



Single family homes



Condominiums



Townhomes

October 2025 total sales	350	159	75
Compared to October 2024 sales	2.9%	-15%	2.7%
MLS® HPI *Victoria Core	\$1,276,500	\$551,000	\$845,800

October 2025

A balanced Victoria real estate market continues to provide consumers with options

A total of 617 properties sold in the Victoria Real Estate Board region this October, 5.7 per cent fewer than the 654 properties sold in October 2024 and 11.4 per cent more than in September 2025. Sales of condominiums decreased by 15 per cent from October 2024 with 159 units sold. Sales of single family homes increased by 2.9 per cent from October 2024 with 350 sold.

“The local real estate market remains reasonably balanced,” said 2025 Victoria Real Estate Board Chair Dirk VanderWal. “Single family homes are currently seeing the strongest demand, and this month we saw the highest number of October sales since 2020. However, condo sales were slightly more restrained than single family and townhome sales over the past month. We have not seen a significant decrease in prices as a result, but those shopping for condos will find a good variety to choose from with time to make decisions.”

There were 3,423 active listings for sale on the Victoria Real Estate Board Multiple Listing Service® at the end of October 2025, a decrease of 7.3 per cent compared to the previous month of September and an 8.3 per cent increase from the 3,161 active listings for sale at the end of October 2024.

“The Bank of Canada made another interest rate cut late in October,” notes Chair VanderWal. “It’s too early to determine if this will affect demand, but consumers are likely watching and waiting to see what will happen to fixed and variable mortgage rates. As we move toward winter, the housing market tends to cool off with the weather. The Victoria real estate market is dynamic, and can change course depending on consumer activity. For assistance selling or buying, connect with your favourite Victoria REALTOR® who can help you understand the trends and how your property fits in the current market.”

The Multiple Listing Service® Home Price Index benchmark value for a single family home in the Victoria Core in October 2024 was \$1,300,200. The benchmark value for the same home in October 2025 decreased by 1.8 per cent to \$1,276,500, down from September’s value of \$1,294,800. The MLS® HPI benchmark value for a condominium in the Victoria Core area in October 2024 was \$547,800, while the benchmark value for the same condominium in October 2025 increased by 0.6 per cent to \$551,000, up from the September value of \$547,500.

About the Victoria Real Estate Board – Founded in 1921, the Victoria Real Estate Board is a key player in the development of standards and innovative programs to enhance the professionalism of REALTORS®. The Victoria Real Estate Board represents 1,640 local Realtors. If you are thinking about buying or selling a home, connect with your local Realtor for detailed information on the Victoria and area housing market.

October 2025

Statistics Package for Media

Previous Periods Comparison of Unit Sales, Average Prices and Median Prices

Sales by Property Type	This Month									Last Month			This Month Last Year		
	October 2025									September 2025			October 2024		
	Units	LM%	LY%	Average\$	LM%	LY%	Median\$	LM%	LY%	Units	Average\$	Median\$	Units	Average\$	Median\$
Single Family Greater Victoria	338	19.9%	5.6%	\$1,350,655	3.3%	7.2%	\$1,157,500	-1.1%	0.7%	282	\$1,307,658	\$1,170,000	320	\$1,260,156	\$1,150,000
Single Family Other Areas	12	71.4%	-40.0%	\$1,712,325	93.5%	56.5%	\$1,235,000	53.4%	25.3%	7	\$885,071	\$805,000	20	\$1,094,440	\$986,000
Single Family Total All Areas	350	21.1%	2.9%	\$1,363,056	5.1%	9.0%	\$1,162,500	0.6%	1.8%	289	\$1,297,423	\$1,155,000	340	\$1,250,408	\$1,142,000
Condo Apartment	159	3.2%	-15.0%	\$616,362	9.5%	4.2%	\$535,000	-0.8%	4.1%	154	\$562,713	\$539,450	187	\$591,661	\$513,750
Row/Townhouse	75	4.2%	2.7%	\$815,488	-5.1%	0.5%	\$794,500	-0.7%	3.0%	72	\$859,189	\$800,000	73	\$811,307	\$771,450
Manufactured Home	10	-16.7%	-33.3%	\$371,490	-10.6%	6.1%	\$364,900	5.9%	8.9%	12	\$415,625	\$344,500	15	\$350,121	\$335,000
Total Residential	594	12.7%	-3.4%							527			615		
Total Sales	617	11.4%	-5.7%							554			654		
Active Listings	3,423	-7.3%	8.3%							3,694			3,161		

Legend

Units: net number of listings sold
 LM%: percentage change since Last Month
 LY%: percentage change since This Month Last Year
 Average\$: average selling price
 Median\$: median selling price
 Total Residential: includes sales of residential property types
 Total Sales: includes sales of all property types
 Active Listings: total listings of all types on the market at midnight on the last day of the month

