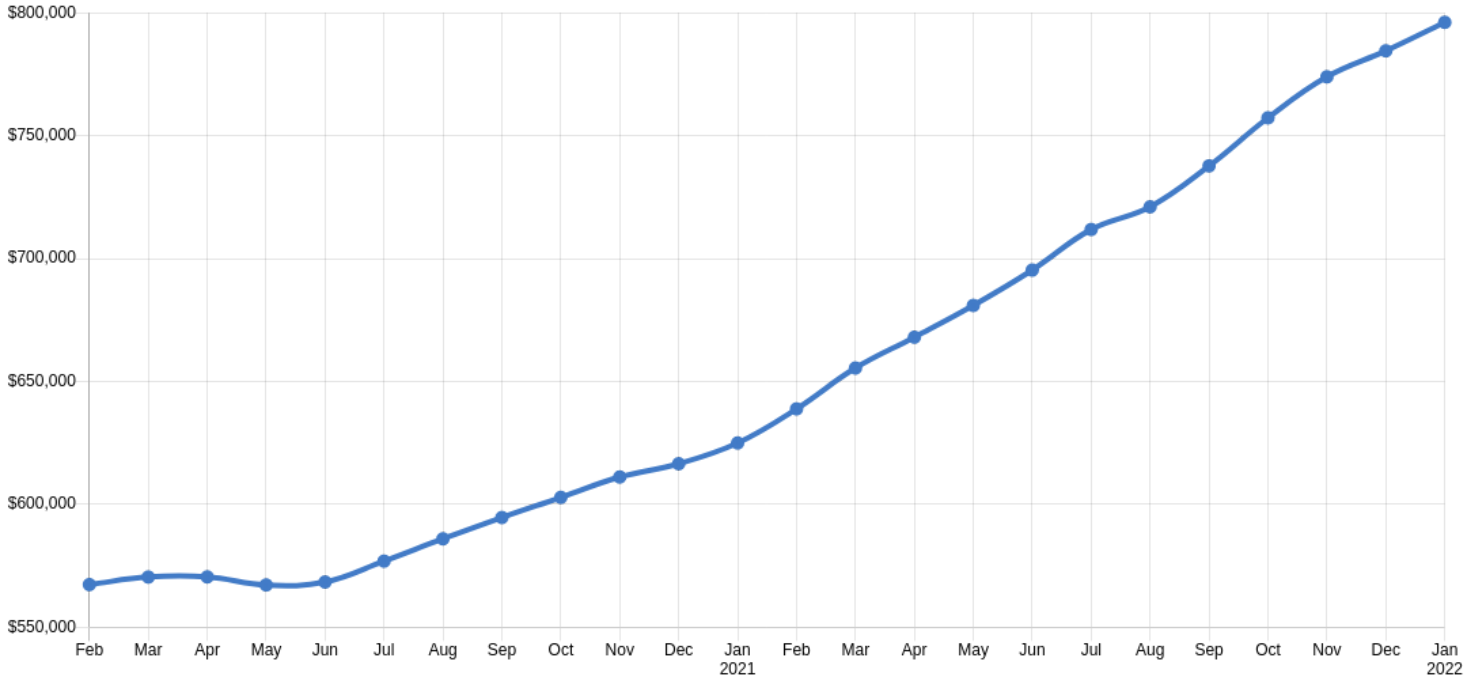


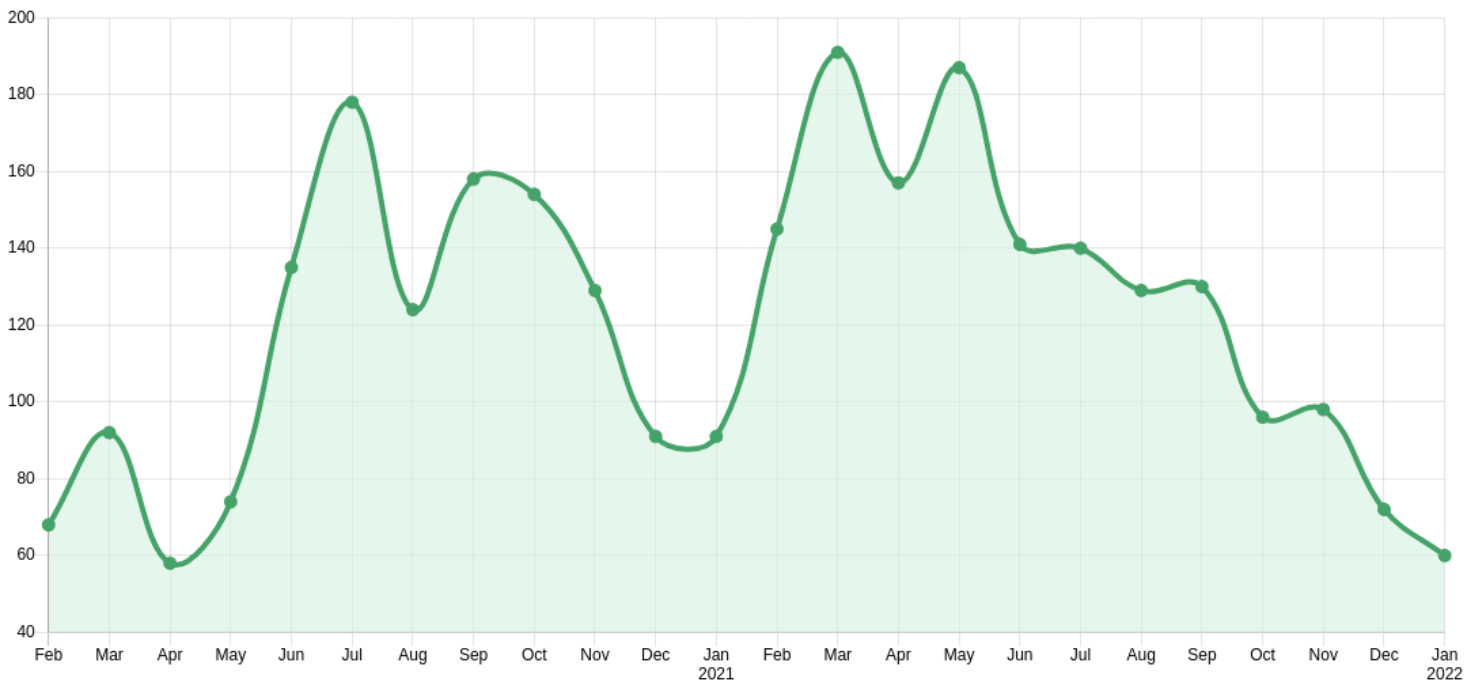


## Cumulative Residential Average Single Family Detached Sale Price



**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	74	111	-33.33%	1,810	1,812	-0.11%
Units Reported Sold	60	91	-34.07%	1,546	1,352	14.35%
Sell / List Ratio	81.08%	81.98%		85.41%	74.61%	
Reported Sales Dollars	\$60,222,298	\$66,653,097	-9.65%	\$1,230,768,539	\$845,026,173	45.65%
Average Sell Price / Unit	\$1,003,705	\$732,452	37.03%	\$796,099	\$625,019	27.37%
Median Sell Price	\$952,450			\$755,000		
Sell Price / List Price	106.14%	101.96%		103.95%	99.42%	
Days to Sell	25	29	-13.79%	19	32	-40.62%
Active Listings	50	108				

### Condo Apartment

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	44	38	15.79%	480	515	-6.80%
Units Reported Sold	33	38	-13.16%	460	356	29.21%
Sell / List Ratio	75.00%	100.00%		95.83%	69.13%	
Reported Sales Dollars	\$15,916,200	\$13,218,120	20.41%	\$186,196,953	\$114,544,057	62.55%
Average Sell Price / Unit	\$482,309	\$347,845	38.66%	\$404,776	\$321,753	25.80%
Median Sell Price	\$469,900			\$380,500		
Sell Price / List Price	104.44%	99.95%		101.54%	98.56%	
