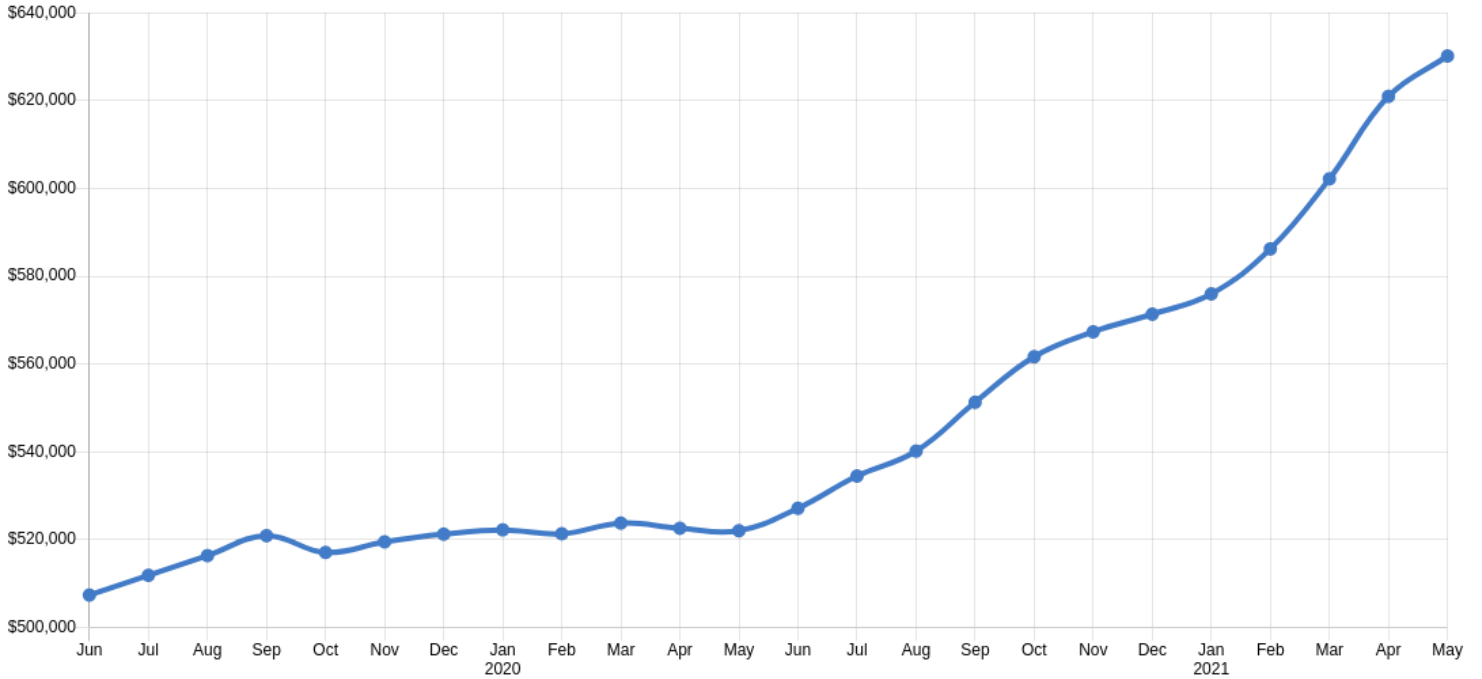




## Cumulative Residential Average Single Family Detached Sale Price



**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	105	82	28.05%	1,023	947	8.03%
Units Reported Sold	81	54	50.00%	983	652	50.77%
Sell / List Ratio	77.14%	65.85%		96.09%	68.85%	
Reported Sales Dollars	\$55,670,488	\$29,871,115	86.37%	\$619,442,908	\$340,361,457	82.00%
Average Sell Price / Unit	\$687,290	\$553,169	24.25%	\$630,156	\$522,027	20.71%
Median Sell Price	\$680,000			\$605,000		
Sell Price / List Price	105.70%	98.30%		102.23%	98.30%	
Days to Sell	22	43	-48.84%	37	41	-9.76%
Active Listings	88					

### Condo Apartment

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	14	9	55.56%	204	139	46.76%
Units Reported Sold	24	5	380.00%	186	90	106.67%
Sell / List Ratio	171.43%	55.56%		91.18%	64.75%	
Reported Sales Dollars	\$7,605,333	\$1,770,500	329.56%	\$52,419,506	\$21,881,500	139.56%
Average Sell Price / Unit	\$316,889	\$354,100	-10.51%	\$281,825	\$243,128	15.92%
Median Sell Price	\$302,000			\$273,250		
Sell Price / List Price	102.28%	97.58%		99.64%	97.50%	
Days to Sell	17	47	-63.83%	41	37	10.81%
Active Listings	6					

### Row/Townhouse

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	9	6	50.00%	163	119	36.97%
Units Reported Sold	12	5	140.00%	156	101	54.46%
Sell / List Ratio	133.33%	83.33%		95.71%	84.87%	
Reported Sales Dollars	\$5,355,900	\$1,569,150	241.32%	\$66,893,305	\$34,098,771	96.18%
Average Sell Price / Unit	\$446,325	\$313,830	42.22%	\$428,803	\$337,612	27.01%
Median Sell Price	\$418,500			\$415,000		
Sell Price / List Price	104.10%	97.60%		102.12%	97.97%	
Days to Sell	15	24	-37.50%	35	36	-2.78%
Active Listings	9					

