News Release



FOR IMMEDIATE RELEASE:

Home sellers awaken this spring, bringing much-needed inventory to the housing market

VANCOUVER, BC – March 4, 2024 – While Metro Vancouver¹ home sellers appeared somewhat hesitant in January, new listings rose 31 per cent year-over-year in February, bringing a significant number of newly listed properties to the market.

Greater Vancouver REALTORS® (GVR)² reports that residential sales³ in the region totalled 2,070 in February 2024, a 13.5 per cent increase from the 1,824 sales recorded in February 2023. This was 23.3 per cent below the 10-year seasonal average (2,699).

"While the pace of home sales started the year off briskly, the pace of newly listed properties in January was slower by comparison. A continuation of this pattern in February would have been concerning, as it could quickly tilt the market towards overheated conditions," Andrew Lis, GVR's director of economics and data analytics said. "With new listings up about 31 per cent year-over-year in February, this will relieve some of the pressure that was building in January and offer buyers more choice as we enter the spring and summer markets."

There were 4,560 detached, attached and apartment properties newly listed for sale on the Multiple Listing Service® (MLS®) in Metro Vancouver in February 2024. This represents a 31.1 per cent increase compared to the 3,478 properties listed in February 2023. This was 0.2 per cent below the 10-year seasonal average (4,568).

The total number of properties currently listed for sale on the MLS® system in Metro Vancouver is 9,634, a 16.3 per cent increase compared to February 2023 (8,283). This is three per cent above the 10-year seasonal average (9,352).

Across all detached, attached and apartment property types, the sales-to-active listings ratio for February 2024 is 22.4 per cent. By property type, the ratio is 16 per cent for detached homes, 27.9 per cent for attached, and 25.9 per cent for apartments.

Analysis of the historical data suggests 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.

"Even with the increase in new listings however, standing inventory levels were not high enough relative to the pace of sales to mitigate price acceleration in February, with most segments of the market moving into sellers' territory," Lis said. "This competitive dynamic has led to modest price growth across all market segments this month, but it's noteworthy that benchmark prices remain below the peak observed in the spring of 2022, before the market internalized the full effect of the Bank of Canada's tightening cycle."

The MLS® Home Price Index composite benchmark price for all residential properties in Metro Vancouver is currently \$1,183,300. This represents a 4.5 per cent increase over February 2023 and a 1.9 per cent increase compared to January 2024.

Sales of detached homes in February 2024 reached 560, an 8.3 per cent increase from the 517 detached sales recorded in February 2023. The benchmark price for a detached home is \$1,972,400. This represents a 7.2 per cent increase from February 2023 and a 1.5 per cent increase compared to January 2024.

Sales of apartment homes reached 1,092 in February 2024, a 17.7 per cent increase compared to the 928 sales in February 2023. The benchmark price of an apartment home is \$770,700. This represents a 5.6 per cent increase from February 2023 and a 2.5 per cent increase compared to January 2024.

Attached home sales in February 2024 totalled 403, a 10.1 per cent increase compared to the 366 sales in February 2023. The benchmark price of a townhouse is \$1,094,700. This represents a 4.2 per cent increase from February 2023 and a 2.6 per cent increase compared to January 2024.

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- 1. Editor's Note: Areas covered by Greater Vancouver REALTORS® include: Bowen Island, 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.
- 2. On February 12, 2024, The Real Estate Board of Greater Vancouver changed its organizational name to the Greater Vancouver REALTORS®.
- 3. GVR is now including multifamily and land sales and listings in this monthly report. Previously, we only included detached, attached, and apartment sales, and these additional categories, which typically account for roughly one to two per cent of total MLS® activity per month, are being included for completeness in our reporting.

Greater Vancouver REALTORS® is an association representing more than 15,000 REALTORS® and their companies. The association 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.gvrealtors.ca.