Days to Sell	15	127	-88.19%	49	72	-31.94%
Active Listings	25	80				

### Row/Townhouse

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	20	18	11.11%	335	383	-12.53%
Units Reported Sold	14	24	-41.67%	304	298	2.01%
Sell / List Ratio	70.00%	133.33%		90.75%	77.81%	
Reported Sales Dollars	\$9,279,427	\$10,390,100	-10.69%	\$156,234,845	\$125,207,304	24.78%
Average Sell Price / Unit	\$662,816	\$432,921	53.10%	\$513,930	\$420,159	22.32%
Median Sell Price	\$687,500			\$497,000		
Sell Price / List Price	108.14%	100.92%		103.26%	99.54%	
Days to Sell	17	52	-67.31%	24	39	-38.46%
Active Listings	12	30				

### Land

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	16	20	-20.00%	230	251	-8.37%
Units Reported Sold	7	11	-36.36%	120	175	-31.43%
Sell / List Ratio	43.75%	55.00%		52.17%	69.72%	
Reported Sales Dollars	\$4,466,500	\$4,957,440	-9.90%	\$69,992,778	\$57,462,290	21.81%
Average Sell Price / Unit	\$638,071	\$450,676	41.58%	\$583,273	\$328,356	77.63%
Median Sell Price	\$470,000			\$465,000		
Sell Price / List Price	102.83%	97.12%		98.22%	96.81%	
Days to Sell	71	124	-42.74%	69	165	-58.18%
Active Listings	38	59				

