Friday, March 1, 2013

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Residential				•	
Single Family					
Greater Victoria					
Victoria	24	\$13,837,400	\$576,558	\$604,865	\$499,000
Victoria West	2	\$980,000	\$490,000	\$440,000	\$490,000
Oak Bay	16	\$13,600,000	\$850,000	\$886,310	\$705,500
Esquimalt	5	\$2,423,900	\$484,780	\$477,843	\$427,500
View Royal	2	\$650,000	\$325,000	\$532,303	\$325,000
Saanich East	44	\$27,069,276	\$615,211	\$593,720	\$587,000
Saanich West	13	\$8,343,300	\$641,792	\$518,890	\$460,000
Central Saanich	8	\$3,883,300	\$485,413	\$605,335	\$511,950
North Saanich	9	\$6,226,000	\$691,778	\$625,220	\$665,000
Sidney	4	\$1,822,000	\$455,500	\$483,317	\$444,500
Highlands	1	\$500,000	\$500,000	\$617,681	\$500,000
Colwood	9	\$4,434,000	\$492,667	\$454,780	\$500,000
Langford	32	\$14,410,190	\$450,318	\$475,243	\$427,500
Metchosin	3	\$1,641,000	\$547,000	\$545,500	\$539,000
Sooke	17	\$6,956,933	\$409,231	\$398,474	\$380,000
Waterfront (all districts)	8	\$11,694,000	\$1,461,750	\$1,165,284	\$849,500
Total Greater Victoria Other Areas	197	\$118,471,299	\$601,377	\$595,617	\$517,500
Shawnigan Lake / Malahat	2	\$970,500	\$485,250	\$433,146	\$505,000
Gulf Islands	9	\$3,139,700	\$348,856	\$432,408	\$350,000
UpIsland / Mainland	3	\$1,115,000	\$371,667	\$455,088	\$295,000
Waterfront (all districts)	4	\$1,774,000	\$443,500	\$819,919	\$500,000
Total Other Areas	18	\$6,999,200	\$388,844	\$528,474	\$350,000
Total Single Family	215	\$125,470,499	\$583,584	\$589,269	\$505,000
Condominium	213	ψ123,470,433	ψ505,504	ψ303,203	ψ303,000
Greater Victoria					
Victoria	52	\$17,005,250	\$327,024	\$302,500	\$300,000
Victoria West	5	\$1,208,813	\$241,763	\$342,092	\$235,013
Oak Bay	5	\$1,603,500	\$320,700	\$316,690	\$315,000
Esquimalt	8	\$1,953,000	\$244,125	\$215,366	\$233,500
View Royal	1	\$290,000	\$290,000	\$273,869	\$290,000
Saanich East	14	\$4,403,800	\$314,557	\$283,223	\$221,000
Saanich West	7	\$1,650,600	\$235,800	\$254,606	\$277,000
Central Saanich	3	\$808,013	\$269,338	\$258,836	\$282,000
Sidney	8	\$2,031,500	\$253,938	\$258,357	\$242,750
Colwood	2	\$499,000	\$249,500	\$279,240	\$249,500
Langford	4	\$1,130,700	\$282,675	\$259,449	\$290,450
Waterfront (all districts)	3	\$950,000	\$316,667	\$365,595	\$285,000
Total Greater Victoria	112	\$33,534,176	\$299,412	\$290,171	\$270,500
Total Condominium	112	\$33,534,176	\$299,412	\$290,171	\$270,500

