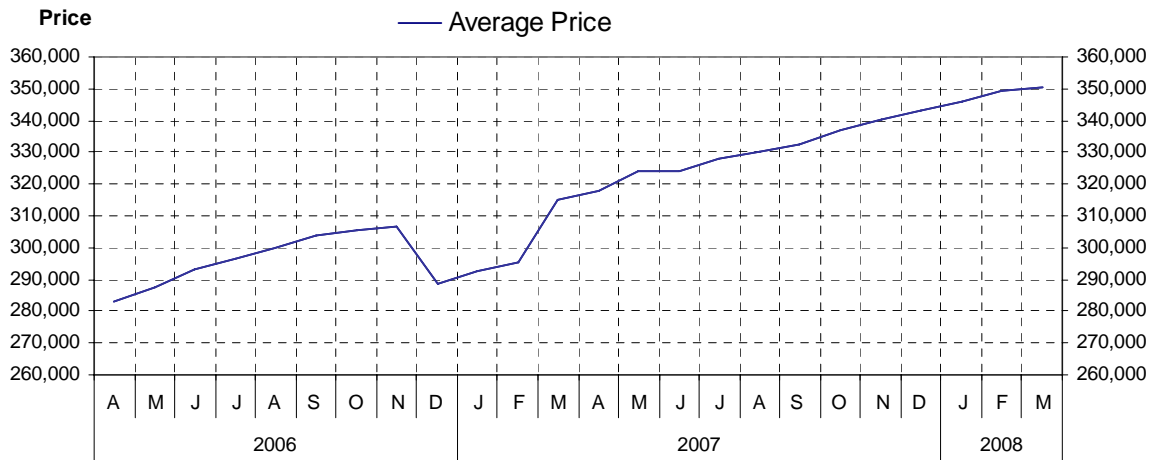


Nanaimo

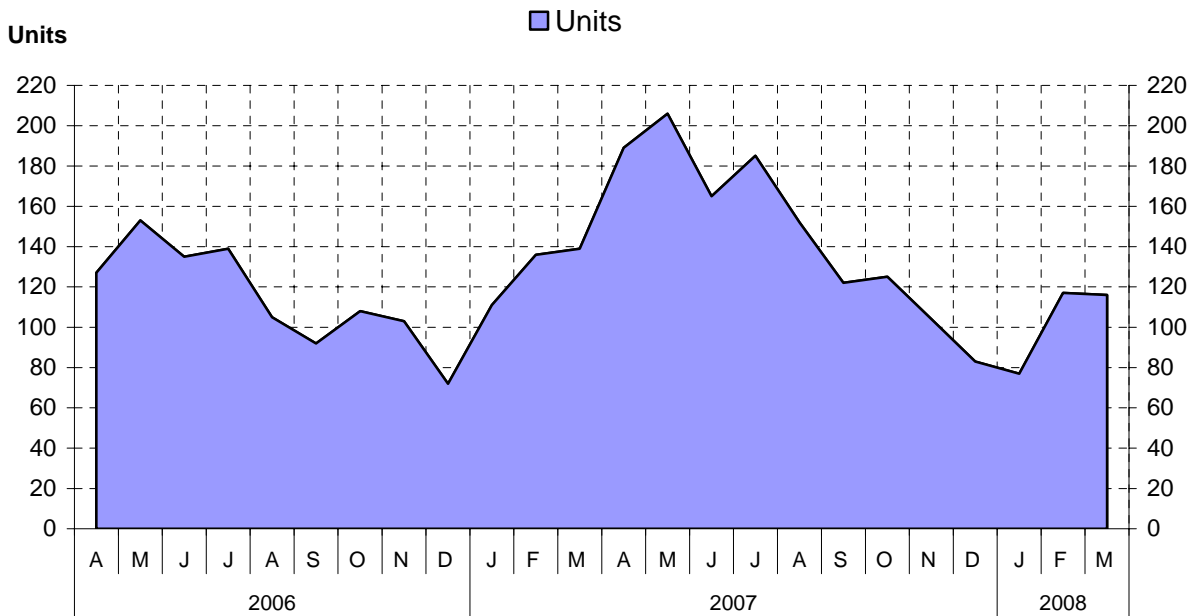
as at March 31, 2008

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

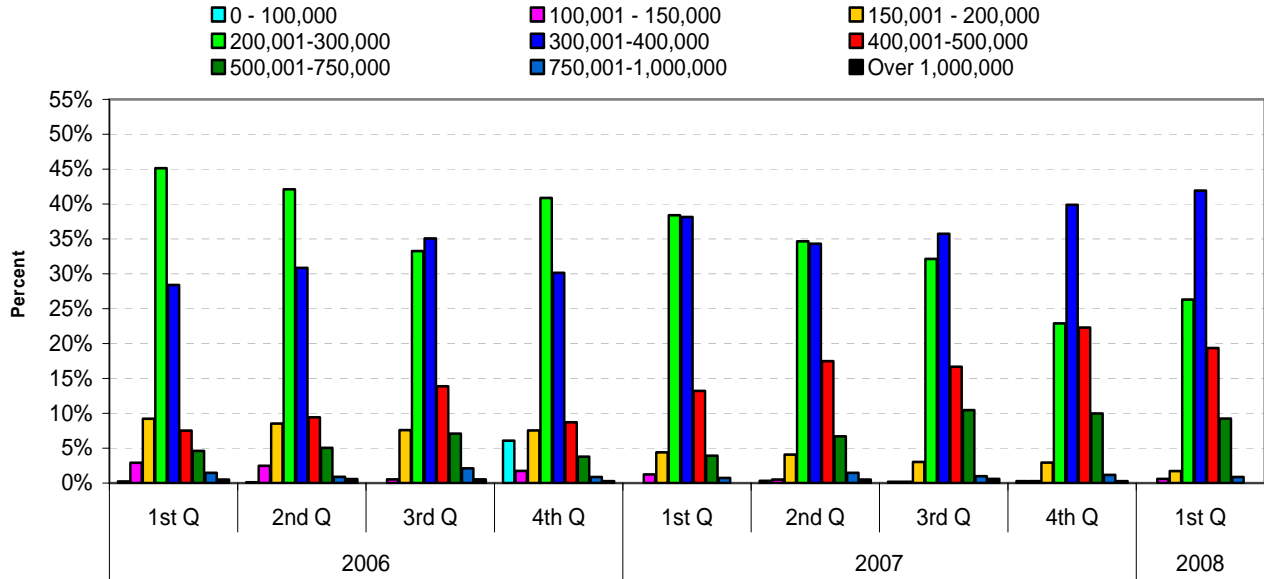
	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Lots						
Units Listed	46	14	229%	579	352	64%
Units Reported Sold	11	16	-31%	180	104	73%
Sell/List Ratio	24%	114%		31%	30%	
Reported Sales Dollars	\$1,745,700	\$2,736,100	-36%	\$30,105,086	\$17,075,480	76%
Average Sell Price / Unit	\$158,700	\$171,006	-7%	\$167,250	\$164,187	2%
Median Sell Price	\$145,000			\$156,900		
Sell Price / List Price Ratio	96%	98%		97%	97%	
Days to Sell	39	56	-31%	80	63	26%
Active Listings	264					
Single Family						
Units Listed	223	238	-6%	2550	2455	4%
Units Reported Sold	116	139	-17%	1638	1419	15%
Sell/List Ratio	52%	58%		64%	58%	
Reported Sales Dollars	\$39,825,576	\$45,981,979	-13%	\$574,442,585	\$447,783,701	28%
Average Sell Price / Unit	\$343,324	\$330,806	4%	\$350,698	\$315,563	11%