For more information please contact:





February 2024



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	\$1,116,800	339.3	1.6%	-0.4%	-2.7%	4.8%	17.9%	34.1%	84.8%
	Greater Vancouver	\$1,183,300	335.1	1.9%	-0.1%	-2.1%	4.5%	15.9%	29.2%	74.9%
	Bowen Island	\$1,342,200	281.7	-0.6%	-6.2%	-5.1%	0.2%	11.1%	39.1%	125.4%
	Burnaby East	\$1,163,500	362.0	0.2%	-0.2%	-2.6%	4.7%	20.4%	28.5%	101.4%
	Burnaby North	\$1,002,500	333.8	1.6%	-0.1%	-1.7%	3.4%	13.9%	28.7%	90.9%
	Burnaby South	\$1,113,500	351.4	1.6%	0.6%	-2.1%	4.9%	18.5%	25.8%	93.6%
	Coquitlam	\$1,113,700	348.2	2.4%	1.0%	-1.8%	4.1%	19.6%	36.1%	111.5%
	Ladner	\$1,120,000	325.3	0.4%	-1.5%	-5.0%	6.0%	20.7%	38.3%	112.2%
	Maple Ridge	\$968,900	335.4	1.1%	0.1%	-3.6%	5.7%	21.9%	49.3%	150.3%
	New Westminster	\$820,600	372.0	0.7%	-0.9%	-3.1%	2.8%	21.5%	33.7%	107.6%
	North Vancouver	\$1,370,000	314.8	1.5%	0.0%	-1.8%	2.7%	12.9%	29.9%	86.5%
	Pitt Meadows	\$923,100	368.8	2.8%	1.6%	-0.5%	11.0%	23.7%	50.3%	169.6%
	Port Coquitlam	\$960,200	369.3	3.2%	1.3%	-1.2%	6.0%	27.4%	48.8%	144.1%
	Port Moody	\$1,103,600	348.6	1.0%	-2.0%	-2.2%	0.5%	20.4%	40.7%	126.5%
	Richmond	\$1,173,100	385.3	2.9%	-0.1%	-1.2%	2.9%	20.7%	30.4%	89.1%
	Squamish	\$1,076,300	351.5	1.3%	-2.3%	-2.4%	4.5%	19.7%	40.7%	147.9%
	Sunshine Coast	\$803,400	294.6	0.9%	-2.2%	-4.5%	-1.3%	14.9%	40.8%	137.6%
	Tsawwassen	\$1,199,200	311.6	0.7%	-2.5%	-1.4%	9.6%	16.5%	31.4%	94.1%
	Vancouver East	\$1,195,700	371.9	0.8%	-1.0%	-3.5%	6.9%	17.5%	29.3%	89.3%
	Vancouver West	\$1,337,400	314.4	4.0%	0.9%	-0.7%	5.3%	9.5%	14.0%	41.7%
	West Vancouver	\$2,492,700	268.7	-3.7%	-2.6%	-6.3%	0.8%	-3.4%	17.6%	36.5%
	Whistler	\$1,346,300	302.5	0.3%	-3.0%	-3.8%	2.2%	20.3%	44.0%	159.7%
