



JOHN COOPER | ISLAND LIFE



# Market Statistics September 2011 Parksville and Qualicum

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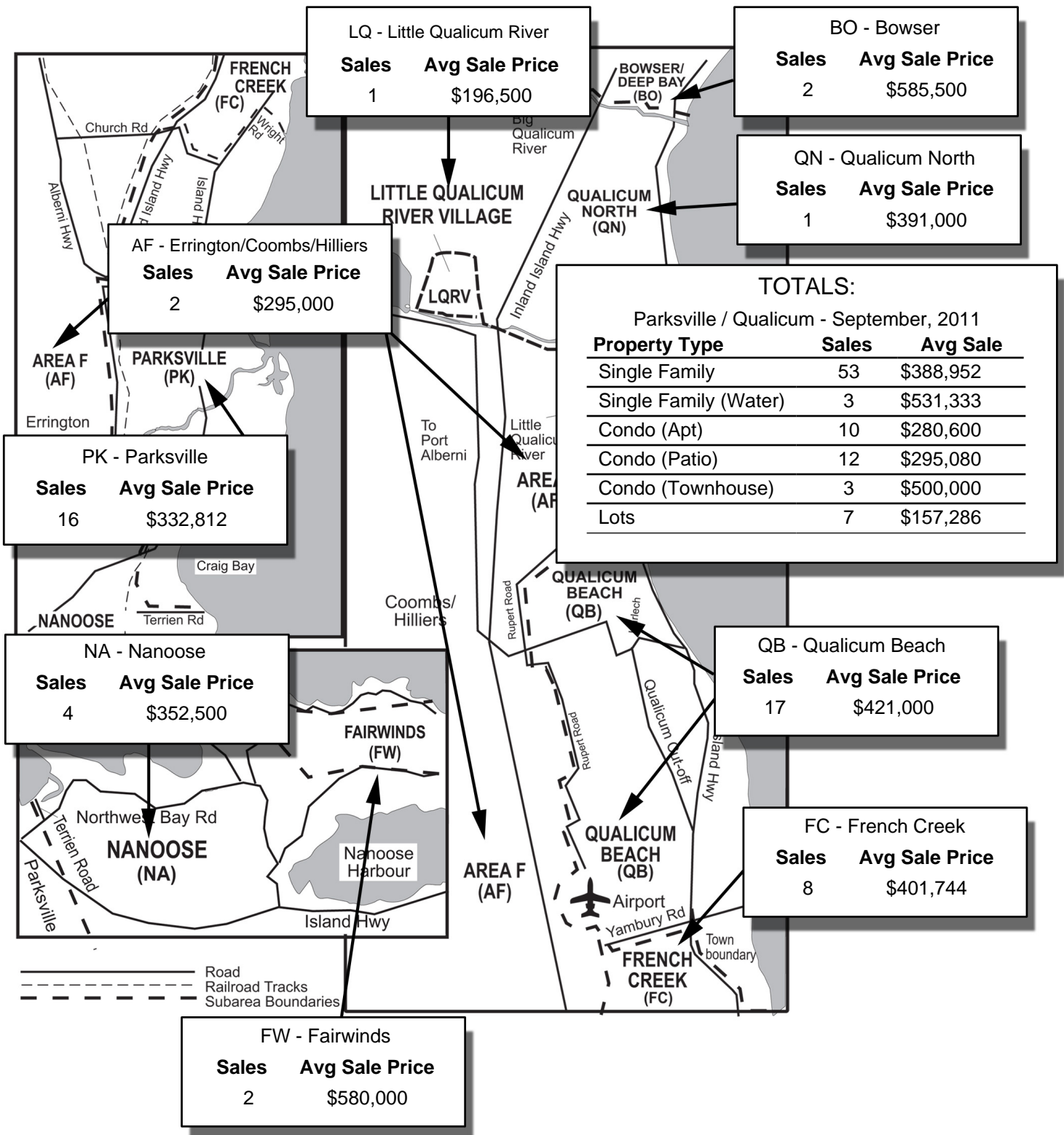


