News Release

REAL ESTATE BOARD OF GREATER VANCOUVER

FOR IMMEDIATE RELEASE:

Steady increases in home sale and listing activity continue in June

VANCOUVER, BC – July 3, 2020 – Home buyers and sellers have gradually become more active in each month of the COVID-19 pandemic. In June, home sale and listing activity in Metro Vancouver* returned to more historically typical levels.

The Real Estate Board of Greater Vancouver (REBGV) reports that residential home sales in the region totalled 2,443 in June 2020, a 17.6 per cent increase from the 2,077 sales recorded in June 2019, and a 64.5 per cent increase from the 1,485 homes sold in May 2020.

Last month's sales were 21.9 per cent below the 10-year June sales average.

"REALTORS® continue to optimize new technology tools and practices to help their clients meet their housing needs in a safe and responsible way," Colette Gerber, REBGV Chair said "Over the last three months, home buyers and sellers have become more comfortable operating within the physical distancing and other safety protocols in place."

There were 5,787 detached, attached and apartment properties newly listed for sale on the Multiple Listing Service® (MLS®) in Metro Vancouver in June 2020. This represents a 21.8 per cent increase compared to the 4,751 homes listed in June 2019 and a 57.1 per cent increase compared to May 2020 when 3,684 homes were listed.

The total number of homes currently listed for sale on the MLS® system in Metro Vancouver is 11,424, a 23.7 per cent decrease compared to June 2019 (14,968) and a 15.1 per cent increase compared to May 2020 (9,927).

"Much more of the real estate transaction is happening virtually today. Before considering an in-person showing, REALTORS® are helping potential buyers pre-screen homes more thoroughly by taking video tours, reviewing floorplans and an increased number of high-resolution images, as well as often driving through the neighborhood."

For all property types, the sales-to-active listings ratio for June 2020 is 21.4 per cent. By property type, the ratio is 19.9 per cent for detached homes, 25.2 per cent for townhomes, and 21.3 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.

RE/MAX FELIX EMMANUEL REAL ESTATE

“Home prices have remained steady with minimal fluctuation over the last few months,” Gerber said. “With increasing demand, REALTORS® have begun seeing multiple offers for homes priced competitively for today’s market.”

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently $1,025,300. This represents a 3.5 per cent increase over June 2019 and a 0.3 per cent decrease compared to May 2020.

Sales of detached homes in June 2020 reached 866, a 16.1 per cent increase from the 746 detached sales recorded in June 2019. The benchmark price for a detached home is $1,464,200. This represents a 3.6 per cent increase from June 2019 and a 0.5 per cent increase compared to May 2020.

Sales of apartment homes reached 1,105 in June 2020, a 17.4 per cent increase compared to the 941 sales in June 2019. The benchmark price of an apartment property is $680,800. This represents a 3.6 per cent increase from June 2019 and a 0.8 per cent decrease compared to May 2020.

Attached home sales in June 2020 totalled 472, a 21 per cent increase compared to the 390 sales in June 2019. The benchmark price of an attached home is $790,800. This represents a 2.3 per cent increase from June 2019 and a 0.2 per cent decrease compared to May 2020.

-30-

*Editor’s Note: Areas covered by the Real Estate Board of Greater Vancouver include: Burnaby, Coquitlam, Maple Ridge, New Westminster, 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

FELIX JEMMANUEL REAL ESTATE
Cell: 778.968.0427
felix@felixjoyemmanuel.com
www.felixjoyemmanuel.com
RE/MAX CREST REALTY #2-1012 Beach Avenue Vancouver, BC

