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— & ASSOCIATES —

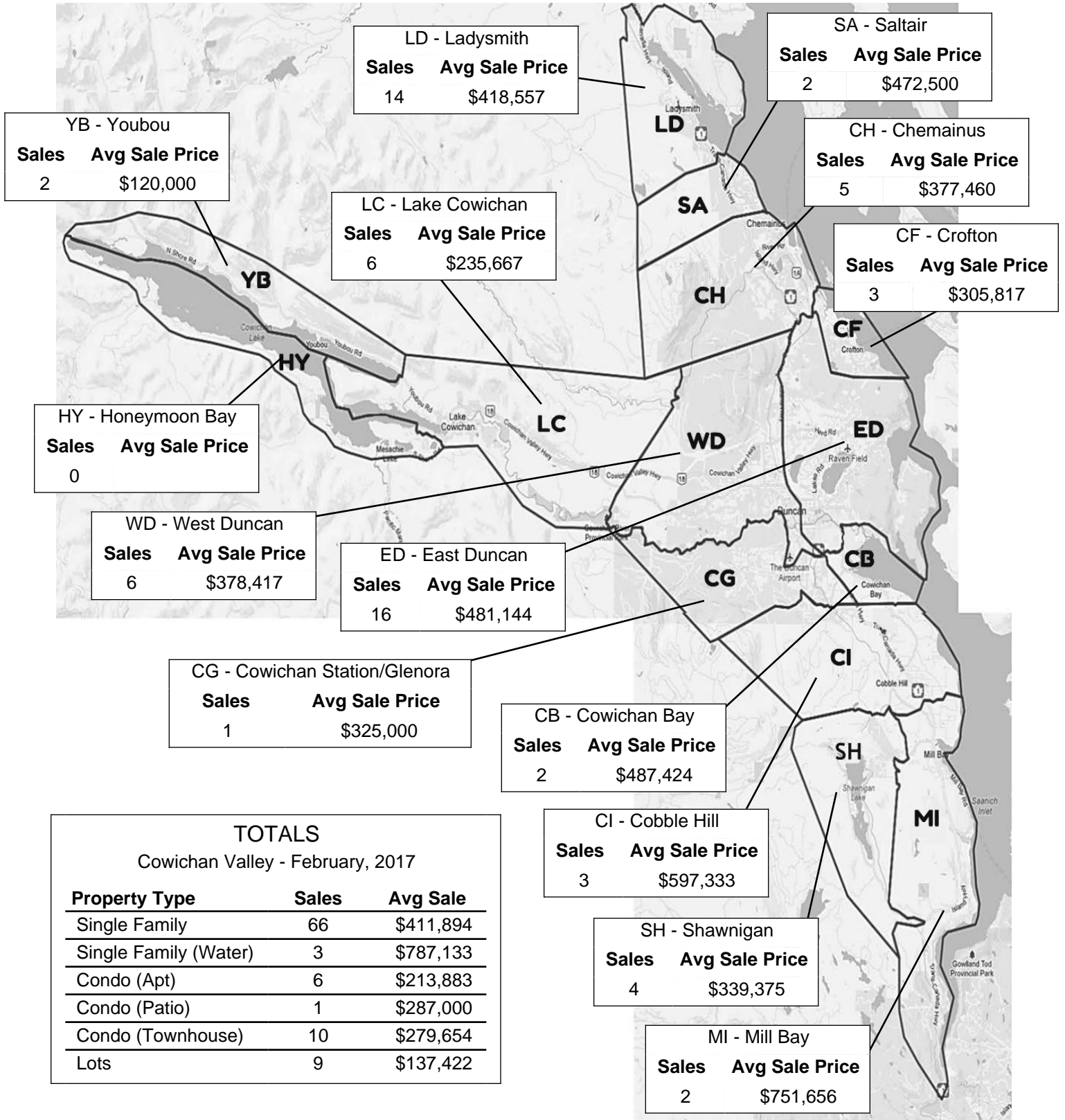
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*Market Statistics
Cowichan Valley
February 2017*

Cowichan Valley

Home Sales for the month of February, 2017

(Single Family)

