple Ridge\$915,200315.8-1.6%-5.0%-14.6%-9.8%39.2%33.4%New Westminster\$781,400351.5-1.9%-3.4%-7.6%1.4%29.2%21.0%North Vancouver\$1,296,700298.8-2.2%-1.8%-9.9%-2.6%23.0%10.4%Pitt Meadows\$853,400333.8-1.4%-4.8%-13.6%-8.1%38.3%32.3%Port Coquitlam\$888,300342.0-0.7%-2.6%-9.5%-1.5%38.2%31.9%   | 96.5%<br>94.5%<br>95.8%<br>106.8%<br>101.4%<br>136.7%<br>110.5%<br>93.8%  |
| Burnaby North   \$965,300   320.8   -1.7%   -3.3%   -9.8%   -1.1%   22.9%   9.0%     Burnaby South   \$1,057,400   330.7   0.2%   -1.0%   -8.0%   -0.3%   22.3%   11.0%     Coquittam   \$1,047,00   325.1   -1.2%   -3.9%   -9.5%   -3.1%   29.6%   18.6%     Ladner   \$1,060,000   307.2   -1.1%   -4.0%   -10.9%   -2.9%   34.2%   19.4%     Maple Ridge   \$915,200   315.8   -1.6%   -5.0%   -14.6%   -9.8%   39.2%   33.4%     New Westminster   \$781,400   351.5   -1.9%   -3.4%   -7.6%   1.4%   29.2%   21.0%     North Vancouver   \$1,296,700   298.8   -2.2%   -1.8%   -9.9%   -2.6%   23.0%   10.4%     Pitt Meadows   \$853,400   333.8   -1.4%   -4.8%   -13.6%   -8.1%   38.3%   32.3%     Port Coquitlam   \$888,300   342.0   -0.7%   -2.6%   -9.   | 94.5%<br>95.8%<br>106.8%<br>101.4%<br>136.7%<br>110.5%<br>93.8%   |
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| Maple Ridge   \$915,200   315.8   -1.6%   -5.0%   -14.6%   -9.8%   39.2%   33.4%     New Westminster   \$781,400   351.5   -1.9%   -3.4%   -7.6%   1.4%   29.2%   21.0%     North Vancouver   \$1,296,700   298.8   -2.2%   -1.8%   -9.9%   -2.6%   23.0%   10.4%     Pitt Meadows   \$853,400   333.8   -1.4%   -4.8%   -13.6%   -8.1%   38.3%   32.3%     Port Coquitlam   \$888,300   342.0   -0.7%   -2.6%   -9.5%   -1.5%   38.2%   31.9%  | 136.7%<br>110.5%<br>93.8%   |
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| Pitt Meadows   \$853,400   333.8   -1.4%   -4.8%   -13.6%   -8.1%   38.3%   32.3%     Port Coquitlam   \$888,300   342.0   -0.7%   -2.6%   -9.5%   -1.5%   38.2%   31.9%  | _   |
| Port CoquitIam \$888,300 342.0 -0.7% -2.6% -9.5% -1.5% 38.2% 31.9%  | 120 00/   |
|   | 130.3%  |
|   | 133.4%  |
| Port Moody \$1,079,300 340.2 -1.7% -5.3% -10.8% 1.1% 39.3% 27.2%  | 132.9%  |
| Richmond \$1,093,200 357.4 -1.3% -3.3% -8.0% 0.3% 26.3% 7.2%  | 83.3%   |
| Squamish \$990,400 325.6 -4.4% -8.6% -17.4% -5.4% 23.9% 28.5%   | 135.8%  |