Single Family Detached	Lower Mainland	\$1,759,700	385.3	1.5%	-0.3%	-2.4%	8.1%	19.5%	43.2%	100.8%
	Greater Vancouver	\$1,972,400	366.8	1.6%	-0.5%	-2.3%	7.3%	16.9%	36.1%	80.5%
	Bowen Island	\$1,344,800	281.8	-0.6%	-6.3%	-5.1%	0.2%	11.0%	39.0%	125.4%
	Burnaby East	\$1,880,600	402.2	1.5%	3.4%	-2.2%	8.5%	26.3%	42.6%	120.9%
	Burnaby North	\$2,058,100	393.5	2.1%	0.0%	0.5%	10.9%	23.3%	41.0%	110.0%
	Burnaby South	\$2,231,100	418.1	3.3%	2.9%	-0.9%	12.9%	24.1%	39.6%	110.3%
	Coquitlam	\$1,801,800	417.2	2.4%	0.7%	0.2%	7.0%	23.3%	50.7%	149.5%
	Ladner	\$1,387,800	335.9	0.1%	0.7%	-4.0%	12.2%	20.2%	46.6%	121.0%
	Maple Ridge	\$1,256,300	366.9	1.3%	0.8%	-4.2%	7.1%	20.5%	55.2%	170.2%
	New Westminster	\$1,541,300	381.6	1.9%	2.5%	-2.9%	6.8%	23.1%	42.3%	116.1%
	North Vancouver	\$2,216,600	344.0	1.3%	0.2%	-2.3%	4.6%	12.5%	38.8%	107.0%
	Pitt Meadows	\$1,301,500	391.4	4.5%	2.8%	-1.2%	13.6%	21.6%	50.9%	173.7%
	Port Coquitlam	\$1,417,900	399.4	3.6%	3.2%	-1.4%	8.8%	25.5%	58.3%	167.7%
	Port Moody	\$2,040,400	387.3	-1.5%	-1.8%	-1.8%	2.9%	24.1%	45.1%	142.4%
	Richmond	\$2,128,500	433.2	2.4%	-1.6%	-3.2%	3.6%	18.6%	26.9%	101.5%
	Squamish	\$1,531,600	374.7	2.4%	-2.6%	-4.0%	1.9%	13.2%	39.2%	181.5%
	Sunshine Coast	\$847,800	296.2	1.3%	-1.9%	-5.2%	-2.3%	13.1%	42.1%	136.8%
	Tsawwassen	\$1,567,400	346.5	1.5%	-1.4%	1.3%	17.4%	19.6%	45.7%	116.3%
	Vancouver East	\$1,831,800	407.4	-0.5%	-1.9%	-4.3%	8.1%	17.4%	34.1%	106.7%
	Vancouver West	\$3,434,700	356.9	4.1%	-1.0%	-2.4%	5.2%	8.2%	17.7%	52.3%
	West Vancouver	\$3,076,200	284.8	-4.8%	-4.1%	-6.0%	3.3%	-0.8%	19.4%	44.6%
	Whistler	\$2,394,800	313.3	0.3%	-0.9%	-2.7%	4.3%	21.0%	42.0%	146.1%