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# Parksville / Qualicum

Home Sales for the month of September, 2011

(Single Family)

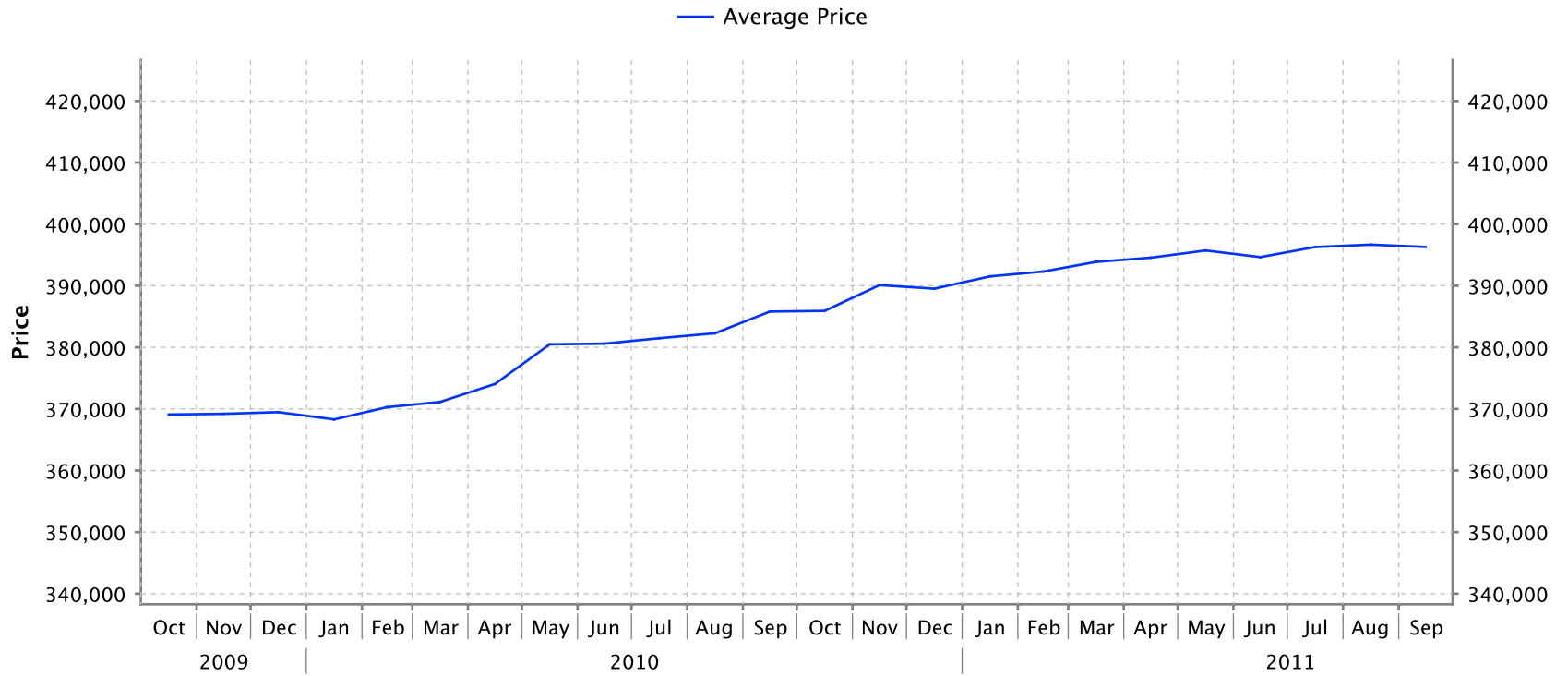


Average sale price does not include Waterfront.