| Sunshine Coast \$824,500 303.7 1.7% -4.6% -12.5% 0.6% 47.7% 53.6%   | 155.9%  |
| Tsawwassen \$1,143,900 298.0 -2.1% -6.0% -13.4% -4.4% 26.0% 11.1%   | 96.7%   |
| Vancouver East \$1,112,800 345.9 -1.6% -2.9% -9.1% -3.5% 20.1% 8.0%   | 85.5%   |
| Vancouver West \$1,233,700 289.5 -1.6% -3.6% -8.3% -6.0% 8.0% -11.7%  | 42.3%   |
| West Vancouver \$2,559,400 276.5 -1.6% -5.3% -11.9% -7.0% 18.6% -7.2%   | 52.1%   |
| Whistler \$1,308,400 288.2 -3.7% -7.5% -16.9% -4.8% 28.1% 38.7%   | 142.4%  |
| Single Family Detached Lower Mainland \$1,621,200 355.0 -1.9% -4.9% -13.5% -7.4% 31.9% 17.3%  | 97.0%   |
| Greater Vancouver \$1,823,300 339.5 -1.8% -4.3% -11.4% -5.1% 26.2% 8.3%   | 79.1%   |
| Bowen Island \$1,437,700 303.0 3.9% -1.0% -13.7% -0.3% 54.4% 59.0%  | 168.1%  |
| Burnaby East \$1,675,400 356.3 -5.1% -6.1% -11.3% -6.5% 25.7% 15.1%   | 112.5%  |
| Burnaby North \$1,889,600 361.0 -1.7% -3.5% -11.2% -0.5% 28.6% 14.0%  | 108.8%  |
| Burnaby South \$2,038,900 378.7 0.5% -1.9% -10.2% -1.4% 26.5% 12.8%   | 113.2%  |
| Coquitiam \$1,698,400 388.6 -1.7% -4.5% -9.4% -2.6% 39.7% 29.3%   | 143.3%  |
| Ladner \$1,299,400 313.8 0.1% -4.2% -12.3% -6.5% 37.9% 21.9%  | 103.9%  |
| Maple Ridge \$1,166,600 341.1 -1.4% -5.1% -15.4% -11.8% 40.6% 39.3%   | 152.3%  |
| New Westminster \$1,402,600 350.6 -2.9% -5.3% -9.0% -4.3% 34.5% 20.5%   | 113.5%  |
| North Vancouver \$2,081,400 324.7 -2.4% -0.5% -10.5% -3.0% 26.0% 15.9%  | 115.6%  |
| Pitt Meadows \$1,166,600 344.6 0.1% -6.0% -16.1% -14.7% 36.1% 33.8%   | 143.9%  |
| Port Coquitlam \$1,277,000 360.9 -0.4% -2.9% -10.6% -5.8% 39.1% 33.9%   | 147.0%  |
| Port Moody \$1,955,900 370.4 -1.2% -5.7% -11.1% 1.3% 41.6% 32.5%  | 142.4%  |
| Richmond \$1,978,200 403.8 -2.7% -5.0% -8.4% -2.9% 26.0% 9.3%   | 96.0%   |
| Squamish \$1,504,400 373.0 -7.1% -9.4% -17.1% -5.4% 30.5% 37.9%   | 188.0%  |
| Sunshine Coast \$912,000 318.0 2.4% -3.6% -11.1% 1.9% 55.6% 63.6%   | 168.6%  |
| Tsawwassen \$1,438,100 318.5 -1.8% -6.7% -14.8% -7.4% 31.5% 18.1%   | 112.6%  |
| Vancouver East \$1,677,600 375.4 -2.3% -3.6% -11.9% -5.2% 21.3% 11.3%   | 103.9%  |
| Vancouver West \$3,073,500 320.7 -1.7% -5.7% -12.2% -8.2% 8.8% -11.8%   | 49.9%   |
| West Vancouver \$3,090,800 287.5 -1.2% -5.3% -11.5% -6.7% 18.9% -4.9%   | 56.8%   |
| Whistler \$2,340,100 316.0 -7.3% -9.6% -16.6% -4.8% 30.4% 39.1%   | 153.0%  |

