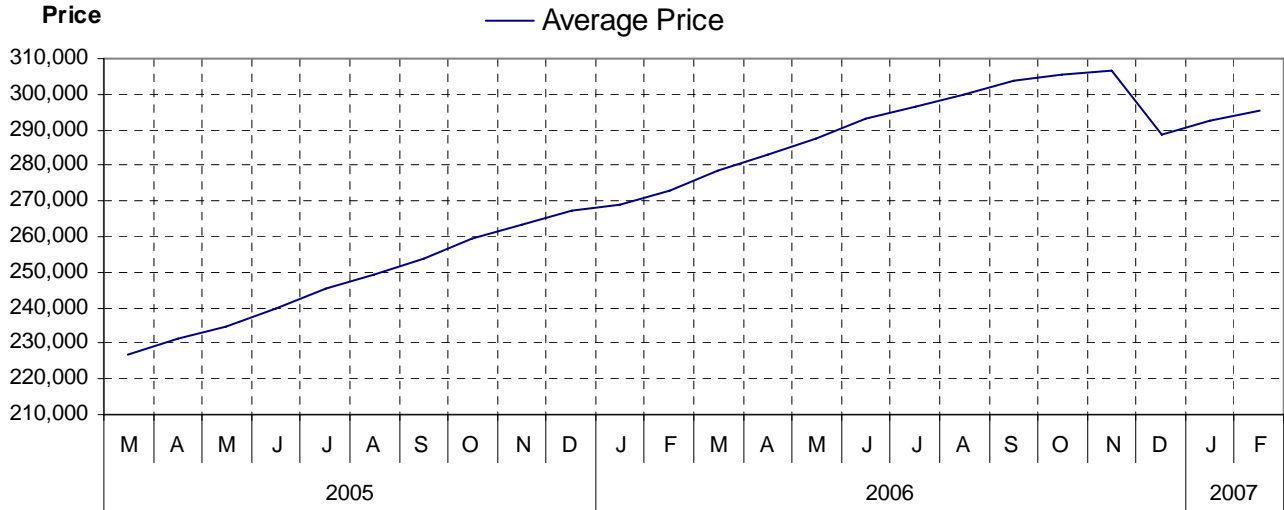


Nanaimo

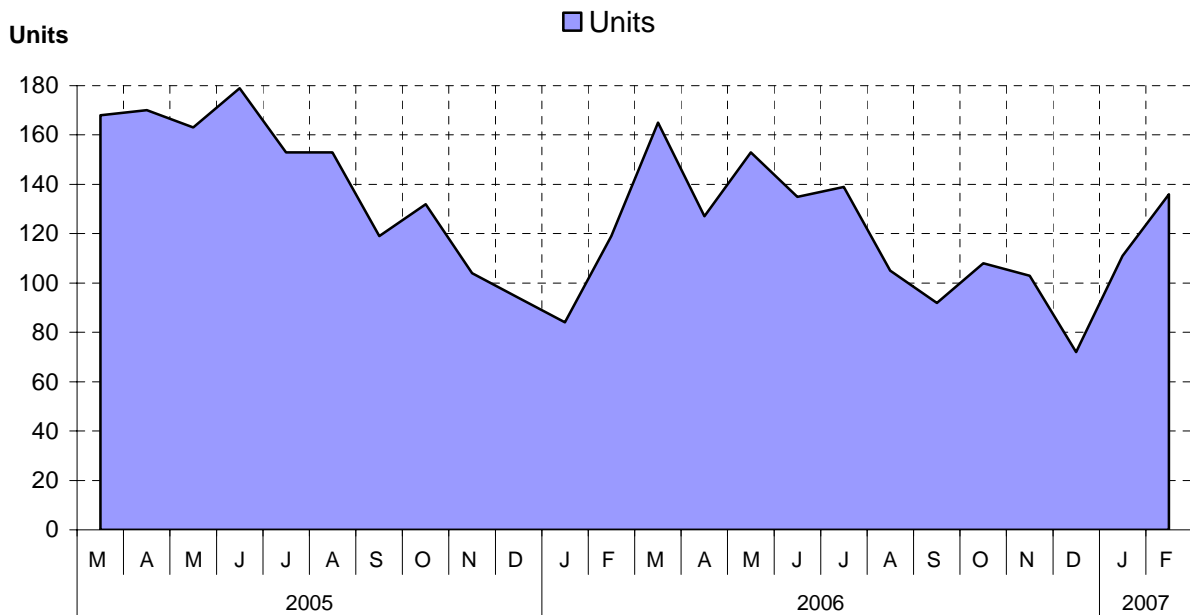
as at February 28, 2007

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 (Reported Sales – Unconditional Sales Only)

	-----CURRENT MONTH-----			-----12 MONTHS TO DATE-----		
	THIS YEAR	LAST YEAR	% Change	THIS YEAR	LAST YEAR	% Change
LOTS						
UNITS LISTED	34	15	126 %	364	225	61 %
UNITS REPORTED SOLD	24	21	14 %	110	190	42-%
SELL/LIST RATIO	70 %	140 %		30 %	84 %	
REPORTED SALES DOLLARS	4,773,500	2,821,800	69 %	21,017,442	24,674,476	14-%
AVG SELL PRICE/UNIT	198,895	134,371	48 %	191,067	129,865	47 %
MEDIAN SELL PRICE	157,500			147,700		
PRICE RATIO	98 %	98 %		100 %	96 %	
DAYS TO SELL	43	47	8-%	64	61	4 %
ACTIVE LISTINGS	168	41	309 %			
SINGLE FAMILY						
UNITS LISTED	210	192	9 %	2,448	2,242	9 %
UNITS REPORTED SOLD	136	133	2 %	1,568	1,786	12-%
SELL/LIST RATIO	64 %	69 %		64 %	79 %	
REPORTED SALES DOLLARS	41,561,547	35,638,537	16 %	463,530,943	460,204,199	0 %
AVG SELL PRICE/UNIT	305,599	267,958	14 %	295,619	257,673	14 %