# Parksville / Qualicum

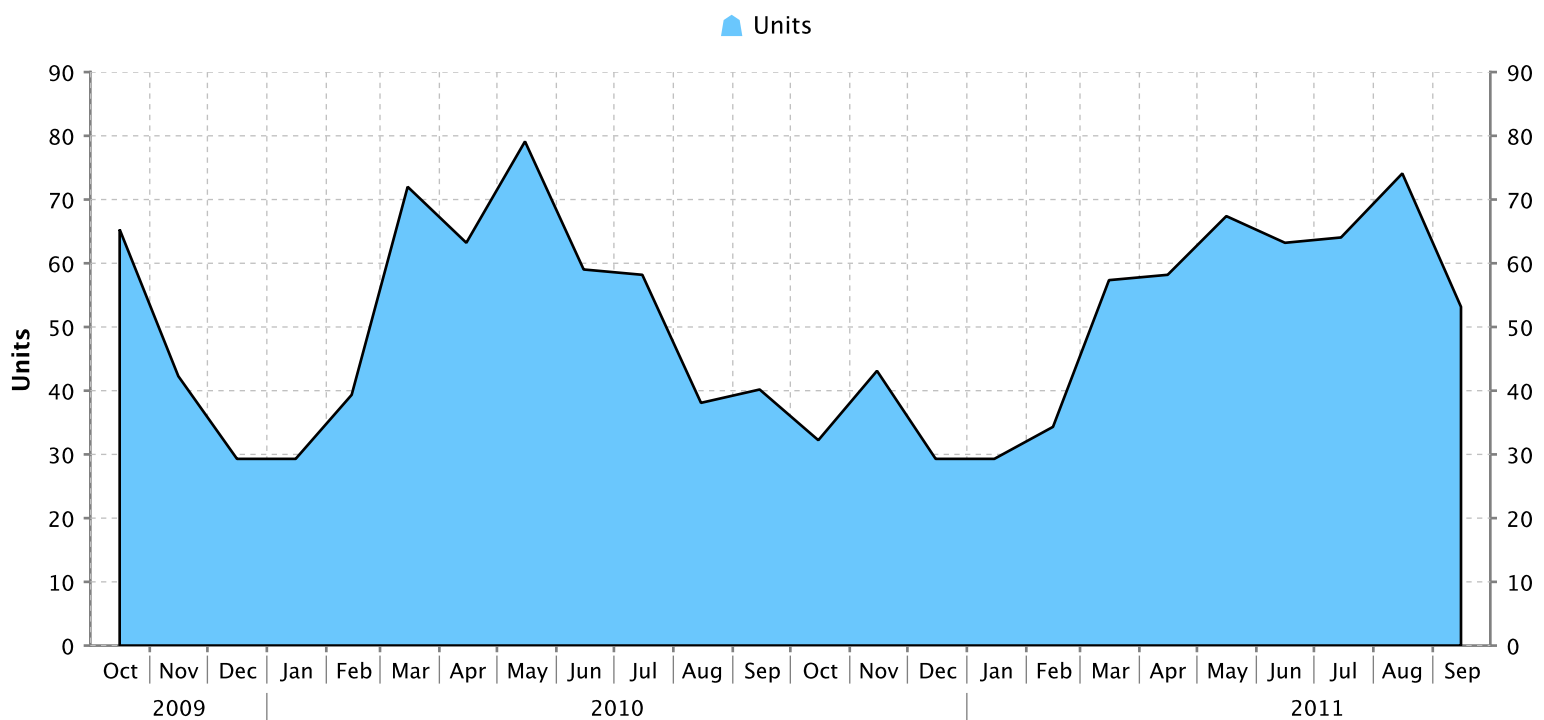
## as at September 30, 2011

### 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
<b>Lots</b>						
Units Listed	7	19	-63%	123	172	-28%
Units Reported Sold	7	5	40%	47	83	-43%
Sell/List Ratio	100%	26%		38%	48%	
Reported Sales Dollars	\$1,101,000	\$825,000	33%	\$8,270,500	\$13,531,215	-39%
Average Sell Price / Unit	\$157,286	\$165,000	-5%	\$175,968	\$163,027	8%
Median Sell Price	\$180,000			\$178,000		
Sell Price / List Price	88%	89%		91%	97%	
Days to Sell	67	101	-33%	170	128	33%
Active Listings	70	77				
<b>Single Family</b>						
Units Listed	109	94	16%	1,323	1,218	9%
Units Reported Sold	53	40	32%	603	614	-2%
Sell/List Ratio	49%	43%		46%	50%	
Reported Sales Dollars	\$20,614,450	\$15,685,465	31%	\$238,971,209	\$236,727,022	1%
Average Sell Price / Unit	\$388,952	\$392,137	-1%	\$396,304	\$385,549	3%
Median Sell Price	\$350,000			\$359,000		
Sell Price / List Price	93%	93%		94%	95%	
Days to Sell	69	82	-16%	69	61	13%
Active Listings	454	390				
<b>Condos (Apt)</b>						
Units Listed	19	19	0%	237	260	-9%
Units Reported Sold	10	7	43%	56	57	-2%
Sell/List Ratio	53%	37%		24%	22%	
