



# Metro Vancouver

## July 2024

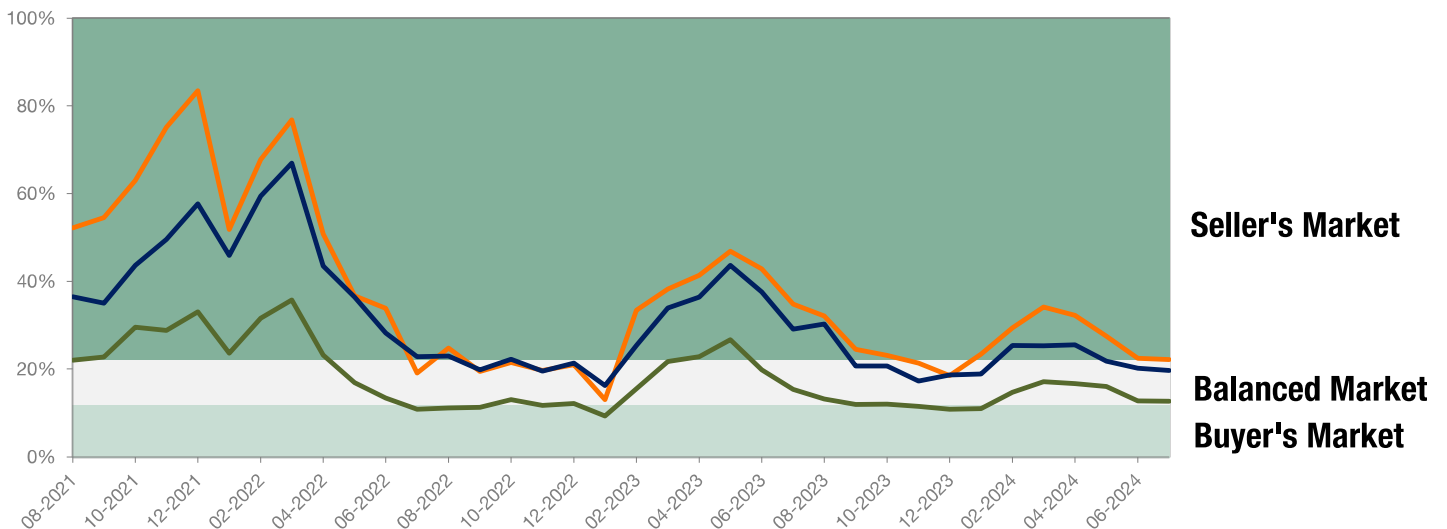
Detached Properties	July			June		
	2024	2023	One-Year Change	2024	2023	One-Year Change
<b>Activity Snapshot</b>						
Total Active Listings	5,493	4,449	+ 23.5%	5,458	4,268	+ 27.9%
Sales	693	684	+ 1.3%	694	845	- 17.9%
Days on Market Average	37	29	+ 27.6%	31	25	+ 24.0%
MLS® HPI Benchmark Price	\$2,049,000	\$2,007,800	+ 2.1%	\$2,061,000	\$1,986,600	+ 3.7%

Condos	July			June		
	2024	2023	One-Year Change	2024	2023	One-Year Change
<b>Activity Snapshot</b>						
Total Active Listings	6,084	4,411	+ 37.9%	6,176	4,187	+ 47.5%
Sales	1,194	1,284	- 7.0%	1,245	1,573	- 20.9%
Days on Market Average	29	23	+ 26.1%	24	22	+ 9.1%
MLS® HPI Benchmark Price	\$768,200	\$770,500	- 0.3%	\$773,400	\$766,000	+ 1.0%

Townhomes	July			June		
	2024	2023	One-Year Change	2024	2023	One-Year Change
<b>Activity Snapshot</b>						
Total Active Listings	1,607	1,116	+ 44.0%	1,622	1,091	+ 48.7%
Sales	356	388	- 8.2%	364	467	- 22.1%
Days on Market Average	26	18	+ 44.4%	20	19	+ 5.3%
MLS® HPI Benchmark Price	\$1,124,700	\$1,109,700	+ 1.4%	\$1,138,100	\$1,104,700	+ 3.0%