Median Sell Price	\$335,000			\$338,000		
Sell Price / List Price Ratio	97%	97%		97%	97%	
Days to Sell	52	53	-2%	46	49	-5%
Active Listings	536					
Condos (Apt)						
Units Listed	53	39	36%	520	568	-8%
Units Reported Sold	25	32	-22%	323	293	10%
Sell/List Ratio	47%	82%		62%	52%	
Reported Sales Dollars	\$6,311,230	\$5,994,585	5%	\$71,984,380	\$56,864,326	27%
Average Sell Price / Unit	\$252,449	\$187,331	35%	\$222,862	\$194,076	15%
Median Sell Price	\$245,000			\$192,000		
Sell Price / List Price Ratio	97%	96%		96%	96%	
Days to Sell	70	55	26%	58	56	3%
Active Listings	155					
Condos (Twnhse)						
Units Listed	38	23	65%	321	368	-13%
Units Reported Sold	20	19	5%	204	210	-3%
Sell/List Ratio	53%	83%		64%	57%	
Reported Sales Dollars	\$5,750,809	\$4,267,400	35%	\$51,610,380	\$46,251,123	12%
Average Sell Price / Unit	\$287,540	\$224,600	28%	\$252,992	\$220,243	15%
Median Sell Price	\$282,000			\$235,000		
Sell Price / List Price Ratio	97%	97%		98%	97%	
Days to Sell	39	73	-47%	50	54	-9%
Active Listings	70					

