

Monthly Sales Summary

October 2011

Tuesday, November 1, 2011

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Residential					
● Single Family					
Greater Victoria					
Victoria	29	\$16,812,400	\$579,738	\$609,016	\$530,000
Victoria West	4	\$1,898,100	\$474,525	\$449,392	\$468,550
Oak Bay	12	\$10,191,000	\$849,250	\$929,787	\$785,000
Esquimalt	6	\$2,958,450	\$493,075	\$453,715	\$494,750
View Royal	6	\$3,750,000	\$625,000	\$587,063	\$608,500
Saanich East	45	\$28,634,477	\$636,322	\$640,762	\$615,500
Saanich West	19	\$10,906,100	\$574,005	\$583,759	\$457,000
Central Saanich	20	\$10,759,293	\$537,965	\$605,207	\$511,250
North Saanich	13	\$8,748,500	\$672,962	\$685,724	\$650,000
Sidney	11	\$5,061,000	\$460,091	\$468,239	\$460,000
Highlands	2	\$1,360,000	\$680,000	\$639,375	\$680,000
Colwood	17	\$9,032,300	\$531,312	\$508,835	\$472,500
Langford	24	\$14,200,522	\$591,688	\$508,231	\$539,825
Metchosin	3	\$2,424,500	\$808,167	\$646,358	\$876,500
Sooke	20	\$7,913,400	\$395,670	\$375,117	\$377,750
Waterfront (all districts)	7	\$7,158,900	\$1,022,700	\$1,193,844	\$860,000
Total Greater Victoria	238	\$141,808,942	\$595,836	\$619,828	\$539,750
Other Areas					
Shawnigan Lake / Malahat	4	\$1,422,380	\$355,595	\$409,636	\$357,000
Gulf Islands	8	\$2,759,887	\$344,986	\$425,807	\$393,000
Upland / Mainland	5	\$3,483,900	\$696,780	\$465,452	\$380,000
Waterfront (all districts)	5	\$4,065,000	\$813,000	\$924,114	\$600,000
Total Other Areas	22	\$11,731,167	\$533,235	\$535,562	\$407,000
Total Single Family	260	\$153,540,109	\$590,539	\$611,754	\$530,000
● Condominium					
Greater Victoria					
Victoria	60	\$18,323,825	\$305,397	\$321,738	\$287,500
Victoria West	9	\$3,149,600	\$349,956	\$364,768	\$322,500
Oak Bay	1	\$205,000	\$205,000	\$397,759	\$205,000
Esquimalt	8	\$2,030,500	\$253,813	\$301,437	\$259,500
View Royal	6	\$1,642,800	\$273,800	\$286,649	\$280,450
Saanich East	12	\$3,660,400	\$305,033	\$292,608	\$287,500
Saanich West	10	\$2,821,400	\$282,140	\$269,223	\$253,200
Central Saanich	0	\$0	\$0	\$294,695	\$0
Sidney	10	\$2,648,900	\$264,890	\$311,292	\$232,500
Colwood	2	\$489,750	\$244,875	\$251,942	\$244,875
Langford	19	\$6,306,600	\$331,926	\$288,120	\$310,000
Waterfront (all districts)	8	\$3,284,000	\$410,500	\$501,038	\$366,000
Total Greater Victoria	145	\$44,562,775	\$307,329	\$323,493	\$277,000
Total Condominium	145	\$44,562,775	\$307,329	\$323,039	\$277,000

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● Townhouse					
Greater Victoria					
Victoria	10	\$4,923,250	\$492,325	\$505,569	\$445,000
Victoria West	3	\$1,672,500	\$557,500	\$545,200	\$575,000
Oak Bay	1	\$497,000	\$497,000	\$575,600	\$497,000
Esquimalt	2	\$723,500	\$361,750	\$367,294	\$361,750
View Royal	2	\$546,000	\$273,000	\$380,894	\$273,000
Saanich East	5	\$2,345,000	\$469,000	\$491,939	\$495,000
Saanich West	2	\$687,400	\$343,700	\$423,738	\$343,700
Central Saanich	4	\$1,385,000	\$346,250	\$390,956	\$350,000
Sidney	3	\$1,424,900	\$474,967	\$419,033	\$485,000
Colwood	3	\$1,286,000	\$428,667	\$376,800	\$398,000
Langford	8	\$2,515,300	\$314,413	\$325,132	\$330,300
Sooke	1	\$389,000	\$389,000	\$312,253	\$389,000
Waterfront (all districts)	1	\$945,000	\$945,000	\$688,607	\$945,000
Total Greater Victoria	45	\$19,339,850	\$429,774	\$444,427	\$375,000
Other Areas					
Gulf Islands	1	\$350,000	\$350,000	\$344,136	\$350,000
Total Other Areas	1	\$350,000	\$350,000	\$316,875	\$350,000
Total Townhouse	46	\$19,689,850	\$428,040	\$438,167	\$374,500
● Manufactured Homes					
Greater Victoria					
View Royal	1	\$295,000	\$295,000	\$144,300	\$295,000
Central Saanich	0	\$80,000	\$80,000	\$142,020	\$80,000
Sidney	2	\$385,000	\$192,500	\$218,312	\$192,500
Langford	1	\$75,000	\$75,000	\$87,095	\$75,000
Sooke	4	\$282,000	\$70,500	\$63,290	\$55,500
Total Greater Victoria	8	\$1,117,000	\$139,625	\$137,415	\$126,000
Other Areas					
Gulf Islands	1	\$160,000	\$160,000	\$205,340	\$160,000
Upland / Mainland	1	\$247,500	\$247,500	\$165,167	\$247,500
Total Other Areas	2	\$407,500	\$203,750	\$156,018	\$203,750
Total Manufactured Homes	10	\$1,524,500	\$152,450	\$139,910	\$160,000
Total Residential	461	\$219,317,234			

Monthly Sales Summary

October 2011

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Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Other Property					
● Lots & Acreage (Incl Wtrfrnt)					
Greater Victoria					
Victoria	1	\$324,000	\$324,000	\$350,000	\$324,000
Esquimalt	1	\$490,000	\$490,000	\$492,500	\$490,000
View Royal	2	\$690,000	\$345,000	\$359,386	\$345,000
Sooke	4	\$1,174,800	\$293,700	\$232,687	\$244,900
Total Greater Victoria	8	\$2,678,800	\$334,850	\$313,612	\$326,950
Other Areas					
Gulf Islands	2	\$687,000	\$343,500	\$257,731	\$343,500
Upland / Mainland	1	\$205,000	\$205,000	\$226,193	\$205,000
Total Other Areas	3	\$892,000	\$297,333	\$237,208	\$257,000
Total Lots & Acreage (Incl Wtrfrnt)	11	\$3,570,800	\$324,618	\$288,758	\$324,000
● Commercial Land	1	\$3,100,000	\$3,100,000		
● Other Commercial Properties	10	\$9,138,937	\$913,894		
Grand Totals	483	\$235,126,971			