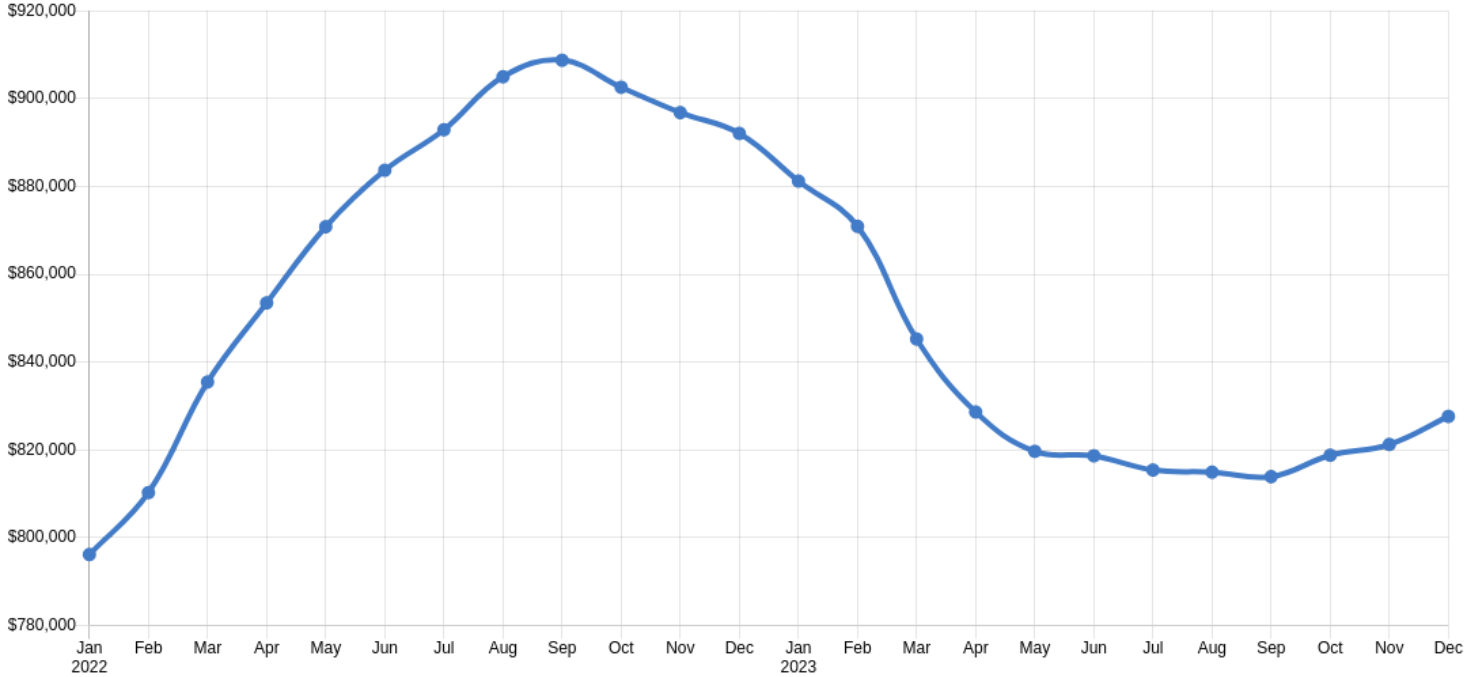




Cumulative Residential Average Single Family Detached Sale Price



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 Detached Units Reported Sold



Comparative Activity by Property Type

Single Family Detached

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	47	45	4.44%	1,697	2,166	-21.65%
Units Reported Sold	45	64	-29.69%	978	1,101	-11.17%
Sell / List Ratio	95.74%	142.22%		57.63%	50.83%	
Reported Sales Dollars	\$40,176,500	\$49,522,850	-18.87%	\$809,409,261	\$982,160,242	-17.59%
Average Sell Price / Unit	\$892,811	\$773,795	15.38%	\$827,617	\$892,062	-7.22%
Median Sell Price	\$830,000			\$787,750		
Sell Price / List Price	96.47%	96.91%		98.43%	101.55%	
Days to Sell	45	46	-2.17%	36	24	50.00%
Active Listings	203	213				

