

News Release



FOR IMMEDIATE RELEASE:

Home buyers and sellers adjust their activities in March amid challenging circumstances

VANCOUVER, BC – April 2, 2020 – Metro Vancouver’s* housing market saw steady home buyer demand to begin March and a levelling off of activity as the month went on and concerns about the COVID-19 outbreak intensified.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential home sales in the region totalled 2,524 in March 2020, a 46.1 per cent increase from the 1,727 sales recorded in March 2019, and a 17.4 per cent increase from the 2,150 homes sold in February 2020.

Last month’s sales were 19.9 per cent below the 10-year March sales average.

“The first two weeks of the month were the busiest days of the year for our region with heightened demand and multiple offers becoming more common,” Ashley Smith, REBGV president said, “Like other aspects of our lives, this changed as concerns over the COVID-19 situation in our province grew.”

Daily residential sales on the region’s MLS® were 138 on average in the first ten business days of the month. In the final ten business days of the month, the daily average declined to 93 sales.

“Many of the sales recorded in March were in process before the provincial government declared a state of emergency. We’ll need more time to pass to fully understand the impact that the pandemic is having on the housing market,” Smith said.

“In recent weeks, REALTORS® have been working to help and guide their clients through this uncertain period. Many people have understandably chosen to put their home buying or selling plans on hold for now. Other people have more urgent housing needs and we’re trying to work with them to address these needs in the safest and most responsible way possible.”

There were 4,436 detached, attached and apartment properties newly listed for sale on the Multiple Listing Service® (MLS®) in Metro Vancouver in March 2020. This represents a 10.4 per cent decrease compared to the 4,949 homes listed in March 2019 and a 10.8 per cent increase compared to February 2020 when 4,002 homes were listed.

The total number of homes currently listed for sale on the MLS® system in Metro Vancouver is 9,606, a 24.8 per cent decrease compared to March 2019 (12,774) and a 4.5 per cent increase compared to February 2020 (9,195).

“Realtors were named among the province’s list of essential services last week,” Smith said. “This means that we have a responsibility to do what we can to help residents meet their housing and shelter needs while strictly following the most up-to-date public health orders and physical distancing requirements from our health officials and government agencies.”

For all property types, the sales-to-active listings ratio for March 2020 is 26.3 per cent. By property type, the ratio is 21.1 per cent for detached homes, 33 per cent for townhomes, and 28.9 per cent for apartments.

Generally, analysts say downward pressure on home prices occurs when the ratio dips below 12 per cent for a sustained period, while home prices often experience upward pressure when it surpasses 20 per cent over several months.

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$1,033,700. This represents a 2.1 per cent increase over March 2019, and a 1.3 per cent increase compared to February 2020.

Sales of detached homes in March 2020 reached 852, a 61.1 per cent increase from the 529 detached sales recorded in March 2019. The benchmark price for detached properties is \$1,450,700. This represents a 0.7 per cent increase from March 2019, and a 1.2 per cent increase compared to February 2020.

Sales of apartment homes reached 1,179 in March 2020, a 35.1 per cent increase compared to the 873 sales in March 2019. The benchmark price of an apartment property is \$687,000. This represents a 2.9 per cent increase from March 2019, and a 1.4 per cent increase compared to February 2020.

Attached home sales in March 2020 totalled 493, a 51.7 per cent increase compared to the 325 sales in March 2019. The benchmark price of an attached unit is \$791,800. This represents a 2.5 per cent increase from March 2019, and a 0.9 per cent increase compared to February 2020.

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*Editor’s Note: Areas covered by the Real Estate Board of Greater Vancouver include: Burnaby, Coquitlam, Maple Ridge, New Westminister, North Vancouver, Pitt Meadows, Port Coquitlam, Port Moody, Richmond, South Delta, Squamish, Sunshine Coast, Vancouver, West Vancouver, and Whistler.

The real estate industry is a key economic driver in British Columbia. In 2019, 25,351 homes changed ownership in the Board’s area, generating \$1.8 billion in economic spin-off activity and an estimated 12,910 jobs. The total dollar value of residential sales transacted through the MLS® system in Greater Vancouver totalled \$25.3 billion in 2019.

The Real Estate Board of Greater Vancouver is an association representing more than 14,000 REALTORS® and their companies. The Board provides a variety of member services, including the Multiple Listing Service®. For more information on real estate, statistics, and buying or selling a home, contact a local REALTOR® or visit www.rebgv.org.

