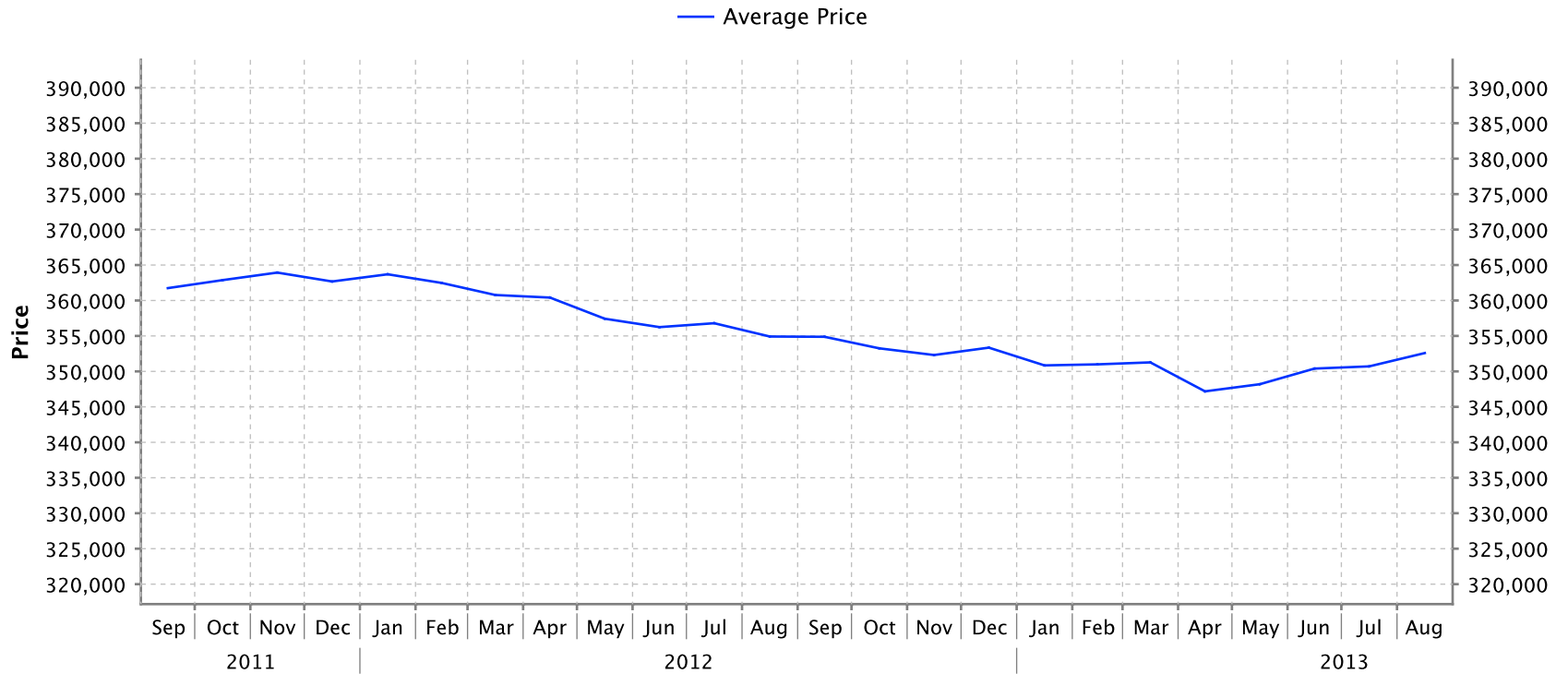


Nanaimo

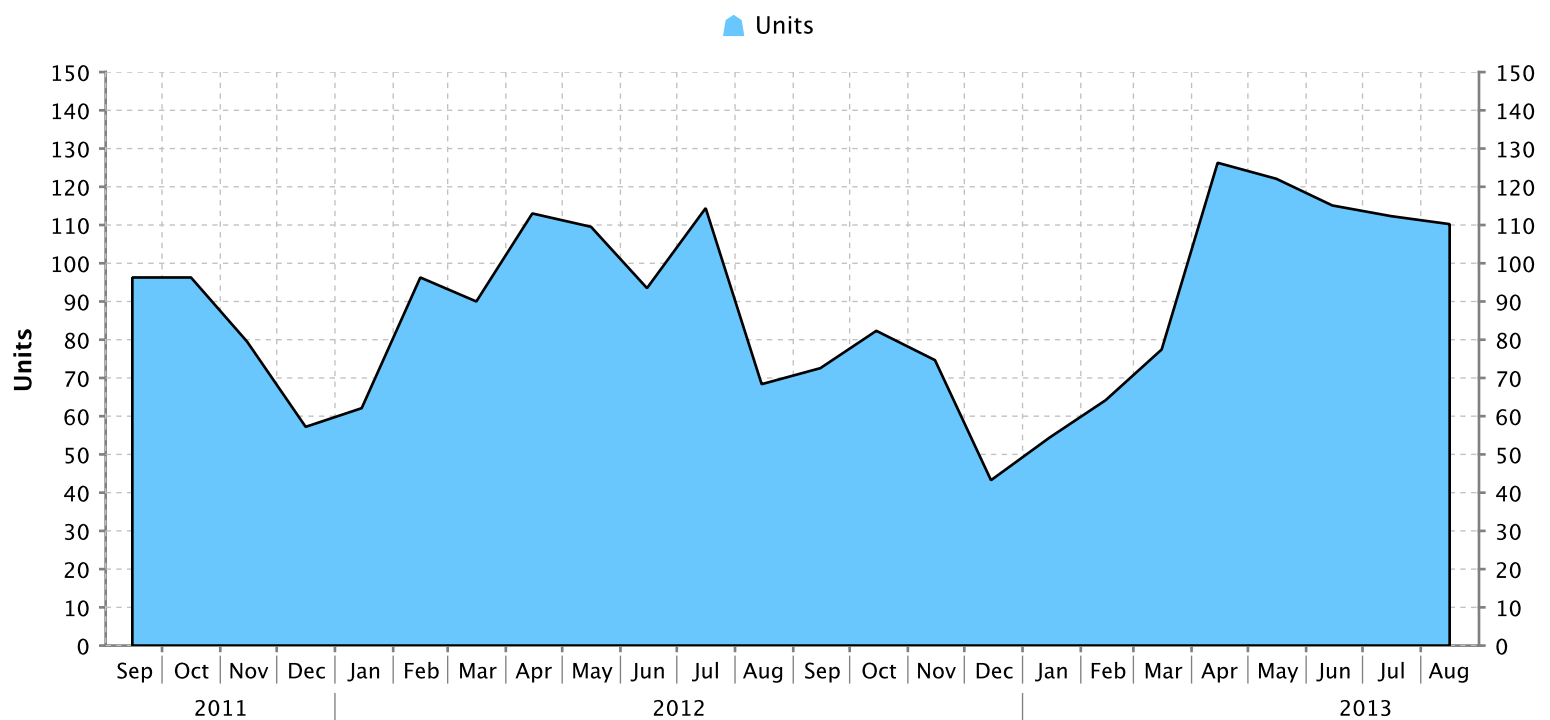
as at August 31, 2013

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
Lots						
Units Listed	18	18	0%	275	215	28%
Units Reported Sold	3	2	50%	49	63	-22%
Sell/List Ratio	17%	11%		18%	29%	
Reported Sales Dollars	\$490,900	\$358,500	37%	\$7,662,300	\$9,724,138	-21%
Average Sell Price / Unit	\$163,633	\$179,250	-9%	\$156,373	\$154,351	1%
Median Sell Price	\$164,000			\$159,900		
Sell Price / List Price	99%	89%		93%	94%	
Days to Sell	116	478	-76%	76	114	-33%
Active Listings	163	143				
Single Family						
Units Listed	144	198	-27%	2,037	2,285	-11%
Units Reported Sold	110	68	62%	1,051	1,073	-2%
Sell/List Ratio	76%	34%		52%	47%	
Reported Sales Dollars	\$39,922,714	\$23,217,545	72%	\$370,570,230	\$380,826,192	-3%