## Gabriola - Comparative Activity by Property Type

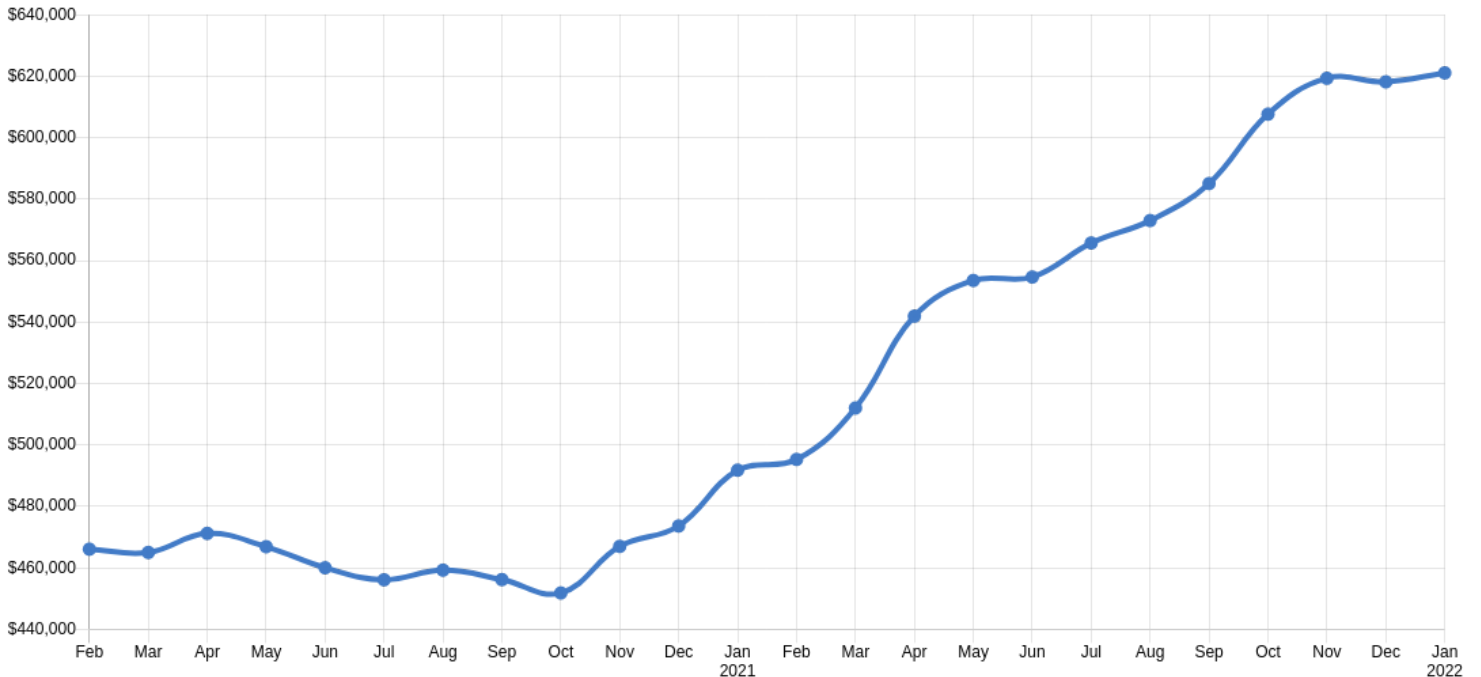
### Single Family Detached

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	4	5	-20.00%	69	59	16.95%
Units Reported Sold	4	7	-42.86%	64	53	20.75%
Sell / List Ratio	100.00%	140.00%		92.75%	89.83%	
Reported Sales Dollars	\$2,571,000	\$4,238,900	-39.35%	\$39,749,642	\$26,066,650	52.49%
Average Sell Price / Unit	\$642,750	\$605,557	6.14%	\$621,088	\$491,824	26.28%
Median Sell Price	\$594,500			\$602,000		
Sell Price / List Price	107.67%	104.56%		104.53%	100.43%	
Days to Sell	12	26	-53.85%	17	25	-32.00%
Active Listings	1	1				

### Land

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Units Listed	6	5	20.00%	57	52	9.62%
Units Reported Sold	1	2	-50.00%	41	42	-2.38%
Sell / List Ratio	16.67%	40.00%		71.93%	80.77%	
Reported Sales Dollars	\$270,000	\$785,300	-65.62%	\$17,959,925	\$10,314,901	74.12%
Average Sell Price / Unit	\$270,000	\$392,650	-31.24%	\$438,047	\$245,593	78.36%
Median Sell Price	\$270,000			\$399,900		
Sell Price / List Price	110.20%	101.34%		101.24%	98.19%	
Days to Sell	7	46	-84.78%	32	59	-45.76%
Active Listings	12	7				