PLEASE NOTE:

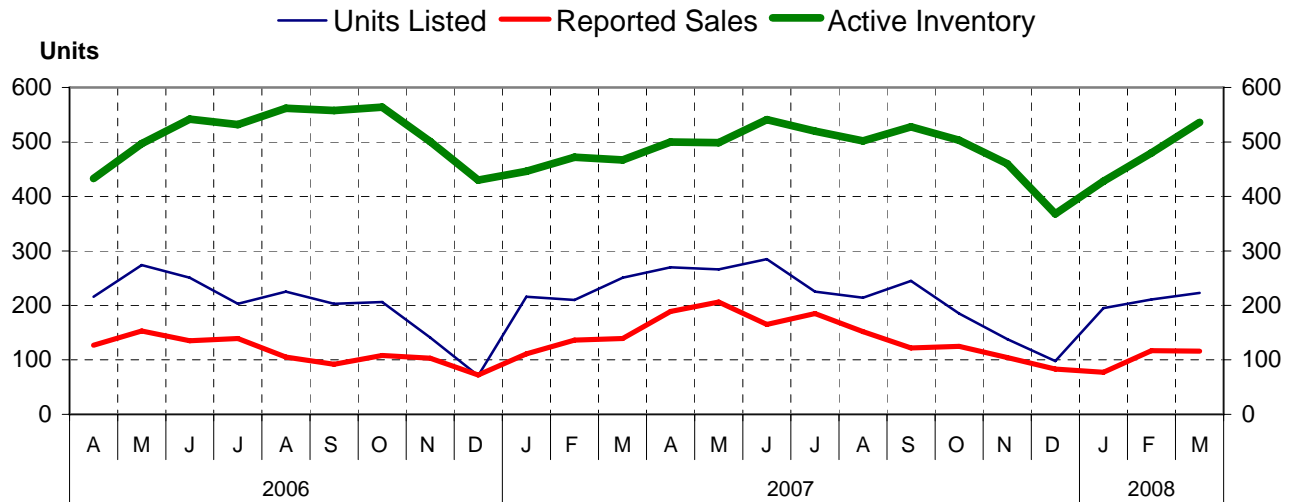
SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata.

LOTS do NOT INCLUDE acreage or waterfront acreage.

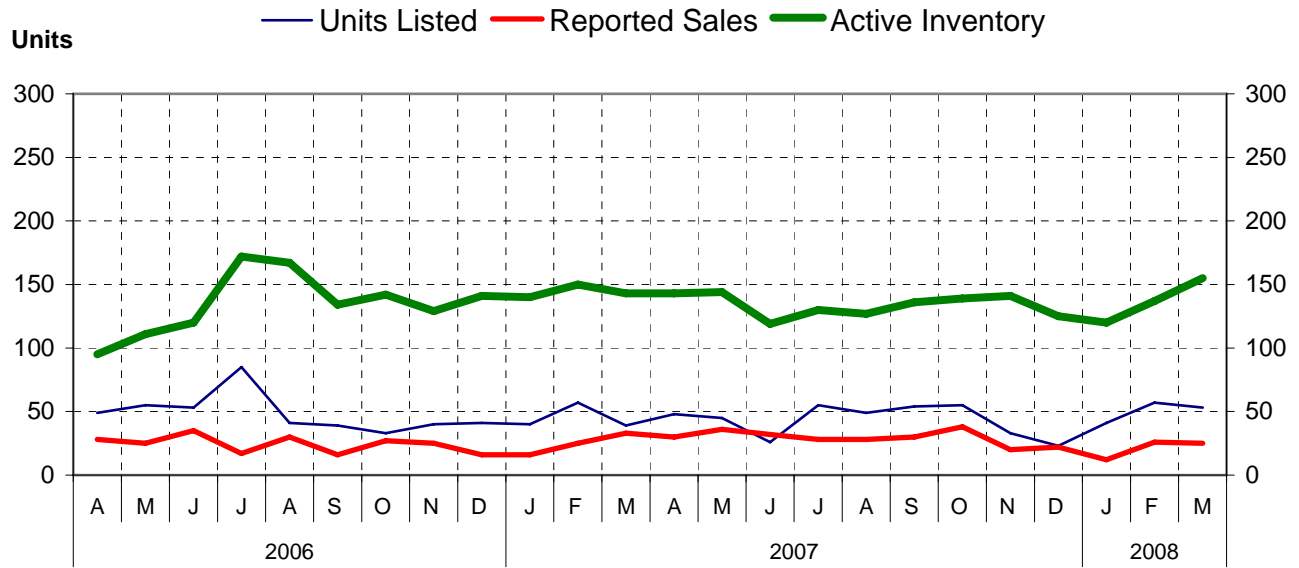
Percentage of Market Share by Price Range Nanaimo