MEDIAN SELL PRICE	302,000			287,000		
PRICE RATIO	98 %	99 %		98 %	98 %	
DAYS TO SELL	61	47	29 %	46	43	6 %
ACTIVE LISTINGS	472	391	20 %			
CONDOMINIUM (APT)						
UNITS LISTED	57	37	54 %	582	453	28 %
UNITS REPORTED SOLD	25	22	13 %	282	359	21-%
SELL/LIST RATIO	43 %	59 %		48 %	79 %	
REPORTED SALES DOLLARS	4,921,300	3,805,000	29 %	54,909,741	57,154,570	3-%
AVG SELL PRICE/UNIT	196,852	172,954	13 %	194,715	159,204	22 %
MEDIAN SELL PRICE	184,000			184,000		
PRICE RATIO	97 %	98 %		97 %	98 %	
DAYS TO SELL	66	44	50 %	52	37	40 %
ACTIVE LISTINGS	150	84	78 %			
CONDOMINIUM (TWNHSE)						
UNITS LISTED	19	16	18 %	365	247	47 %
UNITS REPORTED SOLD	19	13	46 %	211	206	2 %
SELL/LIST RATIO	100 %	81 %		57 %	83 %	
REPORTED SALES DOLLARS	4,025,900	2,665,300	51 %	46,340,123	36,898,058	25 %
AVG SELL PRICE/UNIT	211,889	205,023	3 %	219,621	179,116	22 %
MEDIAN SELL PRICE	215,000			209,900		
PRICE RATIO	98 %	98 %		98 %	98 %	
DAYS TO SELL	44	73	39-%	51	51	0 %
ACTIVE LISTINGS	78	43	81 %			

