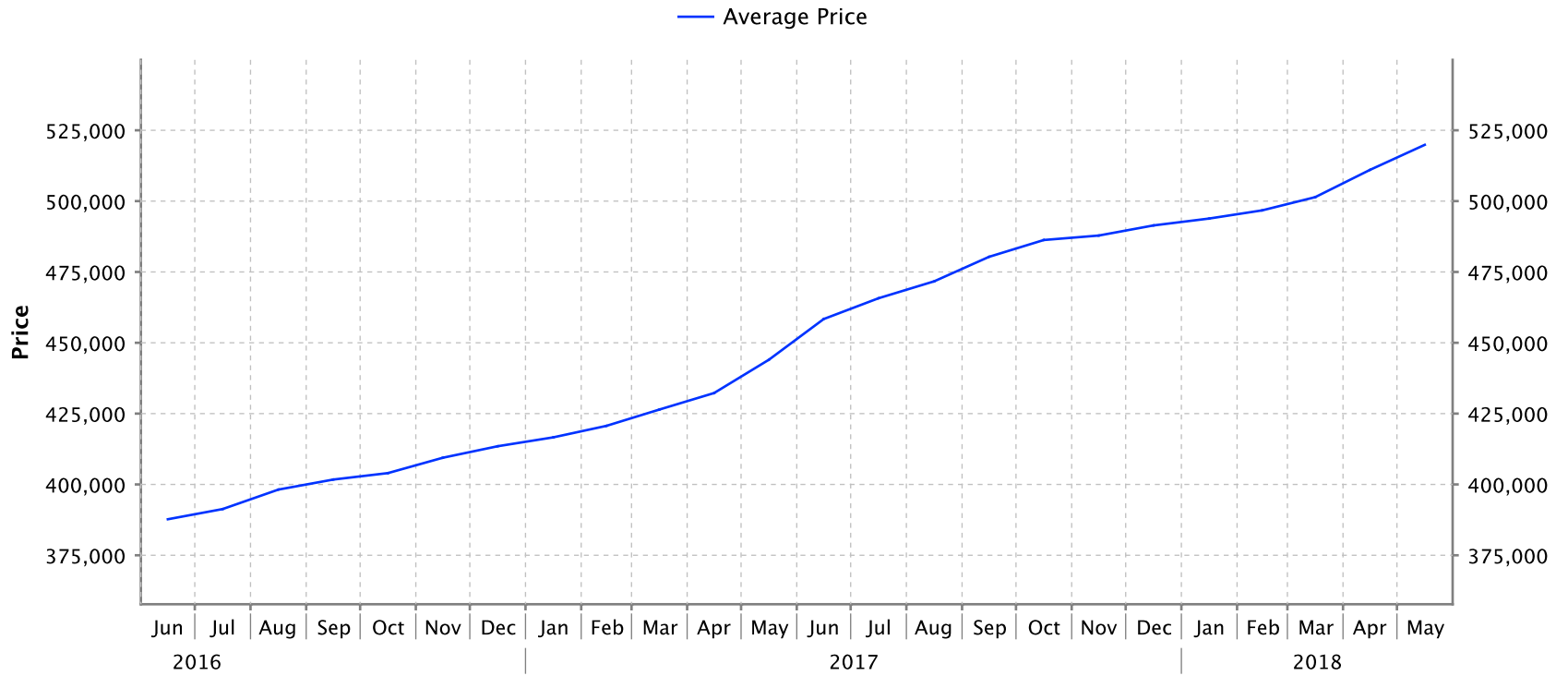


# Comox Valley

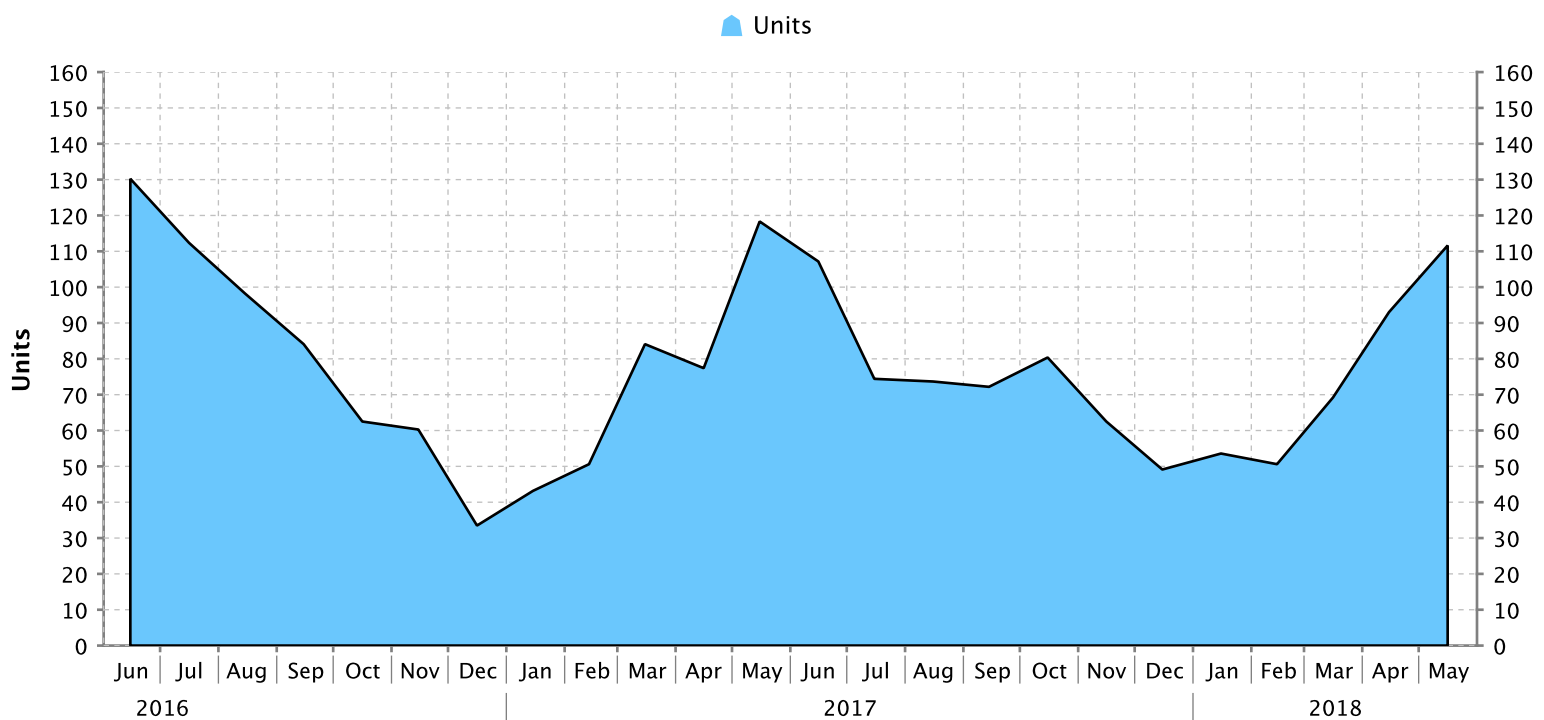
## as at May 31, 2018

### 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	6	4	50%	64	71	-10%
Units Reported Sold	2	8	-75%	50	68	-26%
Sell/List Ratio	33%	200%		78%	96%	
Reported Sales Dollars	\$427,900	\$2,344,200	-82%	\$10,924,633	\$14,621,282	-25%
Average Sell Price / Unit	\$213,950	\$293,025	-27%	\$218,493	\$215,019	2%
Median Sell Price	\$249,000			\$215,000		
Sell Price / List Price	100%	98%		94%	96%	
Days to Sell	60	126	-52%	186	183	2%
Active Listings	28	37				
<b>Single Family</b>						
Units Listed	133	154	-14%	1,124	1,073	5%
Units Reported Sold	111	118	-6%	893	951	-6%
Sell/List Ratio	83%	77%		79%	89%	
Reported Sales Dollars	\$63,652,145	\$59,332,935	7%	\$464,241,053	\$422,256,200	10%
Average Sell Price / Unit	\$573,443	\$502,821	14%	\$519,867	\$444,013	17%
Median Sell Price	\$530,000			\$489,000		
Sell Price / List Price	99%	97%		98%	98%	
Days to Sell	30	30	-1%	34	43	-20%
Active Listings	195	212				
<b>Condos (Apt)</b>						
Units Listed	66	37	78%	410	296	39%
Units Reported Sold	30	34	-12%	337	257	31%
Sell/List Ratio	45%	92%		82%	87%	
