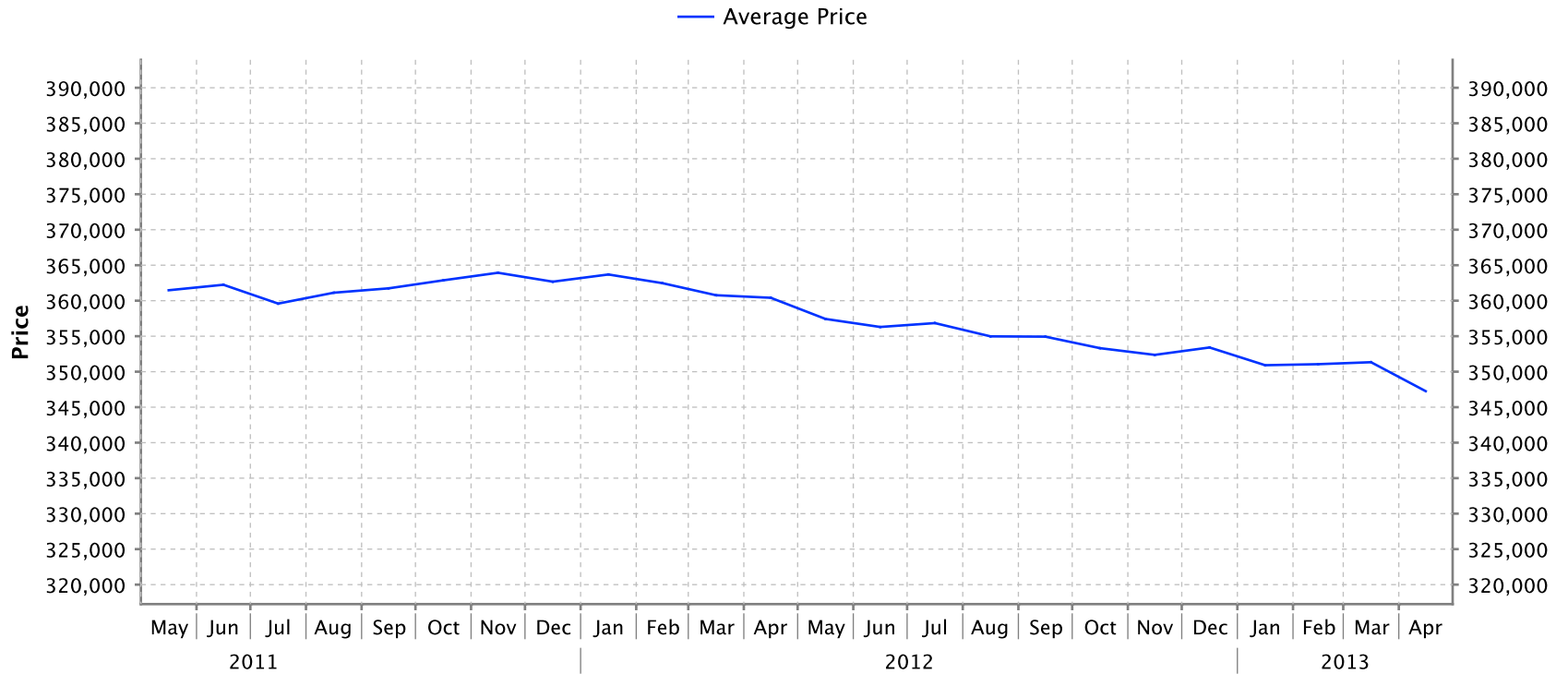


# Nanaimo

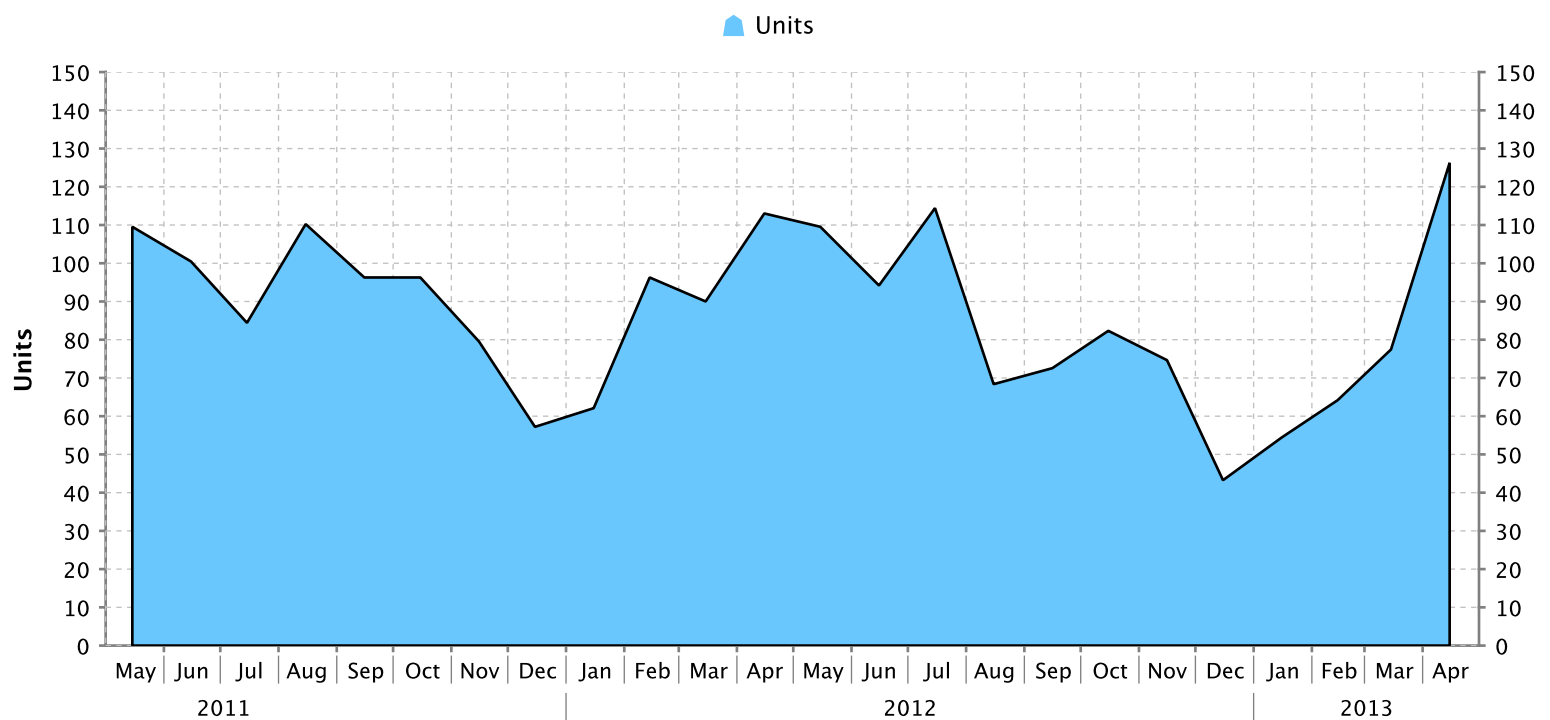
## as at April 30, 2013

### Cumulative Residential Average Single Family Sale Price



NOTE: Figures are based on a "rolling total" from the past 12 months – i.e. 12 months to date instead of the calendar "year to date".