Condo Apartment

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	13	23	-43.48%	526	531	-0.94%
Units Reported Sold	14	12	16.67%	276	325	-15.08%
Sell / List Ratio	107.69%	52.17%		52.47%	61.21%	
Reported Sales Dollars	\$6,407,444	\$4,720,650	35.73%	\$121,949,700	\$148,803,773	-18.05%
Average Sell Price / Unit	\$457,675	\$393,388	16.34%	\$441,847	\$457,858	-3.50%
Median Sell Price	\$445,000			\$423,750		
Sell Price / List Price	97.82%	96.90%		98.40%	101.05%	
Days to Sell	44	49	-10.20%	38	23	65.22%
Active Listings	80	53				

Row/Townhouse

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	10	8	25.00%	366	406	-9.85%
Units Reported Sold	8	6	33.33%	224	218	2.75%
Sell / List Ratio	80.00%	75.00%		61.20%	53.69%	
Reported Sales Dollars	\$5,175,500	\$2,981,900	73.56%	\$127,183,100	\$128,036,837	-0.67%
Average Sell Price / Unit	\$646,938	\$496,983	30.17%	\$567,782	\$587,325	-3.33%
Median Sell Price	\$642,500			\$561,250		
Sell Price / List Price	97.49%	97.75%		98.65%	102.61%	
Days to Sell	59	36	63.89%	38	26	46.15%
Active Listings	45	42				

Land

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	13	7	85.71%	232	207	12.08%
Units Reported Sold	0	0		39	58	-32.76%
Sell / List Ratio	0.00%	0.00%		16.81%	28.02%	
Reported Sales Dollars	\$0	\$0		\$16,686,750	\$42,616,811	-60.84%
Average Sell Price / Unit				\$427,865	\$734,773	-41.77%
Median Sell Price				\$400,000		
Sell Price / List Price				98.87%	97.97%	
Days to Sell				59	55	7.27%
Active Listings	89	50				

Gabriola - Comparative Activity by Property Type

Single Family Detached

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	1	0		70	66	6.06%
Units Reported Sold	1	0		42	48	-12.50%
Sell / List Ratio	100.00%			60.00%	72.73%	
Reported Sales Dollars	\$750,000	\$0		\$29,255,690	\$33,566,400	-12.84%
Average Sell Price / Unit	\$750,000			\$696,564	\$699,300	-0.39%
Median Sell Price	\$750,000			\$644,500		
Sell Price / List Price	93.87%			99.09%	102.59%	
Days to Sell	22			45	27	66.67%
Active Listings	11	8				

Land

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	2	0		53	53	0.00%
Units Reported Sold	0	0		21	20	5.00%
Sell / List Ratio	0.00%			39.62%	37.74%	
Reported Sales Dollars	\$0	\$0		\$7,338,725	\$8,998,500	-18.45%
Average Sell Price / Unit				\$349,463	\$449,925	-22.33%
Median Sell Price				\$339,000		
Sell Price / List Price				96.26%	102.82%	
Days to Sell				65	17	282.35%
Active Listings	13	17				