## Sales-to-Active Ratio

— Townhome [22.2%]  
— Condo [19.6%]  
— Detached [12.6%]





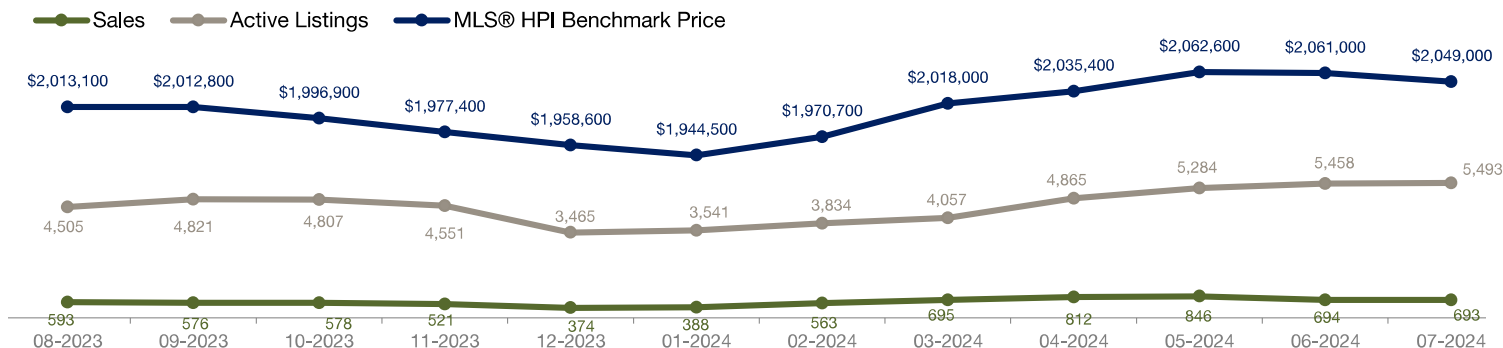
# Metro Vancouver

## Detached Properties Report – July 2024

Price Range	Sales	Active Listings	Avg Days on Market	Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
\$99,999 and Below	0	1	0	Bowen Island	3	63	\$1,445,700	- 1.1%
\$100,000 to \$199,999	1	9	160	Burnaby East	8	43	\$1,944,400	+ 0.3%
\$200,000 to \$399,999	8	31	49	Burnaby North	22	151	\$2,165,800	+ 6.4%
\$400,000 to \$899,999	27	214	44	Burnaby South	21	138	\$2,257,900	+ 3.1%
\$900,000 to \$1,499,999	147	724	36	Coquitlam	53	430	\$1,830,000	+ 1.1%
\$1,500,000 to \$1,999,999	222	1,120	27	Ladner	18	79	\$1,398,800	- 3.0%
\$2,000,000 to \$2,999,999	179	1,520	35	Maple Ridge	82	522	\$1,309,200	+ 0.5%
\$3,000,000 and \$3,999,999	72	812	53	New Westminster	18	123	\$1,578,100	- 0.5%
\$4,000,000 to \$4,999,999	24	402	67	North Vancouver	70	282	\$2,293,400	+ 1.9%
\$5,000,000 and Above	13	660	53	Pitt Meadows	8	48	\$1,304,500	- 4.0%
<b>TOTAL</b>	<b>693</b>	<b>5,493</b>	<b>37</b>	Port Coquitlam	22	157	\$1,436,900	+ 1.2%
				Port Moody	17	106	\$2,151,900	+ 4.5%
				Richmond	61	542	\$2,194,100	+ 0.4%
				Squamish	15	106	\$1,519,800	- 8.0%
				Sunshine Coast	44	488	\$896,400	- 3.6%
				Tsawwassen	21	119	\$1,611,700	+ 3.1%
				Vancouver East	90	595	\$1,867,900	- 1.3%
				Vancouver West	68	700	\$3,509,900	+ 1.6%
				West Vancouver	38	535	\$3,328,500	+ 3.1%
				Whistler	5	100	\$2,471,900	- 6.1%
				<b>TOTAL*</b>	<b>693</b>	<b>5,493</b>	<b>\$2,049,000</b>	<b>+ 2.1%</b>