For more information please contact:

Craig Munn
Manager, Communication
Real Estate Board of Greater Vancouver
604.730.3146 | cmunn@rebgv.org

Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Residential / Composite	Lower Mainland	\$975,700	269.3	1.4%	3.3%	3.9%	2.0%	13.5%	60.3%	81.7%
	Greater Vancouver	\$1,033,700	268.9	1.3%	3.3%	4.3%	2.1%	9.6%	52.9%	76.9%
	Bowen Island	\$926,200	200.8	2.1%	-0.9%	-5.1%	-6.2%	8.7%	56.6%	50.4%
	Burnaby East	\$965,900	267.9	2.4%	5.1%	4.9%	2.8%	9.4%	50.8%	76.4%
	Burnaby North	\$888,900	268.4	0.9%	3.1%	4.6%	2.2%	9.4%	56.6%	79.1%
	Burnaby South	\$967,200	273.2	0.0%	2.3%	2.8%	-1.4%	8.1%	53.1%	81.0%
	Coquitlam	\$920,700	273.1	1.1%	2.5%	3.8%	1.8%	15.7%	65.2%	91.5%
	Ladner	\$803,100	226.1	1.0%	1.7%	3.5%	-0.2%	2.7%	37.0%	56.8%
	Maple Ridge	\$767,200	244.3	1.4%	2.5%	3.0%	1.9%	20.5%	74.3%	76.6%
	New Westminster	\$662,400	291.4	1.8%	3.8%	3.5%	2.2%	21.9%	72.5%	90.2%
	North Vancouver	\$1,073,200	241.2	1.2%	4.4%	5.9%	2.9%	6.7%	45.9%	68.8%
	Pitt Meadows	\$746,600	271.4	0.6%	2.2%	2.1%	-0.4%	25.0%	76.9%	88.6%
	Port Coquitlam	\$763,300	261.3	1.8%	2.5%	5.4%	2.4%	18.3%	71.8%	79.1%
	Port Moody	\$932,300	257.7	2.4%	4.3%	3.6%	3.0%	19.4%	64.8%	84.5%
	Richmond	\$940,800	279.7	1.7%	3.2%	3.9%	1.1%	8.1%	52.7%	74.9%
	Squamish	\$785,700	250.0	-0.2%	0.8%	1.1%	4.0%	17.3%	72.9%	94.9%
	Sunshine Coast	\$574,000	201.1	2.3%	-1.0%	-4.4%	-5.9%	10.3%	61.7%	52.3%
	Tsawwassen	\$924,400	231.7	1.3%	0.5%	2.4%	-1.0%	-0.3%	41.3%	62.9%
	Vancouver East	\$1,096,500	321.9	1.0%	3.6%	6.1%	2.7%	7.4%	55.3%	96.5%
	Vancouver West	\$1,296,200	270.1	1.6%	4.8%	5.8%	3.4%	4.2%	41.6%	69.4%
West Vancouver	\$2,108,000	232.1	0.7%	-0.6%	1.7%	-1.0%	-13.1%	17.6%	62.2%	
Whistler	\$913,500	212.9	-1.1%	-0.4%	-0.3%	4.5%	23.5%	74.7%	68.7%	
Single Family Detached	Lower Mainland	\$1,252,500	265.6	1.5%	2.7%	3.6%	1.6%	3.1%	47.7%	80.8%
	Greater Vancouver	\$1,450,700	266.9	1.2%	1.9%	3.2%	0.7%	-3.2%	36.9%	74.0%
	Bowen Island	\$926,200	200.8	2.1%	-0.9%	-5.1%	-6.2%	8.7%	56.6%	50.4%
	Burnaby East	\$1,225,300	274.0	2.5%	6.8%	5.6%	6.1%	5.6%	47.4%	79.9%
	Burnaby North	\$1,453,100	281.0	2.4%	4.6%	8.0%	2.9%	-4.3%	36.9%	81.4%
	Burnaby South	\$1,493,500	285.9	1.1%	-0.1%	2.4%	-3.3%	-7.4%	34.7%	88.1%
	Coquitlam	\$1,190,000	264.1	1.4%	2.2%	2.8%	2.4%	3.3%	47.3%	83.0%
	Ladner	\$953,700	229.9	1.4%	2.0%	1.8%	-0.1%	0.7%	37.7%	63.3%
	Maple Ridge	\$835,100	237.9	1.2%	3.3%	3.3%	2.6%	16.2%	71.5%	76.4%
	New Westminster	\$1,079,500	269.3	2.4%	6.4%	5.2%	4.0%	3.5%	47.5%	73.5%
	North Vancouver	\$1,551,400	244.3	0.3%	2.5%	6.0%	2.5%	-3.1%	37.7%	71.1%
	Pitt Meadows	\$897,100	252.8	1.4%	1.8%	2.5%	-1.7%	15.9%	66.3%	78.0%
	Port Coquitlam	\$959,700	255.9	0.7%	0.8%	5.6%	4.2%	7.8%	56.5%	78.3%
	Port Moody	\$1,420,300	262.3	0.6%	1.5%	0.9%	1.3%	5.3%	51.4%	82.7%
	Richmond	\$1,522,800	295.0	0.9%	1.8%	3.1%	-1.5%	-5.6%	36.1%	73.6%
	Squamish	\$996,500	262.6	-0.5%	1.9%	2.2%	5.6%	13.6%	70.5%	92.4%
	Sunshine Coast	\$569,200	199.4	2.2%	-0.9%	-4.3%	-5.9%	10.0%	61.2%	51.1%
	Tsawwassen	\$1,156,400	249.0	1.6%	0.2%	1.9%	-0.4%	-2.0%	45.3%	77.1%
	Vancouver East	\$1,426,500	317.3	1.3%	2.6%	5.0%	2.7%	-1.6%	40.2%	101.1%
	Vancouver West	\$2,942,200	301.7	1.0%	0.7%	1.7%	-2.8%	-14.9%	20.3%	66.7%
West Vancouver	\$2,554,000	241.1	0.4%	-1.4%	1.3%	-1.1%	-14.4%	15.5%	69.3%	
Whistler	\$1,670,000	232.3	-0.6%	2.5%	1.5%	9.2%	14.8%	57.8%	68.9%	