HOW TO READ THE TABLE:

· Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.

Price Index: Index numbers estimate the percentage change in price on typical and constant quality properties over time. All figures are based on past sales.

• x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)

In January 2005, the indexes are set to 100.

Townhome properties are similar to Attached properties, a category that was used in the previous MLSLink HPI, but do not included duplexes.

The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



#### December 2022

## REAL ESTATE BOARD

| Droport / Timo | 4700              | Benchmark   | Price | 1 Month  | 3 Month  | 6 Month  | 1 Year   | 3 Year   | 5 Year   | 10 Year  |
|----------------|-------------------|-------------|-------|----------|----------|----------|----------|----------|----------|----------|
| Property Type  | Area              | Price       | Index | Change % |
| Townhouse      | Lower Mainland    | \$901,200   | 341.0 | -1.5%    | -3.8%    | -10.5%   | -0.7%    | 34.0%    | 31.5%    | 121.9%   |
|                | Greater Vancouver | \$1,012,700 | 348.8 | -1.5%    | -3.5%    | -9.2%    | -0.2%    | 28.3%    | 25.8%    | 117.7%   |
|                | Burnaby East      | \$854,000   | 359.6 | -0.3%    | 0.1%     | -3.8%    | 6.5%     | 31.1%    | 28.0%    | 122.4%   |
|                | Burnaby North     | \$860,800   | 349.5 | -0.1%    | -3.9%    | -12.3%   | 5.2%     | 24.2%    | 25.5%    | 123.6%   |
|                | Burnaby South     | \$948,300   | 352.4 | 0.4%     | -0.7%    | -8.9%    | 4.4%     | 25.2%    | 24.8%    | 118.2%   |
|                | Coquitlam         | \$978,400   | 378.9 | -1.6%    | -5.2%    | -10.0%   | -0.4%    | 33.5%    | 33.6%    | 145.4%   |
|                | Ladner            | \$880,200   | 338.0 | -3.3%    | -4.2%    | -11.2%   | -3.2%    | 23.8%    | 18.7%    | 120.1%   |
|                | Maple Ridge       | \$712,800   | 354.1 | -2.4%    | -5.1%    | -14.5%   | -5.6%    | 35.7%    | 37.9%    | 152.2%   |
|                | New Westminster   | \$872,800   | 371.6 | -2.3%    | -3.3%    | -8.3%    | 4.2%     | 35.6%    | 29.7%    | 128.0%   |
|                | North Vancouver   | \$1,225,000 | 332.7 | -0.8%    | 0.4%     | -9.1%    | 0.4%     | 35.1%    | 27.8%    | 121.1%   |
|                | Pitt Meadows      | \$807,600   | 391.3 | -3.9%    | -1.3%    | -8.4%    | -1.2%    | 44.3%    | 41.9%    | 160.9%   |
|                | Port Coquitlam    | \$870,000   | 348.4 | 0.1%     | -4.4%    | -11.3%   | -1.2%    | 37.7%    | 36.4%    | 149.9%   |
|                | Port Moody        | \$986,200   | 374.4 | -1.4%    | -5.5%    | -11.7%   | 2.7%     | 37.7%    | 40.5%    | 149.1%   |
|                | Richmond          | \$1,049,800 | 376.5 | 0.2%     | -0.2%    | -5.3%    | 5.4%     | 34.0%    | 26.7%    | 121.5%   |
|                | Squamish          | \$954,100   | 343.9 | -0.3%    | -5.1%    | -10.7%   | -0.8%    | 30.4%    | 36.7%    | 174.5%   |
|                | Sunshine Coast    | \$694,500   | 315.0 | 0.4%     | -4.0%    | -9.8%    | 0.5%     | 34.2%    | 41.3%    | 156.3%   |
|                | Tsawwassen        | \$896,900   | 281.4 | -3.1%    | -3.9%    | -10.6%   | -2.5%    | 12.6%    | -0.7%    | 77.7%    |
