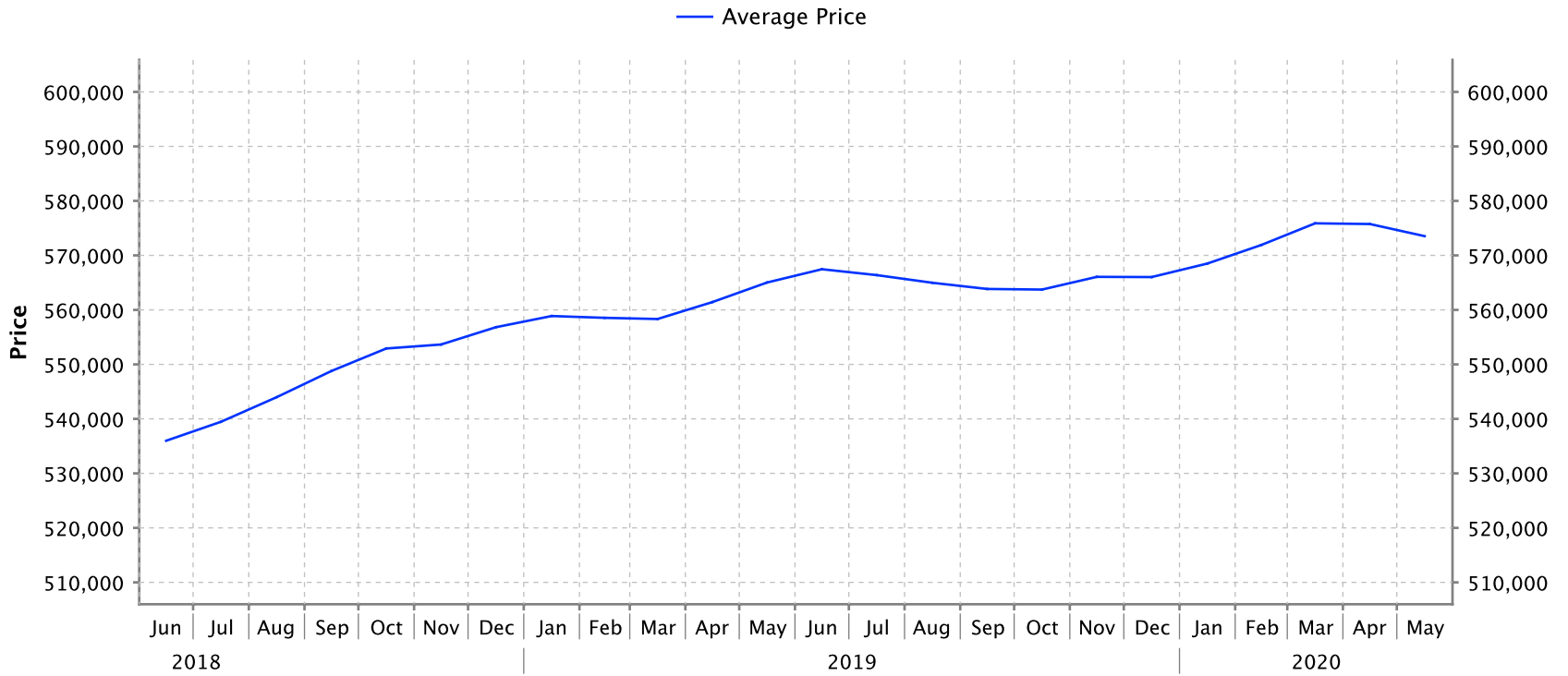


# Nanaimo

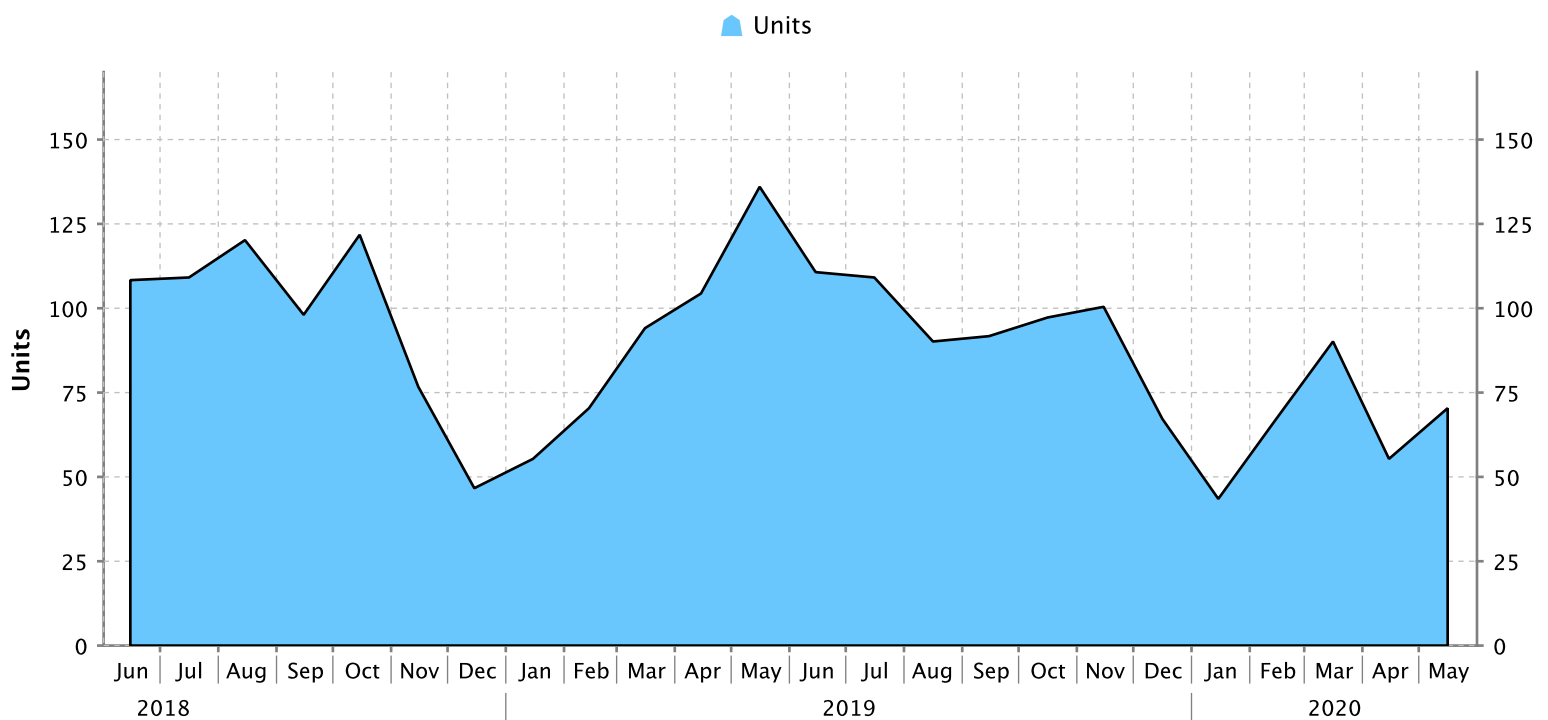
## as at May 31, 2020

### 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	28	38	-26%	223	273	-18%
Units Reported Sold	1	11	-91%	87	56	55%
Sell/List Ratio	4%	29%		39%	21%	
Reported Sales Dollars	\$295,000	\$2,979,800	-90%	\$23,724,300	\$16,036,746	48%
Average Sell Price / Unit	\$295,000	\$270,891	9%	\$272,693	\$286,370	-5%
Median Sell Price	\$295,000			\$263,000		
Sell Price / List Price	99%	95%		95%	92%	
Days to Sell	37	32	16%	90	88	3%
Active Listings	100	130				
<b>Single Family</b>						
Units Listed	160	241	-34%	1,715	2,063	-17%
Units Reported Sold	70	136	-49%	988	1,137	-13%
Sell/List Ratio	44%	56%		58%	55%	
Reported Sales Dollars	\$40,496,000	\$80,692,345	-50%	\$566,649,333	\$642,431,656	-12%
