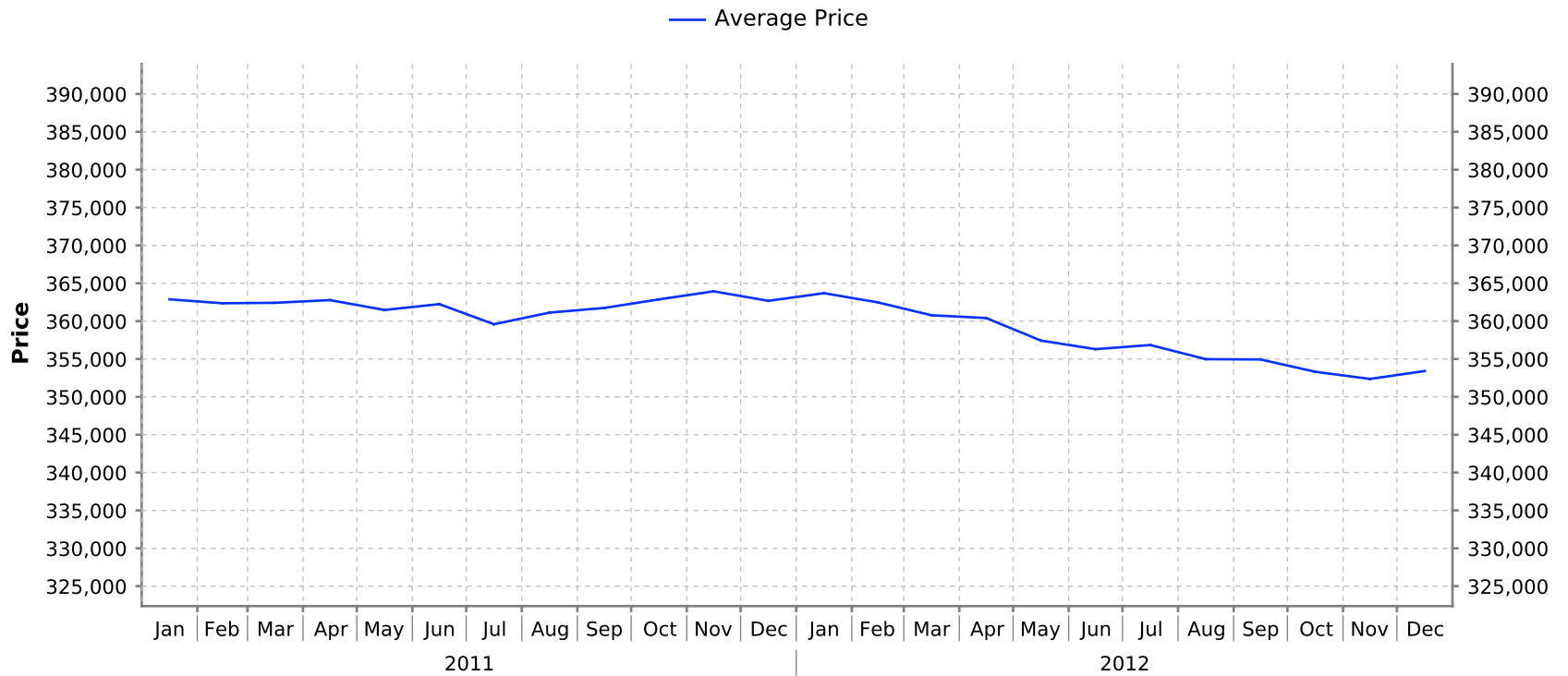


Nanaimo

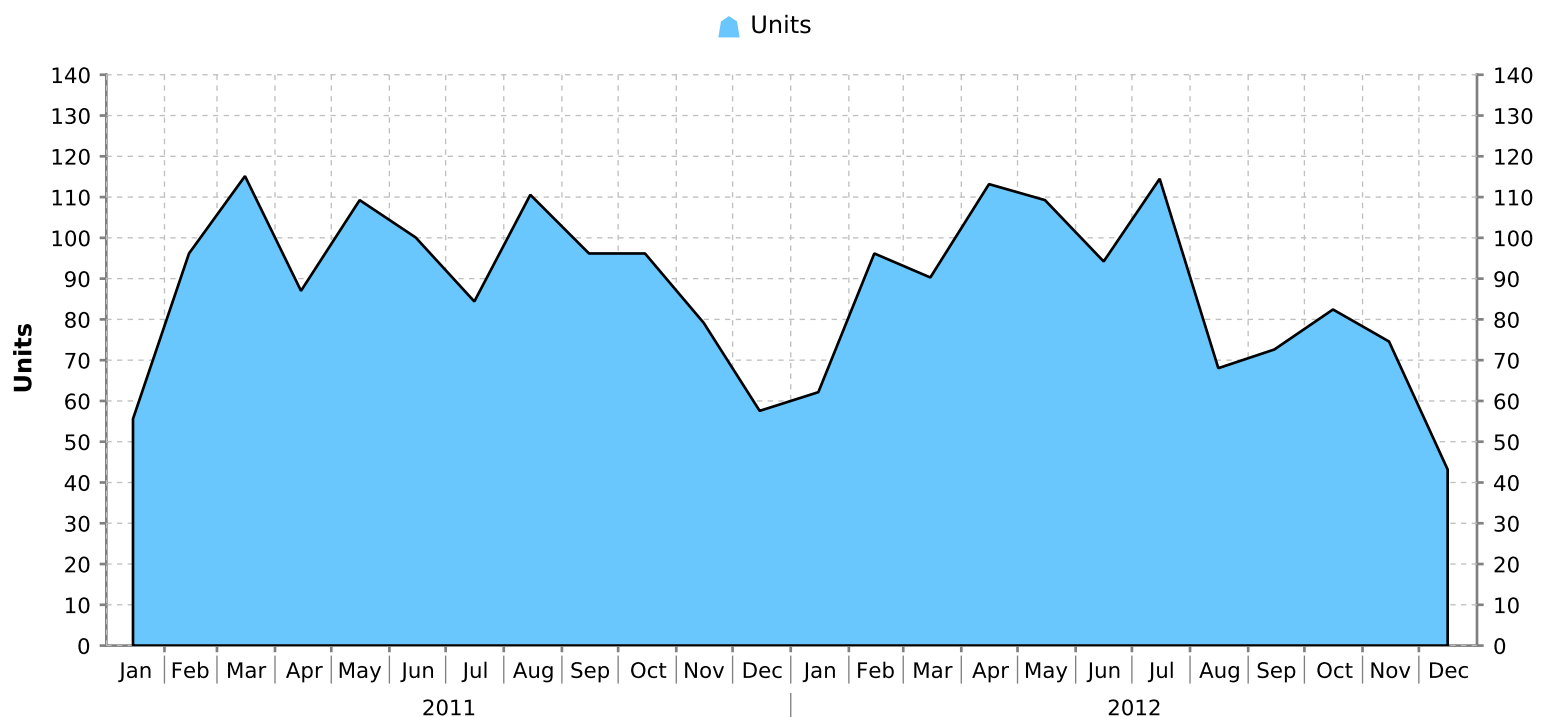
as at December 31, 2012

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	5	10	-50%	226	224	1%
Units Reported Sold	1	5	-80%	64	64	0%
Sell/List Ratio	20%	50%		28%	29%	
Reported Sales Dollars	\$165,000	\$850,500	-81%	\$9,860,038	\$10,340,150	-5%
Average Sell Price / Median Sell Price	\$165,000	\$170,100	-3%	\$154,063 \$150,000	\$161,565	-5%
Sell Price / List Price	99%	95%		93%	95%	
Days to Sell	68	101	-33%	104	82	26%
Active Listings	121	74				
Single Family						
Units Listed	70	78	-10%	2,214	2,353	-6%
Units Reported Sold	43	57	-25%	1,017	1,087	-6%
Sell/List Ratio	61%	73%		46%	46%	
Reported Sales Dollars	\$15,069,697	\$18,946,778	-20%	\$359,415,817	\$394,646,831	-9%