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 - In January 2005, the indexes are set to 100.
 - Townhome properties are similar to Attached properties, a category that was used in the previous MLSLink HPI, but do not include duplexes.
 - The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.

Property Type	Area	Benchmark Price	Price Index	1 Month Change %	3 Month Change %	6 Month Change %	1 Year Change %	3 Year Change %	5 Year Change %	10 Year Change %
Townhouse	Lower Mainland	\$682,800	247.8	0.8%	1.8%	2.0%	1.9%	16.4%	63.1%	72.8%
	Greater Vancouver	\$791,800	254.1	0.9%	1.7%	3.2%	2.5%	13.1%	57.0%	71.2%
	Burnaby East	\$658,100	243.1	-0.3%	1.2%	1.9%	-2.0%	12.8%	51.4%	62.5%
	Burnaby North	\$727,700	271.6	0.0%	0.5%	-0.3%	0.2%	13.0%	57.1%	77.3%
	Burnaby South	\$768,400	264.7	-0.6%	0.8%	1.5%	-1.4%	13.2%	53.7%	73.8%
	Coquitlam	\$679,600	249.4	1.2%	2.5%	4.4%	6.4%	16.5%	63.4%	79.7%
	Ladner	\$657,600	233.9	1.3%	2.9%	8.2%	0.9%	3.3%	38.0%	51.0%
	Maple Ridge	\$535,100	248.4	2.1%	0.2%	2.3%	0.2%	20.2%	73.7%	74.4%
	New Westminster	\$749,000	274.7	0.7%	3.5%	6.1%	2.9%	14.6%	60.5%	79.3%
	North Vancouver	\$967,200	235.0	1.7%	4.2%	3.2%	1.5%	6.5%	52.5%	63.8%
	Pitt Meadows	\$610,100	264.0	-0.5%	2.7%	2.5%	0.0%	24.5%	81.4%	85.3%
	Port Coquitlam	\$643,500	243.6	3.6%	2.8%	3.3%	4.8%	15.7%	68.2%	68.6%
	Port Moody	\$639,700	216.2	1.7%	2.1%	0.8%	0.6%	22.5%	47.4%	55.3%
	Richmond	\$795,000	261.0	1.4%	3.2%	3.6%	1.2%	8.4%	51.9%	69.2%
	Squamish	\$726,500	238.9	-0.2%	-0.8%	0.8%	7.7%	21.0%	78.8%	95.7%
	Tsawwassen	\$630,500	248.2	0.3%	3.9%	6.8%	-0.3%	4.0%	45.9%	60.6%
	Vancouver East	\$893,300	286.2	-1.2%	1.4%	5.9%	3.7%	12.0%	54.9%	79.5%
Vancouver West	\$1,133,500	265.0	0.2%	-0.2%	3.2%	2.2%	6.0%	45.6%	71.7%	
Whistler	\$944,800	227.8	-0.6%	-0.7%	-0.3%	7.6%	25.9%	86.0%	85.7%	
Apartment	Lower Mainland	\$671,400	282.3	1.6%	4.5%	5.1%	2.5%	26.5%	77.5%	85.8%
	Greater Vancouver	\$687,000	274.6	1.4%	4.6%	5.5%	2.9%	21.9%	70.0%	80.7%
	Burnaby East	\$768,900	295.0	4.8%	7.5%	7.7%	6.4%	20.8%	63.6%	88.0%
	Burnaby North	\$616,500	263.2	0.5%	3.0%	4.2%	2.3%	21.1%	77.1%	80.6%
	Burnaby South	\$674,900	271.0	-0.5%	3.5%	3.1%	-1.0%	17.0%	67.4%	80.7%
	Coquitlam	\$541,900	297.4	0.5%	2.6%	4.6%	3.7%	34.4%	97.6%	109.4%
	Ladner	\$433,200	205.3	-0.4%	-0.2%	2.7%	0.1%	12.2%	33.7%	41.5%
	Maple Ridge	\$359,700	256.8	1.1%	3.5%	3.2%	2.0%	35.6%	77.6%	74.2%
	New Westminster	\$526,300	298.2	1.8%	3.5%	3.0%	1.8%	28.5%	82.4%	95.4%
	North Vancouver	\$582,800	237.7	1.9%	6.0%	6.6%	3.3%	20.1%	56.7%	66.5%
	Pitt Meadows	\$497,000	293.1	0.5%	2.4%	2.0%	0.9%	33.1%	83.0%	97.1%
	Port Coquitlam	\$462,700	276.7	1.7%	3.6%	6.7%	0.6%	31.1%	92.7%	84.5%
	Port Moody	\$671,900	280.0	3.8%	7.2%	7.2%	5.8%	31.8%	87.7%	104.1%
	Richmond	\$655,200	280.5	2.3%	4.0%	4.5%	2.7%	26.0%	77.6%	80.7%
	Squamish	\$486,300	239.7	-0.2%	0.0%	-1.1%	-3.3%	23.0%	89.3%	97.8%
	Tsawwassen	\$463,800	195.6	0.6%	1.1%	2.9%	-0.3%	12.5%	38.6%	33.7%
	Vancouver East	\$585,600	334.2	1.0%	4.7%	6.8%	2.3%	17.1%	76.1%	92.1%
Vancouver West	\$810,800	263.1	1.9%	6.6%	7.4%	5.4%	15.8%	57.5%	72.3%	
West Vancouver	\$1,027,600	208.8	1.4%	1.8%	0.6%	-2.5%	-1.6%	40.2%	45.3%	
Whistler	\$484,800	189.9	-1.9%	-1.8%	-1.6%	-1.1%	27.1%	82.6%	56.3%	

