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ISLAND LIFE



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of Nanaimo
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Market Statistics

March 2011



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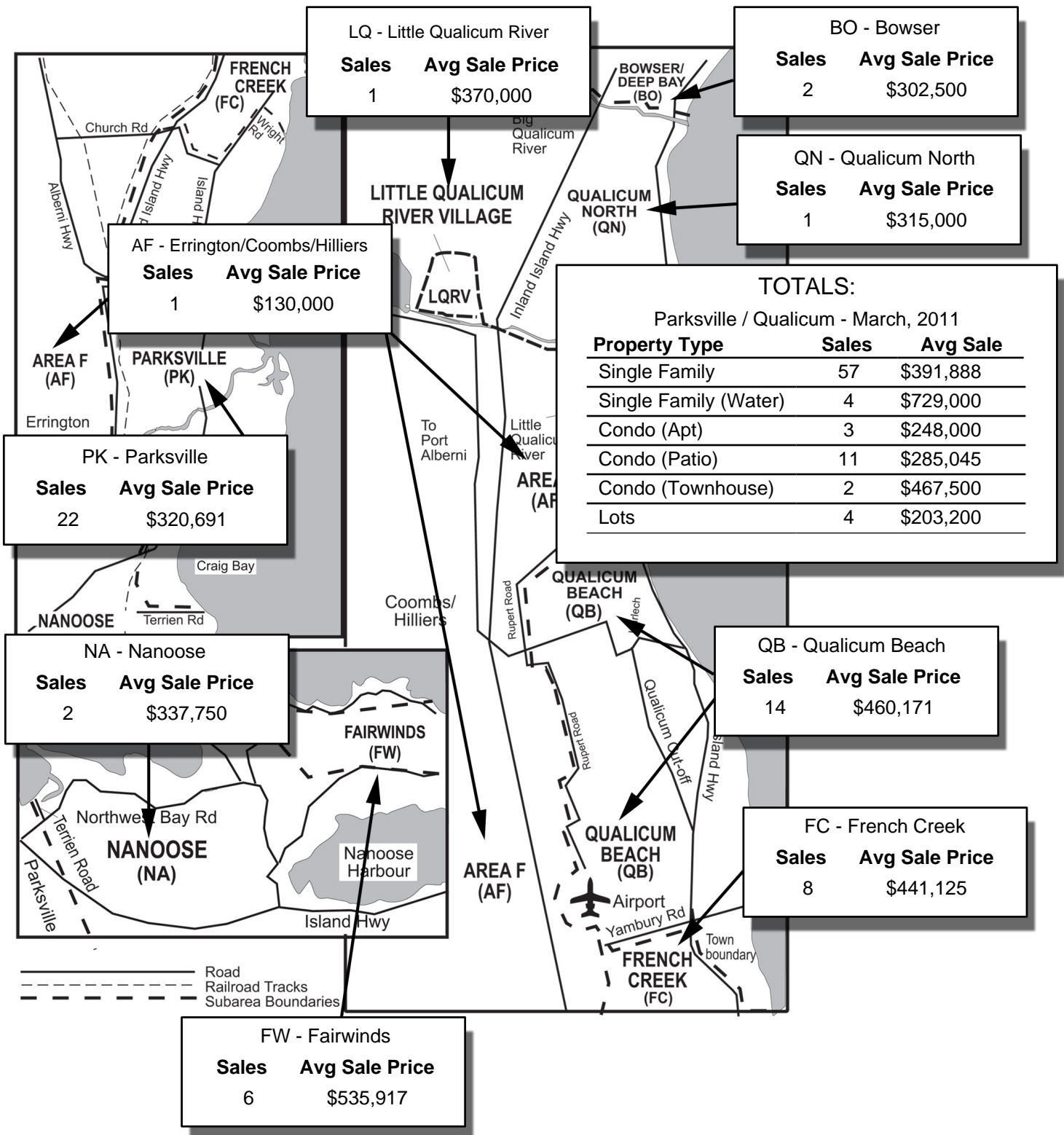


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Parksville / Qualicum

Home Sales for the month of March, 2011

(Single Family)