Reported Sales Dollars	\$7,595,200	\$8,676,100	-12%	\$79,832,839	\$61,326,415	30%
Average Sell Price / Unit	\$253,173	\$255,179	-1%	\$236,893	\$238,624	-1%
Median Sell Price	\$240,000			\$215,000		
Sell Price / List Price	99%	99%		98%	97%	
Days to Sell	42	17	140%	50	102	-51%
Active Listings	92	77				
<b>Condos (Patio)</b>						
Units Listed	19	10	90%	101	90	12%
Units Reported Sold	9	9	0%	78	85	-8%
Sell/List Ratio	47%	90%		77%	94%	
Reported Sales Dollars	\$3,529,900	\$3,112,500	13%	\$30,635,700	\$27,840,225	10%
Average Sell Price / Unit	\$392,211	\$345,833	13%	\$392,765	\$327,532	20%
Median Sell Price	\$410,000			\$367,500		
Sell Price / List Price	99%	99%		98%	99%	
Days to Sell	9	13	-36%	23	22	5%
Active Listings	21	9				
<b>Condos (Twnhse)</b>						
Units Listed	41	21	95%	236	117	102%
Units Reported Sold	25	18	39%	180	124	45%
Sell/List Ratio	61%	86%		76%	106%	
Reported Sales Dollars	\$8,869,508	\$4,882,300	82%	\$59,680,575	\$33,307,996	79%
Average Sell Price / Unit	\$354,780	\$271,239	31%	\$331,559	\$268,613	23%
Median Sell Price	\$364,900			\$332,899		
Sell Price / List Price	98%	100%		99%	99%	
Days to Sell	29	49	-41%	31	69	-55%
Active Listings	58	24				