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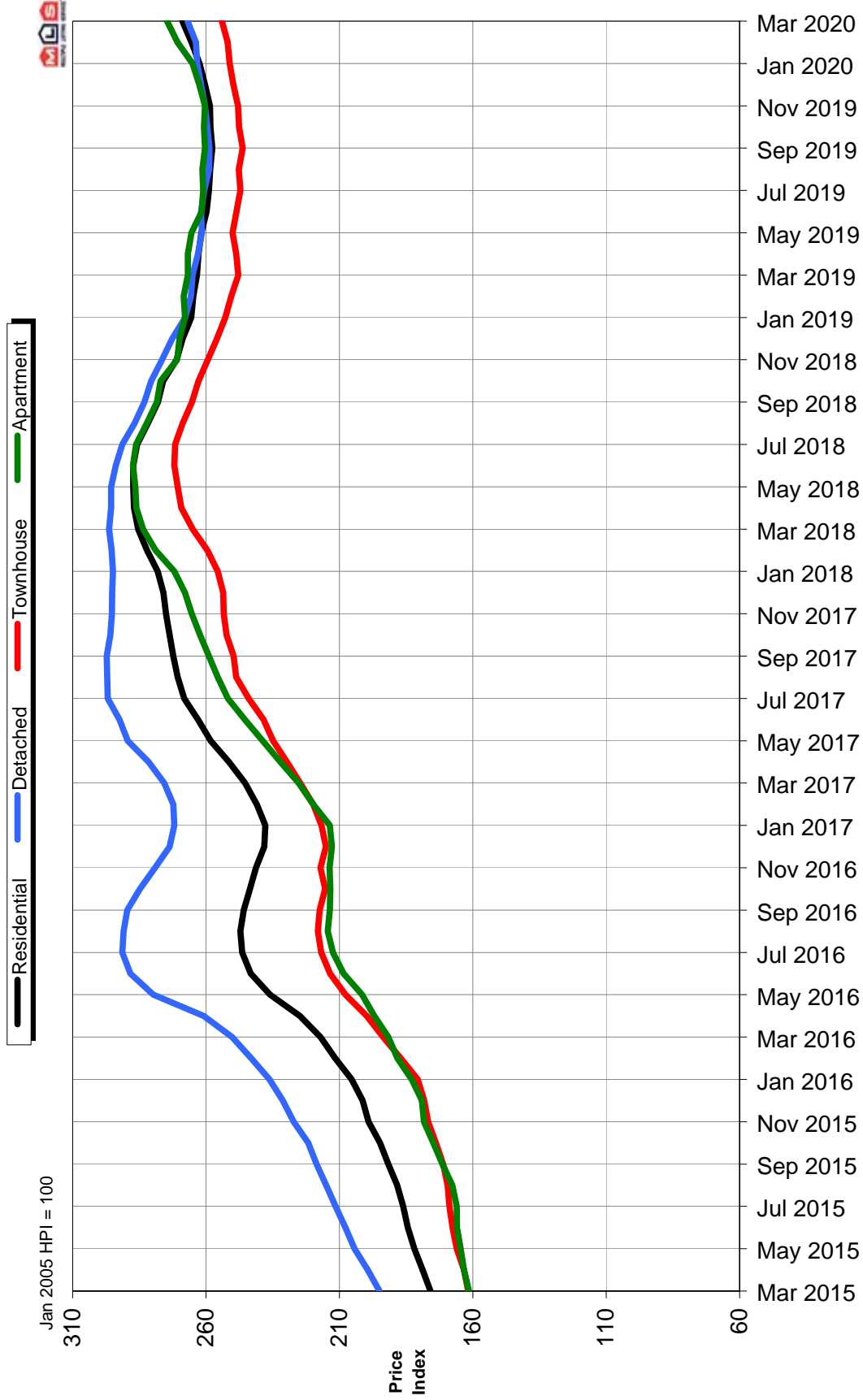
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Lower Mainland includes areas serviced by both Real Estate Board of Greater Vancouver & Fraser Valley Real Estate Board.