Average Sell Price / Unit	\$362,934	\$341,434	6%	\$352,588	\$354,917	-1%
Median Sell Price	\$347,500			\$337,500		
Sell Price / List Price	94%	95%		95%	95%	
Days to Sell	64	46	39%	55	55	1%
Active Listings	561	660				
Condos (Apt)						
Units Listed	40	35	14%	481	643	-25%
Units Reported Sold	20	13	54%	155	206	-25%
Sell/List Ratio	50%	37%		32%	32%	
Reported Sales Dollars	\$4,134,526	\$2,425,900	70%	\$33,341,016	\$42,426,447	-21%
Average Sell Price / Unit	\$206,726	\$186,608	11%	\$215,103	\$205,954	4%
Median Sell Price	\$195,000			\$195,000		
Sell Price / List Price	95%	92%		94%	93%	
Days to Sell	50	82	-39%	76	83	-8%
Active Listings	180	226				
Condos (Patio)						
Units Listed	6	5	20%	101	109	-7%
Units Reported Sold	7	2	250%	66	58	14%
Sell/List Ratio	117%	40%		65%	53%	
Reported Sales Dollars	\$2,276,700	\$604,000	277%	\$18,168,647	\$14,884,566	22%
Average Sell Price / Unit	\$325,243	\$302,000	8%	\$275,283	\$256,630	7%
Median Sell Price	\$310,000			\$279,000		
Sell Price / List Price	100%	97%		97%	96%	
Days to Sell	54	30	79%	70	76	-8%
Active Listings	20	29				
Condos (Twnhse)						
Units Listed	35	30	17%	399	434	-8%
Units Reported Sold	15	9	67%	165	155	6%
Sell/List Ratio	43%	30%		41%	36%	
Reported Sales Dollars	\$3,652,716	\$2,165,518	69%	\$40,569,606	\$38,964,220	4%
Average Sell Price / Unit	\$243,514	\$240,613	1%	\$245,876	\$251,382	-2%
Median Sell Price	\$239,000			\$225,000		
Sell Price / List Price	97%	96%		101%	96%	
Days to Sell	49	79	-38%	60	70	-14%
Active Listings	127	133				

