

Monthly Sales Summary

June 2007

July 3, 2007

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Residential					
● Single Family					
Greater Victoria					
Victoria	69	\$34,986,049	\$507,044	\$534,048	\$460,000
Victoria West	6	\$2,645,000	\$440,833	\$422,687	\$433,500
Oak Bay	27	\$27,256,288	\$1,009,492	\$800,802	\$749,900
Esquimalt	21	\$8,870,000	\$422,381	\$424,772	\$409,900
View Royal	19	\$10,768,425	\$566,759	\$532,008	\$482,500
Saanich East	107	\$65,491,850	\$612,073	\$589,988	\$572,500
Saanich West	50	\$25,395,596	\$507,912	\$482,970	\$467,000
Central Saanich	14	\$7,517,000	\$536,929	\$536,950	\$519,750
North Saanich	21	\$14,786,600	\$704,124	\$713,733	\$697,000
Sidney	13	\$6,225,999	\$478,923	\$456,977	\$420,000
Colwood	21	\$10,039,900	\$478,090	\$469,270	\$427,700
Langford	59	\$27,926,882	\$473,337	\$467,593	\$447,000
Metchosin	8	\$5,305,900	\$663,238	\$625,700	\$626,000
Sooke	30	\$12,885,100	\$429,503	\$394,293	\$409,950
Waterfront (all districts)	17	\$16,285,600	\$957,976	\$1,151,733	\$850,000
Total Greater Victoria	482	\$276,386,189	\$573,415	\$553,323	\$501,500
Other Areas					
Shawnigan Lake / Malahat	10	\$3,649,100	\$364,910	\$366,431	\$345,000
Gulf Islands	20	\$8,220,000	\$411,000	\$485,362	\$397,500
Upland / Mainland	7	\$2,711,800	\$387,400	\$377,506	\$348,000
Waterfront (all districts)	11	\$9,861,500	\$896,500	\$876,620	\$763,000
Total Other Areas	48	\$24,442,400	\$509,217	\$538,382	\$401,000
Total Single Family	530	\$300,828,589	\$567,601	\$552,027	\$494,500
● Condominium					
Greater Victoria					
Victoria	110	\$42,222,288	\$383,839	\$321,988	\$279,250
Victoria West	14	\$6,158,950	\$439,925	\$388,397	\$425,950
Oak Bay	7	\$2,467,000	\$352,429	\$344,314	\$341,000
Esquimalt	10	\$2,737,800	\$273,780	\$249,322	\$287,000
View Royal	1	\$66,000	\$66,000	\$291,994	\$309,900
Saanich East	38	\$11,501,400	\$302,668	\$279,804	\$271,000
Saanich West	17	\$4,123,500	\$242,559	\$243,685	\$236,000
North Saanich	1	\$389,900	\$389,900	\$389,900	\$389,900
Sidney	8	\$2,542,719	\$317,840	\$296,026	\$300,000
Colwood	8	\$2,097,300	\$262,163	\$258,391	\$259,900
Langford	17	\$4,581,850	\$269,521	\$271,954	\$269,900
Sooke	2	\$310,000	\$155,000	\$164,725	\$155,000
Waterfront (all districts)	8	\$4,690,800	\$586,350	\$546,781	\$499,500
Total Greater Victoria	241	\$83,889,507	\$348,089	\$316,597	\$275,500
Total Condominium	241	\$83,889,507	\$348,089	\$316,226	\$275,500

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Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
● Townhouse					
Greater Victoria					
Victoria	15	\$6,359,100	\$423,940	\$389,730	\$403,000
Victoria West	2	\$513,000	\$256,500	\$405,300	\$256,500
Esquimalt	5	\$1,807,400	\$361,480	\$329,110	\$350,000
View Royal	7	\$2,946,400	\$420,914	\$352,205	\$427,000
Saanich East	21	\$9,437,200	\$449,390	\$466,128	\$379,900
Saanich West	9	\$3,400,800	\$377,867	\$388,965	\$379,900
Central Saanich	3	\$1,196,000	\$398,667	\$374,822	\$370,000
Sidney	3	\$1,051,500	\$350,500	\$350,096	\$357,000
Colwood	4	\$1,510,630	\$377,658	\$394,515	\$327,500
Langford	22	\$7,650,500	\$347,750	\$325,489	\$353,000
Sooke	1	\$329,000	\$329,000	\$284,300	\$329,000
Waterfront (all districts)	4	\$2,745,000	\$686,250	\$598,736	\$637,500
Total Greater Victoria	96	\$38,946,530	\$405,693	\$393,877	\$379,900
Other Areas					
Gulf Islands	3	\$1,307,500	\$435,833	\$378,409	\$402,500
Total Other Areas	3	\$1,307,500	\$435,833	\$351,207	\$402,500
Total Townhouse	99	\$40,254,030	\$406,606	\$392,507	\$379,900
● Manufactured Homes					
Greater Victoria					
View Royal	5	\$386,775	\$77,355	\$103,477	\$74,600
Central Saanich	1	\$213,500	\$213,500	\$176,100	\$213,500
Langford	5	\$318,800	\$63,760	\$77,067	\$49,900
Sooke	4	\$349,900	\$87,475	\$94,223	\$82,500
Waterfront (all districts)	1	\$155,000	\$155,000	\$98,625	\$155,000
Total Greater Victoria	16	\$1,423,975	\$88,998	\$123,378	\$67,300
Other Areas					
Shawnigan Lake / Malahat	1	\$137,750	\$137,750	\$123,183	\$137,750
Gulf Islands	5	\$1,017,500	\$203,500	\$204,000	\$165,000
Total Other Areas	6	\$1,155,250	\$192,542	\$153,216	\$165,000
Total Manufactured Homes	22	\$2,579,225	\$117,238	\$129,409	\$127,000
Total Residential	892	\$427,551,351			

Monthly Sales Summary

June 2007

July 3, 2007

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Other Property					
● Lots & Acreage (Incl Wtrfrnt)					
Greater Victoria					
Victoria	2	\$1,039,000	\$519,500	\$487,250	\$519,500
Oak Bay	1	\$1,650,000	\$1,650,000	\$1,387,500	\$1,650,000
View Royal	1	\$3,000,000	\$3,000,000	\$945,950	\$3,000,000
Saanich East	1	\$401,000	\$401,000	\$542,429	\$401,000
Saanich West	1	\$263,000	\$263,000	\$304,677	\$263,000
Central Saanich	2	\$2,925,000	\$1,462,500	\$805,594	\$1,462,500
North Saanich	1	\$805,000	\$805,000	\$623,100	\$805,000
Colwood	3	\$667,000	\$222,333	\$281,589	\$225,000
Langford	2	\$612,500	\$306,250	\$305,932	\$306,250
Sooke	7	\$3,184,500	\$454,929	\$326,374	\$290,000
Total Greater Victoria	21	\$14,547,000	\$692,714	\$458,077	\$332,000
Other Areas					
Shawnigan Lake / Malahat	2	\$4,520,000	\$2,260,000	\$736,481	\$2,260,000
Gulf Islands	11	\$2,173,750	\$197,614	\$273,250	\$147,000
Total Other Areas	13	\$6,693,750	\$514,904	\$375,262	\$161,250
Total Lots & Acreage (Incl Wtrfrnt)	34	\$21,240,750	\$624,728	\$434,742	\$288,250
● Commercial Land					
	3	\$2,559,000	\$853,000		
● Other Commercial Properties					
	20	\$7,009,146	\$350,457		
Grand Totals					
	949	\$458,360,247			