

Monthly Sales Summary

May 2012

Friday, June 1, 2012

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Residential					
● Single Family					
Greater Victoria					
Victoria	37	\$22,959,000	\$620,514	\$614,412	\$580,000
Victoria West	3	\$1,505,750	\$501,917	\$480,589	\$444,000
Oak Bay	31	\$26,748,150	\$862,844	\$874,679	\$715,000
Esquimalt	9	\$3,877,213	\$430,801	\$462,273	\$415,000
View Royal	17	\$9,292,000	\$546,588	\$552,290	\$533,000
Saanich East	66	\$43,727,475	\$662,538	\$648,135	\$595,500
Saanich West	32	\$18,445,566	\$576,424	\$581,938	\$484,900
Central Saanich	12	\$6,273,000	\$522,750	\$570,526	\$513,500
North Saanich	16	\$11,315,850	\$707,241	\$692,203	\$689,500
Sidney	13	\$5,891,500	\$453,192	\$474,696	\$446,000
Highlands	4	\$2,476,000	\$619,000	\$685,677	\$597,000
Colwood	31	\$15,392,988	\$496,548	\$491,021	\$462,000
Langford	56	\$28,245,934	\$504,392	\$496,146	\$459,900
Metchosin	5	\$2,574,900	\$514,980	\$604,016	\$529,900
Sooke	18	\$7,126,300	\$395,906	\$388,095	\$397,500
Waterfront (all districts)	13	\$20,075,000	\$1,544,231	\$1,325,054	\$1,375,000
Total Greater Victoria	363	\$225,926,626	\$622,387	\$608,682	\$534,250
Other Areas					
Shawnigan Lake / Malahat	1	\$434,000	\$434,000	\$348,889	\$434,000
Gulf Islands	19	\$9,901,000	\$521,105	\$466,932	\$437,000
Upland / Mainland	3	\$1,516,500	\$505,500	\$486,316	\$530,000
Waterfront (all districts)	2	\$2,172,500	\$1,086,250	\$948,743	\$1,086,250
Total Other Areas	25	\$14,024,000	\$560,960	\$528,952	\$510,000
Total Single Family	388	\$239,950,626	\$618,429	\$602,755	\$533,000
● Condominium					
Greater Victoria					
Victoria	51	\$14,453,141	\$283,395	\$300,945	\$246,900
Victoria West	9	\$4,109,813	\$456,646	\$467,408	\$450,000
Oak Bay	10	\$4,094,450	\$409,445	\$359,962	\$426,250
Esquimalt	6	\$1,569,285	\$261,548	\$267,415	\$257,000
View Royal	3	\$833,000	\$277,667	\$278,665	\$285,000
Saanich East	25	\$7,416,200	\$296,648	\$268,201	\$263,000
Saanich West	10	\$2,622,000	\$262,200	\$277,860	\$252,000
Central Saanich	1	\$273,000	\$273,000	\$281,667	\$273,000
Sidney	13	\$4,358,300	\$335,254	\$305,555	\$315,000
Colwood	3	\$728,000	\$242,667	\$295,083	\$246,500
Langford	23	\$6,875,200	\$298,922	\$277,283	\$299,900
Waterfront (all districts)	12	\$4,855,000	\$404,583	\$508,748	\$249,500
Total Greater Victoria	166	\$52,187,389	\$314,382	\$319,590	\$275,000
Other Areas					
Upland / Mainland	1	\$28,750	\$28,750	\$207,750	\$28,750
Total Other Areas	1	\$28,750	\$28,750	\$148,550	\$28,750
Total Condominium	167	\$52,216,139	\$312,671	\$318,544	\$275,000

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● Townhouse					
Greater Victoria					
Victoria	12	\$5,498,400	\$458,200	\$450,849	\$448,200
Victoria West	1	\$400,000	\$400,000	\$380,400	\$400,000
Esquimalt	3	\$1,146,900	\$382,300	\$359,593	\$389,900
View Royal	3	\$1,294,800	\$431,600	\$438,752	\$449,900
Saanich East	4	\$1,649,250	\$412,313	\$447,802	\$385,500
Saanich West	11	\$4,550,550	\$413,686	\$412,000	\$390,000
Central Saanich	4	\$1,667,500	\$416,875	\$373,245	\$396,500
North Saanich	1	\$484,000	\$484,000	\$482,933	\$484,000
Sidney	11	\$4,418,000	\$401,636	\$388,531	\$399,000
Colwood	2	\$563,000	\$281,500	\$368,060	\$281,500
Langford	10	\$3,184,600	\$318,460	\$346,622	\$331,450
Sooke	3	\$826,900	\$275,633	\$290,117	\$263,000
Waterfront (all districts)	4	\$2,567,000	\$641,750	\$626,915	\$638,500
Total Greater Victoria	69	\$28,250,900	\$409,433	\$409,481	\$389,900
Total Townhouse	69	\$28,250,900	\$409,433	\$406,954	\$389,900
● Manufactured Homes					
Greater Victoria					
View Royal	1	\$225,000	\$225,000	\$139,655	\$225,000
Central Saanich	4	\$448,200	\$112,050	\$144,195	\$109,350
Sidney	1	\$230,500	\$230,500	\$215,862	\$230,500
Langford	2	\$152,500	\$76,250	\$89,275	\$76,250
Sooke	1	\$100,000	\$100,000	\$74,545	\$100,000
Total Greater Victoria	9	\$1,156,200	\$128,467	\$126,912	\$106,200
Other Areas					
Shawnigan Lake / Malahat	1	\$18,000	\$18,000	\$30,167	\$18,000
Gulf Islands	2	\$348,000	\$174,000	\$189,800	\$174,000
Total Other Areas	3	\$366,000	\$122,000	\$117,000	\$163,000
Total Manufactured Homes	12	\$1,522,200	\$126,850	\$125,723	\$109,350
Total Residential	636	\$321,939,865			

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Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Other Property					
● Lots & Acreage (Incl Wtrfrnt)					
Greater Victoria					
View Royal	2	\$1,037,450	\$518,725	\$452,346	\$518,725
North Saanich	1	\$799,000	\$799,000	\$554,667	\$799,000
Langford	3	\$590,000	\$196,667	\$207,945	\$185,000
Sooke	3	\$409,900	\$136,633	\$151,580	\$120,000
Total Greater Victoria	9	\$2,836,350	\$315,150	\$380,487	\$185,000
Other Areas					
Shawnigan Lake / Malahat	1	\$250,000	\$250,000	\$201,000	\$250,000
Gulf Islands	2	\$270,500	\$135,250	\$351,250	\$135,250
Upland / Mainland	4	\$1,085,952	\$271,488	\$282,659	\$335,888
Total Other Areas	7	\$1,606,452	\$229,493	\$309,075	\$250,000
Total Lots & Acreage (Incl Wtrfrnt)	16	\$4,442,802	\$277,675	\$356,374	\$217,500
● Commercial Land	1	\$850,000	\$850,000		
● Other Commercial Properties	6	\$2,147,047	\$357,841		
Grand Totals	659	\$329,379,714			