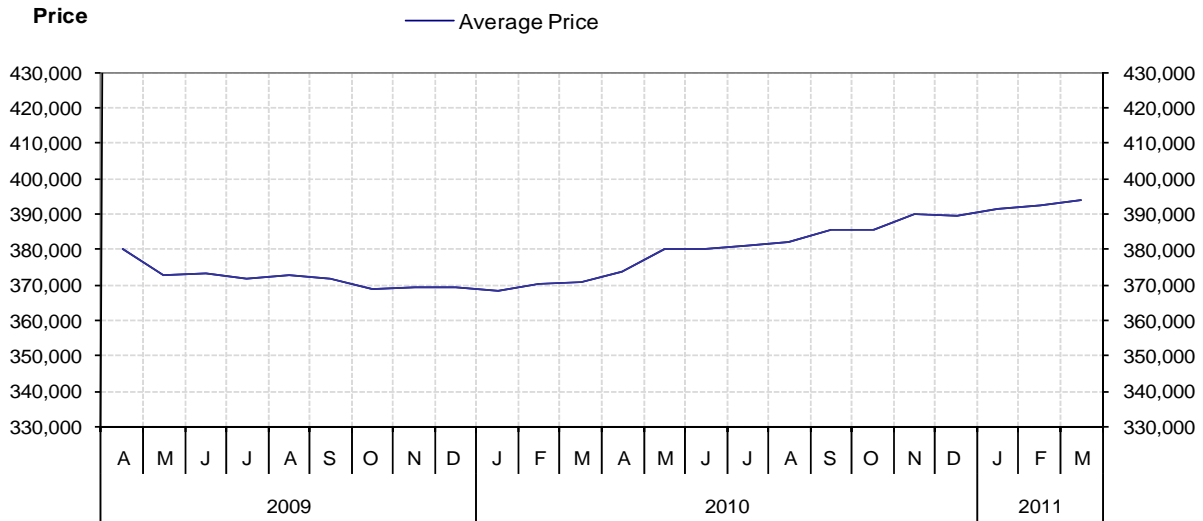


Average sale price does not include Waterfront.