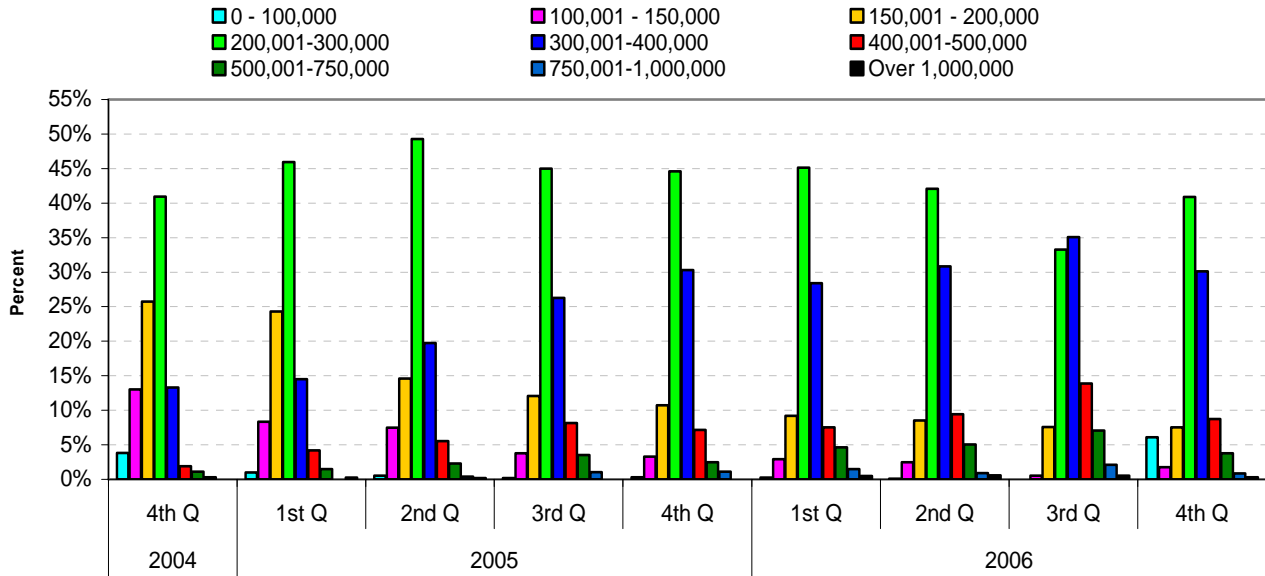
PLEASE NOTE:

SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes, single family waterfront or single family strata.

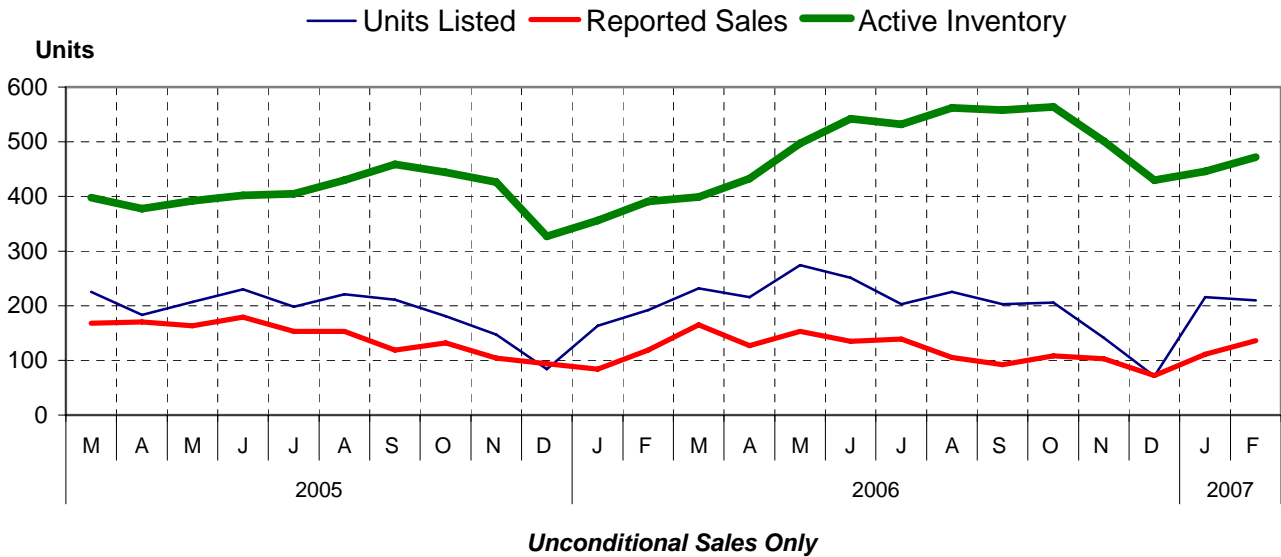
LOTS do NOT INCLUDE acreage or waterfront acreage.