Average Sell Price / Median Sell Price	\$350,458 \$332,000	\$332,400	5%	\$353,408 \$344,200	\$363,061	-3%
Sell Price / List Price	94%	95%		95%	96%	
Days to Sell	68	55	23%	53	56	-5%
Active Listings	420	414				
Condos (Apt)						
Units Listed	13	13	0%	625	613	2%
Units Reported Sold	6	13	-54%	190	213	-11%
Sell/List Ratio	46%	100%		30%	35%	
Reported Sales Dollars	\$1,339,000	\$2,603,500	-49%	\$39,044,018	\$46,255,086	-16%
Average Sell Price / Median Sell Price	\$223,167 \$237,000	\$200,269	11%	\$205,495 \$204,000	\$217,160	-5%
Sell Price / List Price	94%	90%		93%	94%	
Days to Sell	113	81	40%	85	89	-5%
Active Listings	177	167				
Condos (Patio)						
Units Listed	7	5	40%	117	95	23%
Units Reported Sold	3	5	-40%	55	56	-2%
Sell/List Ratio	43%	100%		47%	59%	
Reported Sales Dollars	\$1,043,746	\$1,244,000	-16%	\$14,438,717	\$15,273,099	-5%
Average Sell Price / Median Sell Price	\$347,915 \$337,873	\$248,800	40%	\$262,522 \$273,250	\$272,734	-4%
Sell Price / List Price	102%	92%		97%	95%	
Days to Sell	27	109	-75%	55	105	-48%
Active Listings	29	18				
Condos (Twnhse)						
Units Listed	13	17	-24%	418	468	-11%
Units Reported Sold	12	7	71%	138	173	-20%
Sell/List Ratio	92%	41%		33%	37%	
Reported Sales Dollars	\$3,191,664	\$1,934,810	65%	\$34,003,345	\$45,249,821	-25%
Average Sell Price / Median Sell Price	\$265,972 \$250,000	\$276,401	-4%	\$246,401 \$221,500	\$261,560	-6%
Sell Price / List Price	96%	95%		96%	102%	
Days to Sell	47	70	-33%	62	73	-15%
Active Listings	93	133				

