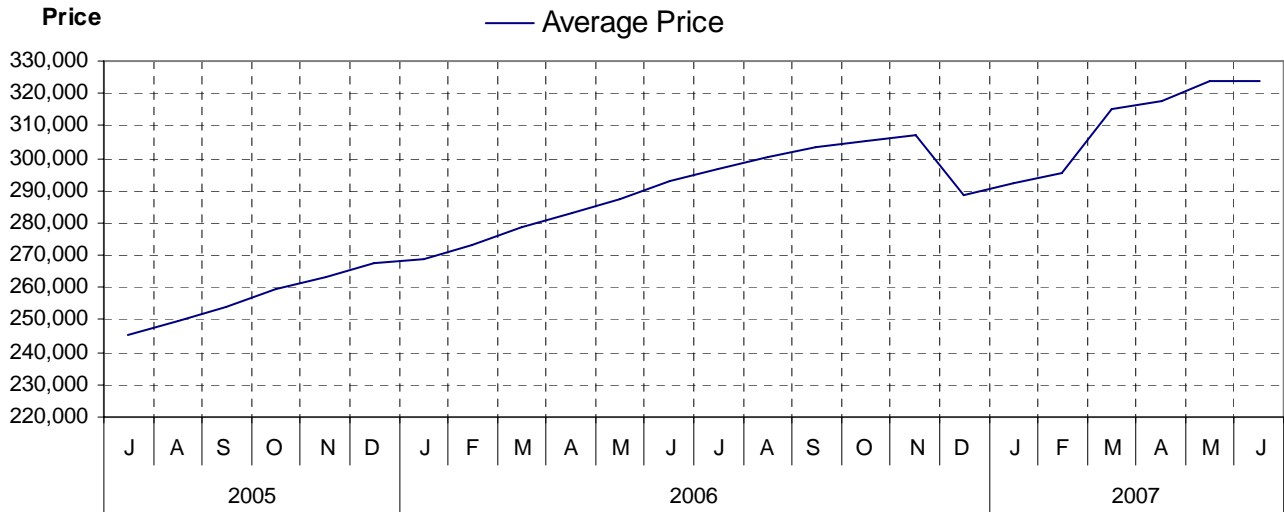


Nanaimo

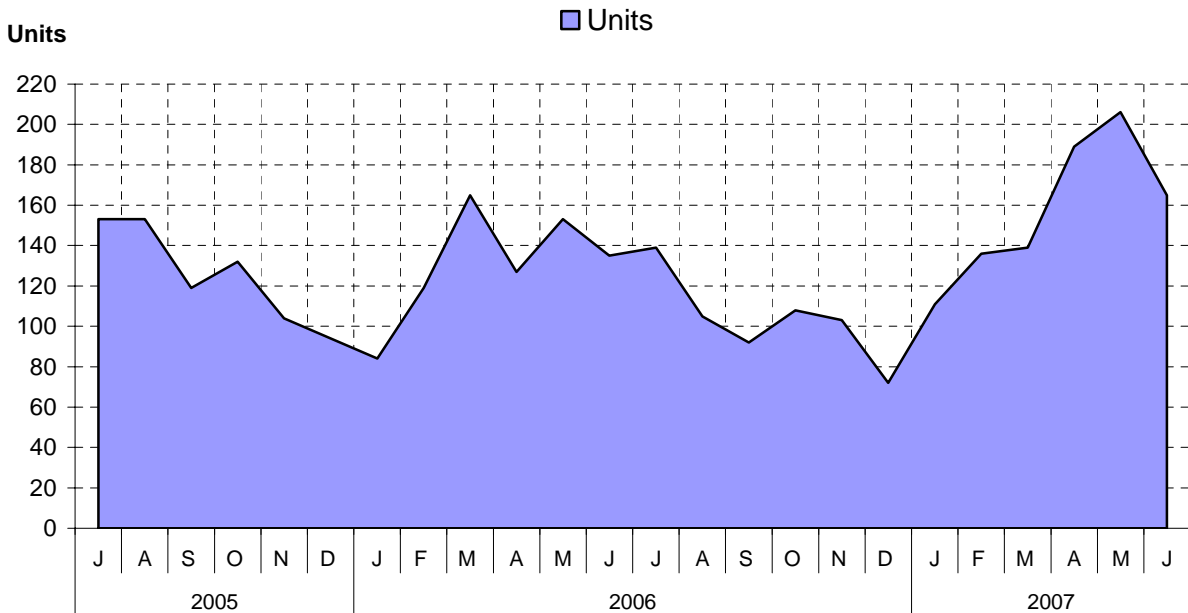
as at June 30, 2007

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	16	42	61-%	361	257	40 %
UNITS REPORTED SOLD	16	9	77 %	142	161	11-%
SELL/LIST RATIO	100 %	21 %		39 %	62 %	
REPORTED SALES DOLLARS	2,683,900	1,637,800	63 %	24,554,681	25,096,141	2-%
AVG SELL PRICE/UNIT	167,743	181,977	7-%	172,920	155,876	10 %
MEDIAN SELL PRICE	161,900			155,000		
PRICE RATIO	100 %	97 %		98 %	98 %	
DAYS TO SELL	57	46	23 %	67	58	15 %
ACTIVE LISTINGS	129	69	86 %			
SINGLE FAMILY						
UNITS LISTED	285	251	13 %	2,547	2,370	7 %
UNITS REPORTED SOLD	165	139	18 %	1,558	1,622	3-%
SELL/LIST RATIO	57 %	55 %		61 %	68 %	
REPORTED SALES DOLLARS	55,002,599	46,529,574	18 %	504,920,380	459,914,087	9 %
AVG SELL PRICE/UNIT	333,349	334,745	0 %	324,082	283,547	14 %
MEDIAN SELL PRICE	325,800			312,000		
PRICE RATIO	98 %	98 %		98 %	98 %	