Average Sell Price / Unit	\$578,514	\$593,326	-2%	\$573,532	\$565,023	2%
Median Sell Price	\$565,000			\$553,250		
Sell Price / List Price	98%	98%		97%	98%	
Days to Sell	26	24	4%	33	29	12%
Active Listings	310	382				
<b>Condos (Apt)</b>						
Units Listed	45	43	5%	497	548	-9%
Units Reported Sold	23	29	-21%	252	331	-24%
Sell/List Ratio	51%	67%		51%	60%	
Reported Sales Dollars	\$6,707,250	\$8,456,700	-21%	\$79,283,520	\$102,283,014	-22%
Average Sell Price / Unit	\$291,620	\$291,610	0%	\$314,617	\$309,012	2%
Median Sell Price	\$280,000			\$289,900		
Sell Price / List Price	96%	98%		97%	98%	
Days to Sell	46	21	121%	37	28	31%
Active Listings	154	87				
<b>Condos (Patio)</b>						
Units Listed	6	9	-33%	79	88	-10%
Units Reported Sold	4	9	-56%	59	71	-17%
Sell/List Ratio	67%	100%		75%	81%	
Reported Sales Dollars	\$1,799,000	\$4,048,800	-56%	\$26,752,953	\$31,636,160	-15%
Average Sell Price / Unit	\$449,750	\$449,867	-0%	\$453,440	\$445,580	2%
Median Sell Price	\$465,000			\$465,000		
Sell Price / List Price	98%	99%		100%	99%	
Days to Sell	33	18	82%	30	25	23%
Active Listings	11	13				
<b>Condos (Twnhse)</b>						
Units Listed	28	37	-24%	298	373	-20%
Units Reported Sold	14	35	-60%	195	208	-6%
Sell/List Ratio	50%	95%		65%	56%	
Reported Sales Dollars	\$5,116,495	\$14,338,650	-64%	\$75,547,622	\$74,037,349	2%
Average Sell Price / Unit	\$365,464	\$409,676	-11%	\$387,424	\$355,949	9%
Median Sell Price	\$348,200			\$363,888		
Sell Price / List Price	98%	98%		98%	98%	
Days to Sell	21	29	-26%	29	27	9%
Active Listings	49	63				

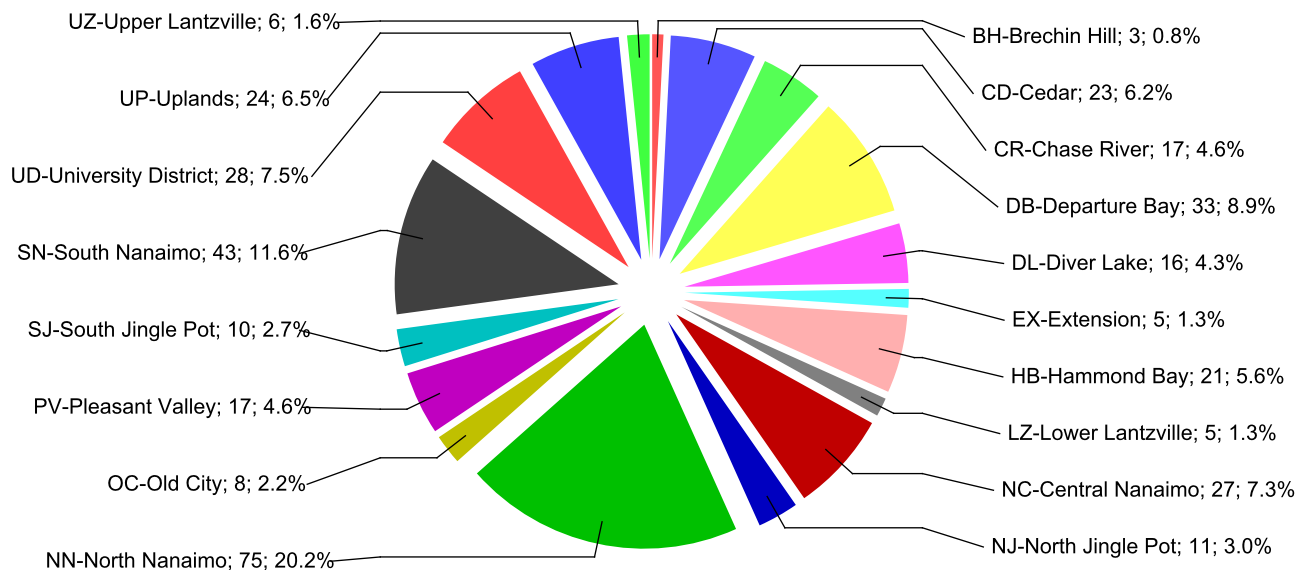
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to May 31, 2020

