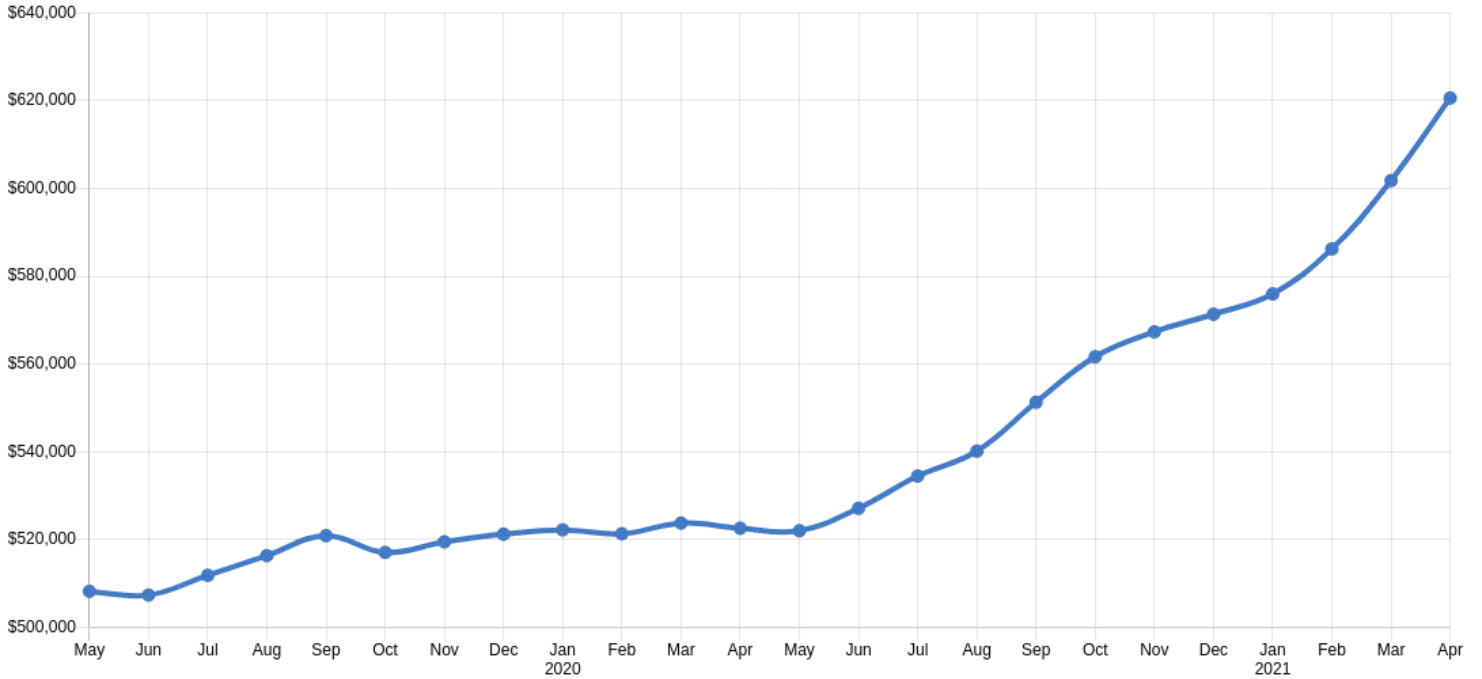


## Cumulative Residential Average Single Family Detached Sale Price



**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	113	72	56.94%	1,000	1,002	-0.20%
Units Reported Sold	121	33	266.67%	957	669	43.05%
Sell / List Ratio	107.08%	45.83%		95.70%	66.77%	
Reported Sales Dollars	\$88,431,449	\$17,478,432	405.95%	\$593,900,535	\$349,614,886	69.87%
Average Sell Price / Unit	\$730,838	\$529,649	37.99%	\$620,586	\$522,593	18.75%
Median Sell Price	\$706,000			\$599,000		
Sell Price / List Price	105.46%	97.13%		101.72%	98.43%	
Days to Sell	17	53	-67.92%	38	41	-7.32%
Active Listings	67					

### Condo Apartment

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	17	8	112.50%	199	149	33.56%
Units Reported Sold	15	5	200.00%	167	94	77.66%
Sell / List Ratio	88.24%	62.50%		83.92%	63.09%	
Reported Sales Dollars	\$4,275,600	\$800,900	433.85%	\$46,584,673	\$22,512,400	106.93%
Average Sell Price / Unit	\$285,040	\$160,180	77.95%	\$278,950	\$239,494	16.47%
Median Sell Price	\$274,000			\$270,000		
Sell Price / List Price	100.53%	97.49%		99.14%	97.62%	
Days to Sell	25	20	25.00%	45	35	28.57%
Active Listings	17					

### Row/Townhouse

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	15	6	150.00%	160	131	22.14%
Units Reported Sold	16	3	433.33%	149	114	30.70%
Sell / List Ratio	106.67%	50.00%		93.12%	87.02%	
Reported Sales Dollars	\$8,156,030	\$1,135,050	618.56%	\$63,106,555	\$39,240,421	60.82%
Average Sell Price / Unit	\$509,752	\$378,350	34.73%	\$423,534	\$344,214	23.04%
Median Sell Price	\$475,495			\$408,000		
Sell Price / List Price	105.43%	97.45%		101.84%	98.12%	
Days to Sell	12	14	-14.29%	36	37	-2.70%
Active Listings	12					