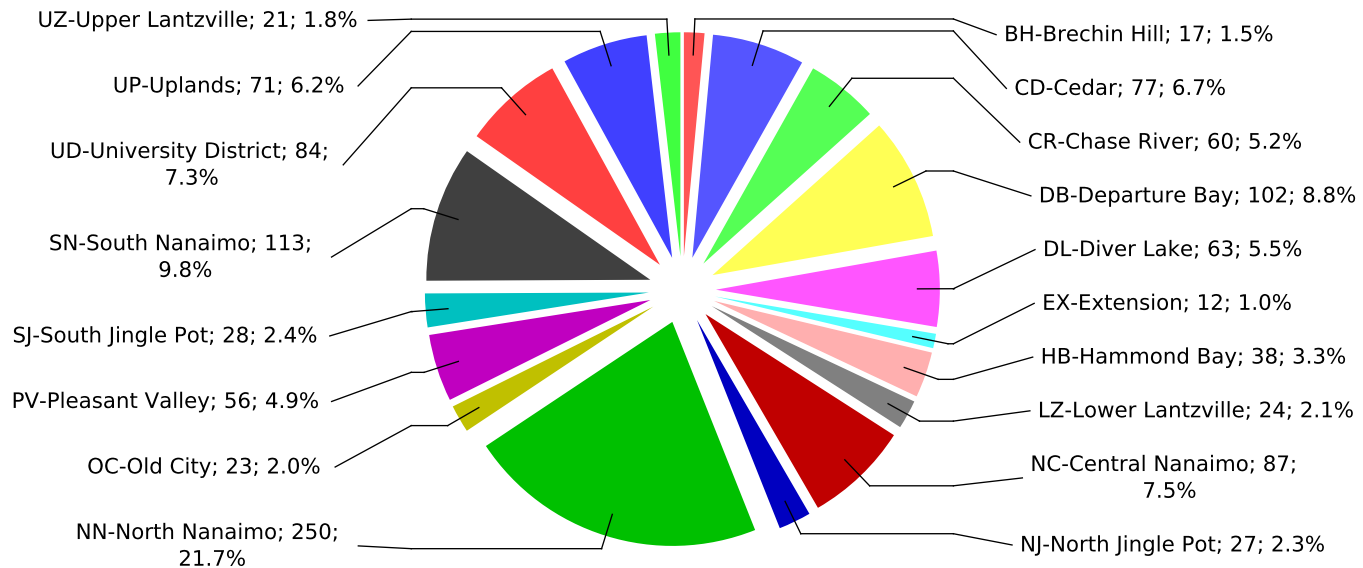
PLEASE SINGLE property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Dec 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	1	4	6	5	1	0	0	0	0	0	0	0	0	17
CD-Cedar	3	2	4	10	18	7	6	6	9	3	4	1	1	3	77
CR-Chase River	0	0	5	13	14	10	12	3	1	1	1	0	0	0	60
DB-Departure Bay	0	0	9	17	30	28	7	6	1	2	0	1	0	1	102
DL-Diver Lake	0	2	2	17	17	17	5	3	0	0	0	0	0	0	63
EX-Extension	1	0	3	1	1	2	1	0	2	1	0	0	0	0	12
HB-Hammond Bay	0	3	0	3	6	8	7	4	4	0	0	0	1	2	38
LZ-Lower Lantzville	0	0	1	2	3	6	3	2	1	4	0	0	1	1	24
NC-Central Nanaimo	2	7	23	31	19	4	1	0	0	0	0	0	0	0	87
NJ-North Jingle Pot	0	0	0	1	2	5	5	2	6	2	2	2	0	0	27
NN-North Nanaimo	0	0	4	11	37	65	49	33	32	9	5	1	3	1	250
OC-Old City	3	3	2	4	6	4	0	1	0	0	0	0	0	0	23
PV-Pleasant Valley	0	2	0	8	20	11	11	2	1	0	1	0	0	0	56
SJ-South Jingle Pot	0	0	0	3	4	3	8	6	3	1	0	0	0	0	28
SN-South Nanaimo	5	11	26	29	22	13	6	0	1	0	0	0	0	0	113
UD-University District	0	6	18	15	10	8	18	6	3	0	0	0	0	0	84
UP-Uplands	0	0	5	25	16	13	7	3	0	0	1	0	1	0	71
UZ-Upper Lantzville	0	1	1	0	1	5	3	1	7	1	1	0	0	0	21
Zone 4 TOTALS	14	38	107	196	231	210	149	78	71	24	15	5	7	8	1,153

Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to December 31, 2012 = 1,153