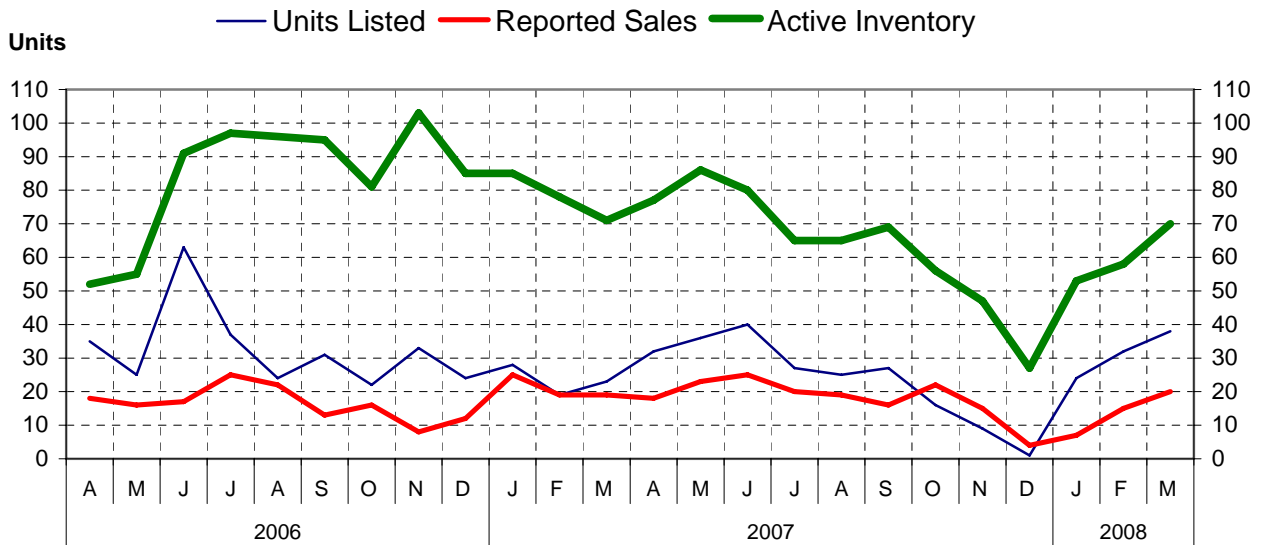
Single Family Comparisons between



Condominium (Apartment) Comparisons between



Condominium (Townhouse) Comparisons between

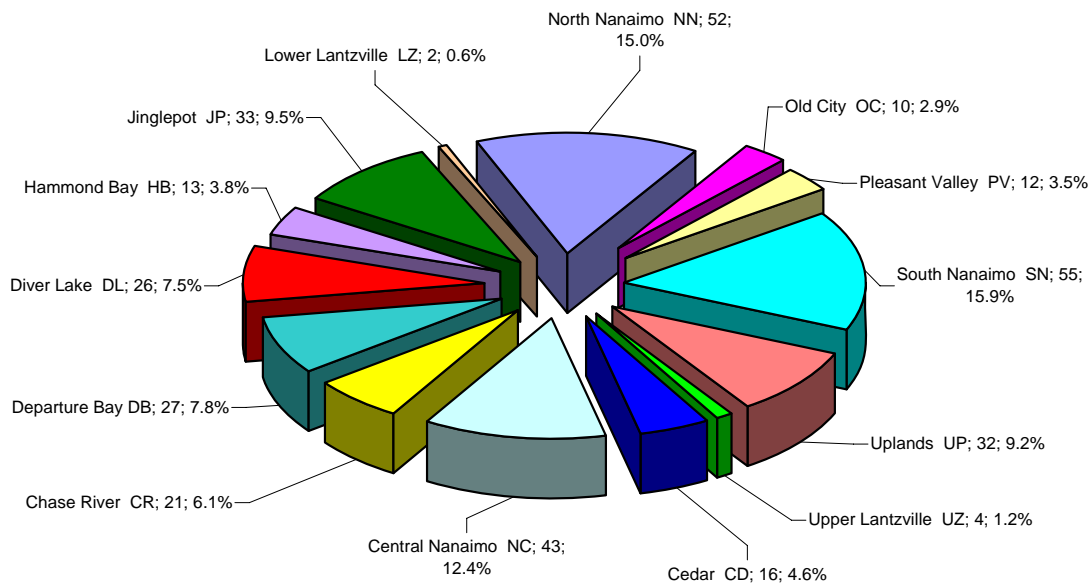


MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to March 31, 2008

	0 - 100,000	100,001- 150,000	150,001- 200,000	200,001- 300,000	300,001- 400,000	400,001- 500,000	500,001- 750,000	750,001- 1,000,000	OVER 1,000,000	Total
Cedar CD	0	0	0	1	3	6	5	1	0	16
Central Nanaimo NC	0	1	1	23	17	1	0	0	0	43
Chase River CR	0	0	0	3	14	2	2	0	0	21
Departure Bay DB	0	0	0	1	20	3	3	0	0	27