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Greater Vancouver 5 Year Trend



MLS® SALES Facts



**March
2020**

	Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminster	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	TOTALS
March 2020	69 Number of Sales Detached Attached Apartment	73 73 49 79	40 14 17	5 0 0	104 887,810 66 \$549,900 29	21 16 81	69 35 99	28 30 38	16 16 22	97 73 165	18 10 7	44 11 3	109 47 136	106 52 308	41 6 9	12 10 16	852 493 1,179
	Median Selling Price	\$1,250,000 \$815,000 \$510,000	\$1,025,000 n/a n/a	n/a n/a n/a	\$887,810 \$549,900 \$399,000	\$1,200,000 n/a \$525,000	\$1,632,000 \$1,049,000 \$685,000	\$1,031,000 \$635,000 \$442,500	n/a n/a \$627,950	\$1,608,000 \$853,000 \$551,000	n/a n/a n/a	\$628,500 n/a n/a	\$1,497,000 \$1,100,000 \$590,000	\$3,050,000 \$1,232,500 \$790,000	\$2,465,000 n/a n/a	n/a n/a n/a	n/a
February 2020	54 Number of Sales Detached Attached Apartment	67 41 87	37 13 18	3 0 0	98 60 38	20 7 63	71 35 98	25 18 40	9 8 19	52 59 136	15 16 16	31 2 8	86 38 118	62 43 261	45 3 7	10 14 18	685 404 1,061
	Median Selling Price	\$1,452,500 \$898,900 \$527,500	\$1,035,000 n/a n/a	n/a n/a n/a	\$913,805 \$554,950 \$377,450	\$1,192,500 n/a \$507,000	\$1,640,000 \$1,090,000 \$655,000	\$950,000 n/a \$440,000	n/a n/a n/a	\$1,725,000 \$862,000 \$576,450	n/a n/a n/a	\$586,500 n/a n/a	\$1,422,500 \$1,093,700 \$640,000	\$2,980,000 \$1,160,000 \$760,000	\$2,310,700 n/a n/a	n/a n/a n/a	n/a
March 2019	36 Number of Sales Detached Attached Apartment	48 33 61	22 12 6	0 0 0	60 47 32	11 5 65	70 22 73	16 19 24	7 8 23	54 30 94	16 19 14	38 2 11	53 28 93	64 34 235	23 3 8	11 20 23	529 325 873
	Median Selling Price	\$1,427,000 \$815,000 \$574,250	\$1,099,750 n/a n/a	n/a n/a n/a	\$835,000 \$535,000 \$402,500	n/a n/a \$520,000	\$1,547,500 \$976,500 \$600,000	n/a n/a \$407,750	n/a n/a \$580,000	\$1,538,500 \$856,250 \$540,500	n/a n/a n/a	\$610,000 n/a n/a	\$1,385,000 \$950,000 \$558,350	\$2,800,000 \$1,200,000 \$775,000	\$2,380,000 n/a n/a	n/a \$1,190,000 \$375,000	n/a
Jan. - Mar. 2020	164 Number of Sales Detached Attached Apartment	181 122 237	100 40 55	12 2 0	269 162 99	48 27 182	164 83 260	75 63 101	34 36 57	201 195 402	45 32 34	96 17 14	248 115 332	203 125 779	107 11 22	29 43 52	1,976 1,215 3,054
	Median Selling Price	\$1,462,500 \$815,000 \$559,450	\$1,022,500 \$692,900 \$545,000	n/a n/a n/a	\$879,998 \$549,400 \$385,100	\$1,179,000 \$740,500 \$520,000	\$1,642,750 \$1,055,000 \$645,000	\$955,000 \$657,000 \$440,000	\$1,332,500 \$749,750 \$596,000	\$1,827,500 \$830,000 \$557,500	\$1,086,344 \$680,000 \$482,500	\$622,738 n/a n/a	\$1,480,000 \$1,085,619 \$595,000	\$3,030,000 \$1,300,000 \$765,000	\$2,360,000 n/a \$637,500	\$2,099,000 \$1,100,000 \$526,500	n/a
Jan. - Mar. 2019	92 Number of Sales Detached Attached Apartment	113 82 168	56 27 26	11 0 0	156 113 75	34 22 162	142 64 173	46 44 61	25 18 56	120 84 249	40 45 27	93 14 19	151 72 222	141 78 554	66 7 26	30 41 58	1,316 807 2,191
Year-to-date	Median Selling Price	\$1,450,000 \$750,000 \$569,000	\$1,017,500 \$688,000 \$453,500	n/a n/a n/a	\$818,500 \$527,900 \$380,000	\$1,160,000 \$717,500 \$505,000	\$1,550,000 \$1,009,750 \$592,000	\$875,000 \$622,950 \$398,500	\$1,180,000 n/a \$591,800	\$1,511,500 \$828,800 \$533,888	\$1,027,500 \$645,000 \$430,000	\$587,500 n/a n/a	\$1,325,000 \$969,000 \$570,000	\$2,735,000 \$1,210,000 \$765,000	\$2,275,000 n/a \$1,082,500	\$1,887,500 \$1,130,000 \$399,500	n/a