|                | Vancouver East    | \$1,040,300 | 340.6 | -1.1%    | -2.8%    | -8.0%    | -3.7%    | 18.4%    | 15.9%    | 94.1%    |
|                | Vancouver West    | \$1,345,700 | 300.9 | -5.8%    | -7.6%    | -9.4%    | -7.7%    | 8.9%     | 4.9%     | 79.1%    |
|                | Whistler          | \$1,374,900 | 350.5 | 1.4%     | -4.6%    | -10.2%   | 1.8%     | 36.5%    | 50.2%    | 201.6%   |
| Apartment      | Lower Mainland    | \$663,000   | 328.5 | -1.3%    | -2.6%    | -7.8%    | 1.4%     | 20.2%    | 15.1%    | 103.5%   |
|                | Greater Vancouver | \$713,700   | 326.0 | -0.9%    | -2.0%    | -6.9%    | 1.7%     | 16.6%    | 13.0%    | 101.2%   |
|                | Burnaby East      | \$768,100   | 322.6 | -1.3%    | 0.2%     | -5.9%    | 3.3%     | 19.7%    | 13.1%    | 100.0%   |
|                | Burnaby North     | \$692,500   | 349.6 | -1.7%    | -2.1%    | -6.5%    | 2.7%     | 25.2%    | 22.5%    | 118.4%   |
|                | Burnaby South     | \$752,100   | 358.0 | 0.0%     | 0.3%     | -4.5%    | 2.9%     | 20.2%    | 17.0%    | 114.8%   |
|                | Coquitlam         | \$653,300   | 370.6 | -0.7%    | -1.3%    | -6.7%    | 2.6%     | 21.8%    | 23.0%    | 144.6%   |
|                | Ladner            | \$670,400   | 341.0 | -3.5%    | -5.4%    | -8.9%    | 9.2%     | 34.6%    | 39.8%    | 135.0%   |
|                | Maple Ridge       | \$508,300   | 351.0 | -1.9%    | -5.2%    | -9.9%    | 3.3%     | 35.6%    | 38.4%    | 160.2%   |
|                | New Westminster   | \$619,400   | 371.3 | -1.5%    | -2.3%    | -6.7%    | 4.6%     | 22.3%    | 23.3%    | 129.3%   |
|                | North Vancouver   | \$756,000   | 301.9 | -1.5%    | -4.0%    | -7.8%    | 1.6%     | 19.0%    | 14.5%    | 109.5%   |
|                | Pitt Meadows      | \$572,500   | 386.0 | -1.9%    | -5.2%    | -10.3%   | 2.0%     | 29.4%    | 31.2%    | 164.6%   |
|                | Port Coquitlam    | \$599,200   | 407.3 | -1.2%    | -0.8%    | -7.6%    | 5.2%     | 33.0%    | 33.5%    | 166.2%   |
|                | Port Moody        | \$680,200   | 362.6 | -2.2%    | -4.2%    | -9.0%    | -1.2%    | 23.2%    | 23.1%    | 143.4%   |
|                | Richmond          | \$689,400   | 372.4 | 0.2%     | -2.1%    | -7.6%    | 6.2%     | 21.5%    | 19.8%    | 114.9%   |
|                | Squamish          | \$501,900   | 297.7 | -2.8%    | -12.7%   | -27.2%   | -10.5%   | 12.9%    | 18.0%    | 136.1%   |
|                | Sunshine Coast    | \$477,300   | 273.5 | -2.0%    | -11.9%   | -27.4%   | -12.3%   | 3.2%     | 1.4%     | 86.6%    |
|                | Tsawwassen        | \$695,100   | 324.5 | -3.2%    | -5.2%    | -9.0%    | 7.2%     | 23.5%    | 23.4%    | 123.2%   |
|                | Vancouver East    | \$676,700   | 387.6 | -0.9%    | -1.5%    | -5.5%    | 0.4%     | 13.6%    | 10.8%    | 110.2%   |
|                | Vancouver West    | \$811,600   | 306.4 | -0.6%    | -1.3%    | -5.1%    | -0.5%    | 7.1%     | 3.0%     | 87.6%    |
|                | West Vancouver    | \$1,201,600 | 234.6 | -4.1%    | 0.7%     | -4.3%    | 2.6%     | 13.1%    | 6.0%     | 76.7%    |
|                | Whistler          | \$568,400   | 245.0 | -2.5%    | -10.7%   | -27.2%   | -10.5%   | 16.7%    | 24.7%    | 125.8%   |

HOW TO READ THE TABLE:

Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.