## Gabriola - Cumulative Residential Average Single Family Detached Sale Price



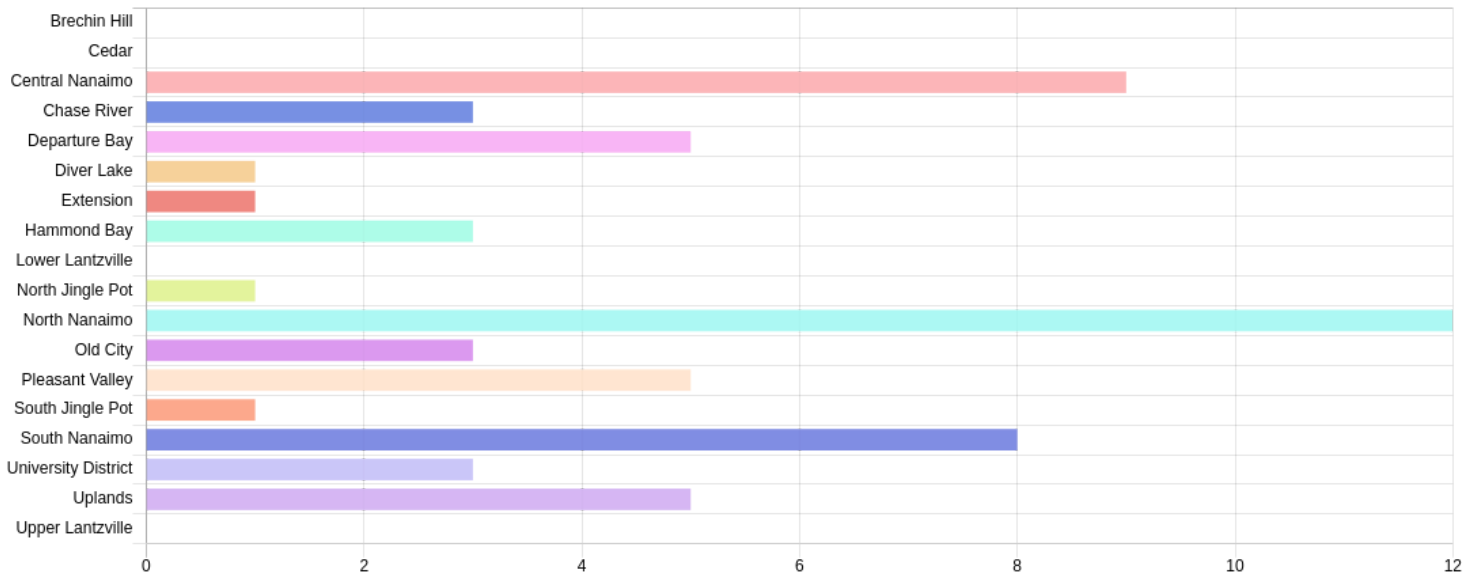
## Single Family Detached Sales Analysis

Unconditional Sales from January 1 to January 31, 2022

	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	0	0	0	0	0	0	0	0	0	0
Cedar	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Central Nanaimo	0	0	0	0	0	0	0	0	0	3	1	1	3	1	9
Chase River	0	0	0	0	0	0	0	0	0	0	1	1	0	1	3
Departure Bay	0	0	0	0	0	0	0	0	0	0	0	2	1	2	5
Diver Lake	0	0	0	0	0	0	0	0	0	0	0	1	0	0	1
Extension	0	0	0	0	0	0	0	0	0	1	0	0	0	0	1
Hammond Bay	0	0	0	0	0	0	0	0	0	0	0	1	0	2	3
Lower Lantzville	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Jingle Pot	0	0	0	0	0	0	0	0	0	0	0	0	1	0	1
North Nanaimo	0	0	0	0	0	0	0	0	0	0	0	0	2	10	12
Old City	0	0	0	0	0	0	0	0	0	2	1	0	0	0	3
Pleasant Valley	0	0	0	0	0	0	0	0	0	0	0	1	2	2	5
South Jingle Pot	0	0	0	0	0	0	0	0	0	0	0	0	0	1	1
South Nanaimo	0	0	0	0	0	0	0	0	0	2	1	2	1	2	8
University District	0	0	0	0	0	0	0	0	0	0	0	1	0	2	3
Uplands	0	0	0	0	0	0	0	0	1	0	1	1	1	1	5
Upper Lantzville	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
<b>Totals</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>8</b>	<b>5</b>	<b>11</b>	<b>11</b>	<b>24</b>	<b>60</b>

## Single Family Detached Sales by Sub Area

Unconditional Sales from January 1 to January 31, 2022



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