Note: Median Selling Prices are not reported for areas with less than 20 sales or for the Gulf Islands



MLS® LISTINGS Facts



March 2020

	Burnaby	Coquitlam	Delta - South	Islands - Gulf	Maple Ridge/Pitt Meadows	New Westminster	North Vancouver	Port Coquitlam	Port Moody/Belcarra	Richmond	Squamish	Sunshine Coast	Vancouver East	Vancouver West	West Vancouver/Howe Sound	Whistler/Pemberton	TOTALS
March 2020	105	147	87	10	185	32	130	48	40	138	39	78	188	151	109	22	1,509
	Detached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	
	68	87	22	2	88	21	53	35	31	110	21	17	59	90	16	33	753
	310	148	30	0	84	143	165	58	31	274	25	11	215	599	41	40	2,174
	66%	50%	46%	50%	56%	66%	53%	58%	40%	70%	48%	56%	58%	70%	38%	55%	n/a
	85%	56%	64%	0%	75%	76%	66%	86%	52%	66%	48%	65%	80%	58%	38%	30%	
	55%	53%	57%	n/a	35%	57%	60%	66%	71%	60%	28%	27%	63%	51%	22%	40%	
February 2020	97	101	67	3	154	29	124	38	32	144	36	77	157	131	100	25	1,315
	Detached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	
	78	48	19	1	103	15	54	36	25	113	23	16	70	86	11	25	723
	240	177	34	1	72	108	188	49	42	243	18	15	210	492	30	45	1,964
	56%	66%	55%	100%	64%	69%	57%	66%	28%	36%	42%	40%	55%	47%	45%	40%	
	60%	85%	68%	0%	58%	47%	65%	50%	32%	52%	70%	13%	54%	50%	27%	56%	n/a
	56%	49%	53%	0%	53%	58%	52%	82%	45%	56%	89%	53%	56%	53%	23%	40%	
March 2019	163	169	100	8	173	44	147	54	28	224	42	115	210	188	120	21	1,806
	Detached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	
	119	83	23	5	85	16	66	39	21	144	18	14	65	113	12	36	859
	279	157	33	0	53	142	174	74	44	302	19	28	226	688	30	35	2,284
	22%	28%	22%	0%	35%	25%	48%	30%	25%	24%	38%	33%	25%	34%	19%	52%	
	36%	40%	52%	0%	55%	31%	33%	49%	38%	21%	106%	14%	43%	30%	25%	56%	n/a
	40%	39%	18%	n/a	60%	46%	42%	32%	52%	31%	74%	39%	41%	34%	27%	66%	
Jan. - Mar. 2020	325	365	224	19	469	89	385	123	96	450	103	204	465	426	345	70	4,158
	Detached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	
	226	196	69	6	262	55	167	106	67	332	60	43	192	268	34	89	2,172
	800	449	115	2	211	339	528	162	101	759	67	29	596	1,591	102	129	5,980
	50%	50%	45%	63%	57%	54%	43%	61%	35%	45%	44%	47%	53%	48%	31%	41%	n/a
	63%	62%	58%	33%	62%	49%	50%	59%	54%	59%	53%	40%	60%	47%	32%	48%	
	54%	53%	48%	0%	47%	54%	49%	62%	56%	53%	51%	48%	56%	49%	22%	40%	
Jan. - Mar. 2019	420	452	240	14	459	113	438	143	91	686	112	256	558	611	393	65	5,051
	Detached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	Attached	
	311	214	74	5	206	48	195	104	50	390	66	37	194	322	40	102	2,358
	779	401	77	0	165	396	508	195	110	817	46	56	588	1,901	124	117	6,280
	22%	25%	23%	79%	34%	30%	32%	32%	27%	17%	36%	36%	27%	23%	17%	46%	
	31%	38%	36%	0%	55%	46%	33%	42%	36%	22%	68%	38%	37%	24%	18%	40%	n/a
	40%	42%	34%	n/a	45%	41%	34%	31%	51%	30%	59%	34%	38%	29%	21%	50%	

