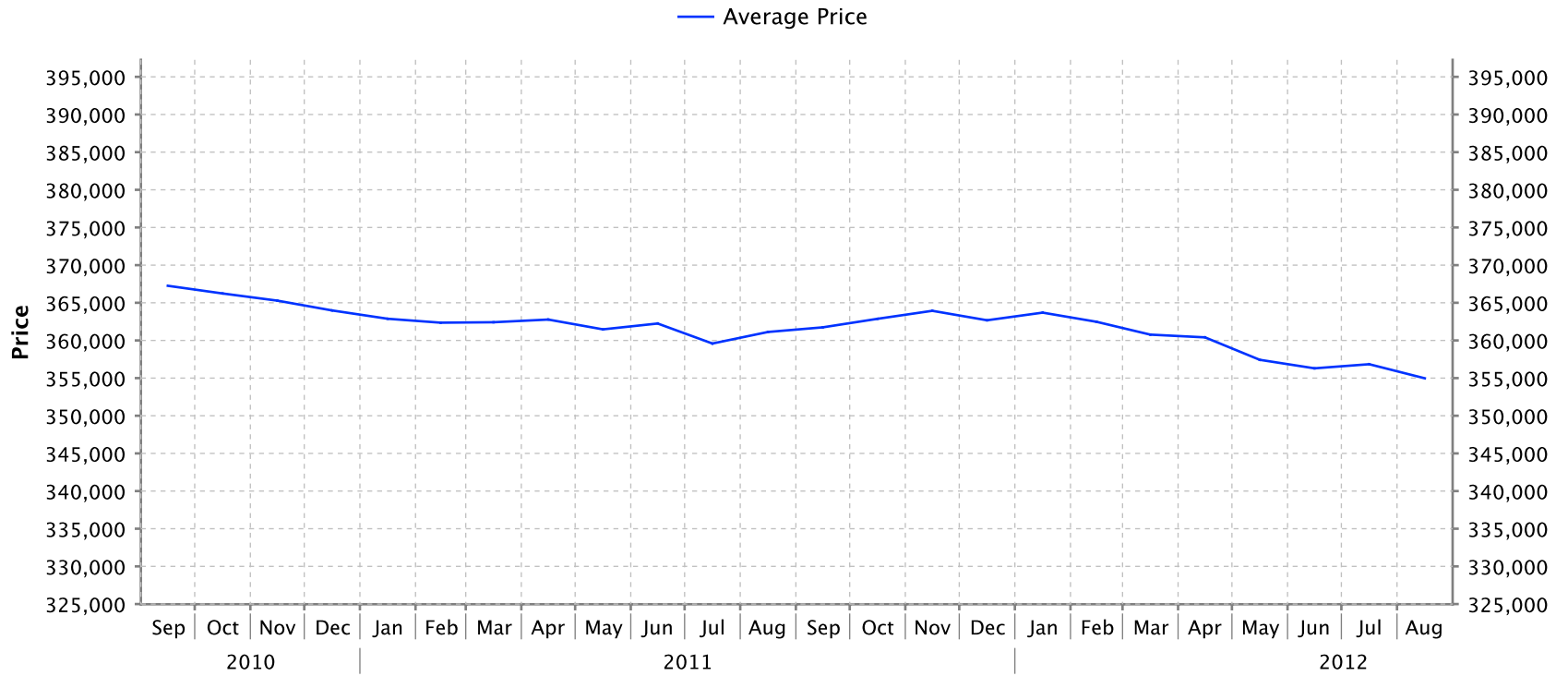


Nanaimo

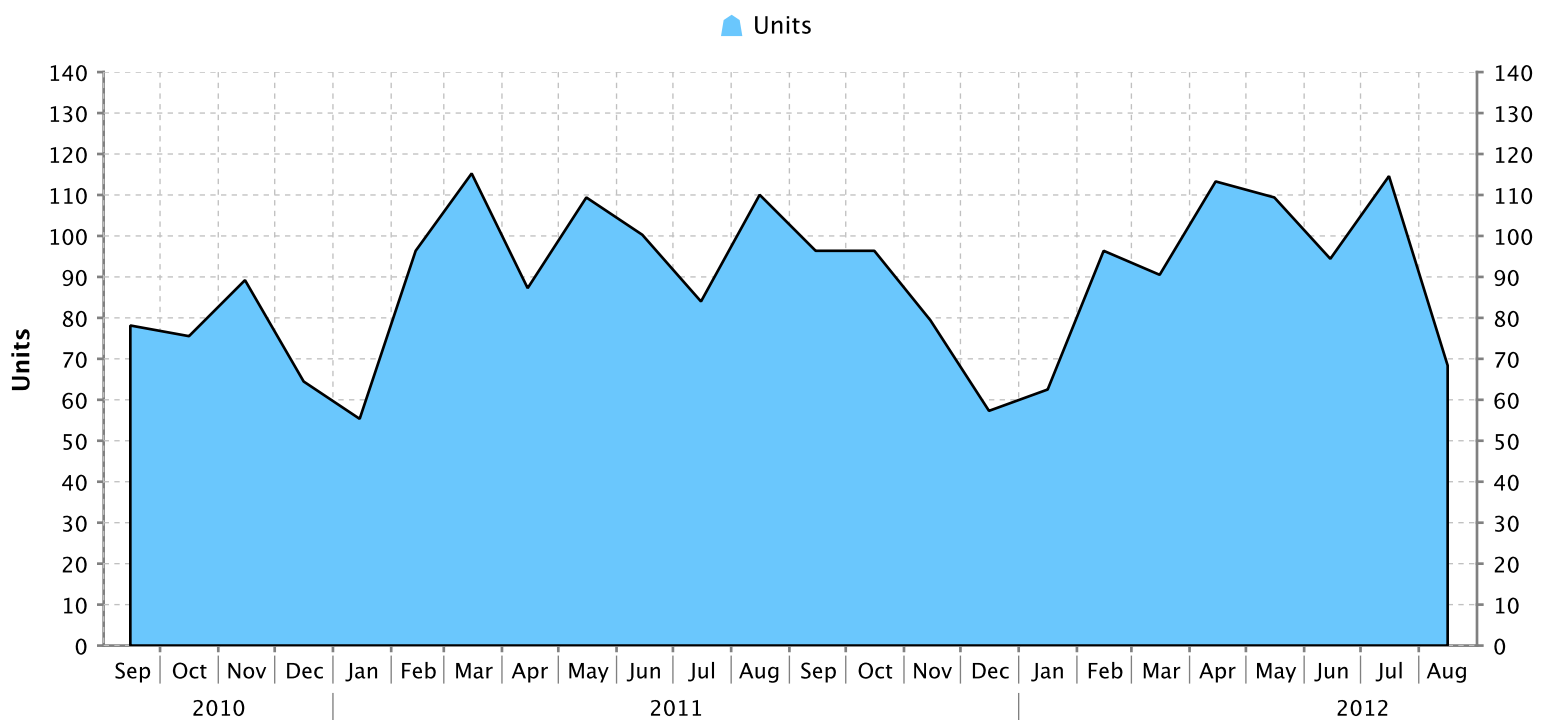
as at August 31, 2012

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
Lots						
Units Listed	17	15	13%	214	217	-1%
Units Reported Sold	2	1	100%	63	75	-16%
Sell/List Ratio	12%	7%		29%	35%	
Reported Sales Dollars	\$358,500	\$85,000	322%	\$9,724,138	\$12,178,950	-20%
Average Sell Price / Unit	\$179,250	\$85,000	111%	\$154,351	\$162,386	-5%
Median Sell Price	\$179,250			\$153,750		
Sell Price / List Price	89%	81%		94%	94%	
Days to Sell	478	169	183%	114	80	43%
Active Listings	142	106				
Single Family						
Units Listed	199	206	-3%	2,286	2,327	-2%
Units Reported Sold	68	110	-38%	1,074	1,071	0%
Sell/List Ratio	34%	53%		47%	46%	
Reported Sales Dollars	\$23,217,545	\$40,215,119	-42%	\$381,240,844	\$386,873,252	-1%