Reported Sales Dollars	\$2,806,000	\$1,809,200	55%	\$14,095,550	\$13,904,750	1%
Average Sell Price / Unit	\$280,600	\$258,457	9%	\$251,706	\$243,943	3%
Median Sell Price	\$271,000			\$235,500		
Sell Price / List Price	93%	88%		90%	90%	
Days to Sell	134	202	-33%	134	137	-3%
Active Listings	144	143				
<b>Condos (Patio)</b>						
Units Listed	15	8	88%	168	170	-1%
Units Reported Sold	12	7	71%	84	95	-12%
Sell/List Ratio	80%	88%		50%	56%	
Reported Sales Dollars	\$3,540,966	\$2,141,900	65%	\$25,733,492	\$27,876,180	-8%
Average Sell Price / Unit	\$295,080	\$305,986	-4%	\$306,351	\$293,433	4%
Median Sell Price	\$321,000			\$305,000		
Sell Price / List Price	98%	97%		96%	96%	
Days to Sell	243	88	177%	152	87	73%
Active Listings	89	69				
<b>Condos (Twnhse)</b>						
Units Listed	10	7	43%	163	168	-3%
Units Reported Sold	3	3	0%	54	61	-11%
Sell/List Ratio	30%	43%		33%	36%	
Reported Sales Dollars	\$1,500,000	\$831,000	81%	\$20,836,930	\$19,104,150	9%
Average Sell Price / Unit	\$500,000	\$277,000	81%	\$385,869	\$313,183	23%
Median Sell Price	\$535,000			\$432,500		
Sell Price / List Price	84%	90%		93%	93%	
Days to Sell	139	98	42%	98	107	-8%
Active Listings	76	83				