DAYS TO SELL	41	35	17 %	48	42	14 %
ACTIVE LISTINGS	541	542	0 %			
CONDOMINIUM (APT)						
UNITS LISTED	26	53	50-%	534	476	12 %
UNITS REPORTED SOLD	32	35	8-%	303	340	10-%
SELL/LIST RATIO	123 %	66 %		56 %	71 %	
REPORTED SALES DOLLARS	6,712,300	7,049,389	4-%	61,491,037	61,325,584	0 %
AVG SELL PRICE/UNIT	209,759	201,411	4 %	202,940	180,369	12 %
MEDIAN SELL PRICE	187,000			184,000		
PRICE RATIO	96 %	98 %		97 %	98 %	
DAYS TO SELL	51	48	6 %	60	40	50 %
ACTIVE LISTINGS	119	120	0 %			
CONDOMINIUM (TWNHSE)						
UNITS LISTED	40	63	36-%	349	295	18 %
UNITS REPORTED SOLD	25	17	47 %	225	199	13 %
SELL/LIST RATIO	62 %	26 %		64 %	67 %	
REPORTED SALES DOLLARS	6,054,200	3,573,270	69 %	51,171,453	39,753,920	28 %
AVG SELL PRICE/UNIT	242,168	210,192	15 %	227,428	199,768	13 %
MEDIAN SELL PRICE	229,000			214,000		
PRICE RATIO	99 %	98 %		98 %	98 %	
DAYS TO SELL	47	28	67 %	56	48	16 %
ACTIVE LISTINGS	80	91	12-%			