Average Sell Price / Unit	\$341,434	\$365,592	-7%	\$354,973	\$361,226	-2%
Median Sell Price	\$346,000			\$345,000		
Sell Price / List Price	95%	96%		95%	95%	
Days to Sell	46	45	2%	55	56	-3%
Active Listings	661	691				
Condos (Apt)						
Units Listed	35	37	-5%	643	643	0%
Units Reported Sold	13	14	-7%	206	212	-3%
Sell/List Ratio	37%	38%		32%	33%	
Reported Sales Dollars	\$2,425,900	\$3,484,354	-30%	\$42,426,447	\$46,933,778	-10%
Average Sell Price / Unit	\$186,608	\$248,882	-25%	\$205,954	\$221,386	-7%
Median Sell Price	\$201,200			\$197,500		
Sell Price / List Price	92%	96%		93%	94%	
Days to Sell	82	105	-21%	83	87	-5%
Active Listings	226	206				
Condos (Patio)						
Units Listed	5	10	-50%	109	96	14%
Units Reported Sold	2	4	-50%	59	49	20%
Sell/List Ratio	40%	40%		54%	51%	
Reported Sales Dollars	\$604,000	\$1,148,000	-47%	\$15,157,566	\$13,675,753	11%
Average Sell Price / Unit	\$302,000	\$287,000	5%	\$256,908	\$279,097	-8%
Median Sell Price	\$287,000			\$271,500		
Sell Price / List Price	97%	102%		96%	97%	
Days to Sell	30	184	-84%	75	90	-17%
Active Listings	29	29				
Condos (Twnhse)						
Units Listed	30	34	-12%	434	464	-6%
Units Reported Sold	9	14	-36%	155	157	-1%
Sell/List Ratio	30%	41%		36%	34%	
Reported Sales Dollars	\$2,165,518	\$3,705,047	-42%	\$38,964,220	\$40,663,222	-4%
Average Sell Price / Unit	\$240,613	\$264,646	-9%	\$251,382	\$259,001	-3%
Median Sell Price	\$176,750			\$229,667		
Sell Price / List Price	96%	97%		96%	102%	
Days to Sell	79	110	-28%	70	67	4%
Active Listings	133	159				

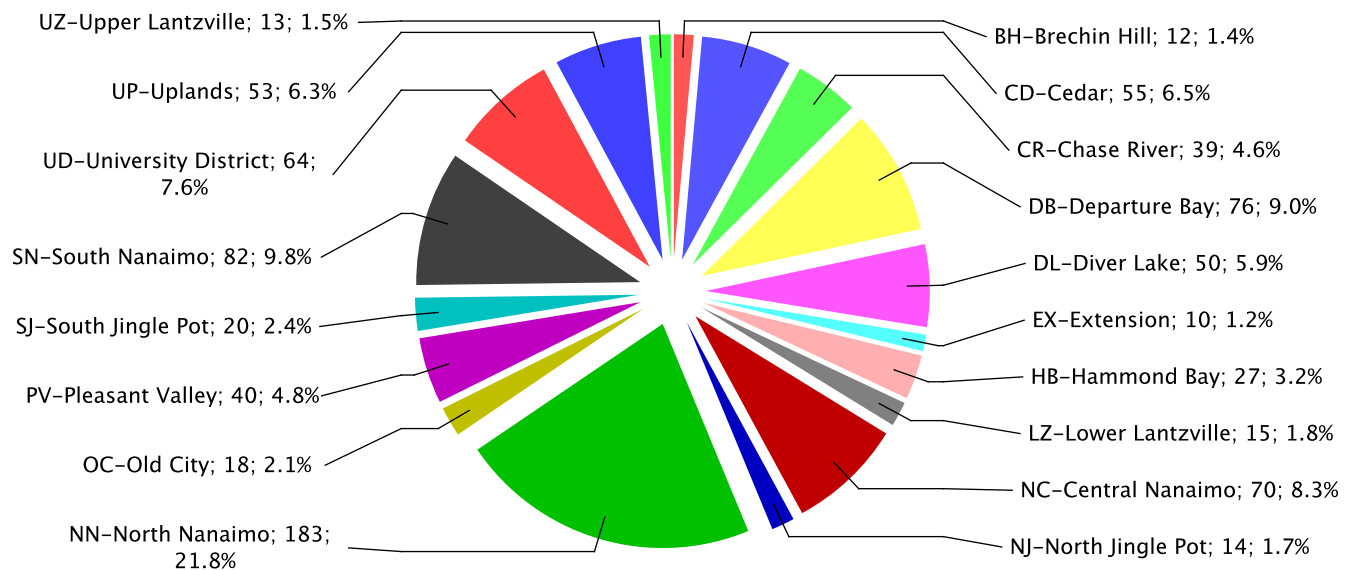
PLEASE NOTE: SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Aug 31, 2012