Previous Periods Comparison of MLS® HPI Benchmark Prices and MLS® HPI Index

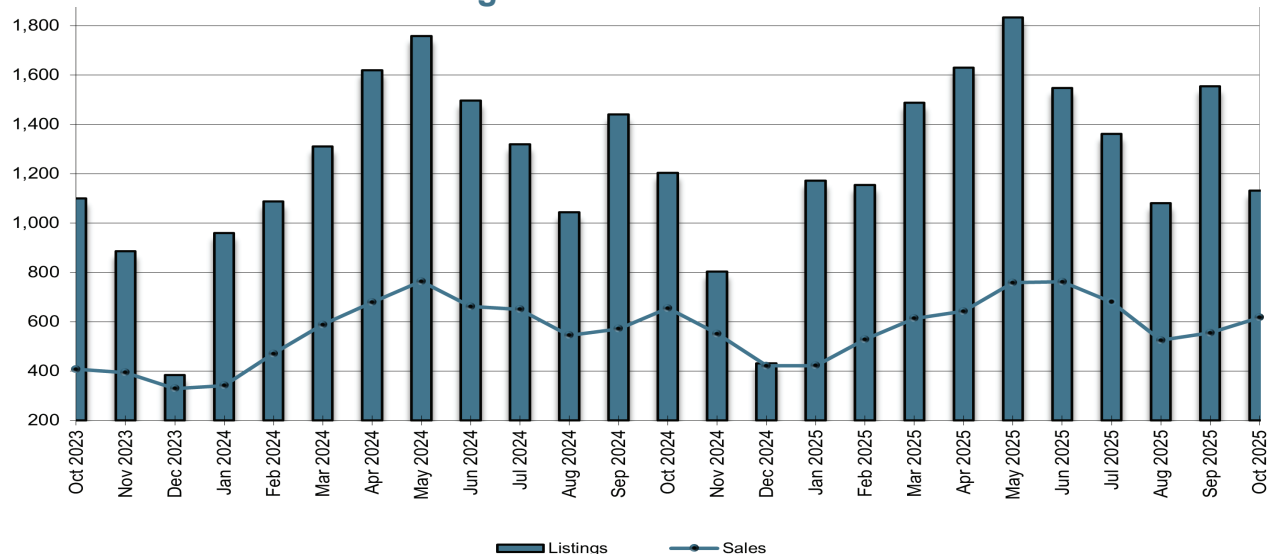
Benchmark Home by Property Type and Region	Oct 2025 Benchmark Price	Sep 2025 Benchmark Price	Oct 2024 Benchmark Price	Oct 2025 Benchmark Index	Sep 2025 Benchmark Index	Oct 2024 Benchmark Index	% Chg from Last Mth	% Chg from Last Yr
Single Family: Greater Victoria	\$1,147,000	\$1,159,800	\$1,157,600	310.7	314.1	313.5	(1.1%)	(0.9%)
Single Family: Core	\$1,276,500	\$1,294,800	\$1,300,200	317.9	322.5	323.8	(1.4%)	(1.8%)
Single Family: Westshore	\$1,018,000	\$1,019,500	\$1,019,400	323.8	324.3	324.2	(0.1%)	(0.1%)
Single Family: Peninsula	\$1,257,700	\$1,280,700	\$1,253,700	331.2	337.3	330.2	(1.8%)	0.3%
Condo Apartment: Greater Victoria	\$550,500	\$546,400	\$549,200	320.8	318.4	320.0	0.8%	0.2%
Condo Apartment: Core	\$551,000	\$547,500	\$547,800	323.4	321.3	321.5	0.6%	0.6%
Condo Apartment: Westshore	\$516,000	\$510,400	\$517,400	393.6	389.3	394.7	1.1%	(0.3%)
Condo Apartment: Peninsula	\$617,000	\$609,100	\$633,800	288.7	285.0	296.6	1.3%	(2.7%)
Row/Townhouse: Greater Victoria	\$780,800	\$786,200	\$782,600	297.4	299.5	298.1	(0.7%)	(0.2%)
Row/Townhouse: Core	\$845,800	\$854,300	\$854,600	307.7	310.8	310.9	(1.0%)	(1.0%)
Row/Townhouse: Westshore	\$702,800	\$703,200	\$707,700	290.1	290.2	292.1	(0.1%)	(0.7%)
Row/Townhouse: Peninsula	\$816,100	\$820,400	\$777,000	331.3	333.1	315.5	(0.5%)	5.0%

Legend

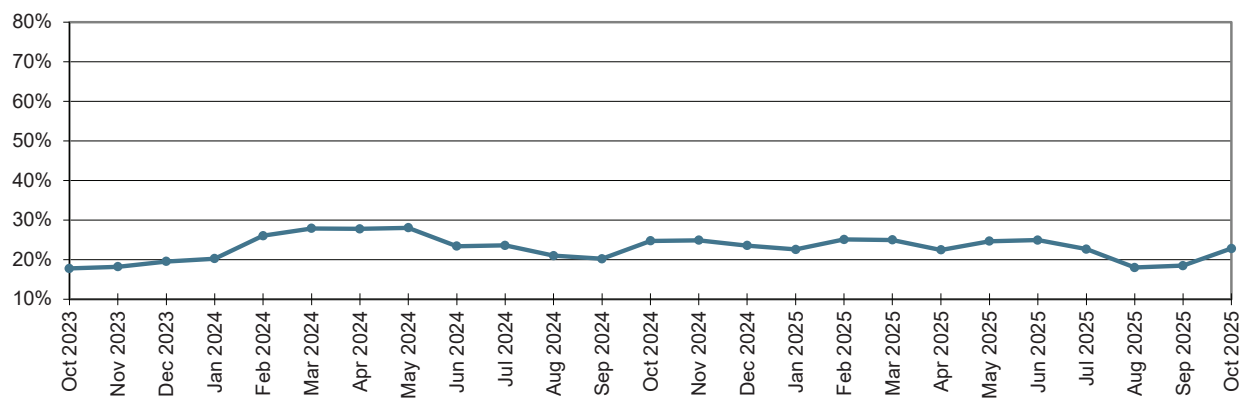
Benchmark Price: the calculated MLS® HPI Benchmark Price for this Benchmark Home
Benchmark Index: the percentage change in this Benchmark Price since **January 2005**
% Chg from Last Mth: the percentage change in this Benchmark Price since last month
% Chg from Last Yr: the percentage change in this Benchmark Price since this month last year
Regions on the map: visit vreb.org/vrebaseas for map views of the VREB trading area

For more information on the MLS® Home Price Index, visit vreb.org/mls-statistics

Total new MLS® listings and total MLS® sales for entire district



Sales to Active Listings Ratio



This chart tracks the ratio of total residential sales over total active residential listings at month-end for each of the last 25 months.

Based on a regression analysis performed by the economics department at the BC Real Estate Association in each market area of the province, the Sales to Active Listings Ratio for Victoria can be interpreted as follows:

- below 17%, there is downward pressure on prices (buyers' market)
- above 28%, there is upward pressure on prices (sellers' market)
- in the 17-28% range, there is little pressure on prices either way (balanced market)

MLS® Home Price Index

The Victoria Real Estate Board uses the MLS® Home Price Index (MLS® HPI) to report on market trends. The MLS® HPI uses the concept of a benchmark home, a notional home with common attributes of typical homes in a defined area.

Through the analysis of over fifteen years of Victoria Real Estate Board MLS® sales data, the MLS® HPI defined benchmark homes for Victoria in each category (single family homes, townhouses, condos) and for each neighbourhood. The benchmark starting point was 2005, where each type of property and neighbourhood was assigned an index value of 100.

Why MLS® HPI? Unlike average or median prices, which can fluctuate from one month to the next and potentially paint an inaccurate or even unhelpful picture of price values and trends, the MLS® HPI is based on the value home buyers assign to various housing attributes, like the age of the home and number of bedrooms. The evaluation of these attributes tends to evolve gradually over time, creating a more insightful analysis.

