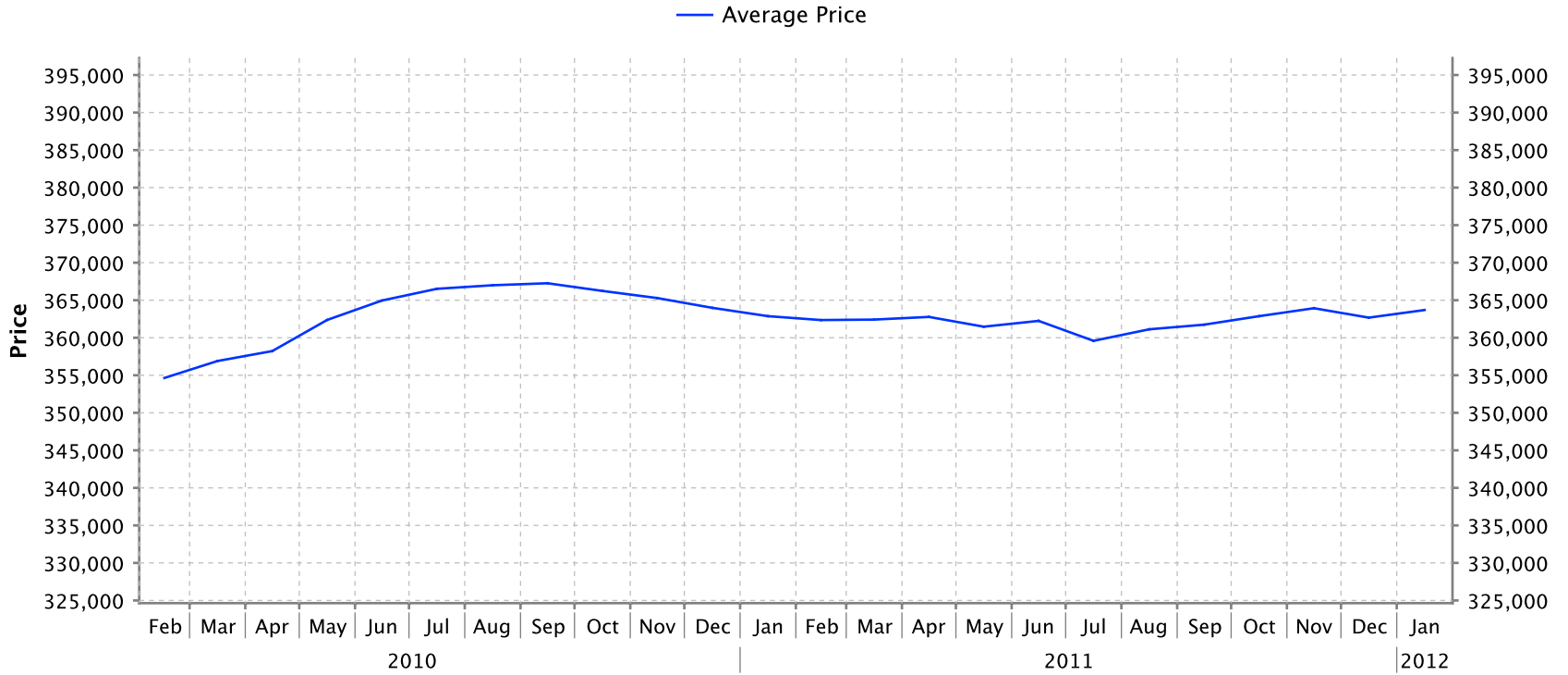


# Nanaimo

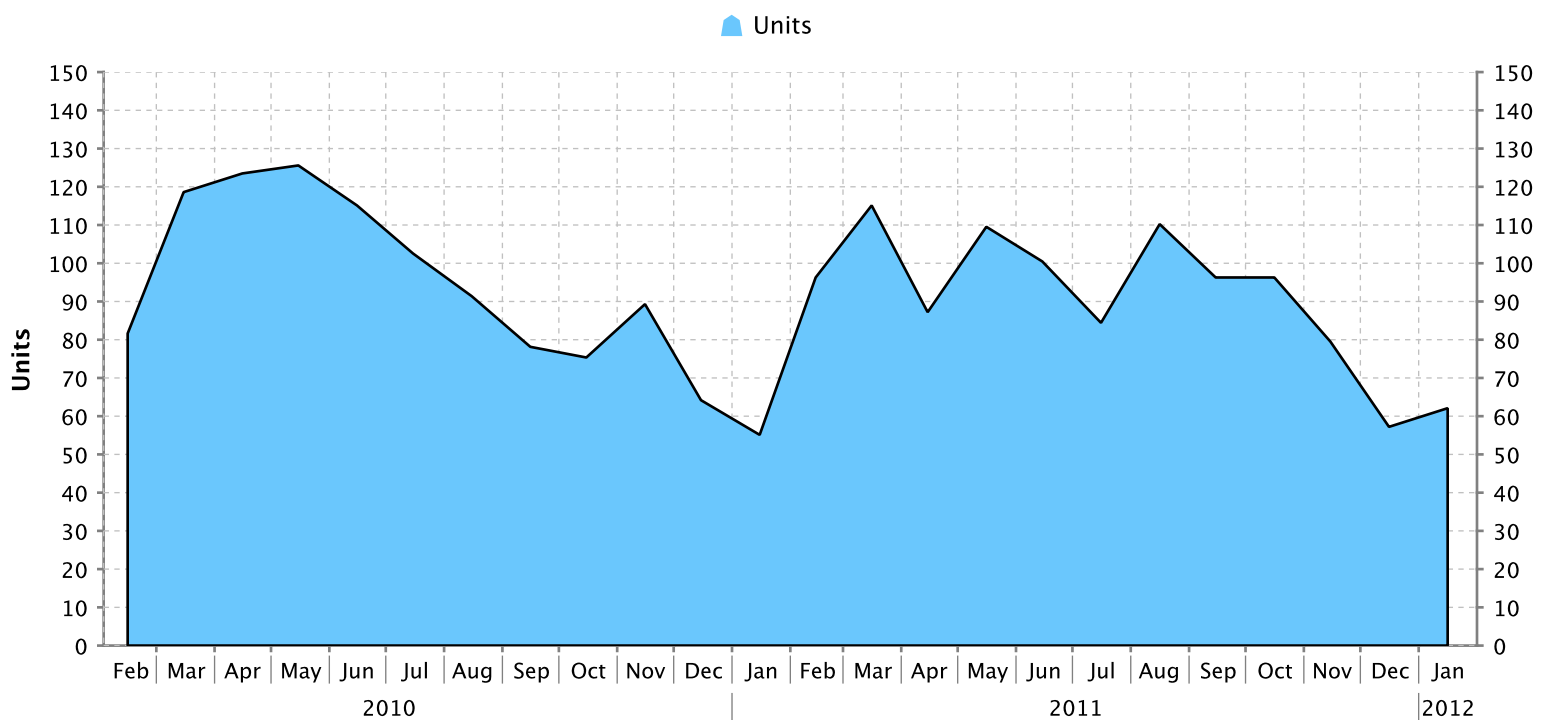
## as at January 31, 2012

### 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
<b>Lots</b>						
Units Listed	6	42	-86%	189	195	-3%
Units Reported Sold	5	4	25%	65	115	-43%
Sell/List Ratio	83%	10%		34%	59%	
Reported Sales Dollars	\$808,900	\$639,450	26%	\$10,509,600	\$17,041,285	-38%
Average Sell Price / Unit	\$161,780	\$159,862	1%	\$161,686	\$148,185	9%
Median Sell Price	\$157,000			\$165,100		
Sell Price / List Price	98%	96%		95%	95%	
Days to Sell	85	64	33%	84	115	-27%
Active Listings	70	74				
<b>Single Family</b>						
Units Listed	163	159	3%	2,362	2,361	0%
Units Reported Sold	62	55	13%	1,091	1,116	-2%
Sell/List Ratio	38%	35%		46%	47%	
Reported Sales Dollars	\$22,369,557	\$18,726,500	19%	\$396,788,388	\$404,971,093	-2%