Parksville / Qualicum

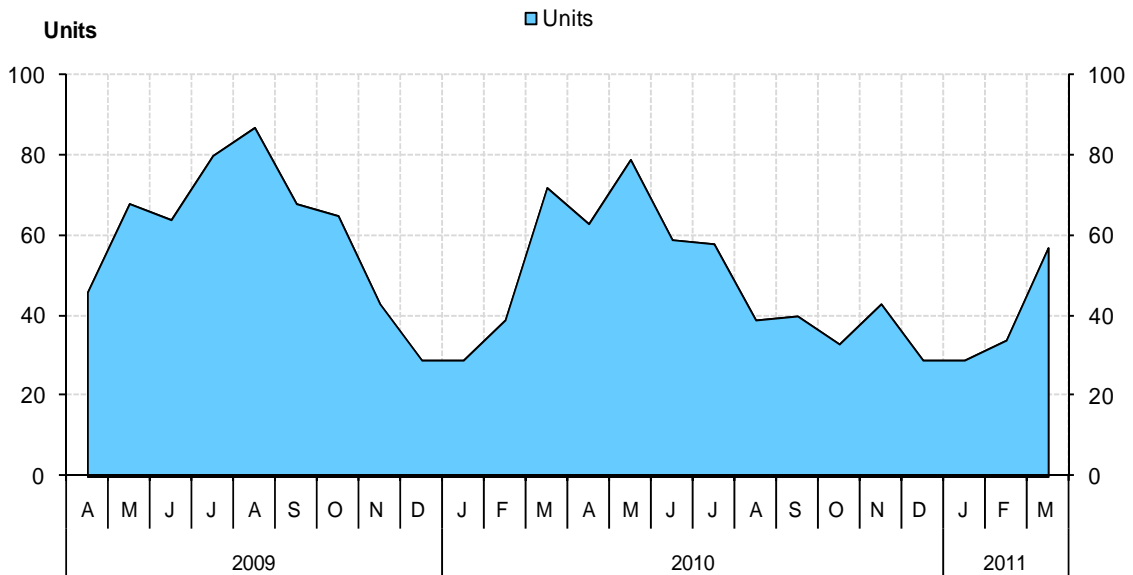
as at March 31, 2011

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	12	24	-50%	123	168	-27%
Units Reported Sold	4	18	-78%	65	62	5%
Sell/List Ratio	33%	75%		53%	37%	
Reported Sales Dollars	\$812,800	\$2,741,115	-70%	\$11,512,200	\$10,073,815	14%
Average Sell Price / Unit	\$203,200	\$152,284	33%	\$177,111	\$162,481	9%
Median Sell Price	\$225,000			\$150,000		
Sell Price / List Price Ratio	95%	97%		98%	92%	
Days to Sell	283	126	124%	133	181	-26%
Active Listings	68	84				
Single Family						
Units Listed	151	152	-1%	1220	1185	3%
Units Reported Sold	57	72	-21%	561	689	-19%
Sell/List Ratio	38%	47%		46%	58%	
Reported Sales Dollars	\$22,337,600	\$27,340,937	-18%	\$220,966,516	\$255,709,164	-14%
Average Sell Price / Unit	\$391,888	\$379,735	3%	\$393,880	\$371,131	6%
Median Sell Price	\$368,000			\$367,000		
Sell Price / List Price Ratio	95%	97%		95%	94%	
Days to Sell	85	57	49%	65	75	-13%
Active Listings	374	332				
Condos (Apt)						
Units Listed	25	38	-34%	228	267	-15%
Units Reported Sold	3	7	-57%	50	72	-31%
Sell/List Ratio	12%	18%		22%	27%	
Reported Sales Dollars	\$744,000	\$1,788,000	-58%	\$12,577,250	\$15,845,300	-21%
Average Sell Price / Unit	\$248,000	\$255,429	-3%	\$251,545	\$220,074	14%
Median Sell Price	\$269,000			\$231,000		
Sell Price / List Price Ratio	90%	91%		89%	89%	
Days to Sell	263	115	128%	144	111	30%
Active Listings	127	143				
Condos (Patio)						
Units Listed	18	10	80%	163	204	-20%
Units Reported Sold	11	6	83%	89	114	-22%
Sell/List Ratio	61%	60%		55%	56%	
Reported Sales Dollars	\$3,135,500	\$1,729,000	81%	\$27,436,658	\$32,005,850	-14%
Average Sell Price / Unit	\$285,045	\$288,167	-1%	\$308,277	\$280,753	10%
Median Sell Price	\$283,000			\$305,000		
Sell Price / List Price Ratio	95%	97%		96%	95%	
Days to Sell	113	62	82%	87	124	-29%
Active Listings	75	83				
Condos (Twnhse)						
Units Listed	17	18	-6%	163	176	-7%
Units Reported Sold	2	4	-50%	64	74	-14%
Sell/List Ratio	12%	22%		39%	42%	
Reported Sales Dollars	\$935,000	\$1,139,000	-18%	\$21,541,530	\$22,035,150	-2%
Average Sell Price / Unit	\$467,500	\$284,750	64%	\$336,586	\$297,772	13%
Median Sell Price	\$470,000			\$325,500		
Sell Price / List Price Ratio	99%	93%		93%	93%	
Days to Sell	18	212	-91%	81	111	-27%
Active Listings	66	79				

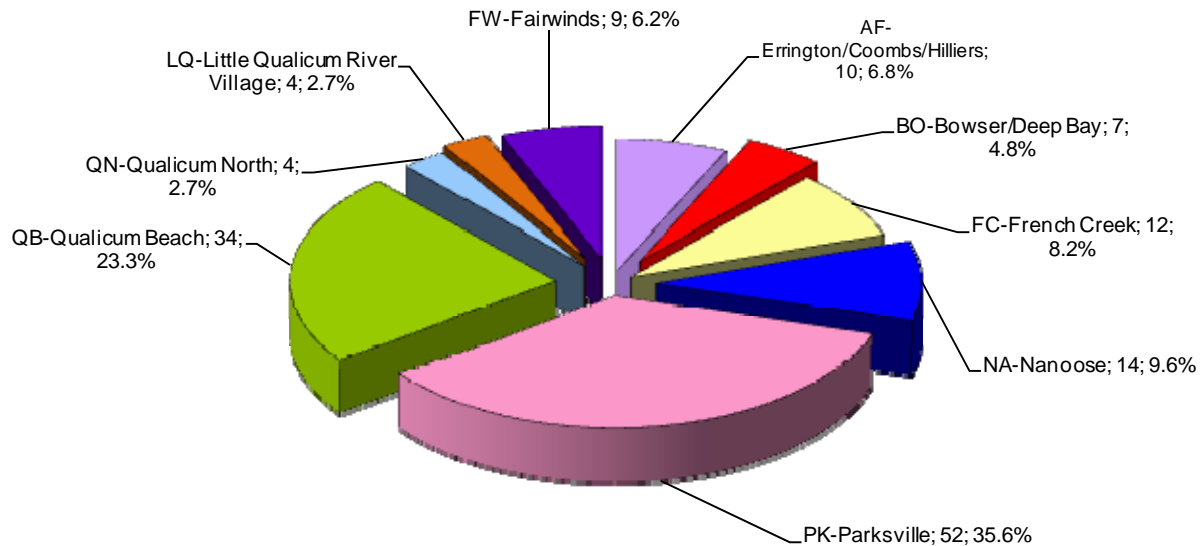
PLEASE NOTE: SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to March 31, 2011