COLLAPSE RATE – The collapse rate for all properties within the Board area was 0.9% for the current month.

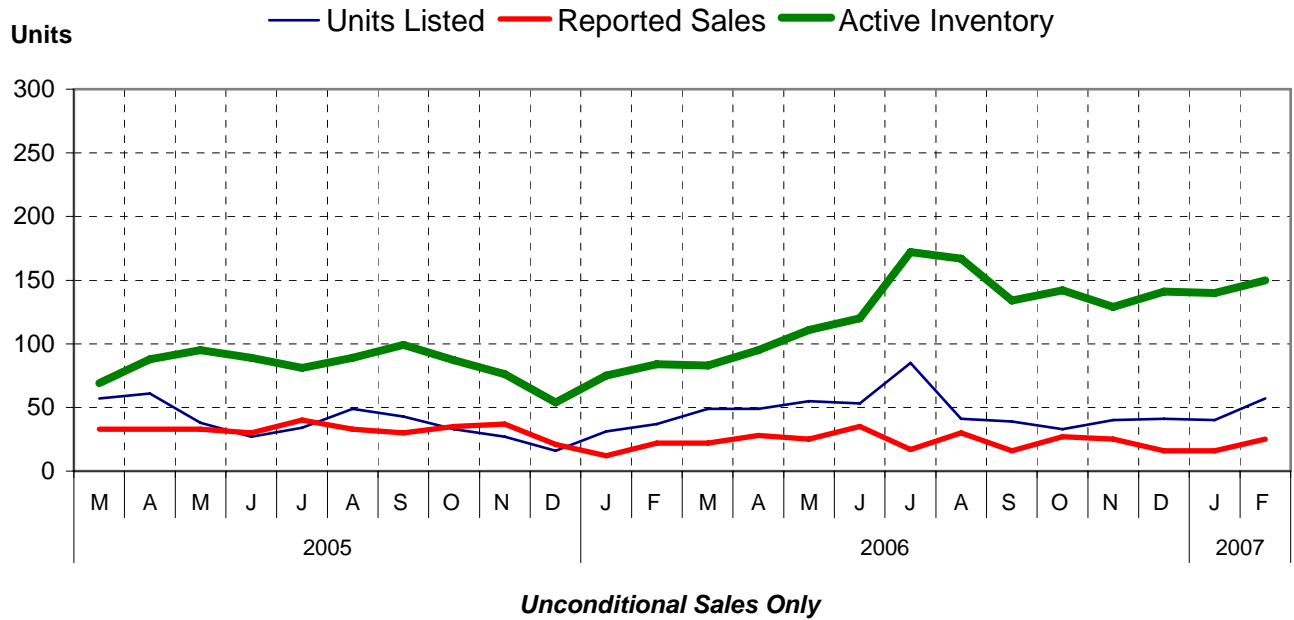
Percentage of Market Share by Price Range Nanaimo