### Land

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	23	55	-58.18%	237	448	-47.10%
Units Reported Sold	15	6	150.00%	285	108	163.89%
Sell / List Ratio	65.22%	10.91%		120.25%	24.11%	
Reported Sales Dollars	\$7,055,300	\$1,799,900	291.98%	\$97,994,564	\$30,227,650	224.19%
Average Sell Price / Unit	\$470,353	\$299,983	56.79%	\$343,841	\$279,886	22.85%
Median Sell Price	\$399,000			\$248,000		
Sell Price / List Price	99.81%	97.67%		98.11%	95.98%	
Days to Sell	56	85	-34.12%	185	102	81.37%
Active Listings	57					

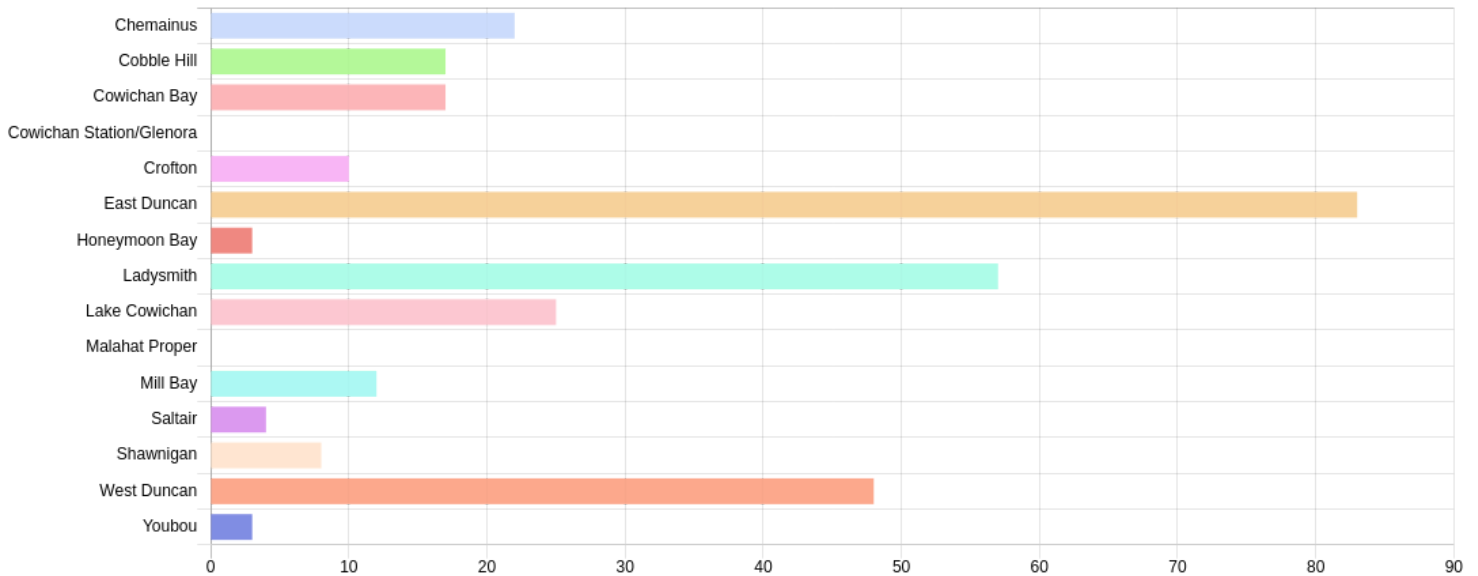
## Single Family Detached Sales Analysis

Unconditional Sales from January 1 to April 30, 2021

	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
Chemainus	0	0	0	1	0	0	2	0	6	5	5	2	1	0	22
Cobble Hill	0	0	0	0	0	0	0	0	3	1	3	6	1	3	17
Cowichan Bay	0	0	0	0	0	0	0	0	1	1	4	6	1	4	17
Cowichan Station/Glenora	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Crofton	0	0	0	0	0	0	0	3	2	4	1	0	0	0	10
East Duncan	0	0	0	1	2	2	4	4	10	9	27	15	4	5	83
Honeymoon Bay	0	0	0	0	0	0	0	0	2	1	0	0	0	0	3
Ladysmith	0	0	0	0	0	1	1	2	15	17	10	6	4	1	57
Lake Cowichan	0	0	0	0	1	2	1	0	3	7	4	5	1	1	25
Malahat Proper	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Mill Bay	0	0	0	0	0	0	0	0	1	1	2	2	2	4	12
Saltair	0	0	0	0	0	0	0	0	2	1	1	0	0	0	4
Shawnigan	0	0	0	0	0	0	0	0	1	2	3	2	0	0	8
West Duncan	0	0	0	0	0	2	2	5	10	18	8	3	0	0	48
Youbou	0	0	0	0	0	1	1	0	1	0	0	0	0	0	3
<b>Totals</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>2</b>	<b>3</b>	<b>8</b>	<b>11</b>	<b>14</b>	<b>57</b>	<b>67</b>	<b>68</b>	<b>47</b>	<b>14</b>	<b>18</b>	<b>309</b>

## Single Family Detached Sales by Sub Area

Unconditional Sales from January 1 to April 30, 2021



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