

Monthly Sales Summary

October 2013

Friday, November 1, 2013

Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Residential					
● Single Family					
Greater Victoria					
Victoria	21	\$11,298,275	\$538,013	\$602,335	\$475,000
Victoria West	1	\$380,000	\$380,000	\$491,570	\$380,000
Oak Bay	19	\$14,851,902	\$781,679	\$862,076	\$750,000
Esquimalt	7	\$3,473,500	\$496,214	\$455,243	\$443,500
View Royal	5	\$2,631,900	\$526,380	\$546,009	\$519,900
Saanich East	52	\$34,158,238	\$656,889	\$630,455	\$581,000
Saanich West	32	\$18,887,900	\$590,247	\$554,820	\$510,000
Central Saanich	18	\$11,291,999	\$627,333	\$594,820	\$580,000
North Saanich	12	\$7,397,300	\$616,442	\$618,312	\$590,000
Sidney	4	\$1,599,800	\$399,950	\$436,644	\$420,400
Highlands	1	\$443,000	\$443,000	\$582,736	\$443,000
Colwood	7	\$3,632,450	\$518,921	\$485,926	\$481,000
Langford	38	\$17,359,138	\$456,819	\$496,824	\$419,950
Metchosin	5	\$3,143,000	\$628,600	\$607,258	\$550,000
Sooke	18	\$7,450,875	\$413,938	\$390,350	\$433,500
Waterfront (all districts)	11	\$10,706,300	\$973,300	\$1,106,113	\$899,900
Total Greater Victoria	251	\$148,705,577	\$592,452	\$598,532	\$525,000
Other Areas					
Shawnigan Lake / Malahat	1	\$423,000	\$423,000	\$366,105	\$423,000
Gulf Islands	13	\$5,764,500	\$443,423	\$399,894	\$390,000
Upland / Mainland	3	\$1,249,500	\$416,500	\$491,544	\$398,000
Waterfront (all districts)	6	\$3,943,000	\$657,167	\$681,446	\$654,000
Total Other Areas	23	\$11,380,000	\$494,783	\$474,940	\$423,000
Total Single Family	274	\$160,085,577	\$584,254	\$586,060	\$524,950
● Condominium					
Greater Victoria					
Victoria	42	\$13,518,942	\$321,880	\$321,672	\$305,000
Victoria West	12	\$5,216,950	\$434,746	\$397,314	\$332,500
Oak Bay	3	\$647,000	\$215,667	\$353,362	\$200,000
Esquimalt	3	\$698,000	\$232,667	\$239,593	\$250,000
View Royal	2	\$501,000	\$250,500	\$255,500	\$250,500
Saanich East	17	\$4,971,200	\$292,424	\$294,448	\$239,000
Saanich West	13	\$4,389,440	\$337,649	\$286,513	\$305,000
Sidney	10	\$2,481,200	\$248,120	\$243,496	\$230,850
Colwood	1	\$167,000	\$167,000	\$238,080	\$167,000
Langford	15	\$3,928,050	\$261,870	\$279,386	\$265,000
Waterfront (all districts)	8	\$3,294,500	\$411,813	\$455,493	\$421,250
Total Greater Victoria	126	\$39,813,282	\$315,978	\$316,711	\$283,000
Total Condominium	126	\$39,813,282	\$315,978	\$316,241	\$283,000

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Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
● Townhouse					
Greater Victoria					
Victoria	5	\$1,625,500	\$325,100	\$434,821	\$334,000
Victoria West	1	\$429,900	\$429,900	\$451,641	\$429,900
Oak Bay	1	\$475,000	\$475,000	\$638,800	\$475,000
Esquimalt	3	\$834,700	\$278,233	\$339,791	\$299,200
View Royal	4	\$1,722,900	\$430,725	\$394,376	\$433,000
Saanich East	9	\$3,524,937	\$391,660	\$452,956	\$380,000
Saanich West	2	\$943,000	\$471,500	\$403,166	\$471,500
Central Saanich	1	\$270,000	\$270,000	\$363,705	\$270,000
Sidney	4	\$1,265,000	\$316,250	\$341,000	\$322,000
Colwood	2	\$598,000	\$299,000	\$339,545	\$299,000
Langford	9	\$2,982,400	\$331,378	\$316,499	\$335,000
Sooke	1	\$369,000	\$369,000	\$316,969	\$369,000
Waterfront (all districts)	6	\$4,288,645	\$714,774	\$603,562	\$646,950
Total Greater Victoria	48	\$19,328,982	\$402,687	\$413,297	\$354,250
Other Areas					
Gulf Islands	1	\$423,350	\$423,350	\$357,308	\$423,350
Upland / Mainland	1	\$245,000	\$245,000	\$275,667	\$245,000
Waterfront (all districts)	1	\$68,200	\$68,200	\$61,600	\$68,200
Total Other Areas	3	\$736,550	\$245,517	\$281,277	\$245,000
Total Townhouse	51	\$20,065,532	\$393,442	\$409,648	\$353,000
● Manufactured Homes					
Greater Victoria					
View Royal	3	\$299,000	\$99,667	\$116,711	\$55,000
Central Saanich	6	\$797,500	\$132,917	\$144,333	\$114,500
Sidney	3	\$696,900	\$232,300	\$205,991	\$237,500
Langford	3	\$70,000	\$23,333	\$57,173	\$20,000
Sooke	3	\$233,500	\$77,833	\$94,967	\$78,000
Total Greater Victoria	18	\$2,096,900	\$116,494	\$105,934	\$109,750
Total Manufactured Homes	18	\$2,096,900	\$116,494	\$123,040	\$109,750
Total Residential	469	\$222,061,291			

Monthly Sales Summary

October 2013

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Region District	Units	Total Volume	Average Price	6 Month Average	Median Price
Other Property					
● Lots & Acreage (Incl Wtrfrnt)					
Greater Victoria					
Oak Bay	1	\$389,000	\$389,000	\$454,500	\$389,000
Esquimalt	1	\$325,000	\$325,000	\$340,750	\$325,000
Saanich East	3	\$945,000	\$315,000	\$408,800	\$365,000
Central Saanich	1	\$345,000	\$345,000	\$227,500	\$345,000
North Saanich	1	\$560,000	\$560,000	\$364,800	\$560,000
Highlands	1	\$285,000	\$285,000	\$285,000	\$285,000
Colwood	1	\$210,000	\$210,000	\$226,500	\$210,000
Langford	11	\$2,583,800	\$234,891	\$223,699	\$234,900
Metchosin	1	\$450,000	\$450,000	\$387,500	\$450,000
Sooke	3	\$375,000	\$125,000	\$201,832	\$115,000
Total Greater Victoria	24	\$6,467,800	\$269,492	\$278,864	\$256,000
Other Areas					
Shawnigan Lake / Malahat	1	\$614,500	\$614,500	\$516,166	\$614,500
Gulf Islands	6	\$2,034,000	\$339,000	\$304,170	\$259,500
Total Other Areas	7	\$2,648,500	\$378,357	\$315,806	\$319,000
Total Lots & Acreage (Incl Wtrfrnt)	31	\$9,116,300	\$294,074	\$292,387	\$265,000
● Commercial Land	1	\$329,900	\$329,900		
● Other Commercial Properties	11	\$3,425,034	\$311,367		
Grand Totals	512	\$234,932,525			