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.





February 2024



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	\$965,900	367.8	1.8%	-0.1%	-1.1%	5.4%	30.8%	45.0%	134.3%
	Greater Vancouver	\$1,094,700	380.2	2.6%	0.2%	-0.8%	4.2%	28.0%	40.8%	132.4%
	Burnaby East	\$861,600	371.4	-1.7%	-2.4%	-4.6%	0.9%	22.6%	32.0%	125.9%
	Burnaby North	\$893,100	366.9	2.4%	-0.6%	-2.4%	1.7%	23.5%	34.2%	125.6%
	Burnaby South	\$1,015,100	382.8	2.4%	0.9%	-2.1%	3.7%	26.6%	30.5%	126.9%
	Coquitlam	\$1,061,900	414.0	2.8%	1.9%	-0.9%	4.6%	30.3%	47.5%	163.2%
	Ladner	\$949,000	379.1	3.3%	-4.9%	-4.0%	-0.7%	24.3%	31.0%	128.8%
	Maple Ridge	\$760,400	381.2	1.9%	-2.0%	-0.4%	5.3%	28.7%	49.7%	180.7%
	New Westminster	\$915,300	384.9	2.2%	-3.9%	-4.6%	-2.2%	26.6%	36.6%	122.6%
	North Vancouver	\$1,342,000	359.5	2.0%	-1.2%	1.7%	-1.6%	27.4%	45.1%	130.7%
	Pitt Meadows	\$814,100	398.3	-0.3%	-2.1%	-1.9%	6.8%	20.6%	44.4%	170.0%
	Port Coquitlam	\$915,600	367.9	0.7%	-3.0%	-4.0%	3.6%	26.3%	45.8%	153.4%
	Port Moody	\$1,005,100	387.5	0.6%	-2.7%	-4.9%	1.7%	25.1%	46.1%	154.6%
	Richmond	\$1,120,500	404.4	1.9%	2.1%	0.0%	3.7%	30.2%	41.8%	126.2%
	Squamish	\$1,030,500	370.4	2.2%	-3.0%	-3.3%	3.1%	26.3%	49.8%	172.0%
	Sunshine Coast	\$741,100	342.2	2.1%	-3.3%	-3.4%	3.0%	29.1%	56.3%	157.9%
	Tsawwassen	\$954,400	282.1	2.8%	-5.1%	-5.0%	-4.9%	15.1%	5.4%	63.6%
	Vancouver East	\$1,108,100	365.5	4.8%	-0.1%	-2.4%	5.0%	23.4%	27.4%	108.1%
	Vancouver West	\$1,526,500	347.2	5.5%	4.5%	1.9%	9.7%	24.4%	25.8%	106.4%
	Whistler	\$1,488,500	385.8	2.3%	-2.6%	-3.1%	5.0%	33.2%	65.1%	210.1%
Apartment	Lower Mainland	\$714,800	357.0	2.2%	0.8%	-0.3%	5.7%	21.7%	28.0%	111.4%
	Greater Vancouver	\$770,700	355.2	2.5%	1.1%	0.1%	5.6%	19.7%	24.9%	109.4%
	Burnaby East	\$780,300	333.9	0.1%	-3.4%	-2.3%	4.7%	20.2%	19.5%	97.5%
	Burnaby North	\$748,800	372.9	1.4%	1.0%	0.2%	4.4%	21.6%	34.6%	124.5%
	Burnaby South	\$810,500	388.4	0.6%	0.5%	-1.5%	5.0%	21.7%	22.3%	124.9%
	Coquitlam	\$729,300	413.4	3.1%	2.4%	-1.8%	5.3%	25.3%	29.5%	154.6%
	Ladner	\$682,700	347.3	-3.0%	-5.9%	-6.7%	-1.3%	25.8%	38.1%	145.3%
	Maple Ridge	\$533,100	373.1	0.4%	0.4%	-2.3%	6.4%	30.0%	42.6%	160.7%
	New Westminster	\$647,300	394.9	-0.2%	-1.6%	-1.8%	3.5%	22.0%	28.9%	127.7%
	North Vancouver	\$809,400	326.0	2.2%	0.6%	-1.0%	5.8%	18.2%	24.1%	122.1%
	Pitt Meadows	\$609,600	416.7	0.5%	0.6%	-1.7%	8.1%	27.1%	37.9%	162.4%
	Port Coquitlam	\$650,200	444.1	6.1%	3.4%	3.8%	7.0%	31.9%	39.7%	175.7%
	Port Moody	\$736,200	395.4	5.9%	-0.5%	0.9%	5.8%	21.5%	36.1%	150.3%
	Richmond	\$769,800	423.0	4.9%	2.2%	3.1%	5.6%	26.5%	34.8%	131.9%
	Squamish	\$638,900	378.9	-3.8%	-3.3%	0.8%	9.3%	32.3%	36.7%	247.9%
	Sunshine Coast	\$592,000	337.7	-3.8%	-4.3%	-0.7%	7.1%	22.2%	19.0%	155.3%
	Tsawwassen	\$671,000	314.6	-0.9%	-3.3%	-4.5%	1.0%	21.6%	24.2%	125.7%
	Vancouver East	\$709,500	408.9	2.5%	0.6%	-2.0%	4.6%	14.5%	20.6%	110.7%
	Vancouver West	\$854,500	326.1	2.9%	1.4%	0.9%	5.3%	11.8%	13.7%	87.5%
	West Vancouver	\$1,339,900	261.1	4.1%	8.0%	-1.2%	3.8%	15.5%	22.0%	87.0%
	Whistler	\$737,300	317.1	-2.0%	-4.3%	1.1%	12.9%	34.6%	44.9%	252.7%