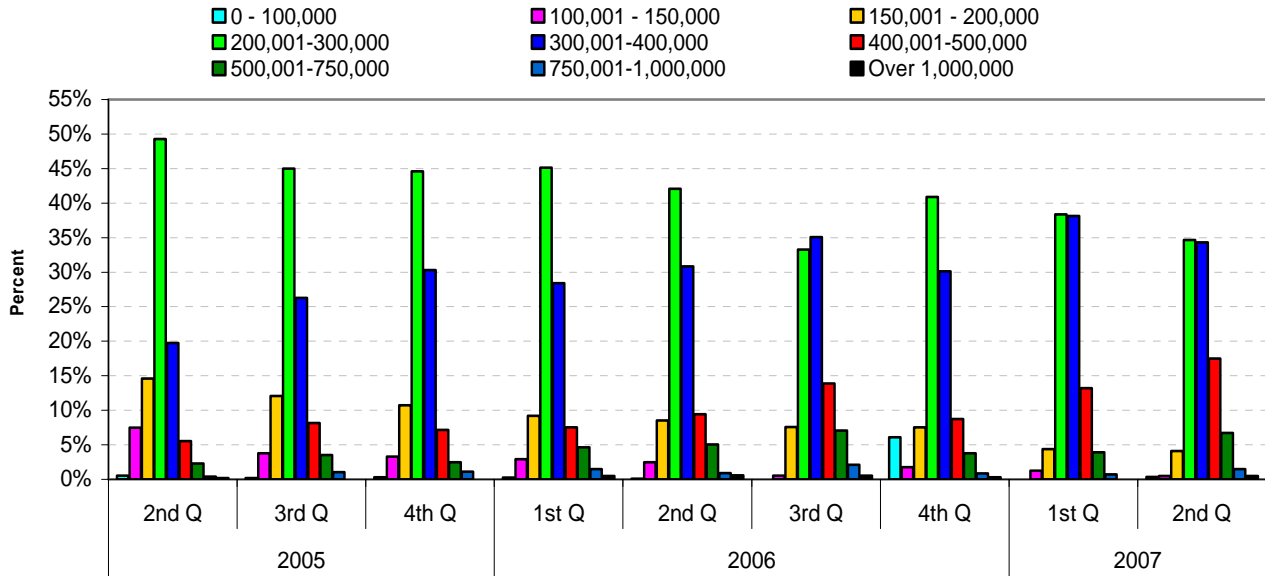
PLEASE NOTE:

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

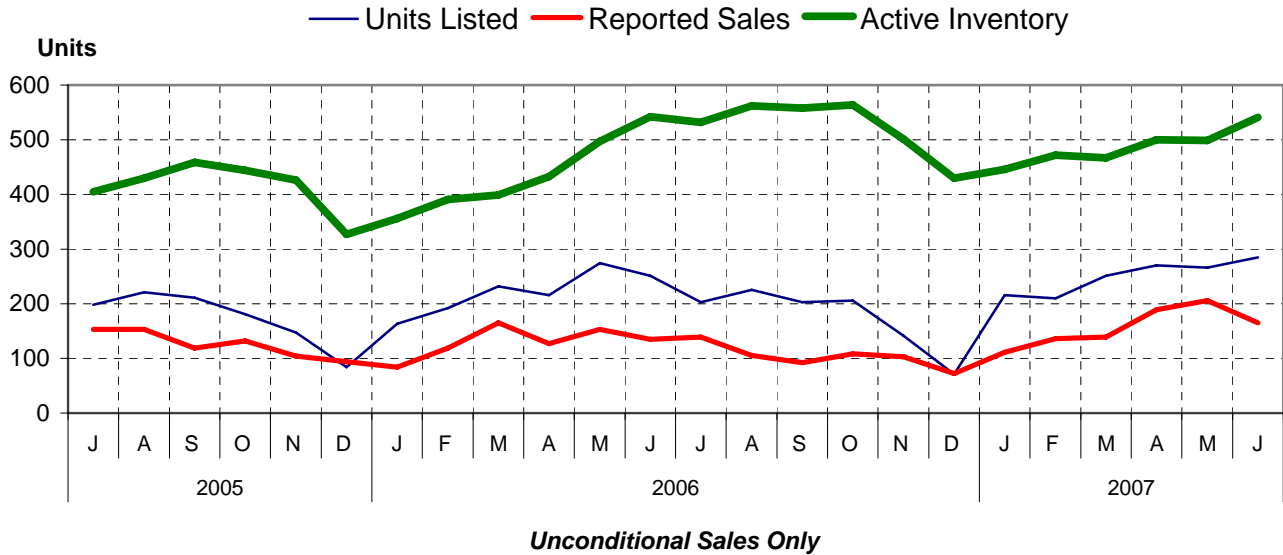
LOTS do NOT INCLUDE acreage or waterfront acreage.