RE/MAX
SERVICE. EXPERTISE. INTEGRITY.
Call me for all your
REAL ESTATE NEEDS

MLS® HOME PRICE INDEX *

June 2020

REAL ESTATE BOARD OF GREATER VANCOUVER

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	$963,700	270.0	0.0%	0.1%	3.6%	3.3%	6.1%	54.3%	81.5%
	Greater Vancouver	$1,025,300	269.0	-0.3%	-0.2%	3.2%	3.5%	2.4%	46.0%	76.7%
	Bowen Island	$972,800	210.9	1.7%	5.2%	4.0%	-0.4%	9.0%	58.1%	56.3%
	Burnaby East	$969,500	268.9	-0.3%	-0.3%	5.0%	3.7%	1.9%	42.8%	78.1%
	Burnaby North	$885,600	267.4	-1.1%	-0.3%	2.7%	1.5%	3.4%	49.9%	79.6%
	Burnaby South	$975,000	275.4	0.0%	1.0%	3.3%	1.8%	1.8%	48.5%	81.9%
	Coquitlam	$929,800	275.8	-0.6%	0.5%	3.5%	4.5%	7.6%	58.1%	91.9%
	Ladner	$840,100	236.5	0.0%	1.3%	3.8%	4.5%	-2.0%	31.0%	58.1%
	Maple Ridge	$780,700	248.6	0.2%	1.9%	4.5%	2.9%	14.6%	72.8%	80.5%
	New Westminster	$666,000	293.0	0.5%	0.7%	4.6%	2.4%	13.3%	67.4%	91.3%
	North Vancouver	$1,073,200	241.2	0.5%	-0.1%	4.3%	3.6%	0.2%	39.8%	69.6%
	Pitt Meadows	$762,300	277.1	0.1%	1.8%	4.1%	1.4%	17.8%	74.2%	94.5%
	Port Coquitlam	$767,400	262.7	-0.2%	0.2%	2.7%	3.3%	8.7%	63.1%	85.0%
	Port Moody	$930,900	257.3	-0.2%	-0.2%	4.2%	3.1%	9.8%	59.1%	82.9%
	Richmond	$929,900	277.6	-0.5%	-0.6%	2.6%	2.8%	1.1%	45.3%	72.3%
	Squamish	$772,200	245.7	2.2%	-0.5%	0.6%	0.8%	8.9%	65.8%	88.0%
	Sunshine Coast	$604,000	211.6	2.3%	5.5%	4.4%	-0.1%	8.4%	62.9%	55.9%
	Tsawwassen	$927,700	240.5	0.0%	1.2%	1.1%	1.8%	-6.1%	31.6%	64.6%
	Vancouver East	$1,083,300	321.9	-0.5%	-1.1%	3.2%	5.0%	0.0%	43.8%	93.6%
	Vancouver West	$1,272,400	265.7	-0.8%	-1.4%	3.4%	4.9%	-4.7%	34.0%	68.1%
	West Vancouver	$2,114,400	232.8	-1.3%	0.3%	-0.3%	0.4%	-16.8%	10.1%	61.3%
	Whistler	$913,500	212.9	1.9%	0.0%	-0.4%	2.3%	16.0%	69.9%	66.6%
Single Family Detached	Lower Mainland	$1,258,100	268.3	0.5%	1.2%	4.1%	3.6%	-1.8%	41.6%	81.3%
	Greater Vancouver	$1,464,200	270.5	0.5%	1.6%	3.8%	3.6%	-7.1%	30.3%	75.1%
	Bowen Island	$973,200	211.0	1.8%	5.2%	4.1%	-0.3%	9.1%	58.2%	56.4%
	Burnaby East	$1,230,200	275.1	-1.1%	0.4%	7.2%	4.2%	-2.4%	35.6%	83.5%
	Burnaby North	$1,488,200	287.8	1.1%	2.4%	7.1%	6.3%	-5.5%	29.6%	86.3%
	Burnaby South	$1,559,300	298.5	2.0%	4.4%	4.3%	4.2%	-9.4%	30.7%	91.2%
	Coquitlam	$1,210,700	268.7	-0.4%	1.5%	3.7%	3.8%	-3.7%	40.6%	85.8%
	Ladner	$1,006,900	241.0	2.4%	2.9%	8.0%	6.8%	-1.3%	31.2%	64.6%
	Maple Ridge	$854,700	243.5	0.7%	2.6%	6.1%	3.7%	10.1%	69.1%	82.7%
	New Westminster	$1,087,600	271.3	-1.0%	0.7%	7.5%	3.5%	-3.3%	37.0%	77.1%
	North Vancouver	$1,563,500	246.2	1.3%	0.8%	3.3%	2.5%	-7.5%	31.2%	74.0%
	Pitt Meadows	$925,900	260.9	0.6%	3.2%	5.0%	2.4%	10.1%	62.8%	85.4%
	Port Coquitlam	$970,600	258.8	0.2%	1.1%	1.8%	5.1%	-2.0%	46.2%	81.1%
	Port Moody	$1,462,600	270.1	0.6%	3.0%	4.5%	2.5%	1.2%	45.7%	86.9%
	Richmond	$1,511,400	292.8	-1.1%	-0.7%	1.3%	1.8%	-11.6%	27.1%	68.5%
	Squamish	$977,100	257.5	2.5%	0.6%	2.4%	2.4%	5.0%	64.1%	89.6%
	Sunshine Coast	$599,700	210.1	2.3%	5.5%	4.5%	0.1%	8.4%	62.6%	54.8%
	Tsawwassen	$1,095,400	244.1	0.7%	1.3%	2.8%	2.8%	-7.9%	30.5%	69.5%
	Vancouver East	$1,459,100	321.4	0.8%	0.7%	4.0%	7.9%	-6.0%	29.4%	100.9%
	Vancouver West	$3,076,700	311.2	1.2%	3.4%	4.6%	4.0%	-16.0%	16.6%	70.4%
	West Vancouver	$2,594,200	244.9	-1.0%	1.6%	0.0%	1.2%	-17.0%	10.1%	68.7%
	Whistler	$1,695,800	235.9	1.8%	1.5%	4.0%	7.7%	9.7%	62.6%	74.5%

HOW TO READ THE TABLE:

• Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.