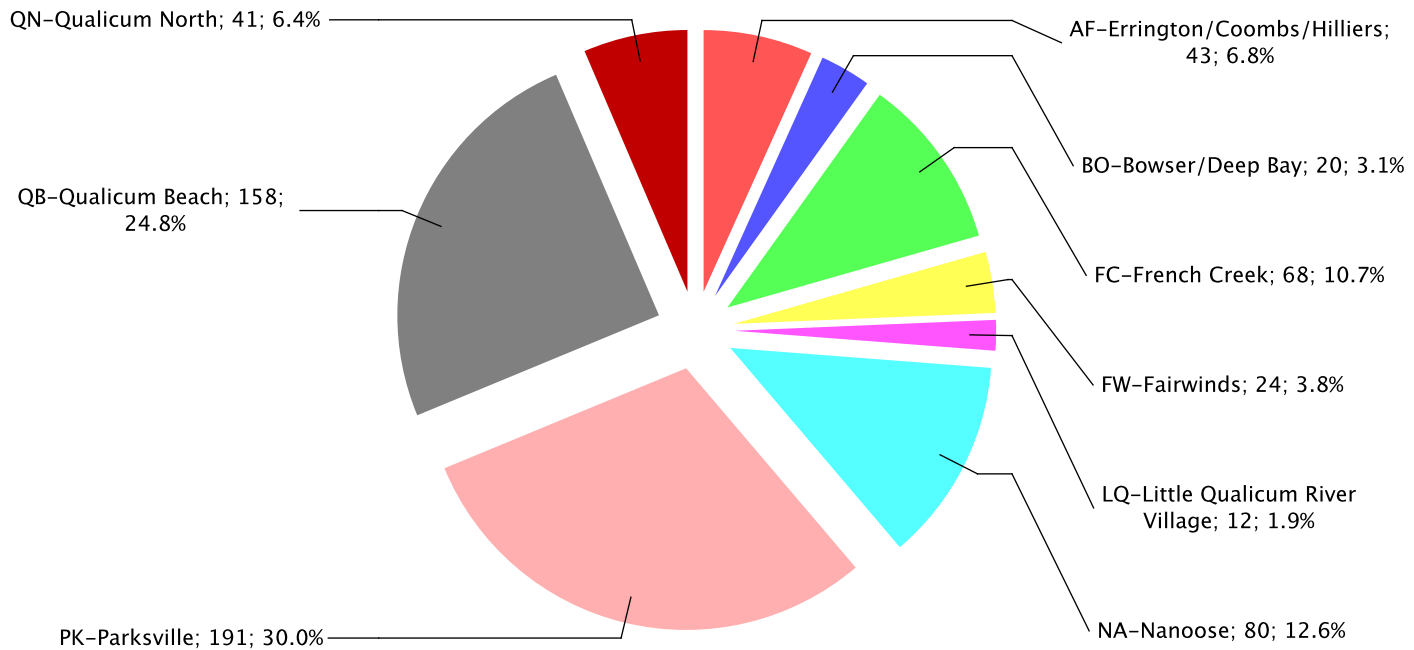
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Sep 30, 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	3	2	4	5	8	6	2	4	7	1	0	1	0	0	43
BO-Bowser/Deep Bay	0	1	4	3	3	2	1	3	1	0	1	1	0	0	20
FC-French Creek	0	5	3	6	20	8	5	4	11	1	2	1	2	0	68
FW-Fairwinds	0	0	0	0	0	0	2	5	4	6	1	4	1	1	24
LQ-Little Qualicum River Village	0	3	3	0	2	4	0	0	0	0	0	0	0	0	12
NA-Nanoose	0	1	3	5	6	5	8	5	17	9	11	5	1	4	80
PK-Parksville	2	0	10	52	48	27	14	14	12	2	5	4	0	1	191
QB-Qualicum Beach	2	0	2	14	33	32	26	15	15	9	5	3	1	1	158
QN-Qualicum North	1	0	4	4	9	5	4	2	4	2	2	2	2	0	41
<b>Zone 5 TOTALS</b>	<b>8</b>	<b>12</b>	<b>33</b>	<b>89</b>	<b>129</b>	<b>89</b>	<b>62</b>	<b>52</b>	<b>71</b>	<b>30</b>	<b>27</b>	<b>21</b>	<b>7</b>	<b>7</b>	<b>637</b>