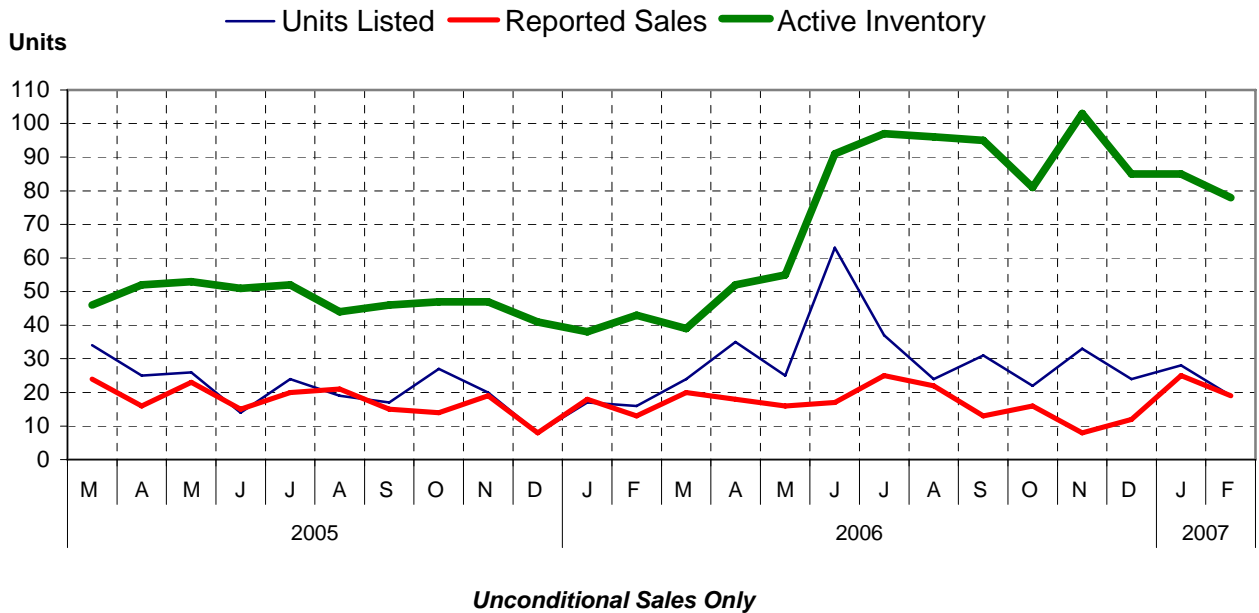
Single Family Comparisons between



Condominium (Apartment) Comparisons between



Condominium (Townhouse) Comparisons between



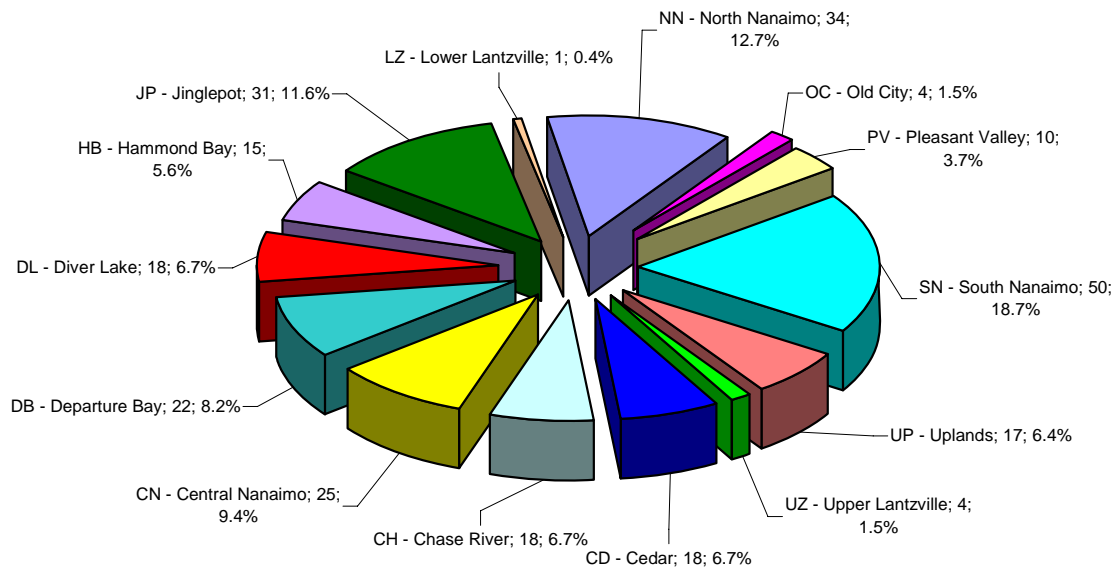
MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to February 28, 2007