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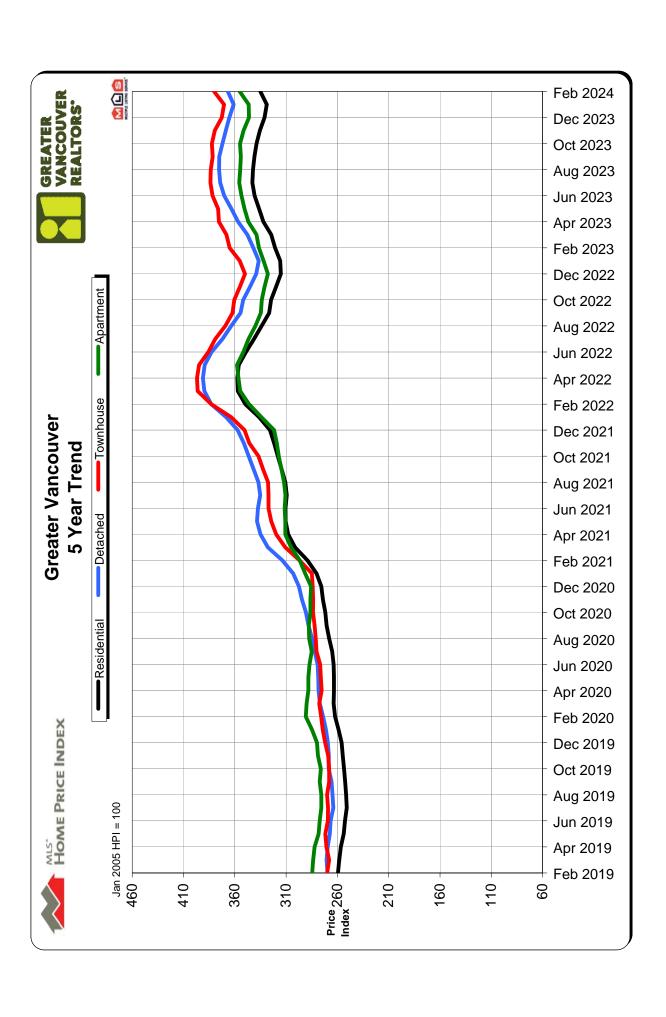
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Mhistler/Pemberton	9	13	28	n/a	n/a	\$684,500	7	14	13	n/a	n/a	n/a	7	17	16	n/a	n/a	n/a	13	27	41	\$1.380.000	\$590,000	13	24	32	n/a	\$1,610,000
West Vancouver/Howe Sound	40	2	12	\$2,520,000	n/a	n/a	14	က	9	n/a	n/a	n/a	27	9	10	\$2,884,000	n/a	n/a	54	2	18	000,000,000	n/a	43	7	19	\$2,867,000	n/a
Vancouver West	99	46	262	\$3,600,000	\$1,663,000	\$845,000	68	19	186	\$3,070,000	n/a	\$828,000	99	44	206	\$3,356,500	\$1,486,500	\$787,000	105	99	448	\$1,400,300	\$832,500	91	64	354	\$3,380,000	\$1,555,500
Vancouver East	64	29	117	\$1,865,944	\$1,521,024	\$675,000	38	09	29	\$1,872,500	\$1,454,500	\$680,000	29	40	101	\$1,748,000	\$1,337,738	\$610,000	102	127	184	\$1 490 500	\$675,000	06	89	157	\$1,700,000	\$1,385,000
Sunshine Coast	31	ε	4	\$877,500	n/a	n/a	21	2	Э	\$900,000	n/a	n/a	24	7	2	\$1,072,500	n/a	n/a	52	80	7	000,000	n/a	46	6	2	\$942,000	n/a
Asimenp ⁸	18	13	5	n/a	n/a	n/a	9	80	5	n/a	n/a	n/a	12	80	8	n/a	n/a	n/a	24	21	10	\$985,000	n/a	20	13	12	\$1,357,500	n/a
Richmond	29	56	108	\$2,190,000	\$1,195,000	\$729,000	32	35	92	\$2,219,000	\$1,192,000	\$687,500	09	46	118	\$1,837,500	\$1,166,250	\$639,800	66	91	200	\$1 192 000	\$716,900	84	61	199	\$1,925,250	\$1,119,500
Port Moody/Belcarra	7	80	31	n/a	n/a	\$710,000	7	12	1	n/a	n/a	n/a	11	15	20	n/a	n/a	\$632,450	14	20	42	\$915,000	\$705,000	14	21	34	n/a	\$1,040,000
Port Coquitian	15	17	32	e/u	n/a	\$637,000	10	15	18	n/a	n/a	n/a	11	14	15	n/a	n/a	n/a	25	32	50	\$935,000	\$640,000	24	24	26	\$1,280,000	\$822,500
North Vancouver	42	29	90	\$2,141,500	\$1,353,000	\$799,000	28	17	63	\$2,099,000	n/a	\$811,000	48	24	9/	\$1,852,500	\$1,391,450	\$738,810	62	46	153	\$1.392.500	\$805,000	99	42	122	\$1,852,500	\$1,386,500