\* This represents the total of the Metro Vancouver area, not the sum of the areas above.

### Detached Homes - Metro Vancouver



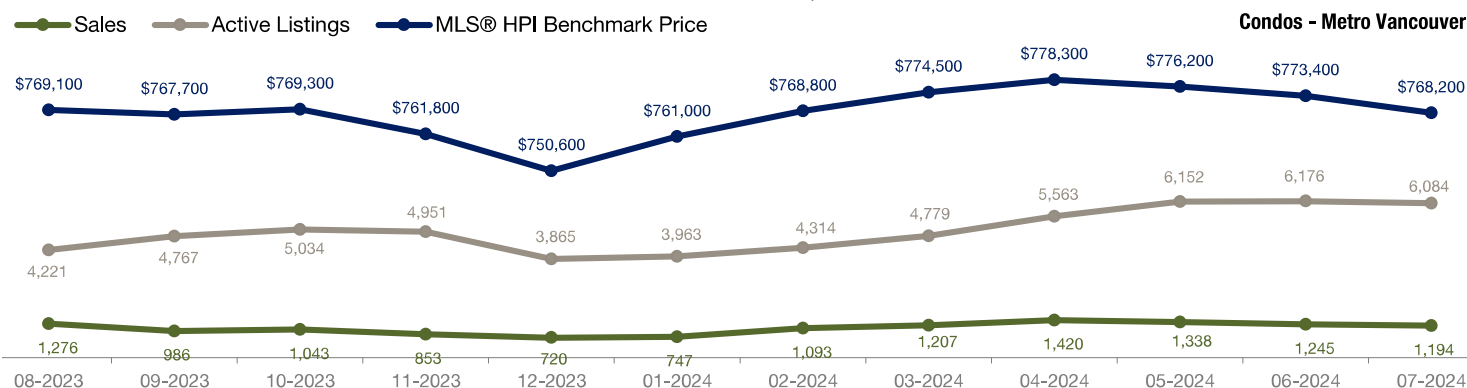
Current as of August 02, 2024. All data from the Greater Vancouver REALTORS® Report © 2024 ShowingTime Plus, LLC. Percent changes are calculated using rounded figures.

# Metro Vancouver

## Condo Report – July 2024

Price Range	Sales	Active Listings	Avg Days on Market	Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
\$99,999 and Below	0	13	0	Bowen Island	0	0	\$0	--
\$100,000 to \$199,999	0	4	0	Burnaby East	21	72	\$794,700	- 1.5%
\$200,000 to \$399,999	27	96	33	Burnaby North	97	622	\$755,900	- 0.2%
\$400,000 to \$899,999	872	3,525	28	Burnaby South	103	435	\$842,700	- 1.3%
\$900,000 to \$1,499,999	239	1,659	33	Coquitlam	90	432	\$746,900	- 0.1%
\$1,500,000 to \$1,999,999	36	381	22	Ladner	5	16	\$698,200	- 2.7%
\$2,000,000 to \$2,999,999	12	224	30	Maple Ridge	35	190	\$526,300	+ 0.3%
\$3,000,000 and \$3,999,999	4	87	103	New Westminster	69	249	\$651,600	- 0.2%
\$4,000,000 to \$4,999,999	2	30	88	North Vancouver	94	312	\$814,800	+ 1.0%
\$5,000,000 and Above	2	65	5	Pitt Meadows	6	26	\$604,200	+ 0.4%
<b>TOTAL</b>	<b>1,194</b>	<b>6,084</b>	<b>29</b>	Port Coquitlam	31	84	\$645,300	+ 1.9%
				Port Moody	25	77	\$762,000	+ 6.3%
				Richmond	140	703	\$732,900	+ 0.1%
				Squamish	17	56	\$603,700	- 4.2%
				Sunshine Coast	5	43	\$507,000	- 7.4%
				Tsawwassen	15	58	\$703,300	+ 2.9%
				Vancouver East	115	517	\$702,700	- 1.3%
				Vancouver West	298	1,920	\$849,400	- 1.2%
				West Vancouver	16	135	\$1,282,600	- 5.4%
				Whistler	10	118	\$670,100	- 5.5%
				<b>TOTAL*</b>	<b>1,194</b>	<b>6,084</b>	<b>\$768,200</b>	<b>- 0.3%</b>