MLS® HPI benchmark and value - Single Family

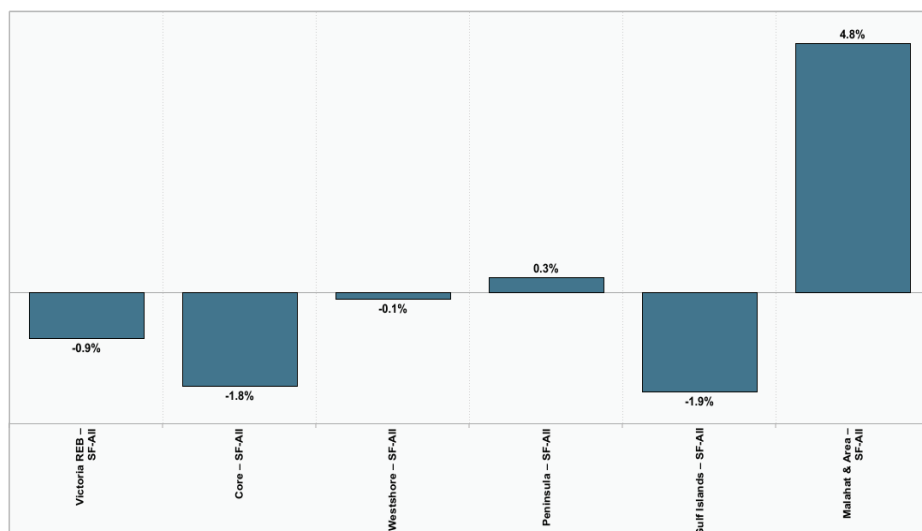
1. Area Group
VREB Area Summary

2. Property Type
- Single Family-All (SF-All)

3. Area/Property Type Selection
All

% Difference from 12 Months Ago (October 2024 to October 2025)

Select Timeframe: 12 Months Ago

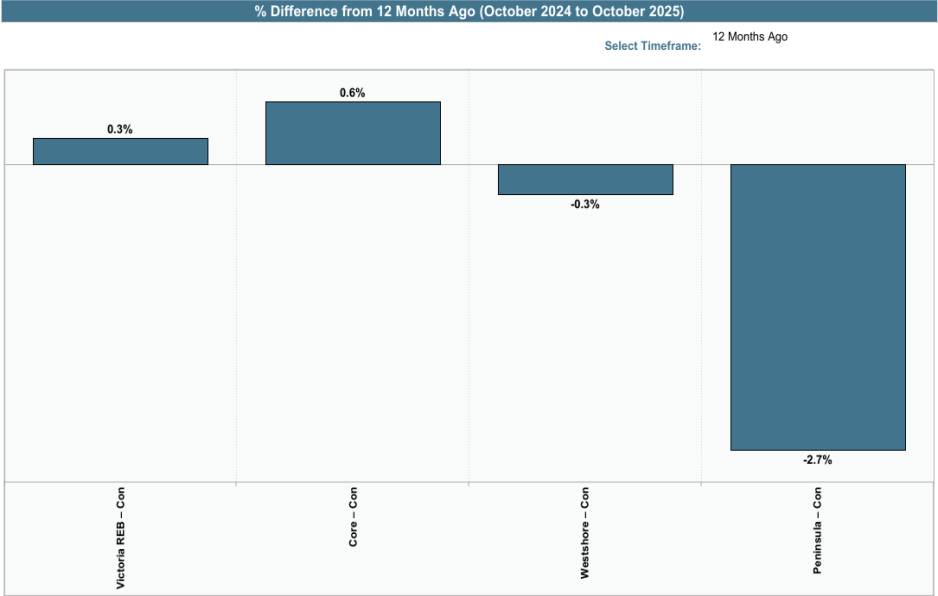


MLS® HPI benchmark and value - Condominium / Apartments

1. Area Group
VREB Area Summary

2. Property Type
- Condo Apartment (Con)

3. Area/Property Type Selection
All



MLS® Home Price Index

[Click here to learn more](#)

HPI or Benchmark Price

- ☐ HPI
☒ Benchmark Price

Value or percent change

- ☒ Value
☐ Percent change

1. Area Group

VREB District Summary

2. Property Type

– Single Family-All (SF-All)

3. Area/Property Type Selection

All

Benchmark Price by Timeframe and Property Type

	October 2025	1 Month Ago	3 Months Ago	6 Months Ago	12 Months Ago	3 Years Ago	5 Years Ago	January 2005
Victoria REB – SF-All	\$1,147,000	\$1,159,800	\$1,183,500	\$1,188,500	\$1,157,600	\$1,131,300	\$874,300	\$369,200
Victoria – SF-All	\$1,190,100	\$1,213,500	\$1,274,600	\$1,276,700	\$1,257,500	\$1,220,700	\$986,600	\$386,400
Victoria West – SF-All	\$995,400	\$983,000	\$1,020,900	\$1,037,100	\$972,400	\$950,300	\$742,400	\$283,300
Oak Bay – SF-All	\$1,726,000	\$1,785,700	\$1,867,500	\$1,897,900	\$1,859,500	\$1,817,500	\$1,423,200	\$598,700
Esquimalt – SF-All	\$1,063,700	\$1,049,500	\$1,080,900	\$1,113,600	\$1,039,700	\$1,008,800	\$813,100	\$309,600
View Royal – SF-All	\$1,079,700	\$1,066,000	\$1,085,600	\$1,084,200	\$1,039,900	\$1,024,600	\$825,100	\$338,200
Saanich East – SF-All	\$1,307,100	\$1,325,300	\$1,364,500	\$1,372,100	\$1,327,500	\$1,243,300	\$1,008,700	\$413,100
Saanich West – SF-All	\$1,057,800	\$1,064,800	\$1,093,500	\$1,090,900	\$1,031,400	\$1,019,200	\$812,400	\$322,200
Sooke – SF-All	\$835,800	\$823,600	\$869,400	\$869,600	\$859,800	\$825,700	\$610,100	\$272,100
Langford – SF-All	\$1,043,400	\$1,046,900	\$1,048,000	\$1,087,800	\$1,039,600	\$1,032,200	\$775,100	\$317,900
Metchosin – SF-All	\$1,317,500	\$1,295,500	\$1,363,500	\$1,350,500	\$1,367,000	\$1,239,800	\$889,800	\$422,700
Colwood – SF-All	\$1,068,300	\$1,074,900	\$1,085,500	\$1,132,600	\$1,048,400	\$983,100	\$770,100	\$329,900
Highlands – SF-All	\$1,577,000	\$1,630,100	\$1,653,400	\$1,555,500	\$1,581,600	\$1,438,400	\$1,025,000	\$466,100
North Saanich – SF-All	\$1,464,400	\$1,489,200	\$1,489,100	\$1,464,100	\$1,462,600	\$1,429,000	\$1,008,900	\$465,900
Sidney – SF-All	\$1,016,200	\$1,026,900	\$1,041,800	\$1,026,600	\$1,024,600	\$1,022,400	\$737,900	\$304,500
Central Saanich – SF-All	\$1,185,000	\$1,218,000	\$1,206,100	\$1,158,100	\$1,168,200	\$1,133,100	\$876,600	\$357,400
ML Malahat & Area – SF-All	\$918,000	\$916,200	\$902,300	\$893,400	\$875,700	\$865,600	\$650,000	\$286,700
GI Gulf Islands – SF-All	\$752,500	\$764,600	\$772,300	\$745,600	\$767,500	\$778,300	\$576,300	\$296,300