	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
AF-Errington/Coombs/Hilliers	1	1	0	0	1	0	1	3	3	0	0	0	0	0	10
BO-Bowser/Deep Bay	0	1	2	0	0	1	1	2	0	0	0	0	0	0	7
FC-French Creek	0	0	0	1	2	2	3	1	3	0	0	0	0	0	12
NA-Nanoose	0	0	1	1	1	1	1	0	2	2	2	2	0	1	14
PK-Parksville	0	0	4	18	14	7	3	1	1	1	1	2	0	0	52
QB-Qualicum Beach	1	0	0	3	8	9	4	4	3	0	1	0	1	0	34
QN-Qualicum North	0	0	0	0	1	0	1	0	1	0	1	0	0	0	4
LQ-Little Qualicum River Village	0	1	1	0	0	2	0	0	0	0	0	0	0	0	4
FW-Fairwinds	0	0	0	0	0	0	2	2	1	2	1	0	0	1	9
ZONE 5 TOTALS	2	3	8	23	27	22	16	13	14	5	6	4	1	2	146

Single Family Sales - Parksville/Qualicum by Subarea



Total Unconditional Sales January 1 to March 31, 2011 = 146

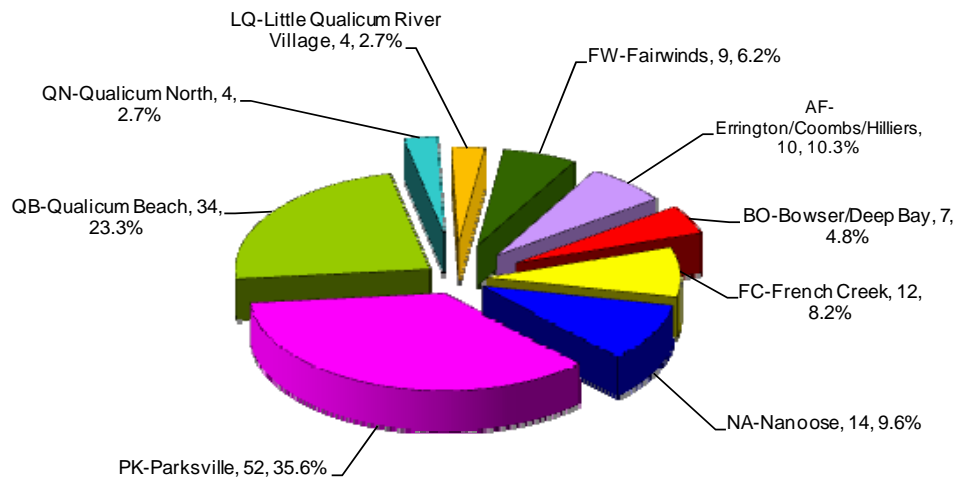
1st Quarter 2011

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to March 31, 2011

	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
AF-Errington/Coombs/Hilliers	1	1	0	0	1	0	1	3	3	0	0	0	0	0	10
BO-Bowser/Deep Bay	0	1	2	0	0	1	1	2	0	0	0	0	0	0	7
FC-French Creek	0	0	0	1	2	2	3	1	3	0	0	0	0	0	12
NA-Nanose	0	0	1	1	1	1	1	0	2	2	2	2	0	1	14
PK-Parksville	0	0	4	18	14	7	3	1	1	1	1	2	0	0	52
QB-Qualicum Beach	1	0	0	3	8	9	4	4	3	0	1	0	1	0	34
QN-Qualicum North	0	0	0	0	1	0	1	0	1	0	1	0	0	0	4
LQ-Little Qualicum River Village	0	1	1	0	0	2	0	0	0	0	0	0	0	0	4
FW-Fairwinds	0	0	0	0	0	0	2	2	1	2	1	0	0	1	9
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1st Quarter 2011 Single Family Sales Parksville/Qualicum by Subarea



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