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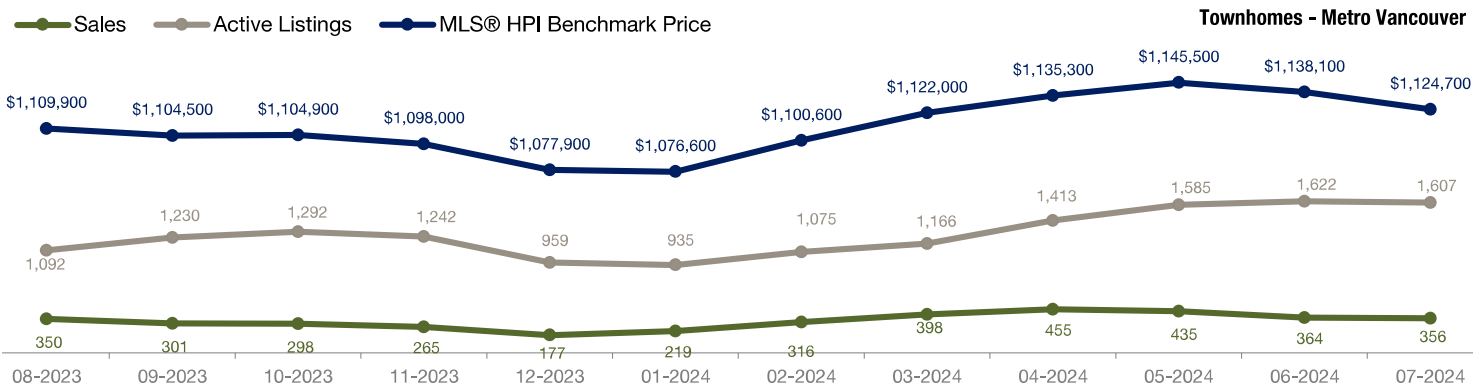