Gabriola - Cumulative Residential Average Single Family Detached Sale Price



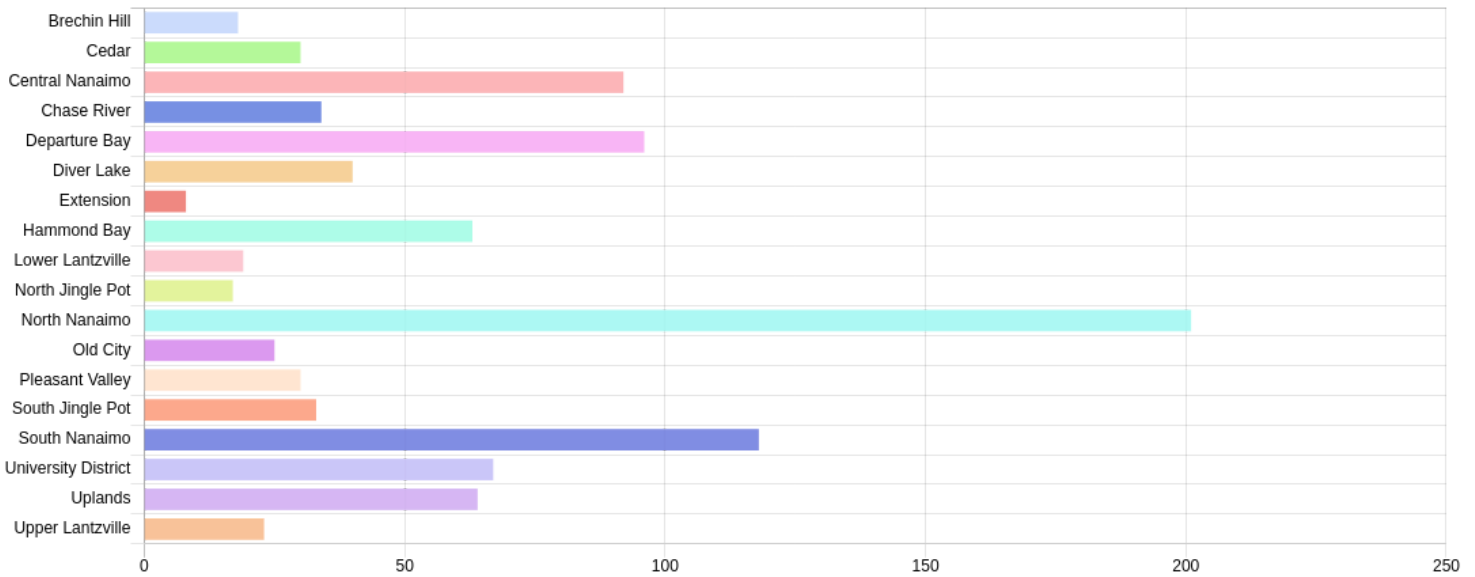
Single Family Detached Sales Analysis

Unconditional Sales from January 1 to December 31, 2023

	0-150k	150k-200k	200k-250k	250k-300k	300k-350k	350k-400k	400k-450k	450k-500k	500k-600k	600k-700k	700k-800k	800k-900k	900k-1M	1M+	Total
Brechin Hill	0	0	0	0	1	1	0	2	4	5	3	2	0	0	18
Cedar	0	0	0	0	0	1	0	0	6	7	3	3	4	6	30
Central Nanaimo	0	0	0	0	0	1	2	2	29	31	19	5	1	2	92
Chase River	0	0	0	0	0	0	0	1	1	4	13	10	5	0	34
Departure Bay	0	0	0	0	0	0	0	1	6	19	26	19	7	18	96
Diver Lake	0	0	0	0	0	0	0	0	3	5	14	9	7	2	40
Extension	0	0	0	0	0	0	0	1	2	3	1	0	0	1	8
Hammond Bay	0	0	0	0	0	0	0	0	4	3	11	8	14	23	63
Lower Lantzville	0	0	0	0	0	0	0	1	1	3	3	4	1	6	19
North Jingle Pot	0	0	0	0	0	0	0	0	0	0	1	3	4	9	17
North Nanaimo	0	0	0	0	0	0	0	0	5	7	35	57	31	66	201
Old City	0	0	0	0	0	2	2	0	10	8	1	2	0	0	25
Pleasant Valley	0	0	0	0	0	0	0	0	2	5	11	4	3	5	30
South Jingle Pot	0	0	0	0	0	2	0	0	1	3	7	2	7	11	33
South Nanaimo	0	0	0	0	0	2	1	8	22	26	22	17	14	6	118
University District	0	0	0	0	0	0	1	6	5	23	12	6	8	6	67
Uplands	0	0	0	0	0	0	0	1	4	24	16	7	8	4	64
Upper Lantzville	0	0	0	0	0	0	1	0	0	4	1	6	1	10	23
Totals	0	0	0	0	1	9	7	23	105	180	199	164	115	175	978