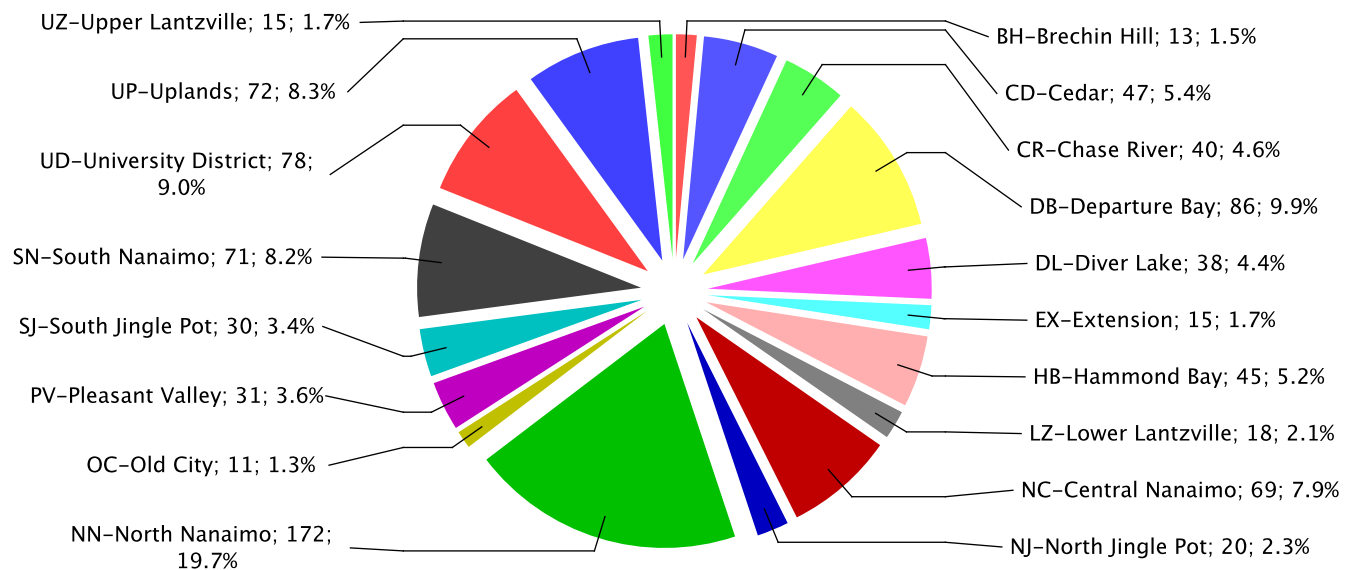
PLEASE NOTE: SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Aug 31, 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	9	3	1	0	0	0	0	0	0	0	0	0	13
CD-Cedar	0	2	4	4	5	8	8	5	6	2	3	0	0	0	47
CR-Chase River	0	0	2	8	10	10	5	3	2	0	0	0	0	0	40
DB-Departure Bay	0	0	2	21	20	15	19	7	0	1	0	1	0	0	86
DL-Diver Lake	0	2	5	11	12	8	0	0	0	0	0	0	0	0	38
EX-Extension	0	1	0	4	1	5	0	0	0	3	1	0	0	0	15
HB-Hammond Bay	0	1	1	1	7	8	6	7	8	1	1	1	1	2	45
LZ-Lower Lantzville	0	0	0	2	3	4	3	0	5	0	0	0	0	1	18
NC-Central Nanaimo	2	9	15	30	9	3	1	0	0	0	0	0	0	0	69
NJ-North Jingle Pot	0	0	0	0	5	4	2	0	4	4	0	1	0	0	20
NN-North Nanaimo	0	1	4	14	24	40	24	15	32	10	4	1	1	2	172
OC-Old City	1	2	1	2	3	0	1	0	1	0	0	0	0	0	11
PV-Pleasant Valley	0	0	1	4	14	8	3	0	0	1	0	0	0	0	31
SJ-South Jingle Pot	0	0	1	2	10	10	3	2	2	0	0	0	0	0	30
SN-South Nanaimo	3	17	18	14	12	5	2	0	0	0	0	0	0	0	71
UD-University District	3	2	14	19	13	13	9	0	3	1	1	0	0	0	78
UP-Uplands	0	2	10	27	17	8	4	2	0	0	0	1	0	1	72
UZ-Upper Lantzville	0	0	0	1	4	2	2	2	2	2	0	0	0	0	15
Zone 4 TOTALS	9	39	87	167	170	151	92	43	65	25	10	5	2	6	871

Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to August 31, 2013 = 871

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	4	2	100%	35	40	-12%
Units Reported Sold	1	3	-67%	10	14	-29%
Sell/List Ratio	25%	150%		29%	35%	
Reported Sales Dollars	\$52,000	\$306,000	-83%	\$1,008,625	\$1,406,500	-28%
Average Sell Price / Unit	\$52,000	\$102,000	-49%	\$100,862	\$100,464	0%
Median Sell Price	\$52,000			\$120,000		
Sell Price / List Price	95%	85%		86%	90%	
Days to Sell	5	67	-93%	273	98	177%
Active Listings	28	32				
Single Family						
Units Listed	11	14	-21%	115	116	-1%
Units Reported Sold	8	4	100%	47	32	47%
Sell/List Ratio	73%	29%		41%	28%	
Reported Sales Dollars	\$2,134,000	\$1,342,000	59%	\$12,962,020	\$9,928,349	31%
Average Sell Price / Unit	\$266,750	\$335,500	-20%	\$275,788	\$310,261	-11%
Median Sell Price	\$260,000			\$260,000		
Sell Price / List Price	91%	94%		93%	95%	
Days to Sell	58	162	-65%	91	120	-24%
Active Listings	50	70				

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