• Price Index: Index numbers estimate the percentage change in price on typical and constant quality properties over time. All figures are based on past sales.

• x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)

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 included duplexes.

The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.

MLS® MULTIPLE LISTING SERVICE®

* MLS®, Multiple Listing Service®, and all related graphics are trademarks of The Canadian Real Estate Association

MLS® HOME PRICE INDEX *

June 2020

REAL ESTATE BOARD OF GREATER VANCOUVER

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	$688,400	249.7	0.3%	0.9%	2.8%	2.1%	9.9%	59.8%	72.1%
	Greater Vancouver	$790,800	253.7	-0.2%	0.1%	1.9%	2.3%	6.4%	51.4%	69.1%
	Burnaby East	$673,000	248.6	0.5%	2.2%	3.5%	4.5%	10.1%	49.7%	67.1%
	Burnaby North	$734,600	274.2	2.1%	0.9%	1.3%	1.3%	6.8%	54.8%	75.7%
	Burnaby South	$790,200	272.2	2.2%	2.8%	3.5%	3.6%	6.2%	53.7%	74.0%
	Coquitlam	$693,800	254.6	1.0%	1.9%	4.4%	5.6%	12.3%	61.7%	80.4%
	Ladner	$630,700	226.2	-3.6%	-2.2%	1.1%	3.0%	-7.1%	27.3%	43.3%
	Maple Ridge	$538,500	250.0	-1.8%	0.6%	0.9%	1.6%	14.3%	71.8%	72.7%
	New Westminster	$748,300	274.6	0.4%	1.8%	5.8%	6.8%	10.5%	54.4%	75.4%
	North Vancouver	$989,000	240.3	1.5%	2.6%	6.9%	4.5%	5.4%	49.6%	68.8%
	Pitt Meadows	$627,000	271.3	-0.9%	2.7%	5.5%	2.9%	17.0%	72.8%	91.9%
	Port Coquitlam	$647,400	245.1	0.0%	0.6%	3.4%	0.8%	9.7%	61.8%	73.3%
	Port Moody	$651,000	220.0	0.4%	1.7%	3.8%	-0.5%	11.4%	45.6%	56.7%
	Richmond	$791,100	259.8	-0.3%	0.2%	3.4%	2.5%	3.6%	45.7%	65.1%
	Squamish	$681,500	224.1	-0.2%	-4.8%	-5.2%	-0.4%	11.7%	62.2%	78.6%
	Tsawwassen	$606,300	237.7	-4.7%	-1.5%	0.2%	1.6%	-6.0%	34.4%	49.1%
	Vancouver East	$888,600	282.6	-1.8%	-2.1%	0.3%	2.2%	0.0%	48.0%	78.1%
	Vancouver West	$1,119,800	261.8	-0.5%	-1.2%	-1.5%	-0.5%	-2.3%	38.8%	69.2%
	Whistler	$899,600	216.9	-0.9%	-4.8%	-5.4%	2.1%	17.3%	70.9%	74.6%
Apartment	Lower Mainland	$654,000	280.2	-0.5%	-1.1%	3.4%	3.3%	14.7%	71.3%	85.0%
	Greater Vancouver	$680,800	272.2	-0.8%	-1.3%	3.2%	3.6%	10.4%	63.4%	80.3%
	Burnaby East	$743,100	285.1	-0.5%	-3.4%	3.9%	1.0%	5.0%	57.9%	78.5%
	Burnaby North	$605,500	258.5	-2.9%	-1.7%	1.2%	-0.4%	11.1%	72.7%	80.0%
	Burnaby South	$670,500	269.2	-1.2%	-0.6%	3.0%	0.6%	8.5%	63.8%	82.6%
	Coquitlam	$526,300	288.8	-1.5%	-0.5%	3.1%	2.3%	18.9%	83.5%	101.1%
	Ladner	$511,700	238.9	-0.7%	2.0%	-3.1%	0.1%	4.5%	38.7%	57.4%
	Maple Ridge	$365,800	261.2	1.5%	1.7%	5.2%	3.0%	30.5%	84.6%	77.8%
	New Westminster	$529,100	299.8	0.8%	0.5%	4.0%	1.8%	18.2%	80.0%	95.7%
	North Vancouver	$575,000	234.5	-0.4%	-1.7%	4.1%	4.1%	8.7%	51.5%	64.4%
	Pitt Meadows	$502,300	296.2	0.4%	1.3%	3.7%	0.8%	25.5%	86.2%	100.7%
	Port Coquitlam	$461,400	275.9	-0.5%	-0.6%	2.9%	3.3%	19.2%	85.8%	95.3%
	Port Moody	$656,500	273.6	-0.7%	-2.3%	4.7%	5.9%	18.4%	85.2%	97.7%
	Richmond	$650,700	278.6	-0.3%	-0.7%	3.1%	3.5%	13.6%	71.3%	81.5%
	Squamish	$502,700	247.8	4.7%	3.3%	3.2%	-1.8%	16.3%	84.1%	95.4%
	Tsawwassen	$540,100	232.6	-1.4%	1.6%	-2.6%	-0.2%	3.7%	37.0%	53.9%
	Vancouver East	$588,400	330.7	-1.2%	-2.3%	2.9%	3.1%	6.6%	62.4%	87.0%
	Vancouver West	$789,300	256.1	-1.5%	-2.7%	3.7%	6.0%	2.1%	49.3%	70.3%
	West Vancouver	$981,900	199.5	-2.4%	-4.5%	-2.9%	-5.1%	-10.0%	23.5%	42.9%
	Whistler	$500,900	196.2	4.4%	3.3%	1.5%	-1.2%	18.8%	78.4%	55.3%