Diver Lake DL	0	0	0	6	17	3	0	0	0	26
Hammond Bay HB	0	0	0	0	4	4	5	0	0	13
Jinglepot JP	0	0	0	1	10	15	6	1	0	33
Lower Lantzville LZ	0	0	0	1	0	1	0	0	0	2
North Nanaimo NN	0	0	0	7	14	21	9	1	0	52
Old City OC	0	0	0	5	5	0	0	0	0	10
Pleasant Valley PV	0	0	0	0	10	2	0	0	0	12
South Nanaimo SN	0	1	5	36	12	1	0	0	0	55
Uplands UP	0	0	0	6	17	8	1	0	0	32
Upper Lantzville UZ	0	0	0	1	2	0	1	0	0	4
ZONE 4 TOTALS	0	2	6	91	145	67	32	3	0	346

Single Family Sales - Nanaimo by Subarea



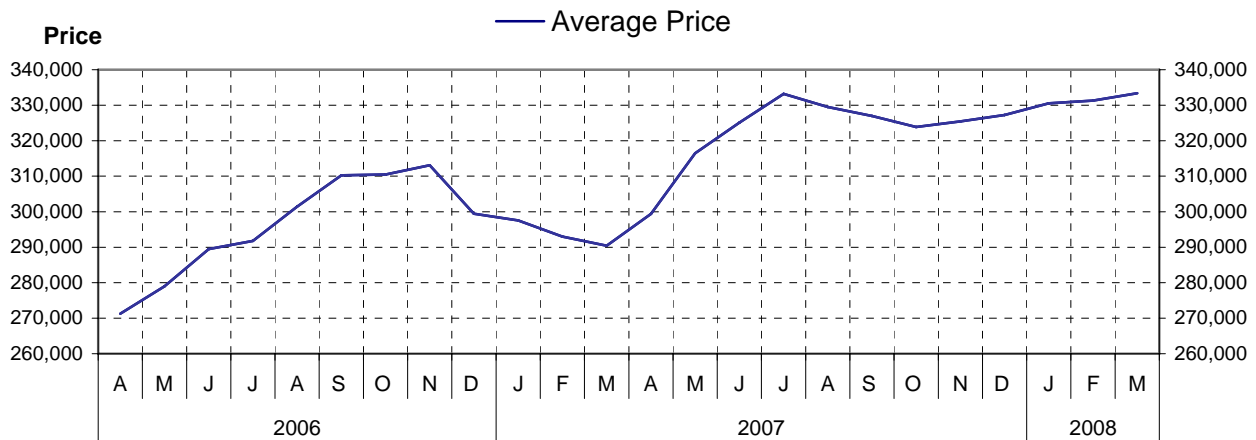
Total Unconditional Sales January 1 to March 31, 2008 = 346