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

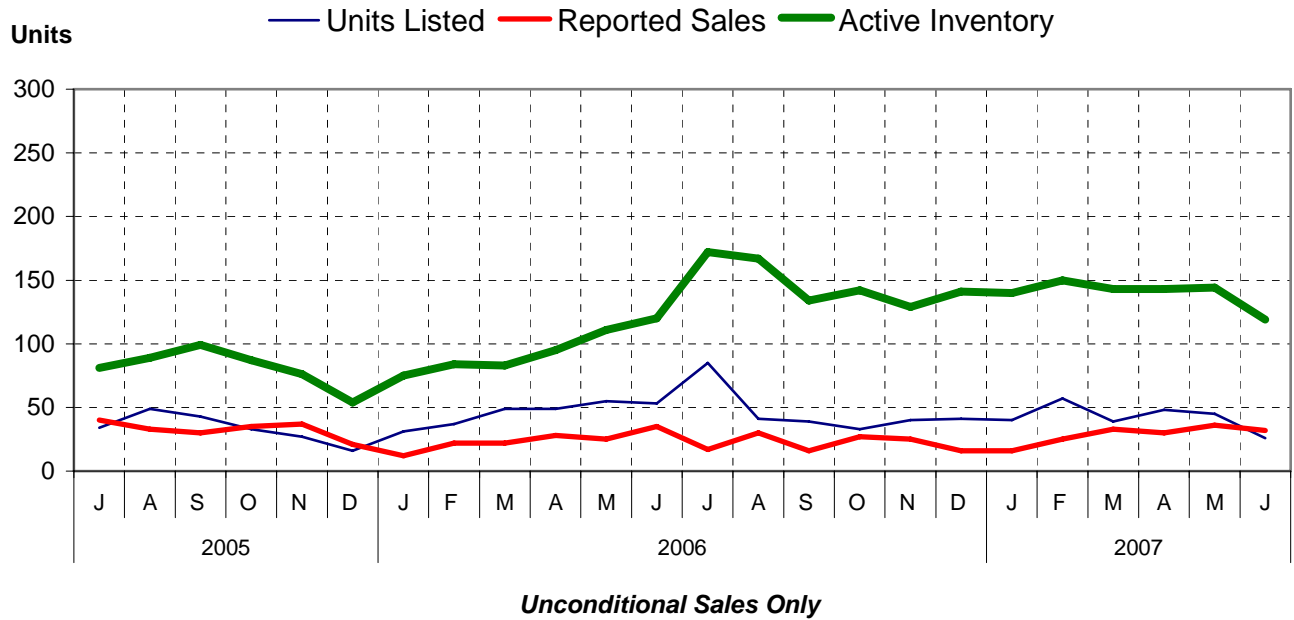
Percentage of Market Share by Price Range Nanaimo