# Metro Vancouver

## Townhomes Report – July 2024

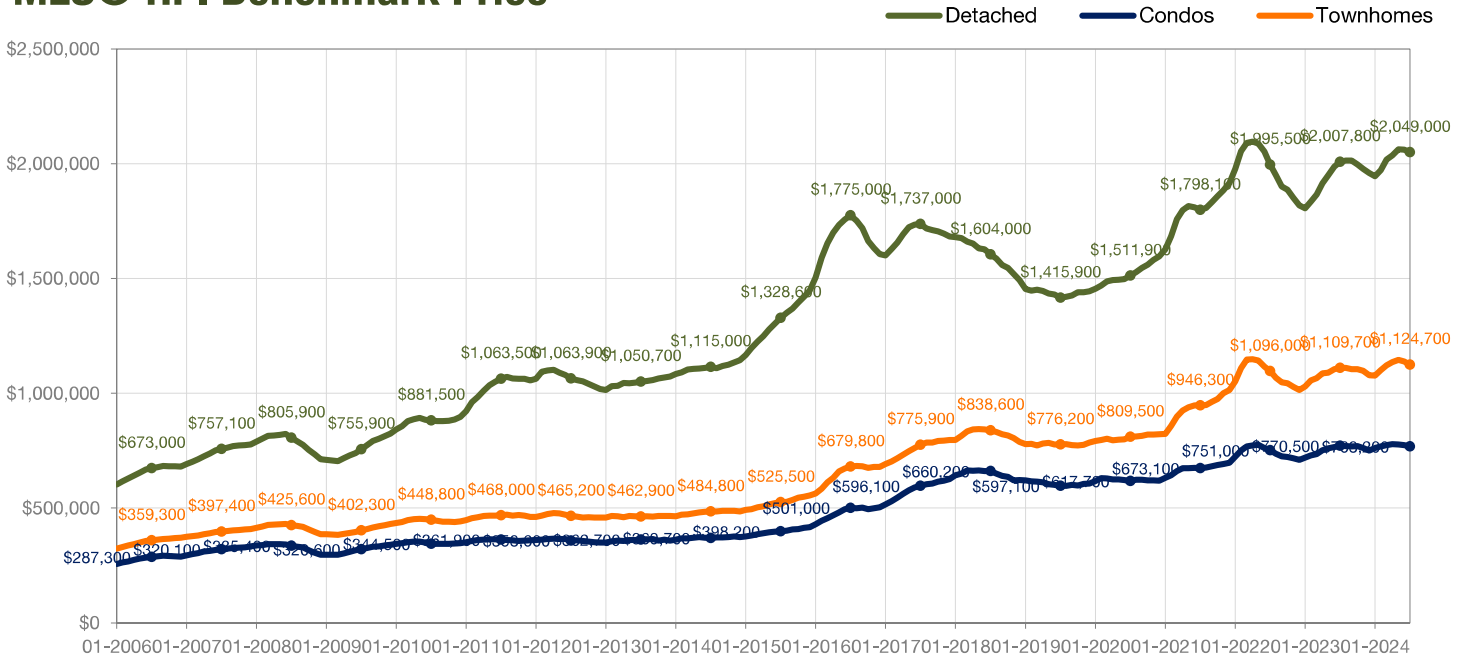
Price Range	Sales	Active Listings	Days on Market	Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
\$99,999 and Below	0	7	0	Bowen Island	0	0	\$0	--
\$100,000 to \$199,999	0	4	0	Burnaby East	3	31	\$944,600	+ 7.8%
\$200,000 to \$399,999	0	7	0	Burnaby North	12	43	\$952,800	+ 4.8%
\$400,000 to \$899,999	106	353	27	Burnaby South	15	64	\$1,088,500	+ 2.8%
\$900,000 to \$1,499,999	195	846	24	Coquitlam	33	140	\$1,091,900	+ 2.8%
\$1,500,000 to \$1,999,999	46	251	32	Ladner	8	35	\$1,020,100	+ 2.5%
\$2,000,000 to \$2,999,999	6	102	12	Maple Ridge	49	134	\$788,800	+ 2.7%
\$3,000,000 and \$3,999,999	3	22	24	New Westminster	11	43	\$949,200	- 0.1%
\$4,000,000 to \$4,999,999	0	7	0	North Vancouver	32	104	\$1,352,100	+ 0.2%
\$5,000,000 and Above	0	8	0	Pitt Meadows	11	26	\$838,900	+ 0.3%
<b>TOTAL</b>	<b>356</b>	<b>1,607</b>	<b>26</b>	Port Coquitlam	11	64	\$943,200	- 2.9%
				Port Moody	16	38	\$1,061,300	+ 1.6%
				Richmond	52	263	\$1,159,700	+ 0.8%
				Squamish	18	47	\$1,036,900	+ 1.5%
				Sunshine Coast	4	37	\$755,600	+ 2.3%
				Tsawwassen	7	24	\$1,011,500	+ 0.1%
				Vancouver East	20	104	\$1,145,300	+ 1.7%
				Vancouver West	39	262	\$1,444,700	- 1.0%
				West Vancouver	3	31	\$0	--
				Whistler	10	102	\$1,687,300	+ 2.0%
				<b>TOTAL*</b>	<b>356</b>	<b>1,607</b>	<b>\$1,124,700</b>	<b>+ 1.4%</b>

