

# Monthly Sales Summary

February 2006

March 1, 2006

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
<b>Residential</b>					
● <b>Single Family</b>					
<b>Greater Victoria</b>					
Victoria	39	\$18,331,844	\$470,047	\$462,347	\$470,000
Victoria West	3	\$990,000	\$330,000	\$329,729	\$339,000
Oak Bay	15	\$11,012,500	\$734,167	\$719,089	\$655,000
Esquimalt	13	\$4,480,062	\$344,620	\$380,504	\$324,000
View Royal	17	\$8,746,818	\$514,519	\$470,034	\$520,000
Saanich East	61	\$33,356,250	\$546,824	\$521,009	\$505,000
Saanich West	39	\$16,567,463	\$424,807	\$419,694	\$394,000
Central Saanich	9	\$3,879,500	\$431,056	\$489,917	\$430,000
North Saanich	10	\$6,963,000	\$696,300	\$617,568	\$615,000
Sidney	14	\$5,893,000	\$420,929	\$392,049	\$395,000
Highlands	2	\$1,685,000	\$842,500	\$661,375	\$842,500
Colwood	21	\$9,357,096	\$445,576	\$401,334	\$381,000
Langford	46	\$18,622,200	\$404,830	\$392,113	\$379,500
Metchosin	4	\$2,433,500	\$608,375	\$547,446	\$569,250
Sooke	25	\$7,972,300	\$318,892	\$324,568	\$295,000
Waterfront (all districts)	14	\$13,213,773	\$943,841	\$1,208,456	\$847,500
<b>Total Greater Victoria</b>	<b>332</b>	<b>\$163,504,306</b>	<b>\$492,483</b>	<b>\$486,699</b>	<b>\$428,450</b>
<b>Other Areas</b>					
Shawnigan Lake / Malahat	5	\$1,856,900	\$371,380	\$348,967	\$376,000
Gulf Islands	9	\$4,950,000	\$550,000	\$491,348	\$340,000
Uplisland / Mainland	12	\$4,048,664	\$337,389	\$329,341	\$334,000
Waterfront (all districts)	1	\$930,000	\$930,000	\$828,450	\$930,000
<b>Total Other Areas</b>	<b>27</b>	<b>\$11,785,564</b>	<b>\$436,502</b>	<b>\$481,672</b>	<b>\$340,000</b>
<b>Total Single Family</b>	<b>359</b>	<b>\$175,289,870</b>	<b>\$488,273</b>	<b>\$486,270</b>	<b>\$422,500</b>
● <b>Condominium</b>					
<b>Greater Victoria</b>					
Victoria	68	\$16,985,601	\$249,788	\$265,666	\$231,000
Victoria West	4	\$1,954,000	\$488,500	\$384,255	\$420,000
Oak Bay	3	\$1,284,900	\$428,300	\$359,840	\$449,900
Esquimalt	14	\$3,164,200	\$226,014	\$217,899	\$219,500
View Royal	2	\$398,000	\$199,000	\$195,357	\$199,000
Saanich East	20	\$5,022,150	\$251,108	\$259,851	\$228,450
Saanich West	13	\$2,721,700	\$209,362	\$192,782	\$209,000
Central Saanich	4	\$969,500	\$242,375	\$242,383	\$237,500
Sidney	9	\$2,384,969	\$264,997	\$275,686	\$268,470
Colwood	2	\$400,000	\$200,000	\$165,938	\$200,000
Langford	18	\$3,945,100	\$219,172	\$210,568	\$223,900
Waterfront (all districts)	9	\$2,877,400	\$319,711	\$430,262	\$235,900
<b>Total Greater Victoria</b>	<b>166</b>	<b>\$42,107,520</b>	<b>\$253,660</b>	<b>\$263,333</b>	<b>\$232,000</b>
<b>Total Condominium</b>	<b>166</b>	<b>\$42,107,520</b>	<b>\$253,660</b>	<b>\$263,550</b>	<b>\$232,000</b>

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February 2006

March 1, 2006

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
<b>● Townhouse</b>					
<b>Greater Victoria</b>					
Victoria	10	\$4,314,500	\$431,450	\$382,063	\$377,500
Oak Bay	1	\$529,900	\$529,900	\$499,133	\$529,900
View Royal	9	\$2,794,500	\$310,500	\$305,798	\$345,000
Saanich East	12	\$4,805,277	\$400,440	\$416,401	\$362,750
Saanich West	5	\$1,615,500	\$323,100	\$329,743	\$299,000
Central Saanich	3	\$863,000	\$287,667	\$307,530	\$268,000
Sidney	6	\$2,005,000	\$334,167	\$338,339	\$342,500
Colwood	2	\$699,900	\$349,950	\$341,598	\$349,950
Langford	9	\$2,588,800	\$287,644	\$268,748	\$285,000
Sooke	1	\$307,900	\$307,900	\$271,100	\$307,900
<b>Total Greater Victoria</b>	<b>58</b>	<b>\$20,524,277</b>	<b>\$353,867</b>	<b>\$354,476</b>	<b>\$337,500</b>
<b>Other Areas</b>					
Uplisland / Mainland	4	\$823,900	\$205,975	\$185,780	\$207,200
<b>Total Other Areas</b>	<b>4</b>	<b>\$823,900</b>	<b>\$205,975</b>	<b>\$359,440</b>	<b>\$207,200</b>
<b>Total Townhouse</b>	<b>62</b>	<b>\$21,348,177</b>	<b>\$344,325</b>	<b>\$354,636</b>	<b>\$331,000</b>
<b>● Manufactured Homes</b>					
<b>Greater Victoria</b>					
View Royal	4	\$441,500	\$110,375	\$118,737	\$124,500
Central Saanich	3	\$446,000	\$148,667	\$123,137	\$152,000
Sidney	1	\$220,000	\$220,000	\$206,889	\$220,000
Langford	2	\$97,600	\$48,800	\$65,381	\$48,800
Sooke	3	\$354,000	\$118,000	\$74,967	\$156,000
<b>Total Greater Victoria</b>	<b>13</b>	<b>\$1,559,100</b>	<b>\$119,931</b>	<b>\$108,700</b>	<b>\$137,000</b>
<b>Other Areas</b>					
Shawnigan Lake / Malahat	2	\$117,500	\$58,750	\$92,733	\$58,750
Gulf Islands	-1	(\$225,000)	(\$225,000)	\$115,000	
<b>Total Other Areas</b>	<b>1</b>	<b>(\$107,500)</b>	<b>(\$107,500)</b>	<b>\$90,540</b>	<b>\$58,750</b>
<b>Total Manufactured Homes</b>	<b>14</b>	<b>\$1,451,600</b>	<b>\$103,686</b>	<b>\$106,747</b>	<b>\$135,000</b>
<b>Total Residential</b>	<b>601</b>	<b>\$240,197,167</b>			
<b>● Lots &amp; Acreage (Incl Wtrfrnt)</b>	<b>41</b>	<b>\$11,370,155</b>	<b>\$277,321</b>		
<b>● Commercial Land</b>	<b>1</b>	<b>\$108,000</b>	<b>\$108,000</b>		
<b>● Other Commercial Properties</b>	<b>15</b>	<b>\$5,543,535</b>	<b>\$369,569</b>		
<b>Grand Totals</b>	<b>658</b>	<b>\$257,218,857</b>			