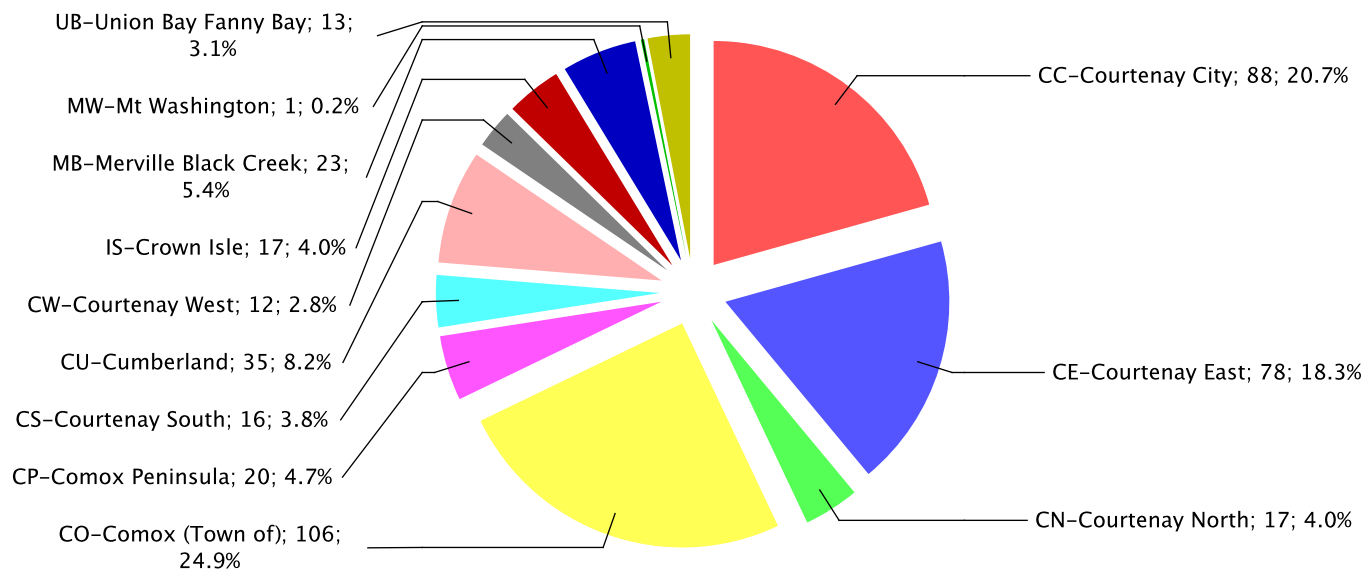
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to May 31, 2018

	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
CC-Courtenay City	0	0	3	2	4	18	15	14	23	6	3	0	0	0	<b>88</b>
CE-Courtenay East	0	0	1	2	2	5	7	9	33	13	4	2	0	0	<b>78</b>
CN-Courtenay North	0	0	0	0	0	0	3	3	2	5	0	1	2	1	<b>17</b>
CO-Comox (Town of)	0	0	0	3	1	3	14	23	32	14	8	2	2	4	<b>106</b>
CP-Comox Peninsula	0	0	0	0	0	2	1	2	3	2	1	1	1	7	<b>20</b>
CS-Courtenay South	0	0	0	1	0	0	2	1	4	3	2	1	1	1	<b>16</b>
CU-Cumberland	0	0	0	0	0	2	8	9	10	6	0	0	0	0	<b>35</b>
CW-Courtenay West	0	0	0	2	1	1	3	0	2	1	0	1	0	1	<b>12</b>
IS-Crown Isle	0	0	0	0	0	0	0	0	3	5	0	5	3	1	<b>17</b>
MB-Merville Black Creek	0	0	0	1	2	0	2	6	8	1	1	0	1	1	<b>23</b>
MW-Mt Washington	0	0	0	0	0	1	0	0	0	0	0	0	0	0	<b>1</b>
UB-Union Bay Fanny Bay	0	0	0	1	0	0	5	1	4	0	0	1	1	0	<b>13</b>
<b>Zone 2 TOTALS</b>	<b>0</b>	<b>0</b>	<b>4</b>	<b>12</b>	<b>10</b>	<b>32</b>	<b>60</b>	<b>68</b>	<b>124</b>	<b>56</b>	<b>19</b>	<b>14</b>	<b>11</b>	<b>16</b>	<b>426</b>

## Comox Valley - Single Family Sales by Subarea



Total Unconditional Sales January 1 to May 31, 2018 = 426