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	6	9	-33%	60	66	-9%
Units Reported Sold	6	7	-14%	37	46	-20%
Sell/List Ratio	100%	78%		62%	70%	
Reported Sales Dollars	\$824,500	\$942,900	-13%	\$5,210,200	\$5,555,800	-6%
Average Sell Price / Unit	\$137,417	\$134,700	2%	\$140,816	\$120,778	17%
Median Sell Price	\$133,000			\$135,000		
Sell Price / List Price Ratio	95%	92%		93%	95%	
Days to Sell	49	87	-44%	55	49	11%
Active Listings	13					
Single Family						
Units Listed	14	8	75%	126	107	18%
Units Reported Sold	6	2	200%	69	65	6%
Sell/List Ratio	43%	25%		55%	61%	
Reported Sales Dollars	\$1,986,900	\$519,000	283%	\$23,002,300	\$18,939,200	21%
Average Sell Price / Unit	\$331,150	\$259,500	28%	\$333,367	\$291,372	14%
Median Sell Price	\$360,000			\$300,000		
Sell Price / List Price Ratio	99%	90%		96%	95%	
Days to Sell	52	210	-75%	54	60	-9%
Active Listings	26					

Cumulative Residential Average Single Family Sale Price



PLEASE NOTE:

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LOTS do NOT INCLUDE acreage or waterfront acreage.

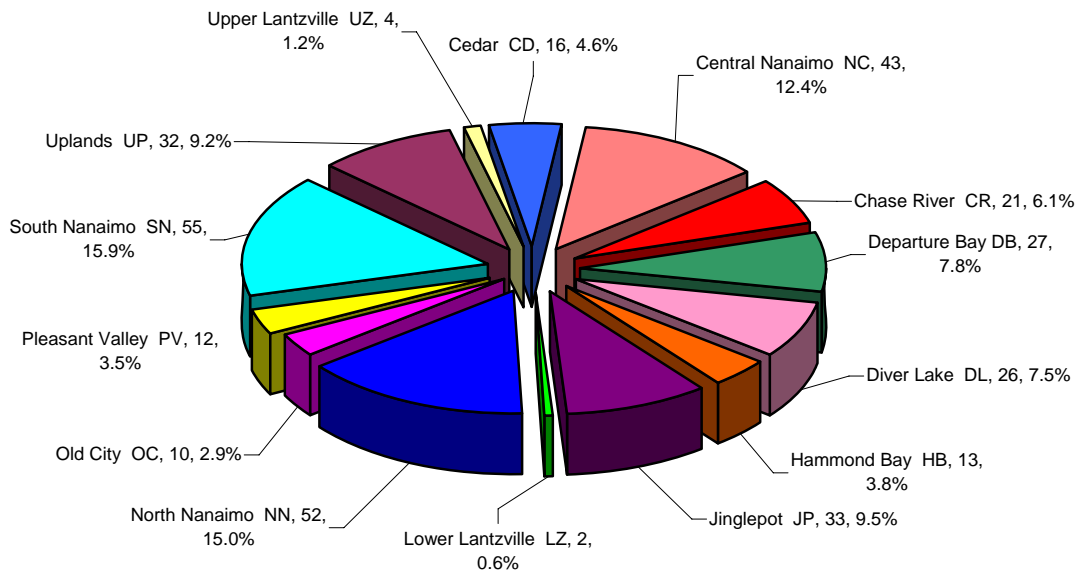
1st Quarter 2008

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to March 31, 2008

	0 - 100,000	100,001- 150,000	150,001- 200,000	200,001- 300,000	300,001- 400,000	400,001- 500,000	500,001- 750,000	750,001- 1,000,000	OVER 1,000,000	Total
Cedar CD	0	0	0	1	3	6	5	1	0	16
Central Nanaimo NC	0	1	1	23	17	1	0	0	0	43
Chase River CR	0	0	0	3	14	2	2	0	0	21
Departure Bay DB	0	0	0	1	20	3	3	0	0	27
Diver Lake DL	0	0	0	6	17	3	0	0	0	26
Hammond Bay HB	0	0	0	0	4	4	5	0	0	13
Jinglepot JP	0	0	0	1	10	15	6	1	0	33
Lower Lantzville LZ	0	0	0	1	0	1	0	0	0	2
North Nanaimo NN	0	0	0	7	14	21	9	1	0	52
Old City OC	0	0	0	5	5	0	0	0	0	10
Pleasant Valley PV	0	0	0	0	10	2	0	0	0	12
South Nanaimo SN	0	1	5	36	12	1	0	0	0	55
Uplands UP	0	0	0	6	17	8	1	0	0	32
Upper Lantzville UZ	0	0	0	1	2	0	1	0	0	4
ZONE 4 TOTALS	0	2	6	91	145	67	32	3	0	346

1st Quarter 2008 Single Family Sales Nanaimo by Subarea



Total Unconditional Sales January 1 to March 31, 2008 = 346