HOW TO READ THE TABLE:

• Benchmark Price: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.

• Price Index: Index numbers estimate the percentage change in price on typical and constant quality properties over time. All figures are based on past sales.

• x Month/Year Change %: Percentage change of index over a period of x month(s)/year(s)

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 included duplexes.

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

The above info is deemed reliable, but is not guaranteed. All dollar amounts in CDN.

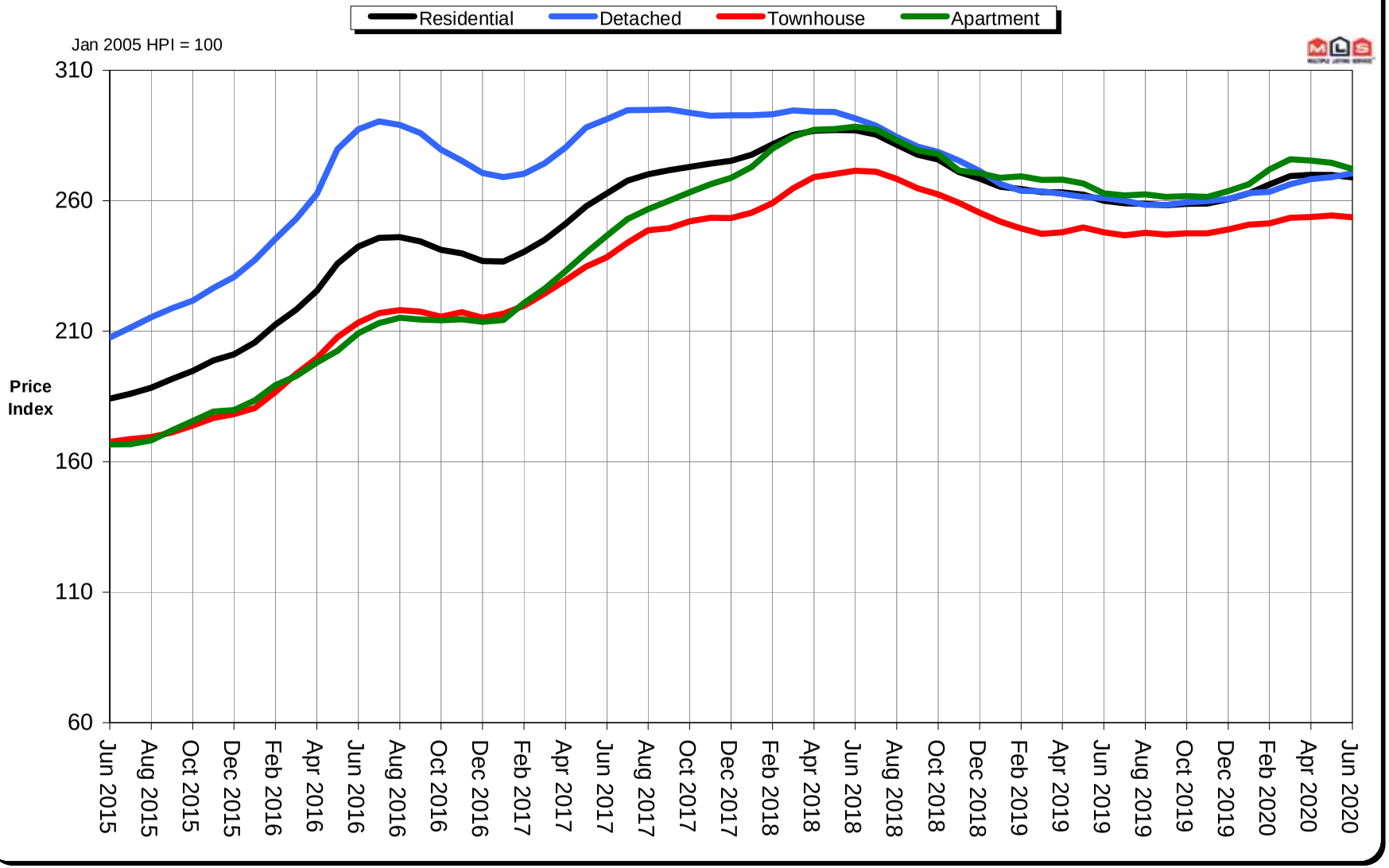
MLS® MULTIPLE LISTING SERVICE®

* MLS®, Multiple Listing Service®, and all related graphics are trademarks of The Canadian Real Estate Association