## Parksville / Qualicum - Single Family Sales by Subarea



Total Unconditional Sales January 1 to September 30, 2011 = 637

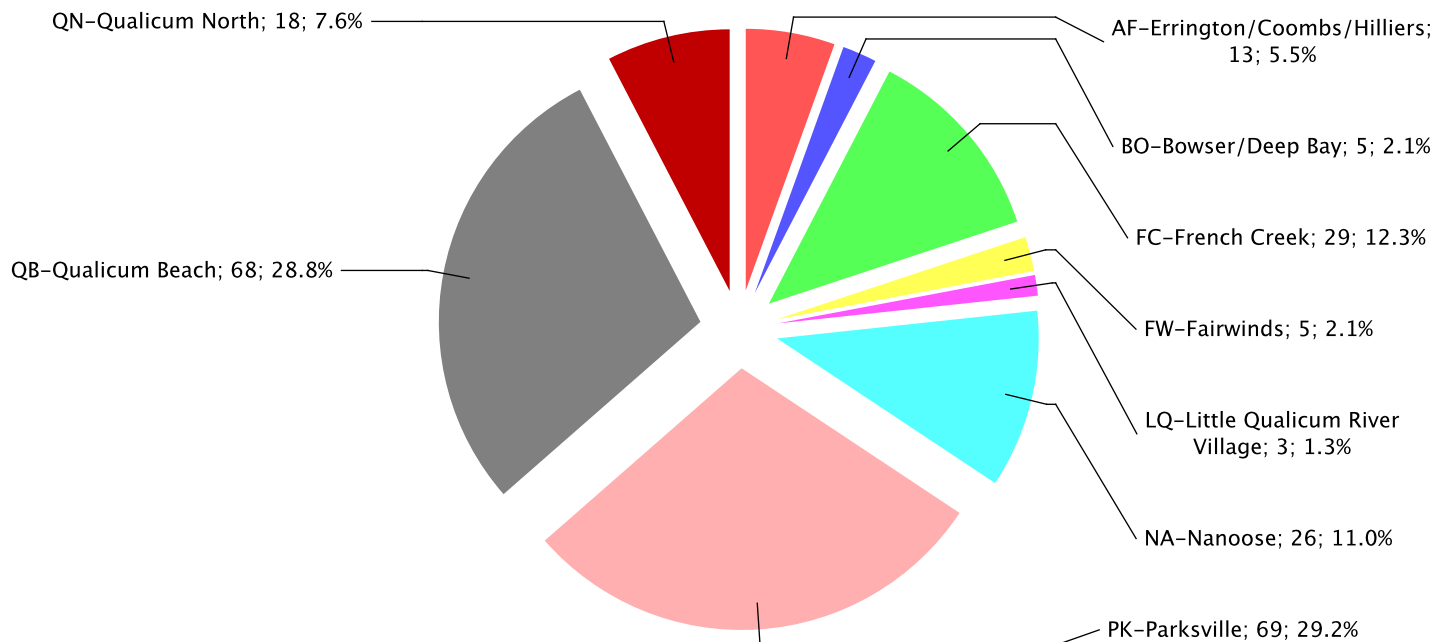
# 3rd Quarter 2011

## MLS® Single Family Sales Analysis

### Unconditional Sales from July 1 to Sep 30, 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	0	0	3	4	2	0	1	2	0	0	0	0	0	13
BO-Bowser/Deep Bay	0	0	1	0	2	1	0	0	0	0	0	1	0	0	5
FC-French Creek	0	3	1	2	11	2	1	3	3	0	2	1	0	0	29
FW-Fairwinds	0	0	0	0	0	0	0	1	2	1	0	1	0	0	5
LQ-Little Qualicum River Village	0	1	2	0	0	0	0	0	0	0	0	0	0	0	3
NA-Nanoose	0	0	1	3	0	3	3	2	9	1	3	0	0	1	26
PK-Parkville	1	0	6	19	17	7	5	5	5	1	1	2	0	0	69
QB-Qualicum Beach	0	0	1	7	10	13	14	4	9	5	3	1	0	1	68
QN-Qualicum North	0	0	3	1	1	3	2	2	2	2	0	1	1	0	18
<b>Zone 5 TOTALS</b>	<b>2</b>	<b>4</b>	<b>15</b>	<b>35</b>	<b>45</b>	<b>31</b>	<b>25</b>	<b>18</b>	<b>32</b>	<b>10</b>	<b>9</b>	<b>7</b>	<b>1</b>	<b>2</b>	<b>236</b>

### Parkville / Qualicum - Single Family Sales by Subarea



Total Unconditional Sales July 1 to September 30, 2011 = 236



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