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



MLS® Home Price Index

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HPI or Benchmark Price

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☐ Benchmark Price

Value or percent change

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☐ Percent change

1. Area Group

VREB District Summary

2. Property Type

– Single Family-All (SF-All)

3. Area/Property Type Selection

All

HPI by Timeframe and Property Type

	October 2025	1 Month Ago	3 Months Ago	6 Months Ago	12 Months Ago	3 Years Ago	5 Years Ago	January 2005
Victoria REB – SF-All	310.7	314.1	320.6	321.9	313.5	306.4	236.8	100.0
Victoria – SF-All	308.0	314.1	329.9	330.4	325.4	315.9	255.3	100.0
Victoria West – SF-All	351.4	347.0	360.4	366.1	343.2	335.4	262.1	100.0
Oak Bay – SF-All	288.3	298.3	311.9	317.0	310.6	303.6	237.7	100.0
Esquimalt – SF-All	343.6	339.0	349.1	359.7	335.8	325.8	262.6	100.0
View Royal – SF-All	319.2	315.2	321.0	320.6	307.5	303.0	244.0	100.0
Saanich East – SF-All	316.4	320.8	330.3	332.1	321.4	301.0	244.2	100.0
Saanich West – SF-All	328.3	330.5	339.4	338.6	320.1	316.3	252.1	100.0
Sooke – SF-All	307.2	302.7	319.5	319.6	316.0	303.5	224.2	100.0
Langford – SF-All	328.2	329.3	329.7	342.2	327.0	324.7	243.8	100.0
Metchosin – SF-All	311.7	306.5	322.6	319.5	323.4	293.3	210.5	100.0
Colwood – SF-All	323.8	325.8	329.0	343.3	317.8	298.0	233.4	100.0
Highlands – SF-All	338.3	349.7	354.7	333.7	339.3	308.6	219.9	100.0
North Saanich – SF-All	314.3	319.6	319.6	314.3	313.9	306.7	216.5	100.0
Sidney – SF-All	333.7	337.2	342.1	337.1	336.5	335.8	242.3	100.0
Central Saanich – SF-All	331.6	340.8	337.5	324.0	326.9	317.0	245.3	100.0
ML Malahat & Area – SF-All	320.2	319.6	314.7	311.6	305.4	301.9	226.7	100.0
GI Gulf Islands – SF-All	254.0	258.0	260.6	251.6	259.0	262.7	194.5	100.0

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



MLS® Home Price Index

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HPI or Benchmark Price

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Value or percent change

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☐ Percent change

1. Area Group

VREB District Summary

2. Property Type

– Condo Apartment (Con)

3. Area/Property Type Selection

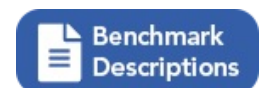
All

Benchmark Price by Timeframe and Property Type

	October 2025	1 Month Ago	3 Months Ago	6 Months Ago	12 Months Ago	3 Years Ago	5 Years Ago	January 2005
Victoria REB – Con	\$550,500	\$546,400	\$560,100	\$565,800	\$549,200	\$566,200	\$433,300	\$171,600
Victoria – Con	\$510,700	\$508,500	\$524,600	\$532,500	\$514,700	\$544,200	\$422,500	\$163,900
Victoria West – Con	\$723,300	\$706,100	\$719,000	\$749,000	\$709,300	\$756,700	\$626,600	\$257,400
Oak Bay – Con	\$696,000	\$674,700	\$737,500	\$697,300	\$702,800	\$715,400	\$582,900	\$231,800
Esquimalt – Con	\$547,800	\$544,400	\$541,500	\$559,300	\$525,600	\$528,600	\$382,100	\$143,500
View Royal – Con	\$546,300	\$541,700	\$540,100	\$564,300	\$548,400	\$588,700	\$462,100	\$182,000
Saanich East – Con	\$565,500	\$567,800	\$595,900	\$569,500	\$560,700	\$565,100	\$411,000	\$144,600
Saanich West – Con	\$527,600	\$530,400	\$533,600	\$530,500	\$510,000	\$513,800	\$388,700	\$135,500
Sooke – Con	\$497,200	\$490,700	\$493,900	\$497,600	\$482,300	\$478,700	\$337,900	\$110,400
Langford – Con	\$518,500	\$512,600	\$518,200	\$535,200	\$521,300	\$549,500	\$400,200	\$148,400
Colwood – Con	\$499,100	\$497,600	\$498,900	\$507,900	\$492,000	\$494,500	\$376,200	\$111,100
North Saanich – Con	\$749,900	\$740,300	\$758,600	\$790,900	\$818,500	\$749,300	\$555,100	\$313,700
Sidney – Con	\$627,700	\$619,100	\$628,800	\$638,800	\$636,400	\$607,300	\$451,500	\$214,700
Central Saanich – Con	\$518,300	\$515,200	\$525,000	\$547,700	\$568,400	\$527,100	\$386,200	\$190,700

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



MLS® Home Price Index

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HPI or Benchmark Price

- ☒ HPI
☐ Benchmark Price

Value or percent change

- ☒ Value
☐ Percent change

1. Area Group

VREB District Summary

2. Property Type

– Condo Apartment (Con)

3. Area/Property Type Selection

All

HPI by Timeframe and Property Type

	October 2025	1 Month Ago	3 Months Ago	6 Months Ago	12 Months Ago	3 Years Ago	5 Years Ago	January 2005
Victoria REB – Con	320.8	318.4	326.4	329.7	320.0	330.0	252.5	100.0
Victoria – Con	311.6	310.3	320.1	324.9	314.0	332.0	257.8	100.0
Victoria West – Con	281.0	274.3	279.3	291.0	275.6	294.0	243.4	100.0
Oak Bay – Con	300.3	291.1	318.2	300.8	303.2	308.6	251.5	100.0
Esquimalt – Con	381.7	379.4	377.4	389.8	366.3	368.4	266.3	100.0
View Royal – Con	300.2	297.6	296.8	310.1	301.3	323.5	253.9	100.0
Saanich East – Con	391.1	392.7	412.1	393.8	387.8	390.8	284.2	100.0
Saanich West – Con	389.4	391.4	393.8	391.5	376.4	379.2	286.9	100.0
Sooke – Con	450.4	444.5	447.4	450.7	436.9	433.6	306.1	100.0
Langford – Con	349.4	345.4	349.2	360.6	351.3	370.3	269.7	100.0
Colwood – Con	449.2	447.9	449.1	457.2	442.8	445.1	338.6	100.0
North Saanich – Con	239.1	236.0	241.8	252.1	260.9	238.9	177.0	100.0
Sidney – Con	292.4	288.4	292.9	297.5	296.4	282.9	210.3	100.0
Central Saanich – Con	271.8	270.2	275.3	287.2	298.1	276.4	202.5	100.0