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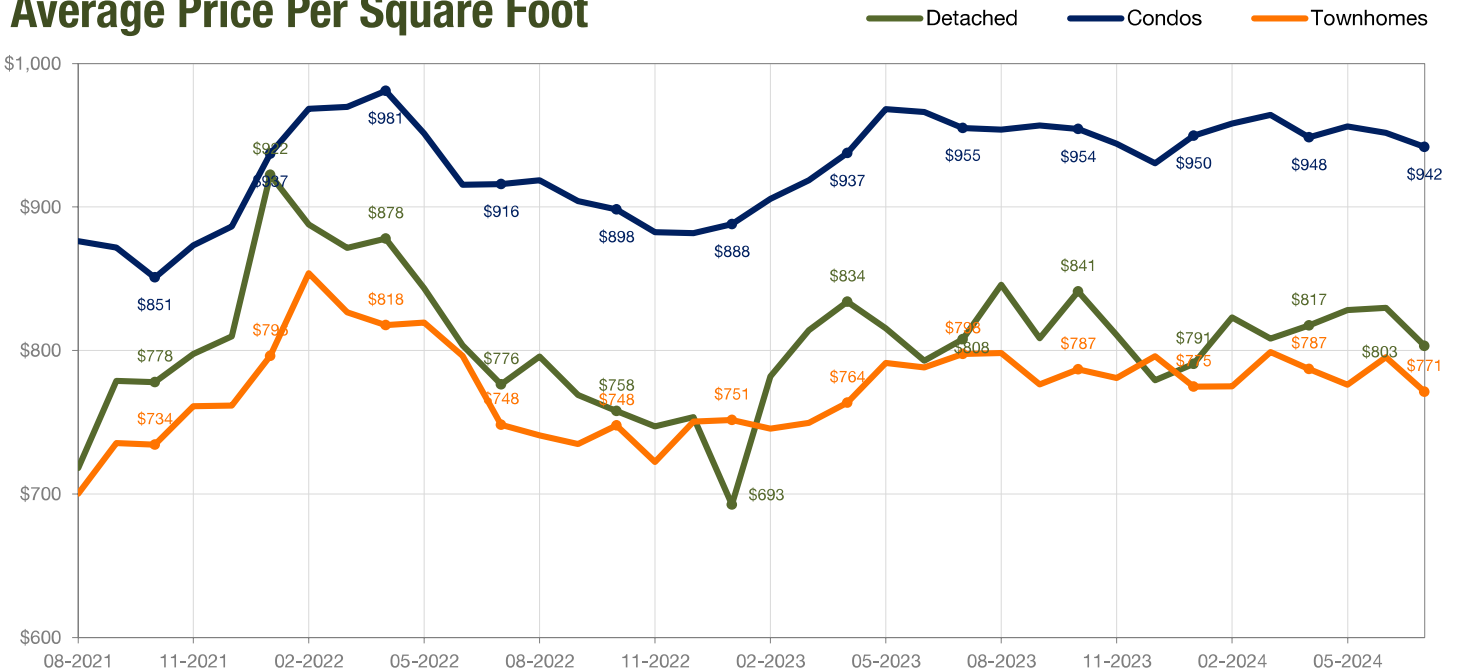
July 2024

## MLS® HPI Benchmark Price



Note: \$0 means that there is no sales activity, not \$0 as an MLS® HPI Benchmark Price.

## Average Price Per Square Foot



Note: \$0 means that there is no sales activity, not \$0 as an Average Price Per Square Foot.