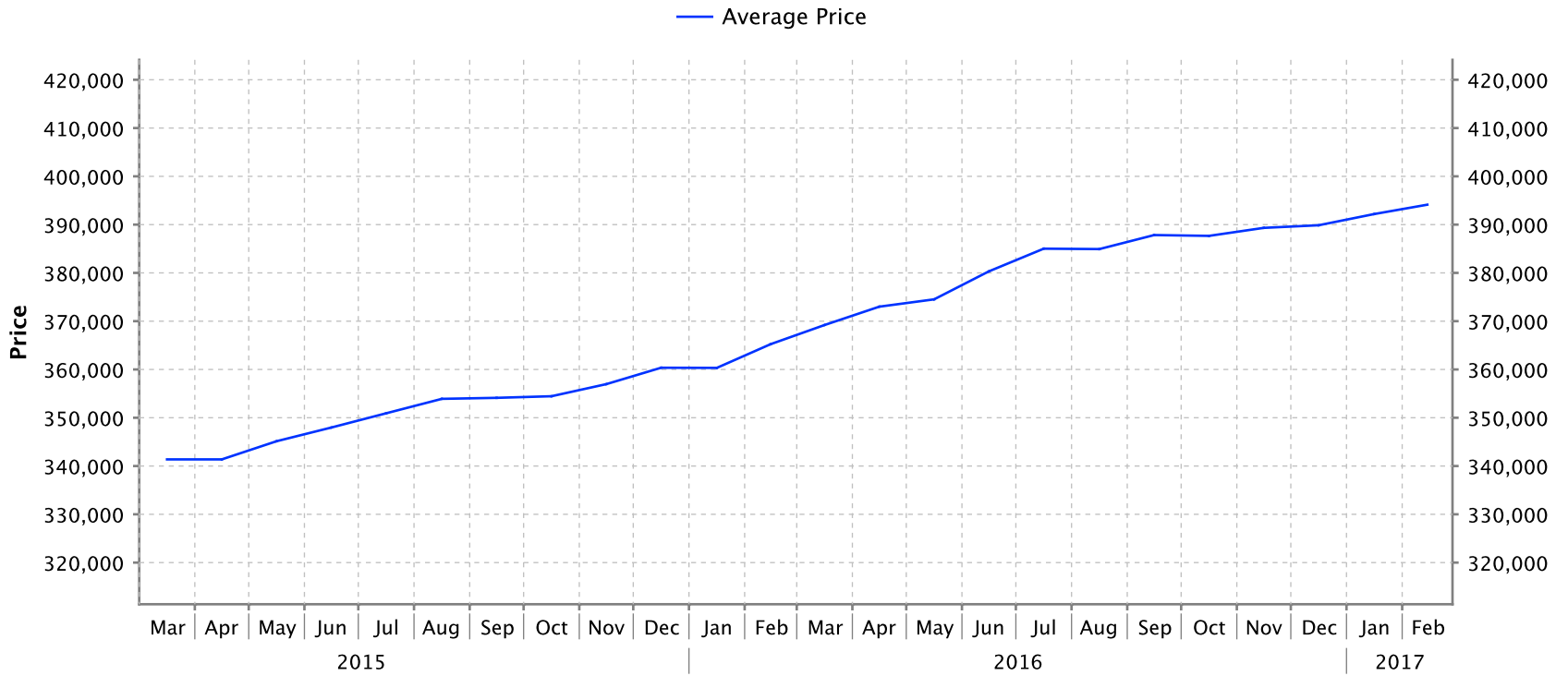


Average sale price does not include Waterfront.