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



MLS® Home Price Index

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HPI or Benchmark Price

- ☐ HPI
☒ Benchmark Price

Value or percent change

- ☒ Value
☐ Percent change

1. Area Group

VREB District Summary

2. Property Type

– Townhouse (Twn)

3. Area/Property Type Selection

All

Benchmark Price by Timeframe and Property Type

	October 2025	1 Month Ago	3 Months Ago	6 Months Ago	12 Months Ago	3 Years Ago	5 Years Ago	January 2005
Victoria REB – Twn	\$780,800	\$786,200	\$792,800	\$791,200	\$782,600	\$770,100	\$582,500	\$262,500
Victoria – Twn	\$853,300	\$874,000	\$838,400	\$846,200	\$871,200	\$874,200	\$682,000	\$299,400
Victoria West – Twn	\$883,500	\$889,800	\$894,400	\$886,300	\$931,900	\$890,000	\$700,000	\$224,600
Esquimalt – Twn	\$762,600	\$757,300	\$766,000	\$759,700	\$782,900	\$774,500	\$588,700	\$213,100
View Royal – Twn	\$821,700	\$815,100	\$834,800	\$810,000	\$838,900	\$804,800	\$611,800	\$249,500
Saanich East – Twn	\$902,100	\$908,300	\$922,900	\$944,700	\$890,600	\$859,500	\$666,600	\$301,700
Saanich West – Twn	\$796,700	\$800,900	\$816,500	\$830,300	\$786,200	\$751,500	\$574,900	\$249,600
Sooke – Twn	\$653,800	\$657,100	\$668,200	\$648,900	\$665,300	\$674,000	\$485,900	\$231,100
Langford – Twn	\$703,900	\$702,500	\$722,800	\$706,000	\$708,700	\$704,200	\$509,800	\$238,700
Colwood – Twn	\$759,600	\$763,900	\$782,500	\$756,100	\$763,900	\$724,000	\$520,400	\$271,200
Sidney – Twn	\$865,300	\$870,900	\$883,500	\$898,700	\$819,700	\$788,600	\$629,400	\$260,800
Central Saanich – Twn	\$725,700	\$727,500	\$737,700	\$756,900	\$696,800	\$678,300	\$515,000	\$220,300
ML Malahat & Area – Twn	\$669,600	\$677,500	\$709,400	\$713,800	\$704,300	\$799,900	\$565,300	\$190,600
GI Gulf Islands – Twn	\$617,100	\$633,300	\$644,200	\$661,100	\$635,900	\$712,000	\$531,000	\$221,000

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



MLS® Home Price Index

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HPI or Benchmark Price

- ☒ HPI
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Value or percent change

- ☒ Value
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1. Area Group

VREB District Summary

2. Property Type

– Townhouse (Twn)

3. Area/Property Type Selection

All

HPI by Timeframe and Property Type

	October 2025	1 Month Ago	3 Months Ago	6 Months Ago	12 Months Ago	3 Years Ago	5 Years Ago	January 2005
Victoria REB – Twn	297.4	299.5	302.0	301.4	298.1	293.4	221.9	100.0
Victoria – Twn	285.0	291.9	280.0	282.6	291.0	292.0	227.8	100.0
Victoria West – Twn	393.4	396.2	398.2	394.6	414.9	396.3	311.7	100.0
Esquimalt – Twn	357.9	355.4	359.5	356.5	367.4	363.4	276.3	100.0
View Royal – Twn	329.3	326.7	334.6	324.6	336.2	322.6	245.2	100.0
Saanich East – Twn	299.0	301.1	305.9	313.1	295.2	284.9	220.9	100.0
Saanich West – Twn	319.2	320.9	327.1	332.7	315.0	301.1	230.3	100.0
Sooke – Twn	282.9	284.3	289.1	280.8	287.9	291.6	210.3	100.0
Langford – Twn	294.9	294.3	302.8	295.8	296.9	295.0	213.6	100.0
Colwood – Twn	280.1	281.7	288.5	278.8	281.7	267.0	191.9	100.0
Sidney – Twn	331.8	333.9	338.8	344.6	314.3	302.4	241.3	100.0
Central Saanich – Twn	329.4	330.2	334.9	343.6	316.3	307.9	233.8	100.0
ML Malahat & Area – Twn	351.3	355.5	372.2	374.5	369.5	419.7	296.6	100.0
GI Gulf Islands – Twn	279.2	286.6	291.5	299.1	287.7	322.2	240.3	100.0

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



1. Area Group

VREB Area Summary

HPI or Benchmark Price

- ☐ HPI
- ☒ Benchmark Price

Adding labels

Hold Ctrl (Cmd) and select points on the chart to show multiple date/value labels

2. Property Type

– Single Family-All (SF-All)