· Price Index: Index numbers estimate the percentage change in price on typical and constant quality properties over time. All figures are based on past sales.

• x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)

In January 2005, the indexes are set to 100.

Townhome properties are similar to attached properties, a category that was used in the previous MLSLink HPI, but do not included duplexes.

Lower Mainland includes areas serviced by both Real Estate Board of Greater Vancouver & Fraser Valley Real Estate Board.

The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.



|  |   |   |   |  |  |   |  | MI   | _S®  | S  |  | ES  | Fa   | cts   | ;  |   |   |  |  |
|--|---|---|---|--|--|---|--|--|--|--|--|---|--|---|--|---|---|--|--|
| REAL ESI   |   | BOAR  |   |  |  |   |  | SMon   |  |  |  |   |  |   |  |   |   | Punoca   |  |
| Dece<br>20   | mbe<br>22   | er  | Burnaby   | Coquitlam  | Delta - South  | İslands - Gulf  | Maple Ridge/Pitt Meador  | New Westminster  | North Vancouver  | Port Coquitlam   | Port Moody/Belcarra  | Richmond  | Squamish   | Sunshine Coast  | Vancouver East   | Vancouver West  | West Vancouver/Howe   | Whistler/Pemberton   | LOTALS   |
| December   | Number<br>of<br>Sales   | Detached<br>Attached<br>Apartment   | 34<br>29<br>120   | 32<br>14<br>35   | 22<br>2<br>8   | 000   | 51<br>28<br>22   | 9<br>7<br>36   | 25<br>20<br>62   | 10<br>10<br>17   | 8<br>6<br>26   | 36<br>37<br>96  | 7<br>8<br>7  | 20<br>2<br>3  | 38<br>28<br>56   | 38<br>16<br>190   | 26<br>3<br>10   | 15<br>12<br>14   | 371<br>222<br>702  |
| 2022   | Median<br>Selling<br>Price<br>Number  | Detached<br>Attached<br>Apartment<br>Detached   | \$1,837,000<br>\$1,065,000<br>\$678,000<br>45   | \$1,520,000<br>n/a<br>\$622,500<br>37  | \$1,508,000<br>n/a<br>n/a<br>28  | n/a<br>n/a<br>n/a<br>7  | \$1,055,000<br>\$750,000<br>\$470,125<br>60  | n/a<br>n/a<br>\$601,550<br>17  | \$1,910,000<br>\$1,352,500<br>\$716,000<br>55  | n/a<br>n/a<br>n/a<br>11  | n/a<br>n/a<br>\$762,500<br>12  | \$1,780,000<br>\$1,100,000<br>\$657,950<br>53   | n/a<br>n/a<br>n/a<br>11  | \$887,500<br>n/a<br>n/a<br>23   | \$1,718,800<br>\$1,198,000<br>\$650,000<br>50  | \$3,205,000<br>n/a<br>\$829,400<br>53   | \$2,697,500<br>n/a<br>n/a<br>16   | n/a<br>n/a<br>n/a<br>8   | n/a<br>486   |
| November<br>2022   | of<br>Sales<br>Median<br>Selling  | Attached<br>Apartment<br>Detached<br>Attached   | 44<br>134<br>\$1,943,750<br>\$910,950   | 20<br>76<br>\$1,550,000<br>\$1,140,000   | 7<br>12<br>\$1,453,750<br>n/a  | 0<br>0<br>n/a<br>n/a  | 36<br>20<br>\$1,175,000<br>\$712,500   | 5<br>43<br>n/a<br>n/a  | 15<br>79<br>\$1,925,000<br>n/a   | 7<br>21<br>n/a<br>n/a  | 7<br>13<br>n/a<br>n/a  | 47<br>109<br>\$2,025,000<br>\$1,030,000   | 8<br>11<br>n/a<br>n/a  | 2<br>2<br>\$850,000<br>n/a  | 40<br>77<br>\$1,697,500<br>\$1,333,333   | 29<br>224<br>\$3,185,000<br>\$1,444,000   | 1<br>11<br>n/a<br>n/a   | 13<br>15<br>n/a<br>n/a   | 281<br>847<br>n/a  |