### Single Family Units Reported Sold



## Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
<b>Lots</b>						
Units Listed	28	25	12%	263	218	21%
Units Reported Sold	3	4	-25%	48	73	-34%
Sell/List Ratio	11%	16%		18%	33%	
Reported Sales Dollars	\$481,500	\$840,000	-43%	\$7,342,050	\$11,081,088	-34%
Average Sell Price / Unit	\$160,500	\$210,000	-24%	\$152,959	\$151,796	1%
Median Sell Price	\$168,000			\$153,500		
Sell Price / List Price	95%	95%		92%	94%	
Days to Sell	83	55	52%	118	79	50%
Active Listings	151	92				
<b>Single Family</b>						
Units Listed	229	238	-4%	2,126	2,321	-8%
Units Reported Sold	126	113	12%	977	1,092	-11%
Sell/List Ratio	55%	47%		46%	47%	
Reported Sales Dollars	\$42,145,202	\$41,564,595	1%	\$339,268,406	\$393,566,927	-14%
Average Sell Price / Unit	\$334,486	\$367,828	-9%	\$347,255	\$360,409	-4%
Median Sell Price	\$318,000			\$332,000		
Sell Price / List Price	96%	96%		95%	96%	
Days to Sell	48	53	-10%	55	54	2%
Active Listings	578	610				
<b>Condos (Apt)</b>						
Units Listed	44	97	-55%	532	632	-16%
Units Reported Sold	17	29	-41%	156	207	-25%
Sell/List Ratio	39%	30%		29%	33%	
Reported Sales Dollars	\$4,118,990	\$6,536,800	-37%	\$31,658,258	\$44,717,161	-29%
Average Sell Price / Unit	\$242,294	\$225,407	7%	\$202,938	\$216,025	-6%
Median Sell Price	\$245,000			\$195,000		
Sell Price / List Price	96%	92%		94%	93%	
Days to Sell	79	88	-9%	77	87	-12%
Active Listings	207	238				
<b>Condos (Patio)</b>						
Units Listed	8	5	60%	109	100	9%
Units Reported Sold	13	3	333%	62	57	9%
Sell/List Ratio	162%	60%		57%	57%	
Reported Sales Dollars	\$3,176,300	\$687,000	362%	\$15,869,717	\$15,284,299	4%
Average Sell Price / Unit	\$244,331	\$229,000	7%	\$255,963	\$268,146	-5%
Median Sell Price	\$254,000			\$267,000		
Sell Price / List Price	97%	96%		96%	95%	
Days to Sell	95	64	49%	71	96	-25%
Active Listings	23	29				
<b>Condos (Twnhse)</b>						
Units Listed	49	63	-22%	393	438	-10%
Units Reported Sold	18	17	6%	153	167	-8%
Sell/List Ratio	37%	27%		39%	38%	
Reported Sales Dollars	\$4,112,010	\$4,080,000	1%	\$37,898,354	\$42,678,447	-11%
Average Sell Price / Unit	\$228,445	\$240,000	-5%	\$247,702	\$255,560	-3%
Median Sell Price	\$207,500			\$222,000		
Sell Price / List Price	96%	98%		102%	97%	
Days to Sell	75	55	36%	65	69	-5%
Active Listings	115	141				

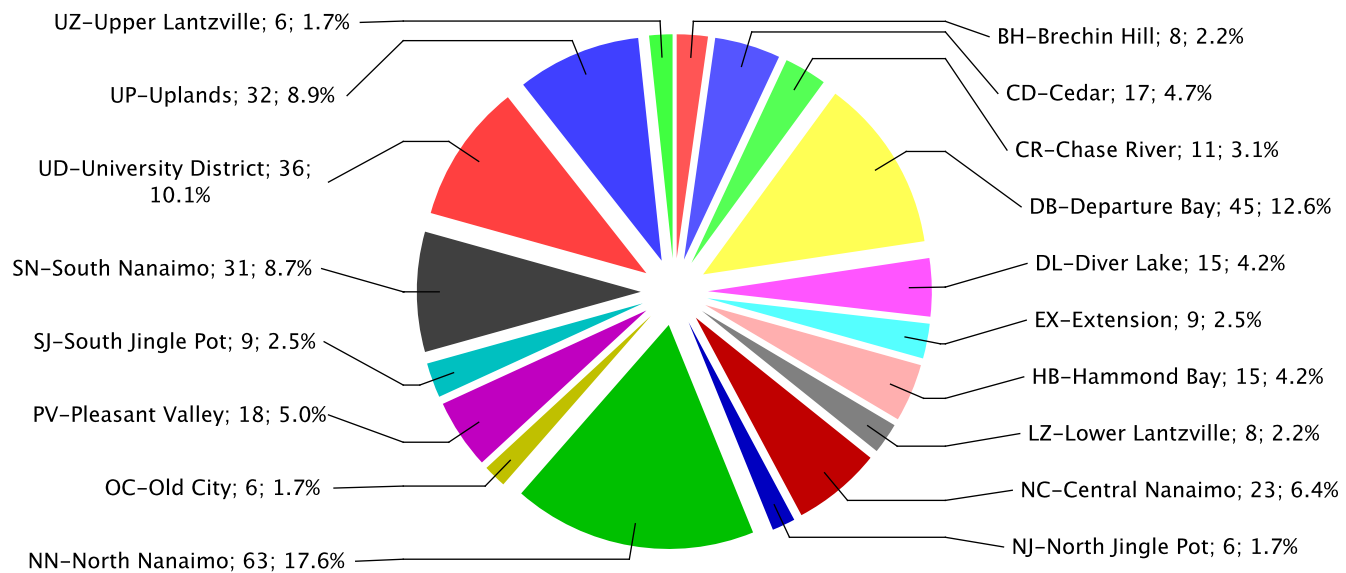
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Apr 30, 2013