New Westminster		5	63	n/a	n/a	\$610,000	7	9	41	n/a	n/a	\$640,000	11	က	52	n/a	n/a	\$630,500	17	11	104	n/a	\$628,500	22	2	79	\$1,230,000	n/a
Maple Ridge/Pift Meadows	81	49	38	\$1,360,000	\$810,000	\$570,000	25	27	14	\$1,261,000	\$800,000	\$530,000	92	41	26	\$1,150,000	\$705,500	\$491,450	138	9/	79	\$802.500	\$540,000	120	54	48	\$1,150,000	\$708,150
Ine - spuels	4	0	0	n/a	n/a	n/a	2	-	0	n/a	n/a	n/a	1	0	0	n/a	n/a	n/a	9	1	0	g (c)	n/a	4	0	0	n/a	n/a
Delta - South	21	17	23	\$1,640,000	n/a	\$689,900	29	11	2	\$1,385,000	n/a	n/a	22	16	14	\$1,355,000	n/a	n/a	20	28	28	\$1.037.500	\$689,950	44	21	23	\$1,332,500	\$1,128,000
Coquitlam	45	40	103	\$1,800,000	\$1,189,000	\$646,500	28	23	61	\$1,646,500	\$1,080,000	\$666,900	34	40	84	\$1,659,542	\$1,115,000	\$616,250	73	63	164	\$1.7.10,000	\$652,000	22	44	132	\$1,580,000	\$1,102,500
Burnaby	40	38	176	\$1,965,000	\$1,021,500	\$727,500	42	29	134	\$2,065,000	\$1,099,000	\$721,000	47	45	180	\$1,837,000	\$1,000,800	\$688,500	82	29	310	\$1,040,000	\$722,000	73	92	260	\$1,853,500	\$1,000,800
Bowen Island	3	0	0	n/a	n/a	n/a	3	0	0	n/a	n/a	n/a	3	0	0	n/a	n/a	n/a	9	0	0	n/a	n/a	4	0	0	n/a	n/a
GREATER VANCOUVER REALTORS* ITUARY 024	P Detached	Attached	Apartment	Detached	Attached	Apartment	P Detached	Attached	Apartment	Detached	Attached	Apartment	P Detached	Attached	Apartment	Detached	Attached	Apartment	P Detached		Apartment			Detached	Attached	Apartment	Detached	Attached
GREAT VANCO REALTO REAL	Number	ð	Sales	Median	Selling	Price	Number	ğ	Sales	Median	Selling	Price	Number	jo (Sales	Median	Selling	Price	Number	of	200	Selling	Price	Number	ō	Sales	Median	Selling Price
Febi			February	2024					January	2024					February	2023				•	Jan Feb 2024		Year-to-date			Jan	Feb. 2023	Year-to-date