Monthly Sales Summary

February 2013

Friday, March 1, 2013

Townhouse Greater Victoria Victoria Oak Bay View Royal Saanich East Saanich West Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Total Jeands Jeanich Langford Sooke Total Greater Victoria Other Areas Total Other Areas Total Other Areas Total Other Areas	3 1 2 5 2 3 6 3 12 4 41 1 1 2 43	\$1,251,000 \$642,000 \$332,000 \$2,727,075 \$782,500 \$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975	\$417,000 \$642,000 \$166,000 \$545,415 \$391,250 \$286,667 \$372,333 \$288,833 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000 \$58,120	\$430,291 \$551,000 \$291,627 \$476,587 \$377,927 \$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700 \$68,576	\$423,000 \$642,000 \$166,000 \$470,000 \$391,250 \$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$337,500 \$123,500 \$146,000 \$25,000 \$65,100
Victoria Victoria Oak Bay View Royal Saanich East Saanich West Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse ■ Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas	1 2 5 2 3 6 3 12 4 41 1 1 2 2 5 5	\$642,000 \$332,000 \$2,727,075 \$782,500 \$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$642,000 \$166,000 \$545,415 \$391,250 \$286,667 \$372,333 \$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278	\$551,000 \$291,627 \$476,587 \$377,927 \$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448	\$642,000 \$166,000 \$470,000 \$391,250 \$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
Oak Bay View Royal Saanich East Saanich West Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Total Other Areas Total Other Areas	1 2 5 2 3 6 3 12 4 41 1 1 2 2 5 5	\$642,000 \$332,000 \$2,727,075 \$782,500 \$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$642,000 \$166,000 \$545,415 \$391,250 \$286,667 \$372,333 \$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278	\$551,000 \$291,627 \$476,587 \$377,927 \$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448	\$642,000 \$166,000 \$470,000 \$391,250 \$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
Oak Bay View Royal Saanich East Saanich West Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Total Other Areas Total Other Areas	1 2 5 2 3 6 3 12 4 41 1 1 2 2 5 5	\$642,000 \$332,000 \$2,727,075 \$782,500 \$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$642,000 \$166,000 \$545,415 \$391,250 \$286,667 \$372,333 \$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278	\$551,000 \$291,627 \$476,587 \$377,927 \$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448	\$642,000 \$166,000 \$470,000 \$391,250 \$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
View Royal Saanich East Saanich West Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Total Jeanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas	5 2 3 6 3 12 4 4 41 1 1 2 43	\$332,000 \$2,727,075 \$782,500 \$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$166,000 \$545,415 \$391,250 \$286,667 \$372,333 \$288,833 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278	\$291,627 \$476,587 \$377,927 \$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$166,000 \$470,000 \$391,250 \$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$337,500 \$123,500 \$146,000 \$25,000
Saanich East Saanich West Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas	5 2 3 6 3 12 4 4 41 1 1 2 43	\$782,500 \$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$391,250 \$286,667 \$372,333 \$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278	\$377,927 \$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$470,000 \$391,250 \$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
Central Saanich Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas Total Other Areas	3 6 3 12 4 4 41 1 1 2 43	\$860,000 \$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$286,667 \$372,333 \$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$340,571 \$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$278,000 \$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
Sidney Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas Total Other Areas	6 3 12 4 41 1 1 2 43	\$2,234,000 \$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$372,333 \$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$396,882 \$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$393,750 \$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
Colwood Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas	3 12 4 41 1 1 2 43	\$866,500 \$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$288,833 \$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$410,055 \$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$305,000 \$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$337,500 \$146,000 \$25,000
Langford Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas	12 4 41 1 1 2 43	\$4,059,400 \$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$338,283 \$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$339,362 \$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$329,450 \$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$337,500 \$123,500 \$146,000 \$25,000
Waterfront (all districts) Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas Total Other Areas	4 41 1 1 2 43	\$2,829,500 \$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$707,375 \$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$506,714 \$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$759,750 \$337,500 \$489,000 \$225,000 \$357,000 \$123,500 \$146,000 \$25,000
Total Greater Victoria Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas Total Manufactured Homes	41 1 1 2 43	\$16,583,975 \$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$404,487 \$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$403,310 \$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$337,500 \$489,000 \$225,000 \$357,000 \$337,500 \$123,500 \$146,000 \$25,000
Other Areas Gulf Islands UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	1 1 2 43	\$489,000 \$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$489,000 \$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$404,800 \$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$489,000 \$225,000 \$357,000 \$337,500 \$123,500 \$146,000 \$25,000
UpIsland / Mainland Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Other Areas Total Manufactured Homes	1 2 2 5	\$225,000 \$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$225,000 \$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$239,300 \$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$225,000 \$357,000 \$337,500 \$123,500 \$146,000 \$25,000
Total Other Areas Total Townhouse Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	1 2 2 2 5	\$714,000 \$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$357,000 \$402,278 \$123,500 \$146,000 \$25,000	\$275,215 \$396,448 \$108,833 \$141,446 \$102,700	\$357,000 \$337,500 \$123,500 \$146,000 \$25,000
Total Townhouse ● Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	1 2 2 5	\$17,297,975 \$123,500 \$292,000 \$50,000 \$290,600	\$402,278 \$123,500 \$146,000 \$25,000	\$396,448 \$108,833 \$141,446 \$102,700	\$337,500 \$123,500 \$146,000 \$25,000
● Manufactured Homes Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	1 2 2 5	\$123,500 \$292,000 \$50,000 \$290,600	\$123,500 \$146,000 \$25,000	\$108,833 \$141,446 \$102,700	\$123,500 \$146,000 \$25,000
Greater Victoria View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	2 2 5	\$292,000 \$50,000 \$290,600	\$146,000 \$25,000	\$141,446 \$102,700	\$146,000 \$25,000
View Royal Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	2 2 5	\$292,000 \$50,000 \$290,600	\$146,000 \$25,000	\$141,446 \$102,700	\$146,000 \$25,000
Central Saanich Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	2 2 5	\$292,000 \$50,000 \$290,600	\$146,000 \$25,000	\$141,446 \$102,700	\$146,000 \$25,000
Langford Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	2 5	\$50,000 \$290,600	\$146,000 \$25,000	\$102,700	\$146,000 \$25,000
Sooke Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	5	\$290,600			
Total Greater Victoria Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	_		\$58,120	\$68,576	\$65,100
Other Areas Shawnigan Lake / Malahat Gulf Islands Total Other Areas Total Manufactured Homes	10	¢7 €€ 400			+,
Gulf Islands Total Other Areas Total Manufactured Homes		\$756,100	\$75,610	\$75,503	\$66,050
Gulf Islands Total Other Areas Total Manufactured Homes	1	\$197,000	\$197,000	\$107,500	\$197,000
Total Manufactured Homes	2	\$212,000	\$106,000	\$96,833	\$106,000
	3	\$409,000	\$136,333	\$87,472	\$162,000
	13	\$1,165,100	\$89,623	\$77,298	\$67,000
Total Residential	383	\$177,467,750			
Other Property					
Lots & Acreage (Incl Wtrfrnt)					
Greater Victoria					
North Saanich	-1	(\$250,000)	(\$250,000)	\$785,000	
Colwood	1	\$225,000	\$225,000	\$225,000	\$225,000
Langford	3	\$900,000	\$300,000	\$285,156	\$280,000
Total Greater Victoria	3	\$875,000	\$291,667	\$382,741	\$275,000
Total Lots & Acreage (Incl Wtrfrnt)	3	\$875,000	\$291,667	\$353,529	\$275,000
Other Commercial Properties	8	\$2,126,161	\$265,770		
Grand Totals	394	\$180,468,911			