Average Sell Price / Unit	\$360,799	\$340,482	6%	\$363,692	\$362,877	0%
Median Sell Price	\$360,000			\$351,000		
Sell Price / List Price	95%	95%		96%	96%	
Days to Sell	59	71	-17%	56	50	10%
Active Listings	428	435				
<b>Condos (Apt)</b>						
Units Listed	44	38	16%	629	697	-10%
Units Reported Sold	10	15	-33%	208	236	-12%
Sell/List Ratio	23%	39%		33%	34%	
Reported Sales Dollars	\$1,875,650	\$3,160,500	-41%	\$44,970,236	\$56,048,091	-20%
Average Sell Price / Unit	\$187,565	\$210,700	-11%	\$216,203	\$237,492	-9%
Median Sell Price	\$214,000			\$199,879		
Sell Price / List Price	90%	98%		93%	96%	
Days to Sell	114	146	-22%	86	66	30%
Active Listings	182	243				
<b>Condos (Patio)</b>						
Units Listed	14	6	133%	103	92	12%
Units Reported Sold	3	2	50%	57	43	33%
Sell/List Ratio	21%	33%		55%	47%	
Reported Sales Dollars	\$824,900	\$551,000	50%	\$15,546,999	\$11,568,341	34%
Average Sell Price / Unit	\$274,967	\$275,500	-0%	\$272,754	\$269,031	1%
Median Sell Price	\$274,900			\$275,000		
Sell Price / List Price	98%	94%		96%	97%	
Days to Sell	4	124	-97%	99	64	56%
Active Listings	24	30				
<b>Condos (Twnhse)</b>						
Units Listed	39	45	-13%	463	461	0%
Units Reported Sold	5	6	-17%	170	172	-1%
Sell/List Ratio	13%	13%		37%	37%	
Reported Sales Dollars	\$1,087,120	\$1,481,400	-27%	\$44,117,041	\$45,297,671	-3%
Average Sell Price / Unit	\$217,424	\$246,900	-12%	\$259,512	\$263,359	-1%
Median Sell Price	\$199,000			\$240,000		
Sell Price / List Price	96%	239%		97%	101%	
Days to Sell	34	94	-64%	71	65	8%
Active Listings	123	148				

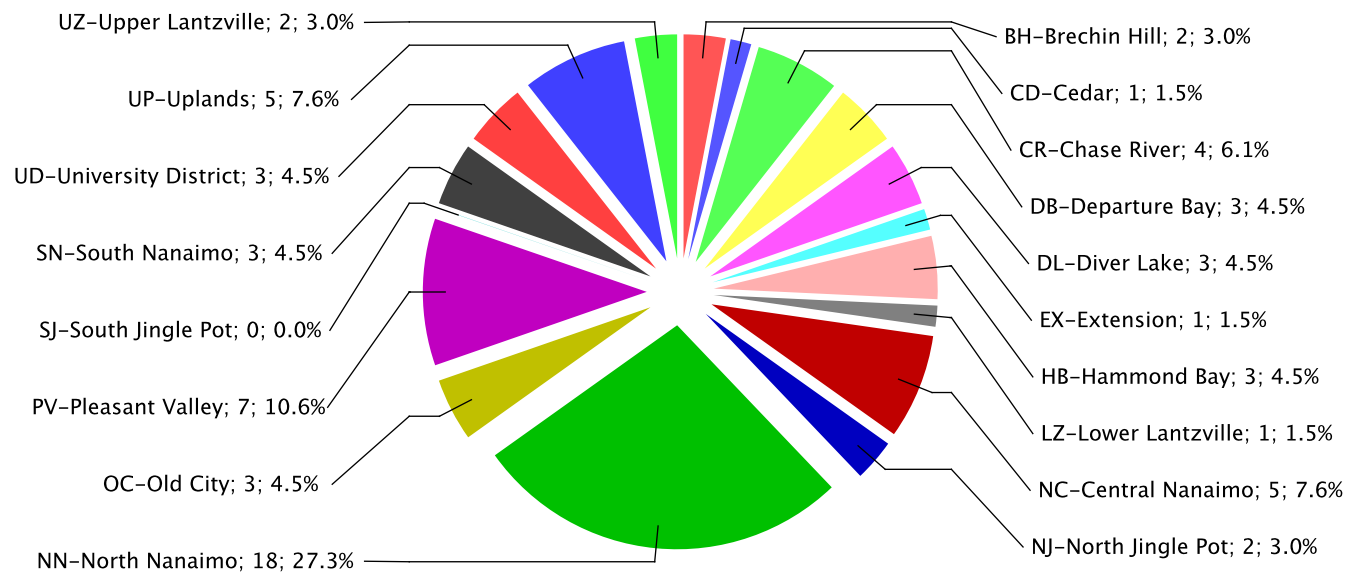
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Jan 31, 2012