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



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Port Moody/Belcarra 19 12 13 14 15 15 15 15 15 15 15	GREATER VANCOUVER REALTORS*
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* Year-to-date listings represent a cumulative total of listings rather than total active listings.





Listing & Sales Activity Summary



	1 Feb 2023	List 2 Jan 2024	ings 3 Feb 2024	Col. 2 & 3 Percentage Variance	5 Feb 2023	6 Jan 2024	7 Feb 2024	Sales Col. 6 & 7 Percentage Variance	9 Dec 2022 - Feb 2023	10 Dec 2023 - Feb 2024	Col. 9 & 10 Percentage Variance
BOWEN ISLAND DETACHED ATTACHED APARTMENTS	3 0 0	8 0 0	13 0 0	% 62.5 0.0 0.0	3 0 0	3 0 0	3 0 0	% 0.0 0.0 0.0	4 0 0	6 0 0	% 50.0 0.0 0.0
BURNABY DETACHED ATTACHED APARTMENTS	81 69 276	81 55 313	100 62 354	% 23.5 12.7 13.1	47 45 180	42 29 134	40 38 176	% -4.8 31.0 31.3	107 94 380	113 91 443	% 5.6 -3.2 16.6
COQUITLAM DETACHED ATTACHED APARTMENTS	61	77	103	33.8	34	28	45	60.7	87	104	19.5
	52	65	94	44.6	40	23	40	73.9	58	92	58.6
	112	144	171	18.8	84	61	103	68.9	167	223	33.5
DELTA DETACHED ATTACHED APARTMENTS	54	47	57	21.3	22	29	21	-27.6	66	67	1.5
	31	28	23	-17.9	16	11	17	54.5	23	36	56.5
	27	21	30	42.9	14	5	23	360.0	31	36	16.1
MAPLE RIDGE/PITT MEADOWS DETACHED ATTACHED APARTMENTS	118	159	229	44.0	76	57	81	42.1	171	201	17.5
	59	44	95	115.9	41	27	49	81.5	82	101	23.2
	52	89	106	19.1	26	41	38	-7.3	70	107	52.9
NORTH VANCOUVER DETACHED ATTACHED APARTMENTS	78	86	95	10.5	48	37	42	13.5	91	109	19.8
	51	48	65	35.4	24	17	29	70.6	62	68	9.7
	120	131	177	35.1	76	63	90	42.9	184	207	12.5
NEW WESTMINSTER DETACHED ATTACHED APARTMENTS	26	25	32	28.0	11	7	10	42.9	31	27	-12.9
	10	16	25	56.3	3	6	5	-16.7	12	14	16.7
	70	90	128	42.2	52	41	63	53.7	115	137	19.1
PORT MOODY/BELCARRA DETACHED ATTACHED APARTMENTS	18	9	23	155.6	11	7	7	0.0	22	20	-9.1
	22	15	21	40.0	15	12	8	-33.3	27	27	0.0
	49	30	35	16.7	20	11	31	181.8	60	54	-10.0
PORT COQUITLAM DETACHED ATTACHED APARTMENTS	34	23	55	139.1	11	10	15	50.0	34	32	-5.9
	7	14	26	85.7	14	15	17	13.3	34	38	11.8
	45	34	64	88.2	15	18	32	77.8	43	71	65.1
RICHMOND DETACHED ATTACHED APARTMENTS	117	136	150	10.3	60	32	67	109.4	120	141	17.5
	81	67	81	20.9	46	35	56	60.0	98	120	22.4
	257	204	230	12.7	118	92	108	17.4	295	296	0.3
SUNSHINE COAST DETACHED ATTACHED APARTMENTS	67	63	83	31.7	24	21	31	47.6	66	74	12.1
	13	7	12	71.4	7	5	3	-40.0	11	11	0.0
	7	12	5	-58.3	2	3	4	33.3	5	9	80.0
SQUAMISH DETACHED ATTACHED APARTMENTS	45 19 15	31 21 15	27 19 21	-12.9 -9.5 40.0	12 8 8	6 8 5	18 13 5	200.0 62.5 0.0	27 21 19	32 29 15	18.5 38.1 -21.1
VANCOUVER EAST DETACHED ATTACHED APARTMENTS	109	116	135	16.4	57	38	64	68.4	128	150	17.2
	114	158	159	0.6	40	60	67	11.7	96	165	71.9
	156	225	246	9.3	101	67	117	74.6	213	246	15.5
VANCOUVER WEST DETACHED ATTACHED APARTMENTS	148	146	163	11.6	66	39	66	69.2	129	140	8.5
	91	102	112	9.8	44	19	46	142.1	80	88	10.0
	475	600	655	9.2	206	186	262	40.9	544	625	14.9
WHISTLER/PEMBERTON DETACHED ATTACHED APARTMENTS	22	8	12	50.0	7	7	6	-14.3	28	15	-46.4
	22	22	33	50.0	17	14	13	-7.1	36	38	5.6
	31	28	54	92.9	16	13	28	115.4	46	55	19.6
WEST VANCOUVER/HOWE SOUND DETACHED ATTACHED APARTMENTS	111	128	111	-13.3	27	14	40	185.7	69	77	11.6
	3	9	8	-11.1	6	3	2	-33.3	10	7	-30.0
	35	34	45	32.4	10	6	12	100.0	29	33	13.8
GRAND TOTALS DETACHED ATTACHED APARTMENTS	1092	1143	1388	21.4	516	377	556	47.5	1180	1308	10.8
	644	671	835	24.4	366	284	403	41.9	744	925	24.3
	1727	1970	2321	17.8	928	746	1092	46.4	2201	2557	16.2



Residential Average Sale Prices - January 1977 to February 2024