| December   | Price<br>Number<br>of<br>Sales  | Apartment<br>Detached<br>Attached<br>Apartment  | \$670,000<br>82<br>47<br>243  | \$661,950<br>67<br>33<br>111   | n/a<br>37<br>13<br>14  | n/a<br>8<br>1<br>0  | \$490,000<br>104<br>33<br>49   | \$597,500<br>22<br>19<br>96  | \$805,000<br>56<br>31<br>108   | \$525,000<br>27<br>26<br>53  | n/a<br>7<br>12<br>33   | \$650,000<br>92<br>80<br>214  | n/a<br>23<br>12<br>15  | n/a<br>46<br>6<br>5   | \$615,800<br>94<br>56<br>145   | \$789,000<br>79<br>45<br>344  | n/a<br>41<br>3<br>17  | n/a<br>9<br>13<br>17   | 794<br>430<br>1,464  |
| 2021   | Median<br>Selling<br>Price<br>Number  | Detached<br>Attached<br>Apartment<br>Detached   | \$1,998,444<br>\$952,500<br>\$715,000<br>702  | \$1,700,000<br>\$1,169,900<br>\$680,000<br>725   | \$1,599,000<br>n/a<br>n/a<br>424   | n/a<br>n/a<br>62  | \$1,380,000<br>\$807,500<br>\$524,900<br>977   | \$1,557,500<br>n/a<br>\$570,000<br>204   | \$2,199,000<br>\$1,378,000<br>\$755,000<br>751   | \$1,480,000<br>\$972,400<br>\$580,000<br>323   | n/a<br>n/a<br>\$728,000<br>176   | \$2,131,000<br>\$1,073,000<br>\$639,450<br>913  | \$1,631,500<br>n/a<br>n/a<br>188   | \$1,024,000<br>n/a<br>n/a<br>502  | \$1,850,000<br>\$1,210,250<br>\$618,500<br>958   | \$3,550,000<br>\$1,650,000<br>\$853,500<br>860  | \$3,140,000<br>n/a<br>n/a<br>437  | n/a<br>n/a<br>n/a<br>126   | n/a<br>8,328   |
| Jan<br>Dec. 2022<br>Year-to-date                         | of<br>Sales<br>Median<br>Selling<br>Price   | Attached<br>Apartment<br>Detached<br>Attached   | 575<br>2,485<br>\$2,050,000<br>\$1,030,000  | 372<br>1,293<br>\$1,767,500<br>\$1,120,000   | 132<br>211<br>\$1,600,000<br>\$951,400   | 2<br>3<br>\$798,000<br>n/a  | 541<br>497<br>\$1,350,000<br>\$820,000   | 135<br>889<br>\$1,550,050<br>\$997,500   | 414<br>1,208<br>\$2,150,000<br>\$1,350,000   | 222<br>419<br>\$1,470,000<br>\$960,000   | 180<br>315<br>\$2,000,000<br>\$1,049,950   | 775<br>1,981<br>\$2,020,000<br>\$1,118,000  | 162<br>141<br>\$1,547,500<br>\$1,021,250   | 76<br>53<br>\$999,000<br>\$633,000  | 581<br>1,565<br>\$1,925,000<br>\$1,370,000   | 558<br>4,075<br>\$3,400,000<br>\$1,565,000  | 59<br>171<br>\$2,999,000<br>\$2,275,000   | 200<br>285<br>\$2,877,500<br>\$1,474,000   | 4,984<br>15,591<br>n/a   |