MLS® HOME PRICE INDEX

Greater Vancouver
5 Year Trend

REAL ESTATE BOARD OF GREATER VANCOUVER



MLS® SALES Facts

REAL ESTATE BOARD OF GREATER VANCOUVER

June 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
June 2020	Number of Sales	Detached	61	81	49	8	111	15	84	28	19	75	17	75	105	78	43	17	866
		Attached	31	50	20	0	66	11	44	27	14	62	18	8	43	48	2	28	472
		Apartment	128	85	17	0	35	71	110	36	25	134	17	5	130	281	17	14	1,105
	Median Selling Price	Detached	$1,509,110	$1,244,500	$1,124,950	n/a	$925,000	n/a	$1,710,000	$956,000	n/a	$1,351,000	n/a	$685,000	$1,525,000	$3,113,000	$2,430,158	n/a	
		Attached	$790,000	$828,900	$687,500	n/a	$544,500	n/a	$1,040,000	$699,000	n/a	$849,400	n/a	n/a	$1,150,000	$1,340,000	n/a	$942,500	n/a
		Apartment	$565,000	$509,000	n/a	n/a	$396,000	$492,000	$625,000	$440,750	$675,000	$529,000	n/a	n/a	$620,000	$750,000	n/a	n/a	
May 2020	Number of Sales	Detached	37	48	37	2	68	20	51	30	15	41	12	28	64	51	27	3	534
		Attached	34	35	11	0	37	3	30	9	14	48	6	2	25	36	3	5	298
		Apartment	89	49	7	0	27	49	55	21	17	63	4	1	76	177	12	6	653
	Median Selling Price	Detached	$1,457,500	$1,210,000	$1,108,000	n/a	$881,000	$1,207,500	$1,580,000	$915,500	n/a	$1,566,500	n/a	$645,000	$1,450,000	$3,174,000	$2,145,000	n/a	
		Attached	$772,000	$825,000	n/a	n/a	$560,000	n/a	$1,011,750	n/a	n/a	$815,500	n/a	n/a	$1,172,500	$1,174,000	n/a	n/a	n/a
		Apartment	$545,500	$499,500	n/a	n/a	$375,900	$493,000	$685,800	$474,000	n/a	$545,100	n/a	n/a	$595,000	$740,000	n/a	n/a	
June 2019	Number of Sales	Detached	60	80	40	5	81	26	82	27	11	90	17	44	85	60	30	8	746
		Attached	52	32	10	1	44	4	33	22	12	62	11	5	43	41	5	13	390
		Apartment	128	64	18	0	31	67	87	28	19	118	11	5	87	254	8	16	941
	Median Selling Price	Detached	$1,440,000	$1,231,548	$989,394	n/a	$842,800	$1,002,500	$1,492,550	$917,500	n/a	$1,315,000	n/a	$636,250	$1,444,000	$2,850,000	$2,703,500	n/a	
		Attached	$763,000	$784,950	n/a	n/a	$539,000	n/a	$1,009,000	$668,500	n/a	$736,944	n/a	n/a	$973,000	$1,200,000	n/a	n/a	n/a
		Apartment	$540,000	$530,000	n/a	n/a	$389,900	$518,800	$618,500	$410,000	n/a	$512,000	n/a	n/a	$560,000	$710,900	n/a	n/a	
Jan. - Jun. 2020 *Year-to-date*	Number of Sales	Detached	288	344	209	24	498	93	337	149	74	353	84	225	466	369	199	52	3,764
		Attached	232	224	78	2	292	53	169	112	72	342	63	27	200	238	17	82	2,203
		Apartment	701	413	90	0	185	340	470	171	112	663	58	23	592	1,366	56	75	5,315
	Median Selling Price	Detached	$1,475,000	$1,240,000	$1,066,500	$403,000	$890,000	$1,200,000	$1,630,000	$956,000	$1,347,050	$1,529,444	$1,100,000	$635,000	$1,483,500	$3,040,000	$2,450,000	$2,048,000	
		Attached	$800,000	$815,000	$708,400	n/a	$545,450	$700,000	$1,039,500	$690,000	$734,950	$830,000	$695,000	$413,500	$1,107,500	$1,275,000	n/a	$1,095,000	n/a
		Apartment	$585,000	$510,000	$519,250	n/a	$389,000	$507,500	$642,000	$444,000	$618,250	$548,900	$475,000	$395,500	$597,000	$755,000	$956,000	$495,000	
Jan. - Jun. 2019 *Year-to-date*	Number of Sales	Detached	272	329	158	23	424	100	382	135	72	333	100	213	426	350	190	54	3,561
		Attached	241	177	70	1	257	43	173	119	60	243	82	33	209	219	18	89	2,034
		Apartment	700	390	74	0	179	407	430	172	128	589	59	43	566	1,360	53	113	5,263
	Median Selling Price	Detached	$1,404,000	$1,198,500	$1,029,500	$715,000	$830,000	$1,085,400	$1,551,000	$915,000	$1,226,500	$1,450,000	$983,500	$612,000	$1,382,000	$2,817,000	$2,510,000	$1,726,650	
		Attached	$761,000	$768,900	$680,500	n/a	$525,000	$715,000	$1,010,000	$652,000	$755,400	$800,000	$648,750	$469,000	$975,000	$1,249,500	n/a	$1,014,500	n/a
		Apartment	$575,000	$521,500	$480,500	n/a	$368,000	$505,000	$616,250	$410,000	$550,000	$525,000	$440,000	$424,900	$560,000	$735,500	$1,200,000	$430,000	