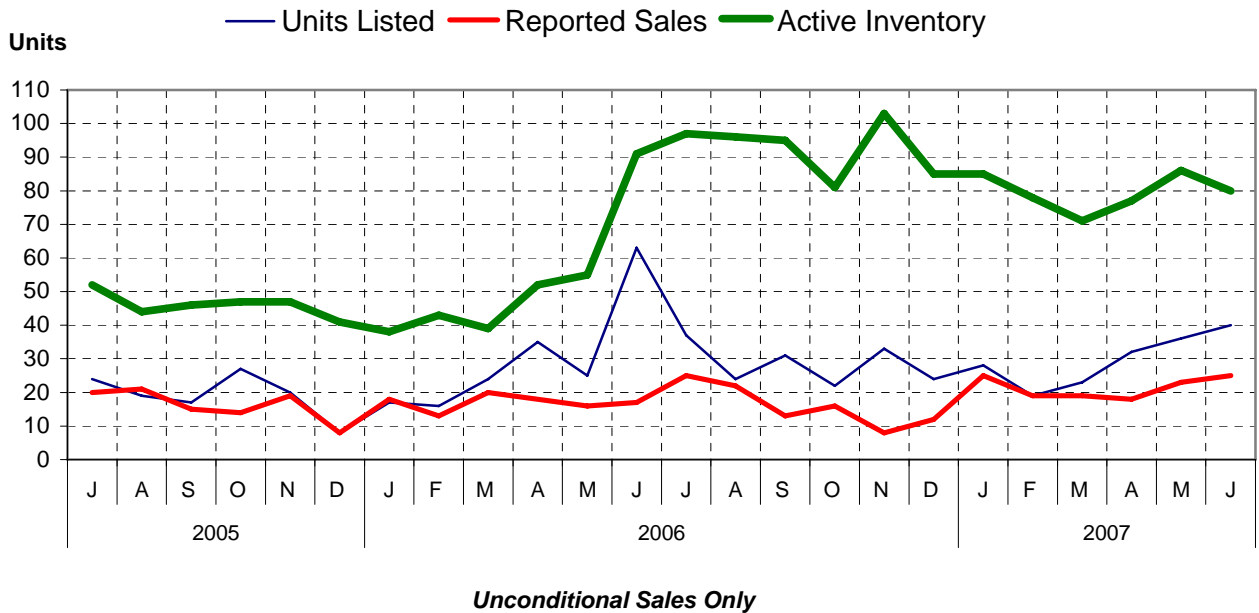
Single Family Comparisons between



Condominium (Apartment) Comparisons between



Condominium (Townhouse) Comparisons between



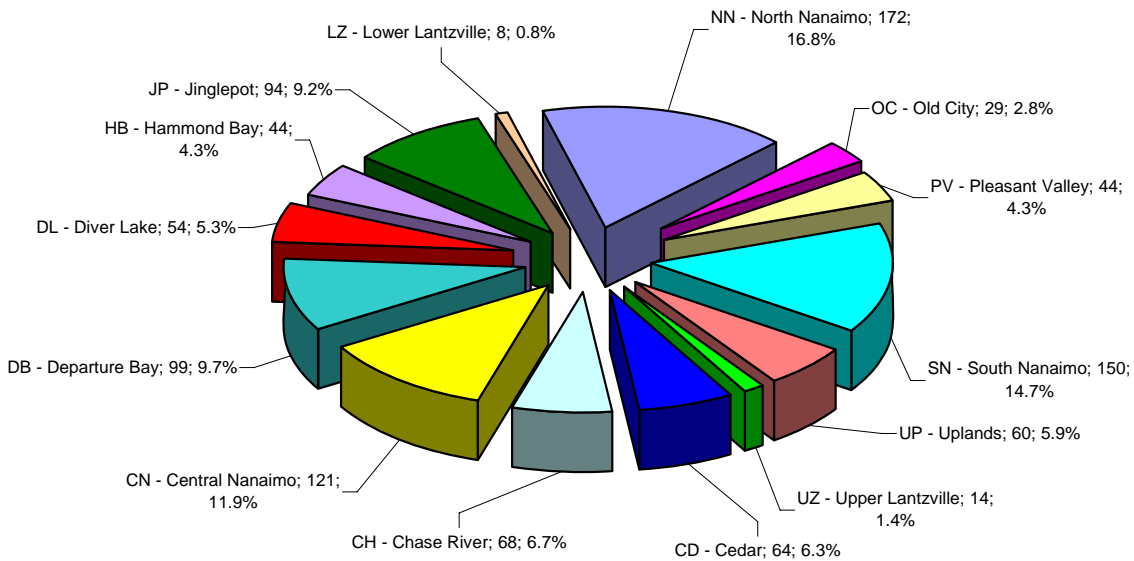
MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to June 30, 2007