	0-150,000	150,001-200,000	200,001-250,000	250,001-300,000	300,001-350,000	350,001-400,000	400,001-450,000	450,001-500,000	500,001-600,000	600,001-700,000	700,001-800,000	800,001-900,000	900,001-1 Mil	OVER 1 Mil	Total
BH-Brechin Hill	0	0	1	0	0	1	0	0	0	0	0	0	0	0	2
CD-Cedar	0	0	0	1	0	0	0	0	0	0	0	0	0	0	1
CR-Chase River	0	0	1	0	0	1	1	1	0	0	0	0	0	0	4
DB-Departure Bay	0	0	2	0	0	1	0	0	0	0	0	0	0	0	3
DL-Diver Lake	0	0	0	0	1	2	0	0	0	0	0	0	0	0	3
EX-Extension	0	0	0	0	0	0	0	0	0	1	0	0	0	0	1
HB-Hammond Bay	0	0	0	0	0	0	1	0	2	0	0	0	0	0	3
LZ-Lower Lantzville	0	0	0	0	0	1	0	0	0	0	0	0	0	0	1
NC-Central Nanaimo	0	0	3	1	1	0	0	0	0	0	0	0	0	0	5
NJ-North Jingle Pot	0	0	0	0	0	1	1	0	0	0	0	0	0	0	2
NN-North Nanaimo	0	0	0	0	4	5	4	5	0	0	0	0	0	0	18
OC-Old City	0	0	0	0	2	1	0	0	0	0	0	0	0	0	3
PV-Pleasant Valley	0	1	0	1	4	1	0	0	0	0	0	0	0	0	7
SJ-South Jingle Pot	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
SN-South Nanaimo	0	0	1	1	1	0	0	0	0	0	0	0	0	0	3
UD-University District	0	0	0	1	1	0	1	0	0	0	0	0	0	0	3
UP-Uplands	0	0	0	1	0	2	1	1	0	0	0	0	0	0	5
UZ-Upper Lantzville	0	0	0	0	0	0	1	0	1	0	0	0	0	0	2
<b>Zone 4 TOTALS</b>	<b>0</b>	<b>1</b>	<b>8</b>	<b>6</b>	<b>14</b>	<b>16</b>	<b>10</b>	<b>7</b>	<b>3</b>	<b>1</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>66</b>

## Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to January 31, 2012 = 66

# GABRIOLA ISLAND

## Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
<b>Lots</b>						
Units Listed	2	3	-33%	38	44	-14%
Units Reported Sold	0	0		12	21	-43%
Sell/List Ratio	0%	0%		32%	48%	
Reported Sales Dollars	\$0	\$0		\$1,285,000	\$2,825,999	-55%
Average Sell Price / Unit				\$107,083	\$134,571	-20%
Median Sell Price				\$120,000		
Sell Price / List Price				88%	92%	
Days to Sell				90	79	13%
Active Listings	24	18				
<b>Single Family</b>						
Units Listed	9	6	50%	97	121	-20%
Units Reported Sold	1	3	-67%	28	43	-35%
Sell/List Ratio	11%	50%		29%	36%	
Reported Sales Dollars	\$299,000	\$749,000	-60%	\$9,302,260	\$14,138,400	-34%
Average Sell Price / Unit	\$299,000	\$249,667	20%	\$332,224	\$328,800	1%
Median Sell Price	\$299,000			\$310,000		
Sell Price / List Price	97%	99%		94%	94%	
Days to Sell	3	65	-95%	88	89	-1%
Active Listings	38	33				

**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.

### Cumulative Residential Average Single Family Sale Price