| Jan<br>Dec. 2021   | Number<br>of<br>Sales<br>Median   | Detached<br>Attached<br>Apartment<br>Detached   | \$710,000<br>1,199<br>1,063<br>3,382<br>\$1,790,000   | \$686,900<br>1,302<br>641<br>1,702<br>\$1,560,000  | \$855,000<br>747<br>274<br>370<br>\$1,360,000  | n/a<br>99<br>7<br>6<br>\$839,000  | \$540,000<br>1,762<br>795<br>735<br>\$1,200,000  | \$610,000<br>348<br>235<br>1,383<br>\$1,364,500  | \$776,000<br>1,184<br>642<br>1,677<br>\$1,980,000  | \$578,950<br>555<br>331<br>637<br>\$1,288,400  | \$735,600<br>264<br>278<br>444<br>\$1,709,000  | \$670,000<br>1,568<br>1,389<br>2,813<br>\$1,800,000   | \$675,000<br>299<br>241<br>247<br>\$1,435,000  | \$577,000<br>823<br>127<br>133<br>\$899,000   | \$670,000<br>1,797<br>843<br>2,243<br>\$1,786,500  | \$845,000<br>1,210<br>877<br>5,325<br>\$3,370,000   | \$1,099,500<br>688<br>100<br>240<br>\$2,995,000   | \$599,000<br>243<br>294<br>437<br>\$2,400,000  | 14,088<br>8,137<br>21,774  |
| Year-to-date   | Selling<br>Price  | Attached<br>Apartment   | \$910,000<br>\$645,000  | \$973,000<br>\$595,000   | \$839,900<br>\$570,000   | n/a<br>n/a  | \$695,000<br>\$460,000   | \$839,900<br>\$550,000   | \$1,250,000<br>\$702,000   | \$840,000<br>\$502,500   | \$929,500<br>\$667,250   | \$950,100<br>\$609,900  | \$900,000<br>\$595,000   | \$537,000<br>\$495,000  | \$1,225,000<br>\$628,000   | \$1,460,000<br>\$785,000  | \$2,025,000<br>\$1,060,000  | \$1,162,000<br>\$575,000   | n/a  |
| Note: Median S   | elling Pric   | es are n  | ot reporte  | ed for area  | as with les  | ss than 20  | sales or   | for the G  | ulfislands   | 5  |  |   |  |   |  |   |   |  |  |
| Note: Median St  | elling Pric   | es are n  | ot reporte  | ed for area  | as with les  | ss than 20  |  |  |  |  | TIN  | <b>IG</b>   | S F  | ac  | ts   |   |   |  | KUTAL LATAL ENKO   |
|  | ATE I   | <b>SOAF</b>   | 20  | ed for area  | as with les  | ss than 20  |  |  | S® I   | _IS  |  |   | S F  |   |  |   |   | punoc autor  |  |
| REALESI<br>of greate                                     | ATE I   | BOAR<br>couv  |   | Coquitiam  | Delta - South  | lslands - Gulf  | Maple Ridge/Pitt Mean  | New Westminster  | North Vancouver  | Port Coquitiam   | Port Moody/Belcarra  | Richmond  | Squamish   | Sunshine Coast  | Vancouver East   |   | West Vancouver/Howa   | Whistler/Pemberton   | TOTALS   |
| REALESI<br>of greate                                     | ATE F<br>R VAN<br>mbe<br>22<br>Number<br>of<br>Listings   | Detached<br>Asached<br>Apartment<br>Detached  | D E R   | Coquitiann<br>11<br>103%   | betta - South  | 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0   | Maple RidgerPitt Meadown   | New Westminster  | North Vancouver  | LIS<br>bott Codnitiann<br>11<br>24<br>91%  | Port Moody/Belcarra  | р<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и<br>и  | Squamish<br>258%   | 21<br>3<br>960%   | 103%   | 49<br>28<br>166<br>78%  | Mest Vancouver/Howa   | Nhistler/Pemberton   | <b>STRLOL</b><br>374<br>230<br>602   |