	0-150,000	150,001-200,000	200,001-250,000	250,001-300,000	300,001-350,000	350,001-400,000	400,001-450,000	450,001-500,000	500,001-600,000	600,001-700,000	700,001-800,000	800,001-900,000	900,001-1 Mil	OVER 1 Mil	Total
BH-Brechin Hill	0	0	6	2	0	0	0	0	0	0	0	0	0	0	8
CD-Cedar	0	0	1	2	1	3	2	2	1	2	3	0	0	0	17
CR-Chase River	0	0	1	3	1	3	3	0	0	0	0	0	0	0	11
DB-Departure Bay	0	0	2	13	9	8	9	2	0	1	0	1	0	0	45
DL-Diver Lake	0	0	2	4	5	4	0	0	0	0	0	0	0	0	15
EX-Extension	0	0	0	3	1	3	0	0	0	2	0	0	0	0	9
HB-Hammond Bay	0	0	1	0	3	3	2	2	4	0	0	0	0	0	15
LZ-Lower Lantzville	0	0	0	2	2	1	1	0	2	0	0	0	0	0	8
NC-Central Nanaimo	0	3	3	13	4	0	0	0	0	0	0	0	0	0	23
NJ-North Jingle Pot	0	0	0	0	1	2	0	0	2	0	0	1	0	0	6
NN-North Nanaimo	0	1	1	8	10	15	4	6	11	3	3	0	0	1	63
OC-Old City	0	1	1	2	1	0	1	0	0	0	0	0	0	0	6
PV-Pleasant Valley	0	0	0	2	9	5	1	0	0	1	0	0	0	0	18
SJ-South Jingle Pot	0	0	0	0	4	4	0	0	1	0	0	0	0	0	9
SN-South Nanaimo	0	9	9	6	4	2	1	0	0	0	0	0	0	0	31
UD-University District	2	2	5	12	6	3	4	0	2	0	0	0	0	0	36
UP-Uplands	0	2	5	13	9	1	0	1	0	0	0	0	0	1	32
UZ-Upper Lantzville	0	0	0	1	2	1	2	0	0	0	0	0	0	0	6
<b>Zone 4 TOTALS</b>	<b>2</b>	<b>18</b>	<b>37</b>	<b>86</b>	<b>72</b>	<b>58</b>	<b>30</b>	<b>13</b>	<b>23</b>	<b>9</b>	<b>6</b>	<b>2</b>	<b>0</b>	<b>2</b>	<b>358</b>

## Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to April 30, 2013 = 358

# GABRIOLA ISLAND

## Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
<b>Lots</b>						
Units Listed	2	4	-50%	36	37	-3%
Units Reported Sold	1	2	-50%	11	12	-8%
Sell/List Ratio	50%	50%		31%	32%	
Reported Sales Dollars	\$38,000	\$197,000	-81%	\$1,050,500	\$1,207,000	-13%
Average Sell Price / Unit	\$38,000	\$98,500	-61%	\$95,500	\$100,583	-5%
Median Sell Price	\$38,000			\$105,000		
Sell Price / List Price	95%	97%		84%	90%	
Days to Sell	141	16	810%	253	74	242%
Active Listings	23	27				
<b>Single Family</b>						
Units Listed	15	14	7%	123	103	19%
Units Reported Sold	8	2	300%	41	28	46%
Sell/List Ratio	53%	14%		33%	27%	
Reported Sales Dollars	\$2,145,900	\$583,000	268%	\$11,755,300	\$8,665,009	36%
Average Sell Price / Unit	\$268,238	\$291,500	-8%	\$286,715	\$309,465	-7%
Median Sell Price	\$318,000			\$278,000		
Sell Price / List Price	91%	96%		94%	95%	
Days to Sell	165	20	748%	109	92	18%
Active Listings	50	54				

**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

### Cumulative Residential Average Single Family Sale Price