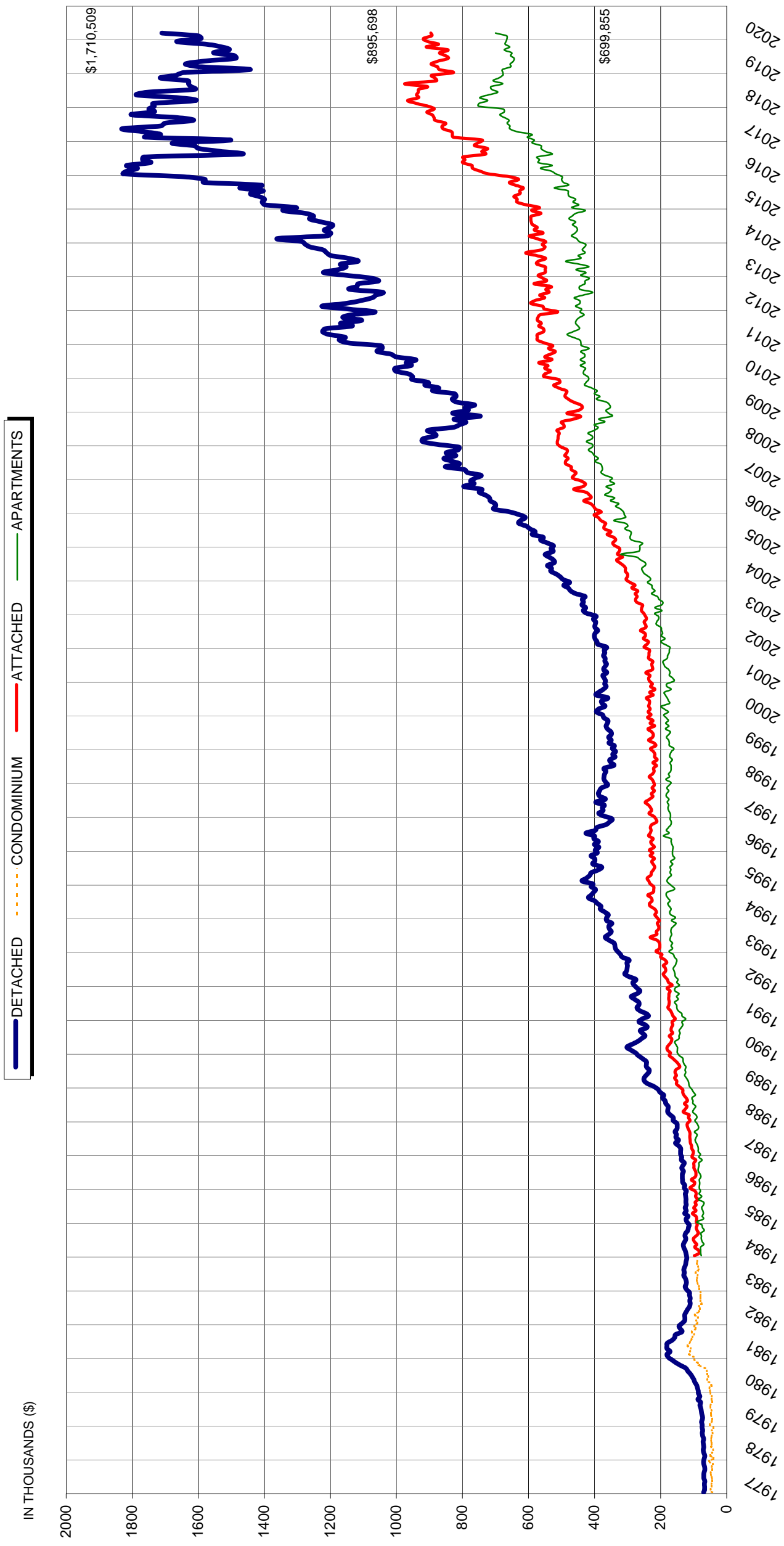
* Year-to-date listings represent a cumulative total of listings rather than total active listings.