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

MLS® LISTINGS Facts

REAL ESTATE BOARD OF GREATER VANCOUVER

June 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
June 2020	Number of Listings	Detached	155	146	99	12	193	49	188	57	37	192	52	116	222	206	148	56	1,928
		Attached	97	95	33	1	99	27	94	52	36	141	30	20	116	132	17	51	1,041
		Apartment	364	209	43	0	79	183	245	58	72	296	24	8	313	826	54	44	2,818
	% Sales to Listings	Detached	39%	55%	49%	67%	58%	31%	45%	49%	51%	39%	33%	65%	47%	38%	29%	30%	
		Attached	32%	53%	61%	0%	67%	41%	47%	52%	39%	44%	60%	40%	37%	36%	12%	55%	n/a
		Apartment	35%	41%	40%	n/a	44%	39%	45%	62%	35%	45%	71%	63%	42%	34%	31%	32%	
May 2020	Number of Listings	Detached	80	125	69	4	114	34	134	30	31	115	36	98	109	116	96	21	1,212
		Attached	67	91	17	0	64	19	51	27	21	90	20	8	76	77	8	27	663
		Apartment	181	149	49	0	62	102	152	31	41	203	21	7	200	546	34	31	1,809
	% Sales to Listings	Detached	46%	38%	54%	50%	60%	59%	38%	100%	48%	36%	33%	29%	59%	44%	28%	14%	
		Attached	51%	38%	65%	n/a	58%	16%	59%	33%	67%	53%	30%	25%	33%	47%	38%	19%	n/a
		Apartment	49%	33%	14%	n/a	44%	48%	36%	68%	41%	31%	19%	14%	38%	32%	35%	19%	
June 2019	Number of Listings	Detached	138	175	91	17	176	36	150	69	29	215	31	107	196	178	126	18	1,752
		Attached	128	73	22	0	82	16	67	48	31	156	26	26	64	115	15	29	898
		Apartment	277	140	34	0	67	149	192	56	25	255	17	7	216	598	35	33	2,101
	% Sales to Listings	Detached	43%	46%	44%	29%	46%	72%	55%	39%	38%	42%	55%	41%	43%	34%	24%	44%	
		Attached	41%	44%	45%	n/a	54%	25%	49%	46%	39%	40%	42%	19%	67%	36%	33%	45%	n/a
		Apartment	46%	46%	53%	n/a	46%	45%	45%	50%	76%	46%	65%	71%	40%	42%	23%	48%	
Jan. - Jun. 2020 *Year-to-date**	Number of Listings	Detached	619	688	427	41	879	193	784	236	180	829	209	456	876	812	647	158	8,034
		Attached	445	410	143	7	462	112	367	208	139	614	126	75	429	540	65	184	4,326
		Apartment	1,501	913	223	2	381	680	1,012	279	238	1,375	137	46	1,230	3,282	213	222	11,734
	% Sales to Listings	Detached	47%	50%	49%	59%	57%	48%	43%	63%	41%	43%	40%	49%	53%	45%	31%	33%	
		Attached	52%	55%	55%	29%	63%	47%	46%	54%	52%	56%	50%	36%	47%	44%	26%	45%	n/a
		Apartment	47%	45%	40%	0%	49%	50%	46%	61%	47%	48%	42%	50%	48%	42%	26%	34%	
Jan. - Jun. 2019 *Year-to-date**	Number of Listings	Detached	936	1,038	526	50	1,103	264	977	327	216	1,404	213	618	1,195	1,235	871	132	11,105
		Attached	682	463	162	5	477	104	437	268	151	879	146	90	452	745	88	187	5,336
		Apartment	1,696	922	196	0	373	944	1,153	396	231	1,681	128	102	1,361	3,957	246	216	13,602
	% Sales to Listings	Detached	29%	32%	30%	46%	38%	38%	39%	41%	33%	24%	47%	34%	36%	28%	22%	41%	
		Attached	35%	38%	43%	20%	54%	41%	40%	44%	40%	28%	56%	37%	46%	29%	20%	48%	n/a
		Apartment	41%	42%	38%	n/a	48%	43%	37%	43%	55%	35%	46%	42%	42%	34%	22%	52%	