	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	4	4	3	1	0	0	0	0	0	0	0	0	12
CD-Cedar	2	0	4	5	13	7	5	5	7	0	3	1	0	3	55
CR-Chase River	0	0	2	10	8	6	9	3	0	1	0	0	0	0	39
DB-Departure Bay	0	0	5	13	26	20	4	4	0	2	0	1	0	1	76
DL-Diver Lake	0	1	2	14	15	12	4	2	0	0	0	0	0	0	50
EX-Extension	0	0	3	1	1	2	1	0	1	1	0	0	0	0	10
HB-Hammond Bay	0	3	0	2	4	5	5	4	3	0	0	0	1	0	27
LZ-Lower Lantzville	0	0	0	2	1	6	2	2	0	2	0	0	0	0	15
NC-Central Nanaimo	2	1	20	26	17	4	0	0	0	0	0	0	0	0	70
NJ-North Jingle Pot	0	0	0	1	1	1	4	2	3	0	1	1	0	0	14
NN-North Nanaimo	0	0	3	4	27	51	37	24	22	8	4	0	3	0	183
OC-Old City	2	2	1	3	5	4	0	1	0	0	0	0	0	0	18
PV-Pleasant Valley	0	2	0	3	17	7	9	1	0	0	1	0	0	0	40
SJ-South Jingle Pot	0	0	0	2	2	2	6	6	1	1	0	0	0	0	20
SN-South Nanaimo	1	8	18	22	15	12	5	0	1	0	0	0	0	0	82
UD-University District	0	5	13	12	9	7	13	3	2	0	0	0	0	0	64
UP-Uplands	0	0	4	17	10	11	6	3	0	0	1	0	1	0	53
UZ-Upper Lantzville	0	1	1	0	1	5	2	0	3	0	0	0	0	0	13
Zone 4 TOTALS	7	23	80	141	175	163	112	60	43	15	10	3	5	4	841

Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to August 31, 2012 = 841

GABRIOLA ISLAND

Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Lots						
Units Listed	2	4	-50%	40	33	21%
Units Reported Sold	3	0		14	10	40%
Sell/List Ratio	150%	0%		35%	30%	
Reported Sales Dollars	\$306,000	\$0		\$1,406,500	\$1,105,000	27%
Average Sell Price / Unit	\$102,000			\$100,464	\$110,500	-9%
Median Sell Price	\$90,500			\$95,000		
Sell Price / List Price	85%			90%	88%	
Days to Sell	67			98	110	-10%
Active Listings	32	27				
Single Family						
Units Listed	14	8	75%	116	94	23%
Units Reported Sold	4	4	0%	32	30	7%
Sell/List Ratio	29%	50%		28%	32%	
Reported Sales Dollars	\$1,342,000	\$1,153,500	16%	\$9,928,349	\$9,200,060	8%
Average Sell Price / Unit	\$335,500	\$288,375	16%	\$310,261	\$306,669	1%
Median Sell Price	\$337,000			\$319,000		
Sell Price / List Price	94%	95%		95%	94%	
Days to Sell	162	34	371%	120	90	34%
Active Listings	70	46				

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