-----SUB-AREAS-----

RANGE	TOTAL	CD	CH	CN	DB	DL	HB	JP	LZ	NN	OC	PV	SN	UP	UZ
0 - 100,000	9		3										6		
100,001- 150,000	5		1	1									3		
150,001- 200,000	13	2		1		1		1					8		
200,001- 300,000	105	5	5	23	6	7	1	5	1	4	4	4	29	10	1
300,001- 400,000	96	6	7		12	10	4	18		19		6	4	7	3
400,001- 500,000	27	4	1		3		6	6		7					
500,001- 750,000	11		1		1		4	1		4					
750,001-1,000,000	1	1													
OVER 1,000,000	0														
ZONE 4 TOTALS	267	18	18	25	22	18	15	31	1	34	4	10	50	17	4

Single Family Sales - Nanaimo by Subarea



Total Unconditional Sales January 1 to February 28, 2007 = 267

GABRIOLA ISLAND

Comparative Activity by Property Type

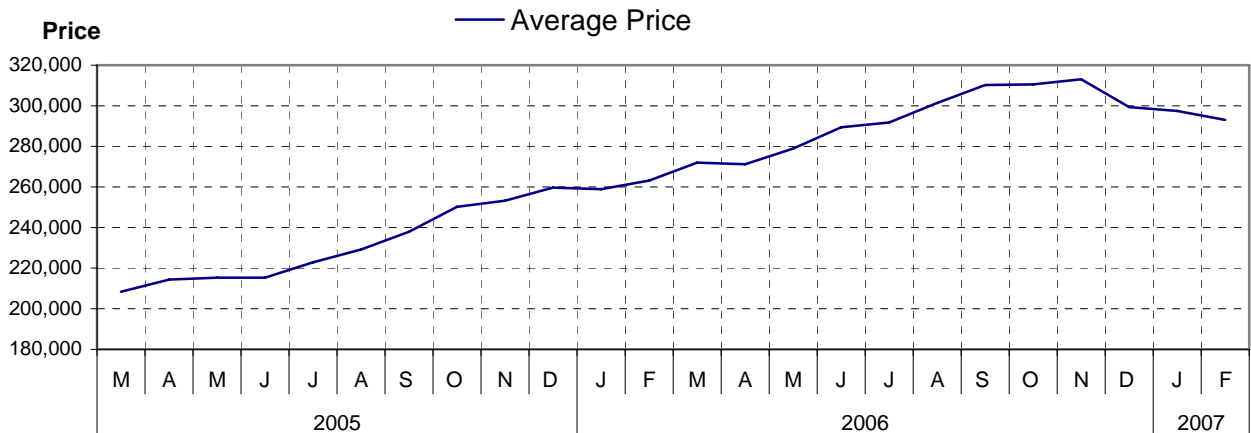
(Reported Sales – Unconditional Sales Only)

	-----CURRENT MONTH-----			-----12 MONTHS TO DATE-----		
	THIS YEAR	LAST YEAR	% Change	THIS YEAR	LAST YEAR	% Change
LOTS						
UNITS LISTED	1	3	66-%	69	63	9 %
UNITS REPORTED SOLD	2	3	33-%	44	43	2 %
SELL/LIST RATIO	200 %	100 %		63 %	68 %	
REPORTED SALES DOLLARS	192,500	181,000	6 %	5,836,900	3,790,527	53 %
AVG SELL PRICE/UNIT	96,250	60,333	59 %	132,656	88,151	50 %
PRICE RATIO	98 %	99 %		98 %	96 %	
DAYS TO SELL	164	49	234 %	39	36	8 %
ACTIVE LISTINGS	13	11	18 %			