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

RANGE	TOTAL	CD	CH	CN	DB	DL	HB	JP	LZ	NN	OC	PV	SN	UP	UZ
0 - 100,000	2												2		
100,001- 150,000	8			2							1	1	3	1	
150,001- 200,000	43	6	3	4		1		1		2	1	1	24		
200,001- 300,000	369	15	14	94	20	23	6	18	2	17	21	13	99	25	2
300,001- 400,000	366	18	37	20	52	28	10	42		79	6	20	21	27	6
400,001- 500,000	161	15	12	1	22	2	16	21	5	51		6	1	4	5
500,001- 750,000	57	5	2		3		11	10		20		2		3	1
750,001-1,000,000	12	3			2			2	1	3		1			
OVER 1,000,000	3	2					1								
ZONE 4 TOTALS	1,021	64	68	121	99	54	44	94	8	172	29	44	150	60	14

Single Family Sales - Nanaimo by Subarea



Total Unconditional Sales January 1 to June 30, 2007 = 1,021

GABRIOLA ISLAND

Comparative Activity by Property Type

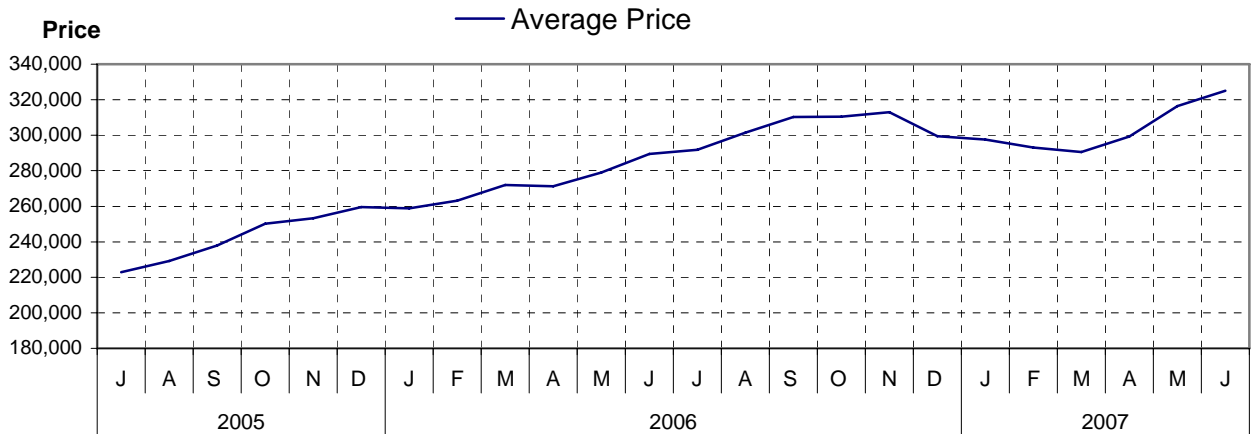
(Reported Sales – Unconditional Sales Only)

	-----CURRENT MONTH-----			-----12 MONTHS TO DATE-----		
	THIS YEAR	LAST YEAR	% Change	THIS YEAR	LAST YEAR	% Change
LOTS						
UNITS LISTED	10	11	9-%	66	71	7-%
UNITS REPORTED SOLD	3	3	0 %	42	44	4-%
SELL/LIST RATIO	30 %	27 %		63 %	61 %	
REPORTED SALES DOLLARS	482,000	421,000	14 %	5,331,800	5,187,927	2 %
AVG SELL PRICE/UNIT	160,666	140,333	14 %	126,947	117,907	7 %
PRICE RATIO	95 %	98 %		96 %	98 %	
DAYS TO SELL	35	63	44-%	59	38	55 %
ACTIVE LISTINGS	23	22	4 %			

SINGLE FAMILY

UNITS LISTED	18	6	200 %	121	103	17 %
UNITS REPORTED SOLD	3	9	66-%	65	71	8-%
SELL/LIST RATIO	16 %	150 %		53 %	68 %	
REPORTED SALES DOLLARS	1,399,500	2,736,900	48-%	21,131,300	20,202,750	4 %
AVG SELL PRICE/UNIT	466,500	304,100	53 %	325,096	284,545	14 %
PRICE RATIO	88 %	99 %		96 %	97 %	
DAYS TO SELL	42	33	27 %	62	56	10 %
ACTIVE LISTINGS	38	28	35 %			

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.