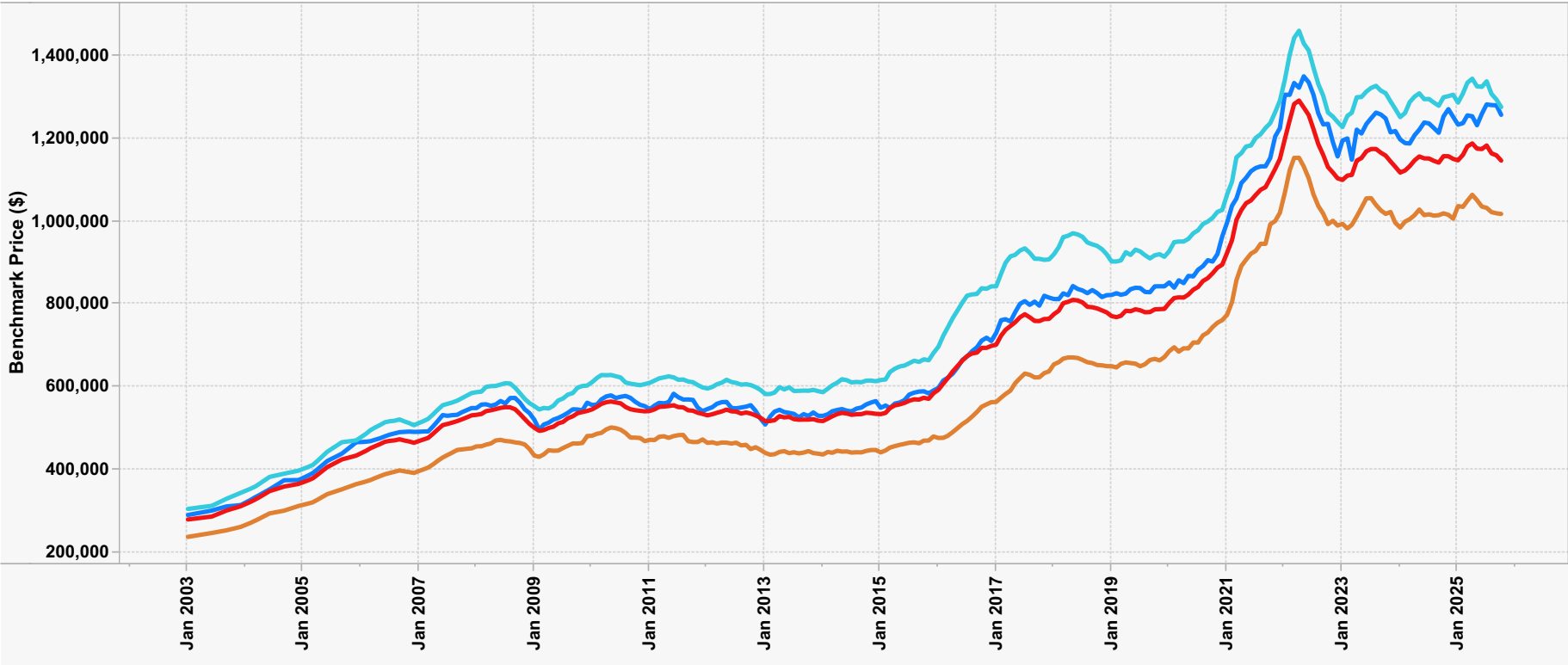
3. Area/Property Type Selection

Multiple values

Benchmark Price Performance over Time

Select Date Range:

All values



Victoria REB – SF-All

Core – SF-All

Westshore – SF-All

Peninsula – SF-All

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board

Benchmark Descriptions

Help Guide

1. Area Group

VREB Area Summary

HPI or Benchmark Price

- ☐ HPI
☒ Benchmark Price

Adding labels

Hold Ctrl (Cmd) and select points on the chart to show multiple date/value labels

2. Property Type

– Condo Apartment (Con)

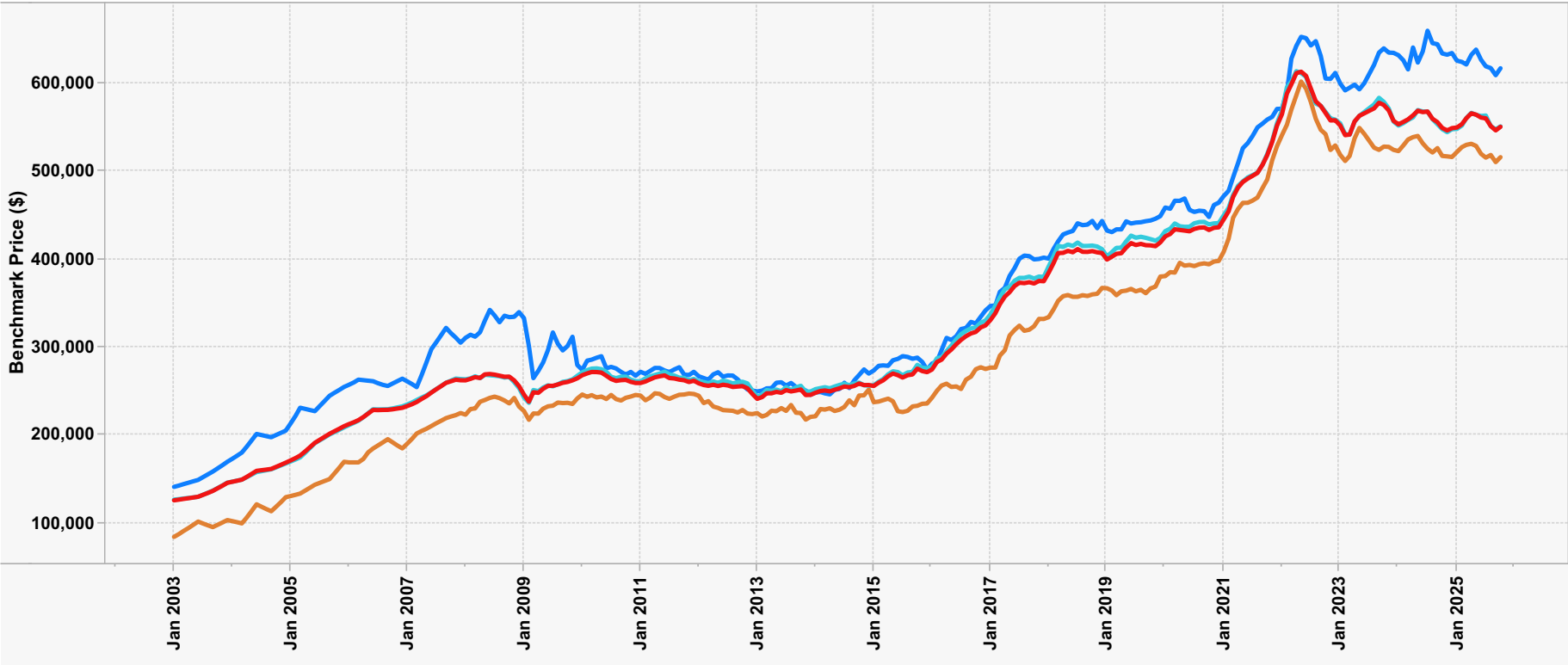
3. Area/Property Type Selection

All

Benchmark Price Performance over Time

Select Date Range:

All values



Victoria REB – Con

Core – Con

Westshore – Con

Peninsula – Con

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board

Benchmark Descriptions

Help Guide

1. Area Group

VREB Area Summary

HPI or Benchmark Price

- ☐ HPI
- ☒ Benchmark Price

Adding labels

Hold Ctrl (Cmd) and select points on the chart to show multiple date/value labels

2. Property Type

– Townhouse (Twn)