SINGLE FAMILY

UNITS LISTED	6	5	20 %	104	106	1-%
UNITS REPORTED SOLD	2	2	0 %	70	77	9-%
SELL/LIST RATIO	33 %	40 %		67 %	72 %	
REPORTED SALES DOLLARS	377,000	695,000	45-%	20,510,100	20,157,650	1 %
AVG SELL PRICE/UNIT	188,500	347,500	45-%	293,001	261,787	11 %
PRICE RATIO	96 %	97 %		97 %	97 %	
DAYS TO SELL	101	86	17 %	56	57	1-%
ACTIVE LISTINGS	22	25	12-%			

Cumulative Residential Average Single Family Sale Price



PLEASE NOTE:

SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes, single family waterfront or single family strata.

LOTS do NOT INCLUDE acreage or waterfront acreage.

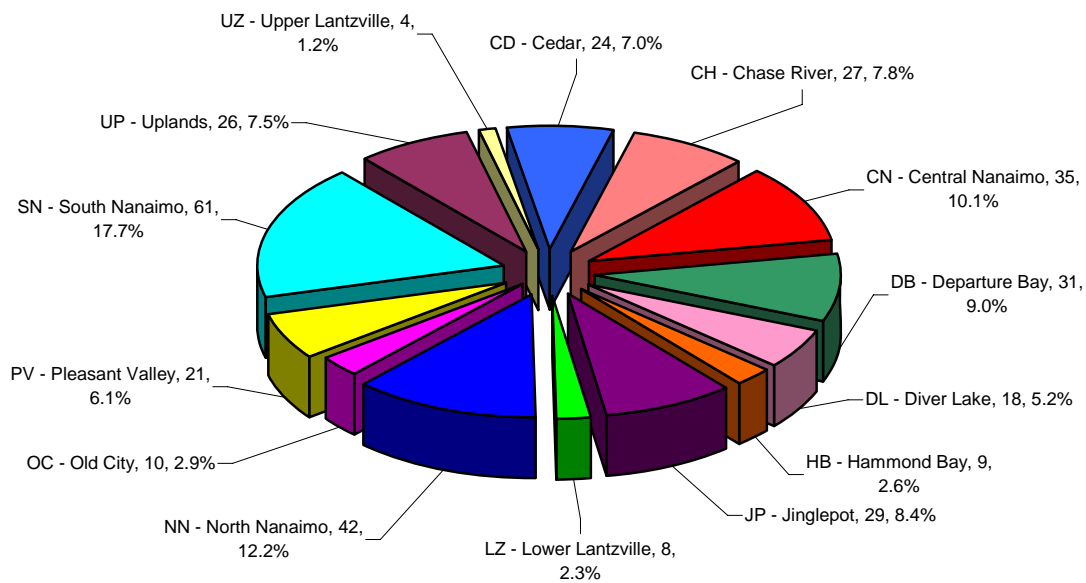
COLLAPSE RATE – The collapse rate for all properties within the Board area was 0.9% for the current month.

4th Quarter 2006
MLS® Single Family Sales Analysis
 Unconditional Sales from January 1 to March 31, 2007

-----SUB-AREAS-----

RANGE	TOTAL	CD	CH	CN	DB	DL	HB	JP	LZ	NN	OC	PV	SN	UP	UZ
0 - 100,000	21	4	5						3			3	5		1
100,001- 150,000	6	1	3					1					1		
150,001- 200,000	26			2		1		2			3	1	16	1	
200,001- 300,000	141	5	9	28	14	9	2	8		3	7	9	31	16	
300,001- 400,000	104	8	9	5	11	8	2	9	2	25		7	7	9	2
400,001- 500,000	30	2	1		4		2	8	1	10		1	1		
500,001- 750,000	13	3			1		3	1	1	3					1
750,001-1,000,000	3				1				1	1					
OVER 1,000,000	1	1													
ZONE 4 TOTALS	345	24	27	35	31	18	9	29	8	42	10	21	61	26	4

4th Quarter 2006 Single Family Sales
Nanaimo
 by Subarea



Total Unconditional Sales October 1 to December 31, 2006 = 345