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

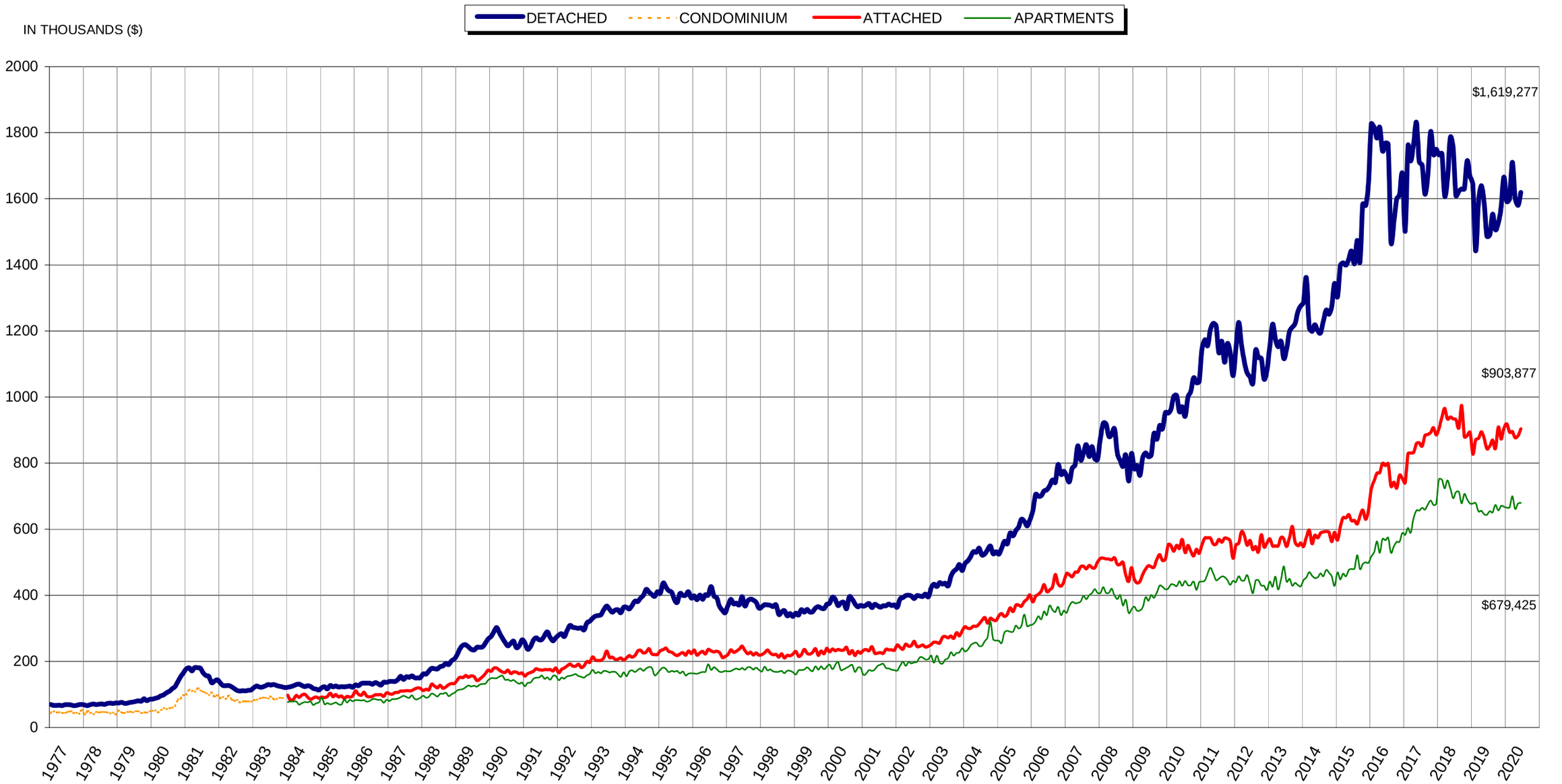
REAL ESTATE BOARD OF GREATER VANCOUVER

Listing & Sales Activity Summary

	Listings				Sales						
	1 Jun 2019	2 May 2020	3 Jun 2020	Col. 2 & 3 Percentage Variance	5 Jun 2019	6 May 2020	7 Jun 2020	Col. 6 & 7 Percentage Variance	9 Apr 2019 - Jun 2019	10 Apr 2020 - Jun 2020	Col. 9 & 10 Percentage Variance
BURNABY				%				%			%
DETACHED	138	80	155	93.8	60	37	61	64.9	180	124	-31.1
ATTACHED	128	67	97	44.8	52	34	31	-8.8	145	90	-37.9
APARTMENTS	277	181	364	101.1	128	89	128	43.8	385	273	-29.1
COQUITLAM											
DETACHED	175	125	146	16.8	80	48	81	68.8	216	163	-24.5
ATTACHED	73	91	95	4.4	32	35	50	42.9	95	102	7.4
APARTMENTS	140	149	209	40.3	64	49	85	73.5	222	176	-20.7
DELTA											
DETACHED	91	69	99	43.5	40	37	49	32.4	102	109	6.9
ATTACHED	22	17	33	94.1	10	11	20	81.8	43	38	-11.6
APARTMENTS	34	49	43	-12.2	18	7	17	142.9	48	35	-27.1
MAPLE RIDGE/PITT MEADOWS											
DETACHED	176	114	193	69.3	81	68	111	63.2	268	229	-14.6
ATTACHED	82	64	99	54.7	44	37	66	78.4	144	130	-9.7
APARTMENTS	67	62	79	27.4	31	27	35	29.6	104	86	-17.3
NORTH VANCOUVER											
DETACHED	150	134	188	40.3	82	51	84	64.7	240	173	-27.9
ATTACHED	67	51	94	84.3	33	30	44	46.7	109	86	-21.1
APARTMENTS	192	152	245	61.2	87	55	110	100.0	257	210	-18.3
NEW WESTMINSTER											
DETACHED	36	34	49	44.1	26	20	15	-25.0	66	45	-31.8
ATTACHED	16	19	27	42.1	4	3	11	266.7	21	26	23.8
APARTMENTS	149	102	183	79.4	67	49	71	44.9	245	158	-35.5
PORT MOODY/BELCARRA											
DETACHED	29	31	37	19.4	11	15	19	26.7	47	40	-14.9
ATTACHED	31	21	36	71.4	12	14	14	0.0	42	36	-14.3
APARTMENTS	25	41	72	75.6	19	17	25	47.1	72	55	-23.6
PORT COQUITLAM											
DETACHED	69	30	57	90.0	27	30	28	-6.7	89	74	-16.9
ATTACHED	48	27	52	92.6	22	9	27	200.0	75	49	-34.7