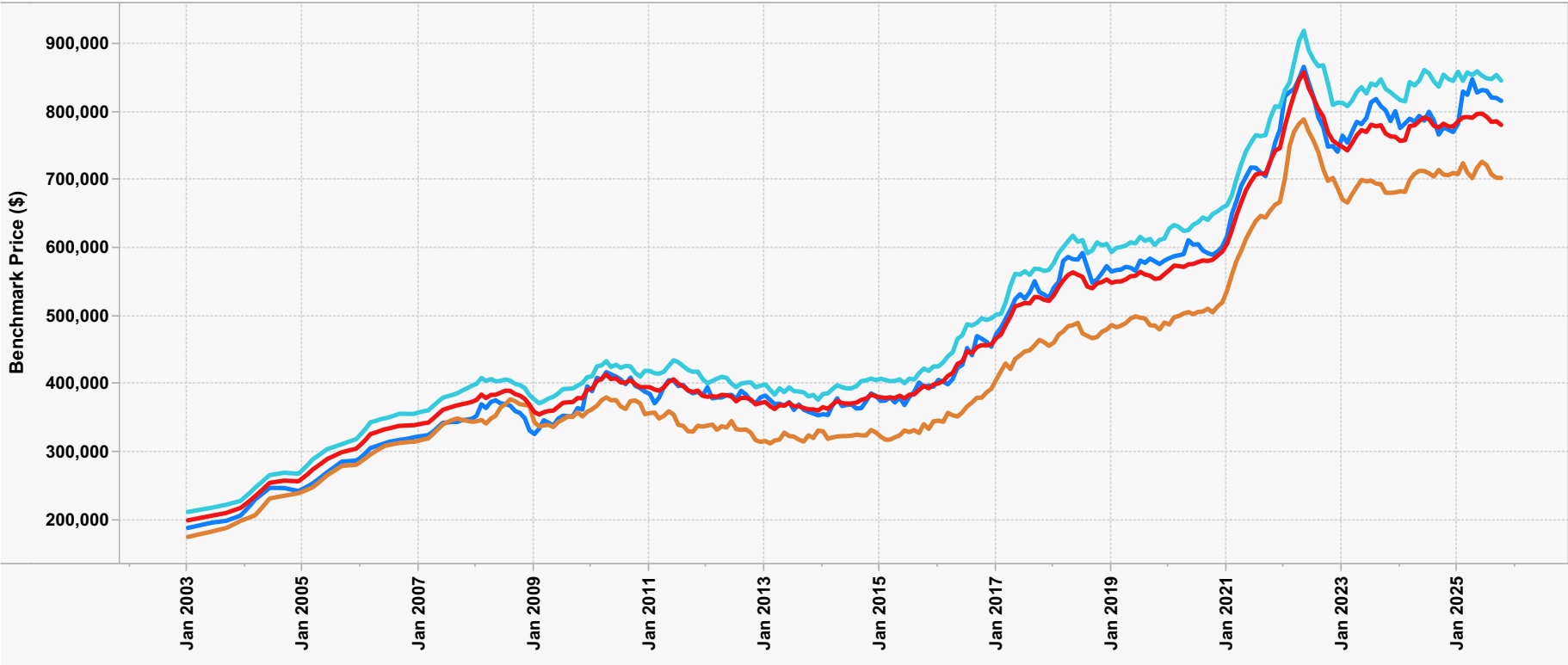
3. Area/Property Type Selection

Multiple values

Benchmark Price Performance over Time

Select Date Range:

All values



Victoria REB – Twn

Core – Twn

Westshore – Twn

Peninsula – Twn

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board

Benchmark Descriptions

Help Guide

1. Area Group

VREB Area Summary

HPI or Benchmark Price

- ☐ HPI
☒ Benchmark Price

Adding labels

Hold Ctrl (Cmd) and select points on the chart to show multiple date/value labels

2. Property Type

Multiple values

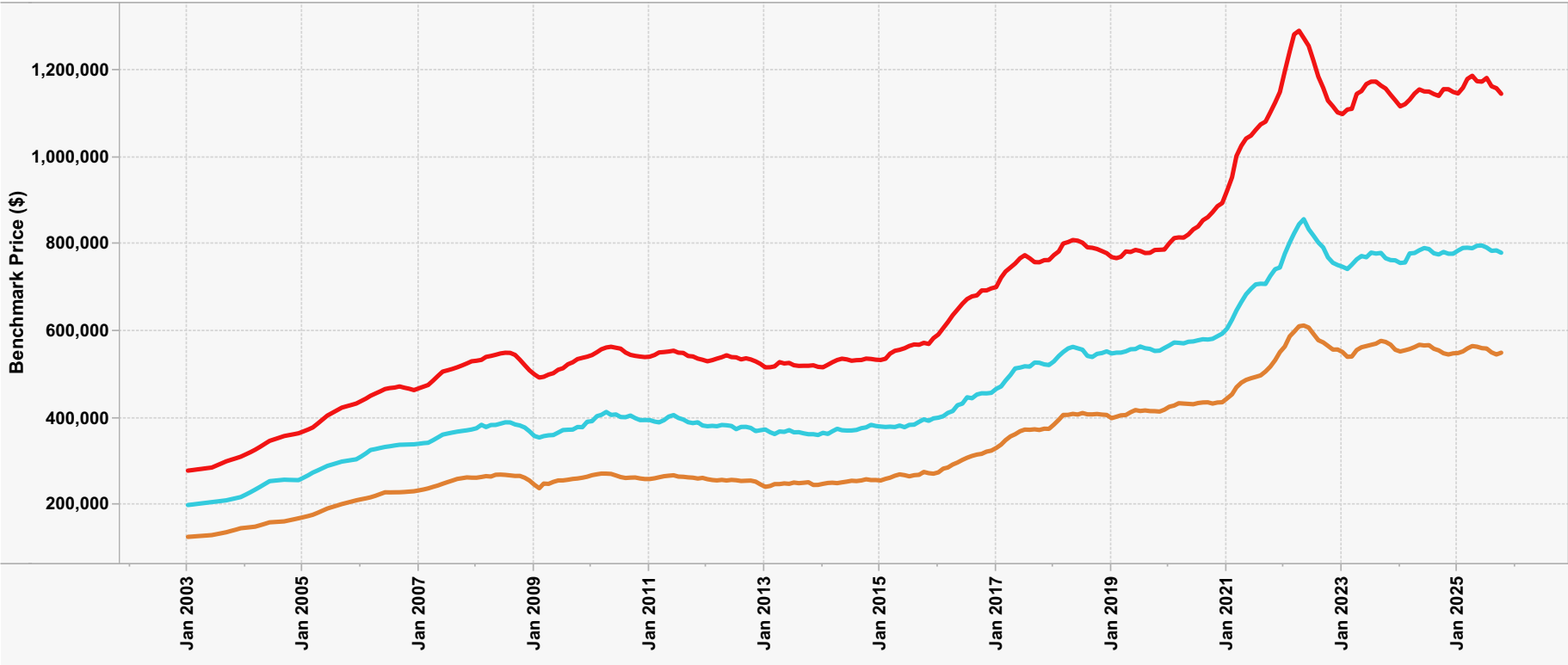
3. Area/Property Type Selection

Multiple values

Benchmark Price Performance over Time

Select Date Range:

All values



Victoria REB - SF-All

Victoria REB - Twn

Victoria REB - Con

Note: Areas with insufficient sales are not included in the HPI.

