

Monthly Sales Summary

September 2007

October 1, 2007

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Residential					
● Single Family					
Greater Victoria					
Victoria	30	\$16,142,825	\$538,094	\$527,177	\$522,500
Victoria West	4	\$1,916,900	\$479,225	\$432,052	\$468,500
Oak Bay	18	\$17,514,500	\$973,028	\$849,716	\$809,000
Esquimalt	13	\$5,522,500	\$424,808	\$428,251	\$385,000
View Royal	9	\$5,110,500	\$567,833	\$558,281	\$540,000
Saanich East	62	\$38,193,700	\$616,027	\$603,612	\$597,450
Saanich West	33	\$16,783,099	\$508,579	\$497,156	\$468,000
Central Saanich	15	\$11,173,400	\$744,893	\$583,411	\$578,250
North Saanich	12	\$8,339,000	\$694,917	\$736,862	\$654,500
Sidney	15	\$7,470,400	\$498,027	\$464,272	\$466,000
Colwood	23	\$12,974,585	\$564,112	\$503,800	\$466,900
Langford	35	\$17,163,275	\$490,379	\$480,806	\$470,000
Metchosin	5	\$3,822,000	\$764,400	\$668,195	\$565,000
Sooke	25	\$9,878,000	\$395,120	\$409,053	\$398,000
Waterfront (all districts)	7	\$6,758,500	\$965,500	\$1,162,395	\$1,032,500
Total Greater Victoria	306	\$178,763,184	\$584,193	\$572,007	\$520,000
Other Areas					
Shawnigan Lake / Malahat	4	\$2,399,000	\$599,750	\$412,380	\$435,000
Gulf Islands	20	\$9,431,500	\$471,575	\$477,902	\$437,500
Upland / Mainland	2	\$735,000	\$367,500	\$385,345	\$367,500
Waterfront (all districts)	3	\$3,169,000	\$1,056,333	\$848,189	\$975,000
Total Other Areas	29	\$15,734,500	\$542,569	\$528,136	\$439,000
Total Single Family	335	\$194,497,684	\$580,590	\$567,838	\$515,000
● Condominium					
Greater Victoria					
Victoria	69	\$22,281,065	\$322,914	\$320,276	\$279,900
Victoria West	8	\$3,465,800	\$433,225	\$405,942	\$449,450
Oak Bay	3	\$1,230,000	\$410,000	\$341,765	\$330,000
Esquimalt	4	\$1,401,900	\$350,475	\$283,324	\$366,450
View Royal	3	\$794,800	\$264,933	\$314,485	\$249,900
Saanich East	15	\$4,183,980	\$278,932	\$282,118	\$293,250
Saanich West	9	\$2,034,900	\$226,100	\$239,419	\$229,450
Central Saanich	3	\$799,000	\$266,333	\$251,500	\$245,000
North Saanich	1	\$309,900	\$309,900	\$327,400	\$309,900
Sidney	3	\$849,000	\$283,000	\$293,093	\$246,000
Colwood	6	\$1,747,500	\$291,250	\$257,976	\$293,950
Langford	15	\$4,266,700	\$284,447	\$277,504	\$281,900
Sooke	1	\$213,000	\$213,000	\$164,000	\$213,000
Waterfront (all districts)	8	\$7,254,900	\$906,863	\$591,167	\$775,500
Total Greater Victoria	148	\$50,832,445	\$343,462	\$318,377	\$289,450
Other Areas					
Upland / Mainland	2	\$319,700	\$159,850	\$159,850	\$159,850
Total Other Areas	2	\$319,700	\$159,850	\$259,425	\$159,850
Total Condominium	150	\$51,152,145	\$341,014	\$318,198	\$288,500

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Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
● Townhouse					
Greater Victoria					
Victoria	8	\$3,276,900	\$409,613	\$412,139	\$374,950
Victoria West	2	\$587,375	\$293,688	\$327,345	\$293,688
Oak Bay	3	\$1,610,000	\$536,667	\$564,112	\$575,000
Esquimalt	-1	(\$323,000)	(\$323,000)	\$351,272	
View Royal	5	\$2,227,500	\$445,500	\$354,919	\$457,500
Saanich East	13	\$6,580,300	\$506,177	\$458,256	\$449,000
Saanich West	4	\$1,470,800	\$367,700	\$388,065	\$353,500
Central Saanich	4	\$1,399,500	\$349,875	\$399,514	\$352,250
Sidney	2	\$1,014,900	\$507,450	\$398,517	\$699,900
Colwood	2	\$1,334,477	\$667,239	\$408,204	\$667,238
Langford	28	\$9,128,600	\$326,021	\$341,765	\$339,900
Sooke	1	\$195,000	\$195,000	\$295,500	\$195,000
Waterfront (all districts)	2	\$1,180,000	\$590,000	\$563,450	\$590,000
Total Greater Victoria	73	\$29,682,352	\$406,608	\$403,138	\$375,000
Other Areas					
Gulf Islands	2	\$880,850	\$440,425	\$434,488	\$440,425
Upland / Mainland	2	\$414,900	\$207,450	\$181,700	\$207,450
Total Other Areas	4	\$1,295,750	\$323,938	\$375,009	\$270,875
Total Townhouse	77	\$30,978,102	\$402,313	\$402,246	\$375,000
● Manufactured Homes					
Greater Victoria					
View Royal	5	\$788,900	\$157,780	\$142,429	\$154,900
Central Saanich	1	\$100,000	\$100,000	\$168,314	\$100,000
Sidney	1	\$265,000	\$265,000	\$285,214	\$265,000
Langford	8	\$614,500	\$76,813	\$75,845	\$65,250
Sooke	3	\$269,000	\$89,667	\$83,574	\$73,000
Waterfront (all districts)	2	\$275,000	\$137,500	\$135,000	\$137,500
Total Greater Victoria	20	\$2,312,400	\$115,620	\$123,507	\$103,500
Other Areas					
Shawnigan Lake / Malahat	1	\$138,000	\$138,000	\$115,321	\$138,000
Total Other Areas	1	\$138,000	\$138,000	\$159,625	\$138,000
Total Manufactured Homes	21	\$2,450,400	\$116,686	\$128,836	\$107,000
Total Residential	583	\$279,078,331			

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October 1, 2007

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Other Property					
● Lots & Acreage (Incl Wtrfrnt)					
Greater Victoria					
Saanich East	2	\$1,319,900	\$659,950	\$645,931	\$659,950
Saanich West	3	\$1,359,200	\$453,067	\$333,483	\$285,000
Central Saanich	1	\$299,000	\$299,000	\$827,544	\$299,000
North Saanich	2	\$853,800	\$426,900	\$447,533	\$426,900
Highlands	2	\$619,900	\$309,950	\$331,633	\$309,950
Langford	4	\$830,000	\$207,500	\$267,837	\$150,000
Sooke	5	\$1,163,300	\$232,660	\$362,627	\$167,000
Total Greater Victoria	19	\$6,445,100	\$339,216	\$449,919	\$285,000
Other Areas					
Shawnigan Lake / Malahat	5	\$1,663,800	\$332,760	\$428,529	\$180,000
Gulf Islands	7	\$2,165,500	\$309,357	\$295,835	\$269,000
Total Other Areas	12	\$3,829,300	\$319,108	\$330,507	\$228,750
Total Lots & Acreage (Incl Wtrfrnt)	31	\$10,274,400	\$331,432	\$403,216	\$269,900
● Commercial Land					
	1	\$510,000	\$510,000		
● Other Commercial Properties					
	17	\$7,481,406	\$440,083		
Grand Totals					
	632	\$297,344,137			