Cowichan Valley

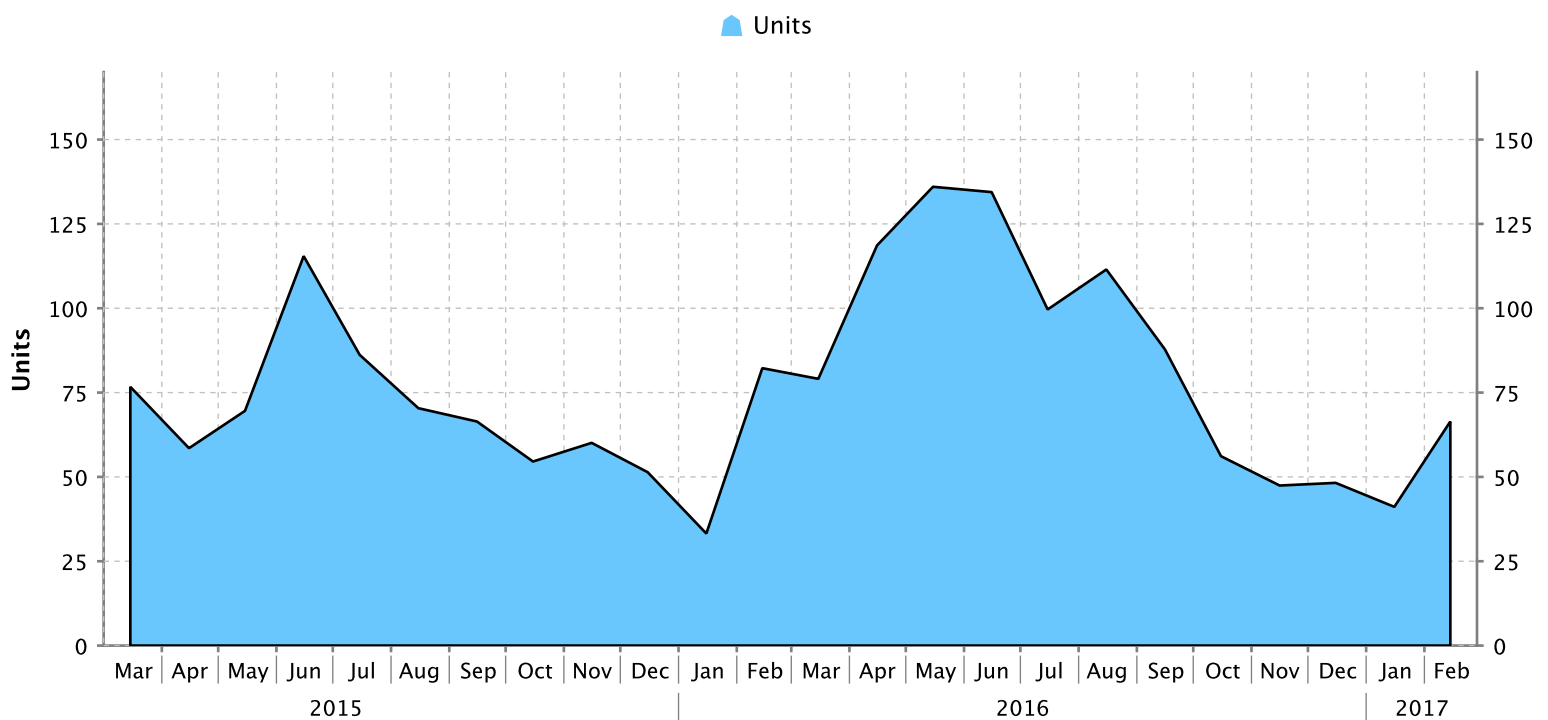
as at February 28, 2017

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
Lots						
Units Listed	11	16	-31%	174	170	2%
Units Reported Sold	9	6	50%	101	48	110%
Sell/List Ratio	82%	38%		58%	28%	
Reported Sales Dollars	\$1,236,800	\$797,000	55%	\$14,413,597	\$6,163,100	134%
Average Sell Price / Unit	\$137,422	\$132,833	3%	\$142,709	\$128,398	11%
Median Sell Price	\$139,900			\$141,000		
Sell Price / List Price	91%	96%		93%	89%	
Days to Sell	125	52	142%	109	132	-17%
Active Listings	66	117				
Single Family						
Units Listed	68	113	-40%	1,252	1,228	2%
Units Reported Sold	66	75	-12%	1,022	820	25%
Sell/List Ratio	97%	66%		82%	67%	
Reported Sales Dollars	\$27,185,007	\$28,724,625	-5%	\$401,834,936	\$299,503,754	34%
Average Sell Price / Unit	\$411,894	\$382,995	8%	\$393,185	\$365,248	8%
Median Sell Price	\$400,000			\$376,900		
Sell Price / List Price	97%	97%		97%	95%	
Days to Sell	47	62	-24%	42	67	-38%
Active Listings	116	237				
Condos (Apt)						
Units Listed	9	10	-10%	149	170	-12%
Units Reported Sold	6	8	-25%	113	111	2%
Sell/List Ratio	67%	80%		76%	65%	
Reported Sales Dollars	\$1,283,300	\$1,221,000	5%	\$20,342,186	\$16,921,793	20%
Average Sell Price / Unit	\$213,883	\$152,625	40%	\$180,019	\$152,449	18%
Median Sell Price	\$251,900			\$164,400		
Sell Price / List Price	101%	96%		98%	93%	
Days to Sell	165	68	144%	64	96	-33%
Active Listings	44	63				
Condos (Patio)						
Units Listed	1	5	-80%	25	36	-31%
Units Reported Sold	1	1	0%	31	30	3%
Sell/List Ratio	100%	20%		124%	83%	
Reported Sales Dollars	\$287,000	\$246,500	16%	\$8,743,100	\$8,313,300	5%
Average Sell Price / Unit	\$287,000	\$246,500	16%	\$282,035	\$277,110	2%
Median Sell Price	\$287,000			\$255,000		
Sell Price / List Price	96%	99%		98%	95%	
Days to Sell	77	3	2,467%	58	78	-25%
Active Listings	2	14				
Condos (Twnhse)						
Units Listed	11	8	38%	138	150	-8%
Units Reported Sold	10	9	11%	124	102	22%
Sell/List Ratio	91%	112%		90%	68%	
Reported Sales Dollars	\$2,796,542	\$2,114,520	32%	\$32,136,606	\$24,199,370	33%
Average Sell Price / Unit	\$279,654	\$234,947	19%	\$259,166	\$237,249	9%
Median Sell Price	\$289,900			\$267,000		
Sell Price / List Price	100%	98%		98%	95%	
Days to Sell	90	79	13%	65	81	-21%
Active Listings	24	41				