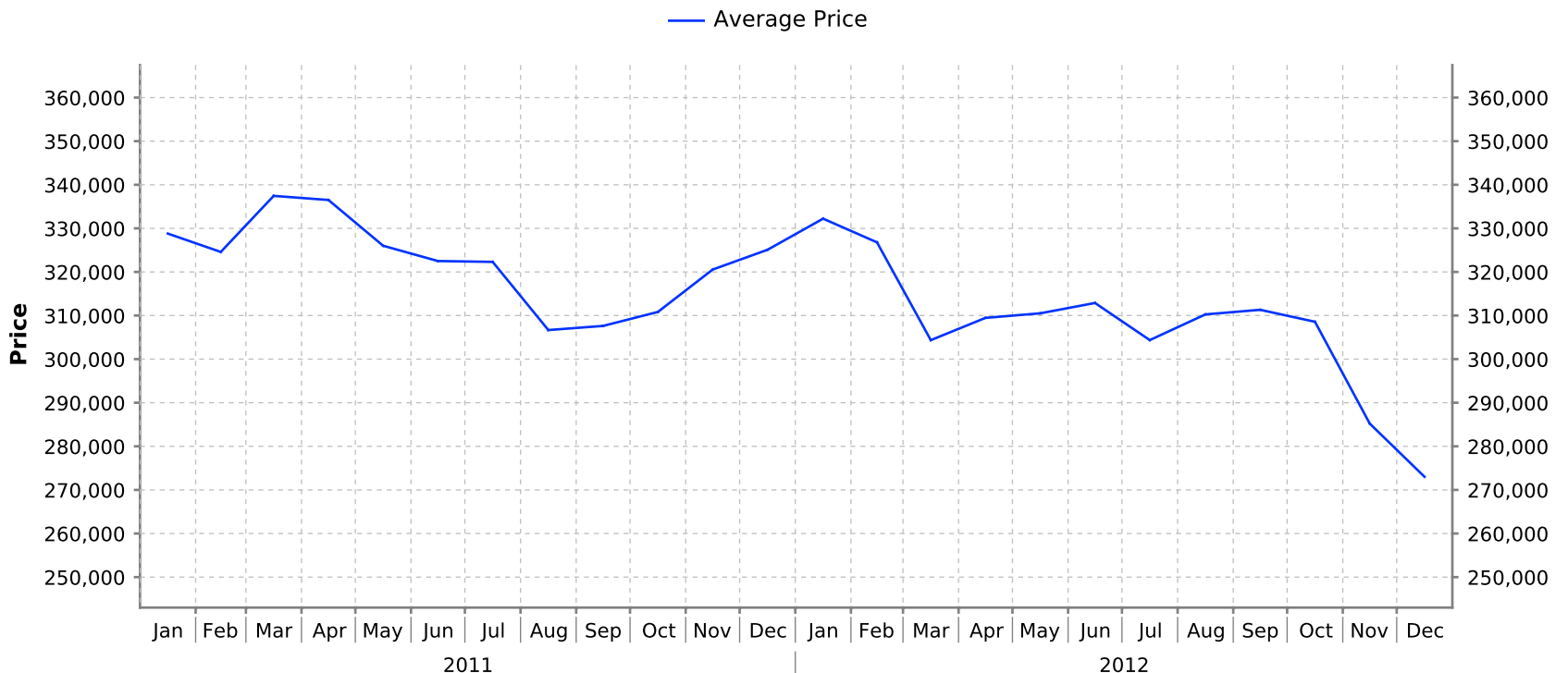
GABRIOLA ISLAND

Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Lots						
Units Listed	0	0		39	40	-2%
Units Reported Sold	0	0		11	12	-8%
Sell/List Ratio				28%	30%	
Reported Sales Dollars	\$0	\$0		\$1,039,000	\$1,285,000	-19%
Average Sell Price /				\$94,455	\$107,083	-12%
Median Sell Price				\$100,000		
Sell Price / List Price				86%	88%	
Days to Sell				180	90	101%
Active Listings	23	25				
Single Family						
Units Listed	5	3	67%	126	93	35%
Units Reported Sold	2	2	0%	34	30	13%
Sell/List Ratio	40%	67%		27%	32%	
Reported Sales Dollars	\$362,000	\$777,000	-53%	\$9,282,249	\$9,752,260	-5%
Average Sell Price /	\$181,000	\$388,500	-53%	\$273,007	\$325,075	-16%
Median Sell Price	\$182,000			\$288,000		
Sell Price / List Price	95%	95%		94%	94%	
Days to Sell	24	180	-86%	105	89	18%
Active Listings	45	30				

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Cumulative Residential Average Single Family Sale Price