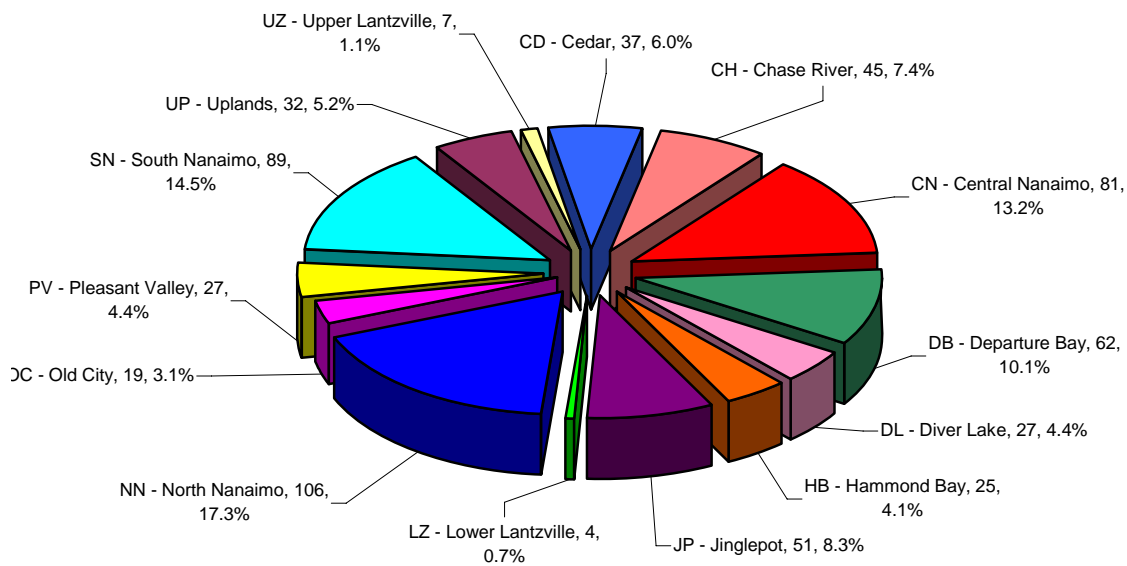
COLLAPSE RATE – The collapse rate for all properties within the Board area was 0.9% for the current month.

2nd Quarter 2007
MLS® Single Family Sales Analysis
 Unconditional Sales from April 1 to June 30, 2007

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

RANGE	TOTAL	CD	CH	CN	DB	DL	HB	JP	LZ	NN	OC	PV	SN	UP	UZ
0 - 100,000	2												2		
100,001- 150,000	3			1							1	1			
150,001- 200,000	25	4	2	2						1	1	1	14		
200,001- 300,000	212	8	7	59	11	12	4	12	1	8	11	7	60	11	1
300,001- 400,000	210	9	25	19	29	13	5	17		47	6	11	12	14	3
400,001- 500,000	107	9	10		18	2	9	11	2	34		5	1	4	2
500,001- 750,000	41	4	1		2		6	9		14		1		3	1
750,001-1,000,000	9	1			2			2	1	2		1			
OVER 1,000,000	3	2						1							
ZONE 4 TOTALS	612	37	45	81	62	27	25	51	4	106	19	27	89	32	7

2nd Quarter 2007 Single Family Sales
Nanaimo
 by Subarea



Total Unconditional Sales April 1 to June 30, 2007 = 612