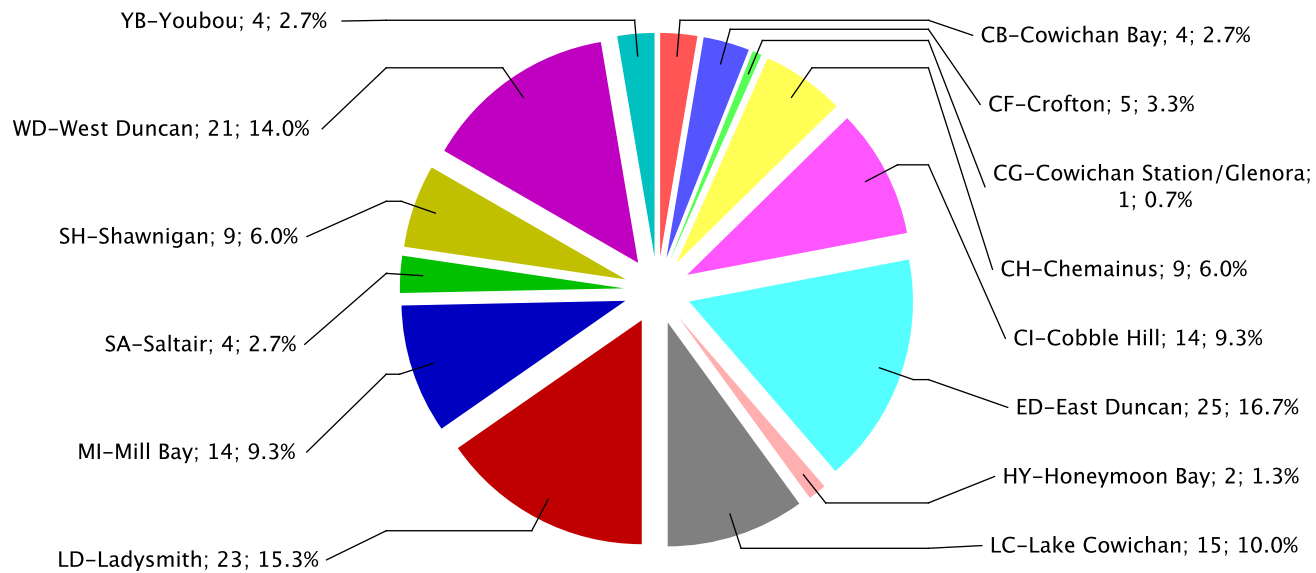
PLEASE NOTE: SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Feb 28, 2017

	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
CB-Cowichan Bay	0	0	0	0	0	2	0	2	0	0	0	0	0	0	4
CF-Crofton	0	0	0	2	0	2	1	0	0	0	0	0	0	0	5
CG-Cowichan Station/Glenora	0	0	0	0	1	0	0	0	0	0	0	0	0	0	1
CH-Chemainus	0	0	1	2	1	0	2	0	1	1	1	0	0	0	9
CI-Cobble Hill	0	0	0	0	0	1	4	3	3	1	2	0	0	0	14
ED-East Duncan	0	0	0	2	1	7	4	1	3	2	3	0	1	1	25
HY-Honeymoon Bay	0	0	1	0	1	0	0	0	0	0	0	0	0	0	2
LC-Lake Cowichan	1	2	5	2	0	0	2	1	0	1	1	0	0	0	15
LD-Ladysmith	0	1	0	3	3	6	1	5	3	0	0	1	0	0	23
MI-Mill Bay	0	0	0	0	1	0	1	1	6	2	0	1	1	1	14
SA-Saltair	0	0	1	0	0	0	1	0	1	0	1	0	0	0	4
SH-Shawnigan	1	0	0	0	0	3	1	0	2	1	0	0	1	0	9
WD-West Duncan	0	1	1	0	8	4	4	1	1	1	0	0	0	0	21
YB-Youbou	1	1	0	1	0	0	0	0	0	0	0	1	0	0	4
Zone 3 TOTALS	3	5	9	12	16	25	21	14	20	9	8	3	3	2	150

Cowichan Valley - Single Family Sales by Subarea



Total Unconditional Sales January 1 to February 28, 2017 = 150



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