Listing & Sales Activity Summary

	<u>Listings</u>				<u>Sales</u>						
	1 Mar 2019	2 Feb 2020	3 Mar 2020	Col. 2 & 3 Percentage Variance	5 Mar 2019	6 Feb 2020	7 Mar 2020	Col. 6 & 7 Percentage Variance	9 Jan 2019 - Mar 2019	10 Jan 2020 - Mar 2020	Col. 9 & 10 Percentage Variance
BURNABY				%				%			%
DETACHED	163	97	105	8.2	36	54	69	27.8	92	164	78.3
ATTACHED	119	78	68	-12.8	43	47	58	23.4	96	142	47.9
APARTMENTS	279	240	310	29.2	111	134	170	26.9	315	428	35.9
COQUITLAM											
DETACHED	169	101	147	45.5	48	67	73	9.0	113	181	60.2
ATTACHED	83	48	87	81.3	33	41	49	19.5	82	122	48.8
APARTMENTS	157	177	148	-16.4	61	87	79	-9.2	168	237	41.1
DELTA											
DETACHED	100	67	87	29.9	22	37	40	8.1	56	100	78.6
ATTACHED	23	19	22	15.8	12	13	14	7.7	27	40	48.1
APARTMENTS	33	34	30	-11.8	6	18	17	-5.6	26	55	111.5
MAPLE RIDGE/PITT MEADOWS											
DETACHED	173	154	185	20.1	60	98	104	6.1	156	269	72.4
ATTACHED	85	103	88	-14.6	47	60	66	10.0	113	162	43.4
APARTMENTS	53	72	84	16.7	32	38	29	-23.7	75	99	32.0
NORTH VANCOUVER											
DETACHED	147	124	130	4.8	70	71	69	-2.8	142	164	15.5
ATTACHED	66	54	53	-1.9	22	35	35	0.0	64	83	29.7
APARTMENTS	174	188	165	-12.2	73	98	99	1.0	173	260	50.3
NEW WESTMINSTER											
DETACHED	44	29	32	10.3	11	20	21	5.0	34	48	41.2
ATTACHED	16	15	21	40.0	5	7	16	128.6	22	27	22.7
APARTMENTS	142	108	143	32.4	65	63	81	28.6	162	182	12.3
PORT MOODY/BELCARRA											
DETACHED	28	32	40	25.0	7	9	16	77.8	25	34	36.0
ATTACHED	21	25	31	24.0	8	8	16	100.0	18	36	100.0
APARTMENTS	44	42	31	-26.2	23	19	22	15.8	56	57	1.8
PORT COQUITLAM											
DETACHED	54	38	48	26.3	16	25	28	12.0	46	75	63.0
ATTACHED	39	36	35	-2.8	19	18	30	66.7	44	63	43.2
APARTMENTS	74	49	58	18.4	24	40	38	-5.0	61	101	65.6
RICHMOND											
DETACHED	224	144	138	-4.2	54	52	97	86.5	120	201	67.5
ATTACHED	144	113	110	-2.7	30	59	73	23.7	84	195	132.1
APARTMENTS	302	243	274	12.8	94	136	165	21.3	249	402	61.4
SUNSHINE COAST											
DETACHED	115	77	78	1.3	38	31	44	41.9	93	96	3.2
ATTACHED	14	16	17	6.3	2	2	11	450.0	14	17	21.4
APARTMENTS	28	15	11	-26.7	11	8	3	-62.5	19	14	-26.3
SQUAMISH											
DETACHED	42	36	39	8.3	16	15	18	20.0	40	45	12.5
ATTACHED	18	23	21	-8.7	19	16	10	-37.5	45	32	-28.9
APARTMENTS	19	18	25	38.9	14	16	7	-56.3	27	34	25.9
VANCOUVER EAST											
DETACHED	210	157	188	19.7	53	86	109	26.7	151	248	64.2
ATTACHED	65	70	59	-15.7	28	38	47	23.7	72	115	59.7
APARTMENTS	226	210	215	2.4	93	118	136	15.3	222	332	49.5
VANCOUVER WEST											
DETACHED	188	131	151	15.3	64	62	106	71.0	141	203	44.0
ATTACHED	113	86	90	4.7	34	43	52	20.9	78	125	60.3
APARTMENTS	688	492	599	21.7	235	261	308	18.0	554	779	40.6
WHISTLER/PEMBERTON											
DETACHED	21	25	22	-12.0	11	10	12	20.0	30	29	-3.3
ATTACHED	36	25	33	32.0	20	14	10	-28.6	41	43	4.9
APARTMENTS	35	45	40	-11.1	23	18	16	-11.1	58	52	-10.3
WEST VANCOUVER/HOWE SOUND											
DETACHED	120	100	109	9.0	23	45	41	-8.9	66	107	62.1
ATTACHED	12	11	16	45.5	3	3	6	100.0	7	11	57.1
APARTMENTS	30	30	41	36.7	8	7	9	28.6	26	22	-15.4
GRAND TOTALS											
DETACHED	1798	1312	1499	14.3	529	682	847	24.2	1305	1964	50.5
ATTACHED	854	722	751	4.0	325	404	493	22.0	807	1213	50.3
APARTMENTS	2284	1963	2174	10.7	873	1061	1179	11.1	2191	3054	39.4

Residential Average Sale Prices - January 1977 to March 2020



NOTE: From 1977 - 1984 condominium averages were not separated into attached & apartment.