### Land

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	35	22	59.09%	250	376	-33.51%
Units Reported Sold	31	12	158.33%	302	112	169.64%
Sell / List Ratio	88.57%	54.55%		120.80%	29.79%	
Reported Sales Dollars	\$9,679,300	\$5,998,800	61.35%	\$101,205,264	\$34,255,250	195.44%
Average Sell Price / Unit	\$312,235	\$499,900	-37.54%	\$335,117	\$305,850	9.57%
Median Sell Price	\$308,000			\$249,900		
Sell Price / List Price	100.57%	91.92%		98.73%	95.20%	
Days to Sell	324	291	11.34%	193	118	63.56%
Active Listings	64					

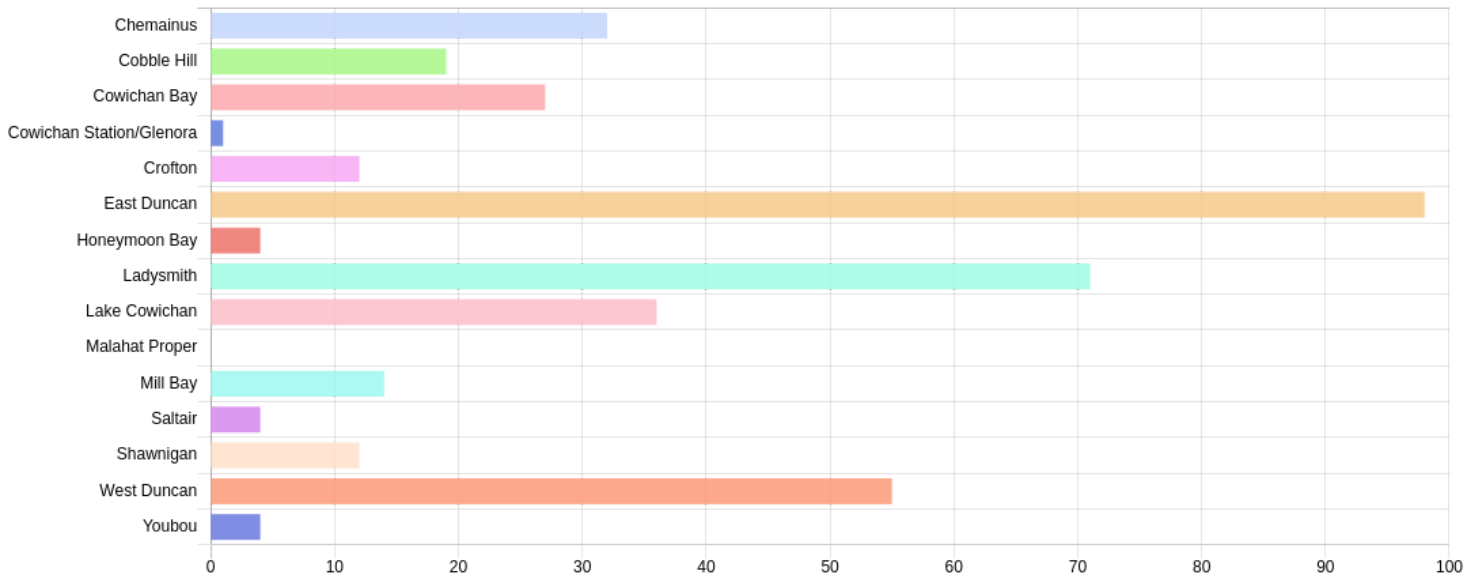
## Single Family Detached Sales Analysis

Unconditional Sales from January 1 to May 31, 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	1	7	7	7	3	4	0	32
Cobble Hill	0	0	0	0	0	0	0	0	3	1	4	6	2	3	19
Cowichan Bay	0	1	0	0	0	0	0	0	3	2	8	7	2	4	27
Cowichan Station/Glenora	0	0	0	0	0	0	0	0	1	0	0	0	0	0	1
Crofton	0	0	0	0	0	0	0	4	2	5	1	0	0	0	12
East Duncan	0	0	0	1	2	3	5	4	13	10	31	19	4	6	98
Honeymoon Bay	0	0	0	0	1	0	0	0	2	1	0	0	0	0	4
Ladysmith	0	0	0	0	0	1	1	3	20	18	14	7	5	2	71
Lake Cowichan	0	0	0	0	1	2	2	3	6	8	7	5	1	1	36
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	2	2	2	3	4	14
Saltair	0	0	0	0	0	0	0	0	2	1	1	0	0	0	4
Shawnigan	0	0	0	0	0	0	0	1	1	2	4	3	0	1	12
West Duncan	0	0	0	0	0	2	2	5	11	22	10	3	0	0	55
Youbou	0	0	0	0	0	1	1	0	2	0	0	0	0	0	4
<b>Totals</b>	<b>0</b>	<b>1</b>	<b>0</b>	<b>2</b>	<b>4</b>	<b>9</b>	<b>13</b>	<b>21</b>	<b>74</b>	<b>79</b>	<b>89</b>	<b>55</b>	<b>21</b>	<b>21</b>	<b>389</b>

## Single Family Detached Sales by Sub Area

Unconditional Sales from January 1 to May 31, 2021



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