Single Family Detached Sales by Sub Area

Unconditional Sales from January 1 to December 31, 2023



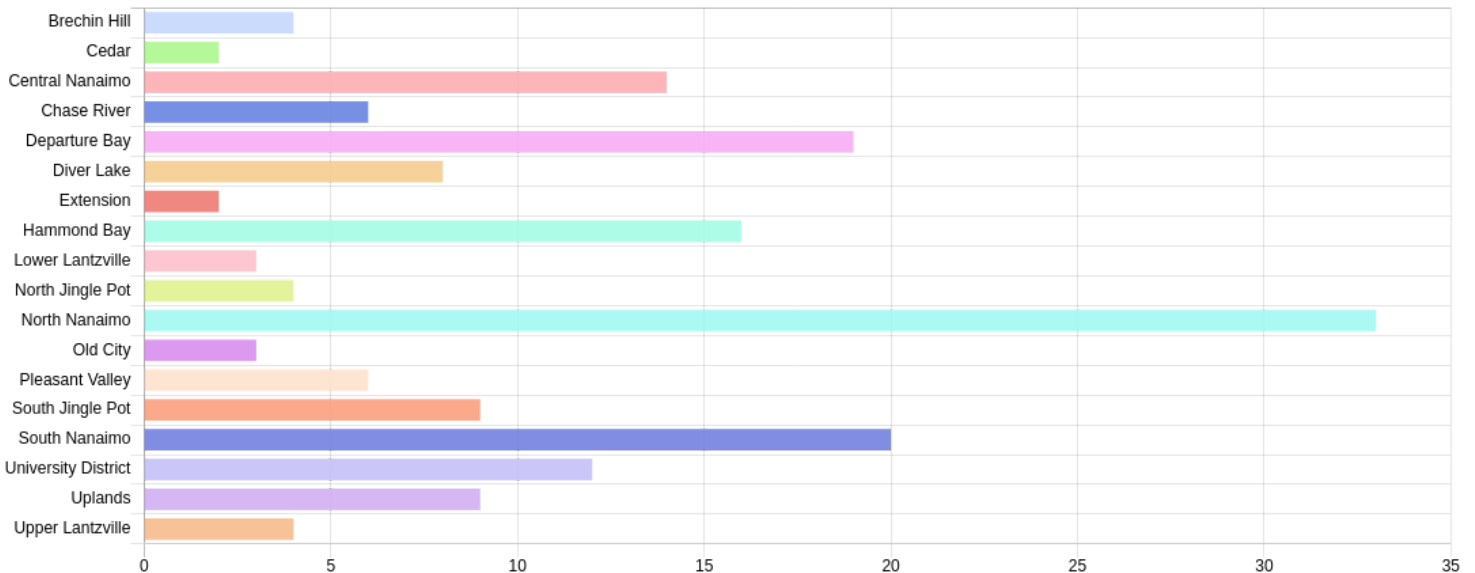
Fourth Quarter - Single Family Detached Sales Analysis

Unconditional Sales from October 1 to December 31, 2023

	0-150k	150k-200k	200k-250k	250k-300k	300k-350k	350k-400k	400k-450k	450k-500k	500k-600k	600k-700k	700k-800k	800k-900k	900k-1M	1M+	Total
Brechin Hill	0	0	0	0	0	1	0	0	1	1	0	1	0	0	4
Cedar	0	0	0	0	0	0	0	0	0	0	1	0	1	0	2
Central Nanaimo	0	0	0	0	0	1	1	0	4	3	3	2	0	0	14
Chase River	0	0	0	0	0	0	0	1	0	1	1	2	1	0	6
Departure Bay	0	0	0	0	0	0	0	0	1	2	5	4	2	5	19
Diver Lake	0	0	0	0	0	0	0	0	0	3	1	1	3	0	8
Extension	0	0	0	0	0	0	0	0	0	2	0	0	0	0	2
Hammond Bay	0	0	0	0	0	0	0	0	1	1	5	3	1	5	16
Lower Lantzville	0	0	0	0	0	0	0	0	0	0	1	0	0	2	3
North Jingle Pot	0	0	0	0	0	0	0	0	0	0	0	0	1	3	4
North Nanaimo	0	0	0	0	0	0	0	0	1	1	5	9	5	12	33
Old City	0	0	0	0	0	0	0	0	1	2	0	0	0	0	3
Pleasant Valley	0	0	0	0	0	0	0	0	1	1	1	0	0	3	6
South Jingle Pot	0	0	0	0	0	1	0	0	0	1	1	0	2	4	9
South Nanaimo	0	0	0	0	0	1	0	2	4	5	2	2	4	0	20
University District	0	0	0	0	0	0	0	2	1	4	1	2	0	2	12
Uplands	0	0	0	0	0	0	0	1	2	2	0	0	4	0	9
Upper Lantzville	0	0	0	0	0	0	0	0	0	1	0	1	0	2	4
Totals	0	0	0	0	0	4	1	6	17	30	27	27	24	38	174

Fourth Quarter - Single Family Detached Sales by Sub Area

Unconditional Sales from October 1 to December 31, 2023



Note that Single Family Detached figures in this report exclude acreage and waterfront properties.