	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	0	0	0	0	1	2	0	0	0	0	0	0	3
CD-Cedar	0	0	1	0	0	1	3	4	7	1	3	1	1	1	23
CR-Chase River	0	0	0	0	0	1	0	3	5	6	1	1	0	0	17
DB-Departure Bay	0	0	0	0	0	0	3	5	12	7	2	3	0	1	33
DL-Diver Lake	0	0	0	0	0	1	0	5	8	1	1	0	0	0	16
EX-Extension	0	0	0	0	1	0	0	0	2	1	1	0	0	0	5
HB-Hammond Bay	0	0	0	0	0	0	0	4	3	1	8	1	4	0	21
LZ-Lower Lantzville	0	0	0	0	0	0	0	1	0	1	1	0	1	1	5
NC-Central Nanaimo	0	0	0	0	0	3	6	8	10	0	0	0	0	0	27
NJ-North Jingle Pot	0	0	0	0	0	0	0	0	3	2	4	1	0	1	11
NN-North Nanaimo	0	0	0	0	0	0	0	4	21	21	12	7	2	8	75
OC-Old City	0	0	0	1	2	0	3	0	2	0	0	0	0	0	8
PV-Pleasant Valley	0	0	0	0	0	2	0	3	7	3	0	0	0	2	17
SJ-South Jingle Pot	0	0	0	1	1	0	0	0	3	1	2	1	1	0	10
SN-South Nanaimo	0	0	0	0	2	3	6	16	5	11	0	0	0	0	43
UD-University District	0	0	0	1	0	1	4	7	7	5	2	0	1	0	28
UP-Uplands	0	0	0	0	0	0	4	8	9	1	1	0	0	1	24
UZ-Upper Lantzville	0	0	0	0	0	1	0	0	2	1	0	0	1	1	6
<b>Zone 4 TOTALS</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>3</b>	<b>6</b>	<b>13</b>	<b>30</b>	<b>70</b>	<b>106</b>	<b>63</b>	<b>38</b>	<b>15</b>	<b>11</b>	<b>16</b>	<b>372</b>

## Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to May 31, 2020 = 372

# 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	0	5	-100%	23	28	-18%
Units Reported Sold	0	5	-100%	18	32	-44%
Sell/List Ratio		100%		78%	114%	
Reported Sales Dollars	\$0	\$627,400	-100%	\$2,667,800	\$4,030,438	-34%
Average Sell Price / Unit		\$125,480		\$148,211	\$125,951	18%
Median Sell Price				\$134,000		
Sell Price / List Price		96%		97%	96%	
Days to Sell		27		43	68	-38%
Active Listings	5	5				
<b>Single Family</b>						
Units Listed	6	13	-54%	59	83	-29%
Units Reported Sold	5	2	150%	54	59	-8%
Sell/List Ratio	83%	15%		92%	71%	
Reported Sales Dollars	\$2,213,000	\$1,003,000	121%	\$23,740,450	\$22,786,283	4%
Average Sell Price / Unit	\$442,600	\$501,500	-12%	\$439,638	\$386,208	14%
Median Sell Price	\$432,000			\$435,000		
Sell Price / List Price	100%	103%		97%	99%	
Days to Sell	7	7	-6%	37	26	44%
Active Listings	6	17				

**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