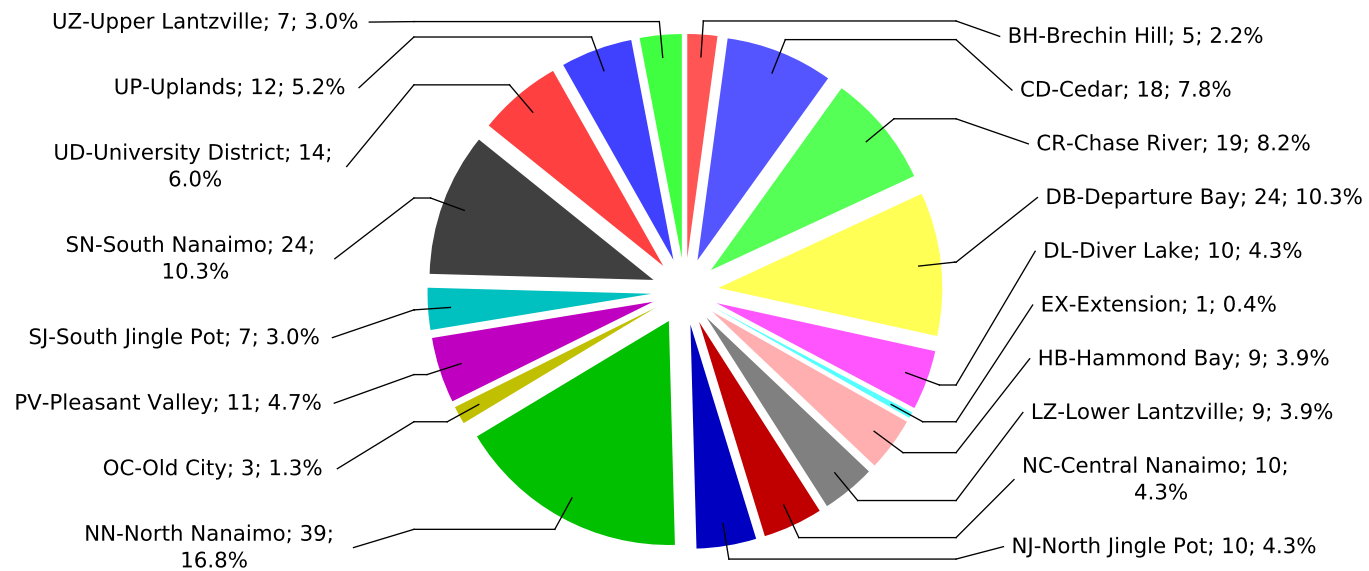
4th Quarter 2012

MLS® Single Family Sales Analysis

Unconditional Sales from October 1 to Dec 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	1	0	2	2	0	0	0	0	0	0	0	0	0	5
CD-Cedar	1	2	0	4	4	0	1	1	2	2	0	0	1	0	18
CR-Chase River	0	0	3	3	6	4	3	0	0	0	0	0	0	0	19
DB-Departure Bay	0	0	4	3	4	8	3	1	1	0	0	0	0	0	24
DL-Diver Lake	0	0	0	3	2	4	1	0	0	0	0	0	0	0	10
EX-Extension	0	0	0	0	0	0	0	0	1	0	0	0	0	0	1
HB-Hammond Bay	0	0	0	1	1	3	1	0	1	0	0	0	0	2	9
LZ-Lower Lantzville	0	0	1	0	2	0	1	0	1	2	0	0	1	1	9
NC-Central Nanaimo	0	5	2	2	1	0	0	0	0	0	0	0	0	0	10
NJ-North Jingle Pot	0	0	0	0	1	3	1	0	2	2	0	1	0	0	10
NN-North Nanaimo	0	0	1	5	3	6	9	7	5	1	0	1	0	1	39
OC-Old City	1	1	0	1	0	0	0	0	0	0	0	0	0	0	3
PV-Pleasant Valley	0	0	0	3	2	3	1	1	1	0	0	0	0	0	11
SJ-South Jingle Pot	0	0	0	1	2	1	2	0	1	0	0	0	0	0	7
SN-South Nanaimo	3	3	7	4	5	1	1	0	0	0	0	0	0	0	24
UD-University District	0	1	3	3	0	1	5	0	1	0	0	0	0	0	14
UP-Uplands	0	0	1	4	6	0	1	0	0	0	0	0	0	0	12
UZ-Upper Lantzville	0	0	0	0	0	0	1	1	3	1	1	0	0	0	7
Zone 4 TOTALS	5	13	22	39	41	34	31	11	19	8	1	2	2	4	232

Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales October 1 to December 31, 2012 = 232