APARTMENTS	56	31	58	87.1	28	21	36	71.4	111	70	-36.9
RICHMOND											
DETACHED	215	115	192	67.0	90	41	75	82.9	213	152	-28.6
ATTACHED	156	90	141	56.7	62	48	62	29.2	159	147	-7.5
APARTMENTS	255	203	296	45.8	118	63	134	112.7	340	261	-23.2
SUNSHINE COAST											
DETACHED	107	98	116	18.4	44	28	75	167.9	120	129	7.5
ATTACHED	26	8	20	150.0	5	2	8	300.0	19	10	-47.4
APARTMENTS	7	7	8	14.3	5	1	5	400.0	24	9	-62.5
SQUAMISH											
DETACHED	31	36	52	44.4	17	12	17	41.7	60	39	-35.0
ATTACHED	26	20	30	50.0	11	6	18	200.0	37	31	-16.2
APARTMENTS	17	21	24	14.3	11	4	17	325.0	32	24	-25.0
VANCOUVER EAST											
DETACHED	196	109	222	103.7	85	64	105	64.1	275	218	-20.7
ATTACHED	64	76	116	52.6	43	25	43	72.0	137	85	-38.0
APARTMENTS	216	200	313	56.5	87	76	130	71.1	344	260	-24.4
VANCOUVER WEST											
DETACHED	178	116	206	77.6	60	51	78	52.9	209	166	-20.6
ATTACHED	115	77	132	71.4	41	36	48	33.3	141	113	-19.9
APARTMENTS	598	546	826	51.3	254	177	281	58.8	806	587	-27.2
WHISTLER/PEMBERTON											
DETACHED	18	21	56	166.7	8	3	17	466.7	24	23	-4.2
ATTACHED	29	27	51	88.9	13	5	28	460.0	48	39	-18.8
APARTMENTS	33	31	44	41.9	16	6	14	133.3	55	23	-58.2
WEST VANCOUVER/HOWE SOUND											
DETACHED	126	96	148	54.2	30	27	43	59.3	124	92	-25.8
ATTACHED	15	8	17	112.5	5	3	2	-33.3	11	6	-45.5
APARTMENTS	35	34	54	58.8	8	12	17	41.7	27	34	25.9
GRAND TOTALS											
DETACHED	**1735**	**1208**	**1916**	**58.6**	**741**	**532**	**858**	**61.3**	**2233**	**1776**	**-20.5**
ATTACHED	**898**	**663**	**1040**	**56.9**	**389**	**298**	**472**	**58.4**	**1226**	**988**	**-19.4**
APARTMENTS	**2101**	**1809**	**2818**	**55.8**	**941**	**653**	**1105**	**69.2**	**3072**	**2261**	**-26.4**

REAL ESTATE BOARD
OF GREATER VANCOUVER

Residential Average Sale Prices - January 1977 to June 2020



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