| December<br>2022   | ATE F<br>R VAN<br>mbe<br>22<br>Number<br>of<br>Listings<br>% Sales to<br>Listings<br>Number<br>of   | Detsched<br>Atsched<br>Detsched<br>Atsched<br>Detsched<br>Atsched   | E R<br>40<br>24<br>121%<br>158%<br>79<br>56   | 100%<br>127%<br>11<br>127%<br>127%<br>13<br>103%<br>13<br>13<br>13<br>13<br>13<br>13<br>13<br>13<br>13<br>13<br>13<br>13<br>13   | Delta - South<br>129%<br>100%<br>39<br>5   | 0 2 k lands - Gulf  | 40<br>1128%<br>117%<br>1169%<br>115<br>52  | NLS<br>New Mestunister<br>180%<br>180%<br>190%<br>29<br>17   | R Vorter Value Val | LIS<br><i>Bott Codnitiant</i><br><i>Bott Co</i>  | ELECTION (120%)<br>5<br>180%<br>120%<br>20<br>12   | риощнуу<br>47<br>29<br>88<br>77%<br>128%<br>109%<br>78<br>49  | Чејшењ<br>12<br>56%<br>133%<br>350%<br>14<br>8   | 21<br>2<br>3<br>95%<br>100%<br>37<br>8  | Autonover East<br>Autonover Autonover Autonover Autonover Autonover<br>Autonover Autonover Autonover Autonover Autonover<br>Autonover Autonover Autonover Autonover Autonover Autonover<br>Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover<br>Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover Autonover<br>Autonover Autonover br>Autonover Autonover Autono   | 49<br>28<br>166<br>78%<br>57%<br>114%<br>142<br>90  | 21<br>3<br>19<br>124%<br>66<br>12   | 00000000000000000000000000000000000000   | STRLOL<br>374<br>230<br>602<br>r/a<br>915<br>524   |
| REALESI<br>OF GREATE<br>Dece<br>20<br>December           | ATE I<br>R VAN<br>mbe<br>22<br>Number<br>of<br>Listings<br>% Sales to<br>Listings<br>% Sales to<br>Listings   | 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Units of the second sec | STRIQL<br>374<br>230<br>602<br>n/a<br>915<br>524<br>1,616<br>n/a<br>578<br>302<br>1,065<br>n/a<br>18,340<br>9,157                  |
| December<br>2022<br>November<br>2021<br>December<br>2022 | ATE F<br>R VAN<br>Mbe<br>22<br>Number<br>of<br>Listings<br>% Sales to<br>Listings<br>% Sales to<br>Listings<br>% Sales to<br>Listings<br>% Sales to<br>Listings<br>% Sales to<br>Listings     | Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Adaptiment<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Descripted<br>Adaptiment<br>Descripted<br>Adaptiment<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted<br>Descripted  | Age Jan Barrier Alexandre | Coddriftam<br>11<br>33<br>103%<br>127%<br>81<br>37<br>108%<br>24%<br>64%<br>62%<br>64%<br>62%<br>64%<br>134%<br>118%<br>275%<br>134%<br>118%<br>275%<br>57%<br>134%<br>134%<br>134%<br>665<br>2,052<br>51%<br>57%<br>63%   | 400%<br>129%<br>129%<br>129%<br>129%<br>140%<br>150%<br>21<br>4<br>7<br>72%<br>150%<br>200%<br>25%<br>200%<br>284<br>51%<br>838<br>200%<br>284<br>51%<br>838<br>200%<br>284<br>51%   | JIND - 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\* Year-to-date listings represent a cumulative total of listings rather than total active listings.