Source: Victoria Real Estate Board



Monthly Sales Summary (Mark I)

Residential Waterfront Properties Integrated Into Their Own Districts

October 2025

Produced: 02-Nov-2025

District	Units	Total Volume
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Residential

● Single Family Detached

Greater Victoria

Victoria / Victoria West	46	\$60,713,000
Oak Bay	27	\$61,858,250
Esquimalt	6	\$6,447,400
View Royal	5	\$5,669,800
Saanich East	62	\$85,005,884
Saanich West	24	\$28,731,280
Central Saanich	14	\$19,777,000
North Saanich	19	\$41,899,500
Sidney	10	\$10,207,400
Highlands	2	\$2,854,000
Colwood	22	\$22,532,500
Langford	46	\$51,294,950
Metchosin	6	\$9,357,000
Sooke	32	\$30,519,227
Gulf Islands	17	\$19,654,363

Total Greater Victoria	338	\$456,521,554
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Other Areas

Malahat & Area	12	\$20,547,899
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Total Other Areas	12	\$20,547,899
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Total Single Family Detached	350	\$477,069,453
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● Condo Apartment

Greater Victoria

Victoria / Victoria West	76	\$45,883,504
Oak Bay	3	\$2,548,000
Esquimalt	4	\$2,009,900
View Royal	5	\$2,935,000
Saanich East	19	\$11,242,500
Saanich West	5	\$2,795,500
Central Saanich	5	\$3,447,500
North Saanich	1	\$780,000
Sidney	12	\$10,590,500
Colwood	6	\$3,468,935
Langford	21	\$11,400,170
Sooke	2	\$900,000

Total Greater Victoria	159	\$98,001,509
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Total Condo Apartment	159	\$98,001,509
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Monthly Sales Summary (Mark I)

Residential Waterfront Properties Integrated Into Their Own Districts

October 2025

Produced: 02-Nov-2025

District	Units	Total Volume
● Row/Townhouse		
Greater Victoria		
Victoria / Victoria West	4	\$2,916,877
Oak Bay	2	\$2,320,000
Esquimalt	3	\$2,354,000
View Royal	6	\$5,333,900
Saanich East	7	\$5,931,400
Saanich West	3	\$2,829,000
Central Saanich	7	\$5,833,600
Sidney	8	\$6,359,500
Colwood	12	\$10,042,709
Langford	20	\$14,643,147
Sooke	2	\$1,217,500
Gulf Islands	1	\$1,380,000
Total Greater Victoria	75	\$61,161,633
Total Row/Townhouse	75	\$61,161,633
● Manufactured Home		
Greater Victoria		
View Royal	3	\$685,000
Central Saanich	2	\$764,900
Sidney	3	\$1,622,500
Langford	-1	(\$277,500)
Sooke	1	\$400,000
Gulf Islands	1	\$270,000
Total Greater Victoria	9	\$3,464,900
Other Areas		
Malahat & Area	1	\$250,000
Total Other Areas	1	\$250,000
Total Manufactured Home	10	\$3,714,900
Total Residential	594	\$639,947,495

Monthly Sales Summary (Mark I)

Residential Waterfront Properties Integrated Into Their Own Districts

October 2025

Produced: 02-Nov-2025

District	Units	Total Volume
Other Property		
● Lots & Acreage		
Greater Victoria		
Sooke	5	\$2,423,000
Gulf Islands	3	\$1,540,875
Total Greater Victoria	8	\$3,963,875
Other Areas		
Malahat & Area	2	\$1,252,000
Total Other Areas	2	\$1,252,000
Total Lots & Acreage	10	\$5,215,875
● Commercial Land	1	\$2,750,000
● Other Commercial Properties	12	\$13,420,129
Grand Totals	617	\$661,333,499

Monthly Sales Summary (Mark II)

Waterfront Properties Segregated Into a 'Waterfront' District

October 2025

Produced: 02-Nov-2025

District	Units	Total Volume
Residential		
● Single Family Detached		
Greater Victoria		
Victoria	43	\$57,313,000
Victoria West	3	\$3,400,000
Oak Bay	27	\$61,858,250
Esquimalt	6	\$6,447,400
View Royal	5	\$5,669,800
Saanich East	62	\$85,005,884
Saanich West	23	\$27,081,280
Central Saanich	13	\$17,887,000
North Saanich	16	\$27,149,500
Sidney	10	\$10,207,400
Highlands	2	\$2,854,000
Colwood	22	\$22,532,500
Langford	46	\$51,294,950
Metchosin	4	\$5,117,000
Sooke	31	\$28,169,227
Gulf Islands	13	\$15,684,363
Waterfront (all districts)	12	\$28,850,000
Total Greater Victoria	338	\$456,521,554
Other Areas		
Malahat & Area	10	\$11,247,899
Waterfront (all districts)	2	\$9,300,000
Total Other Areas	12	\$20,547,899
Total Single Family Detached	350	\$477,069,453
● Condo Apartment		
Greater Victoria		
Victoria	57	\$32,866,704
Victoria West	12	\$7,661,900
Oak Bay	3	\$2,548,000
Esquimalt	4	\$2,009,900
View Royal	4	\$2,260,000
Saanich East	19	\$11,242,500
Saanich West	4	\$2,345,500
Central Saanich	4	\$2,047,500
North Saanich	1	\$780,000
Sidney	10	\$5,380,500
Colwood	6	\$3,468,935
Langford	21	\$11,400,170
Waterfront (all districts)	14	\$13,989,900
Total Greater Victoria	159	\$98,001,509
Total Condo Apartment	159	\$98,001,509

Monthly Sales Summary (Mark II)

Waterfront Properties Segregated Into a 'Waterfront' District

October 2025

Produced: 02-Nov-2025

District	Units	Total Volume
● Row/Townhouse		
Greater Victoria		
Victoria	4	\$2,916,877
Oak Bay	2	\$2,320,000
Esquimalt	3	\$2,354,000
View Royal	6	\$5,333,900
Saanich East	7	\$5,931,400
Saanich West	3	\$2,829,000
Central Saanich	5	\$3,917,500
Sidney	8	\$6,359,500
Colwood	12	\$10,042,709
Langford	20	\$14,643,147
Sooke	2	\$1,217,500
Waterfront (all districts)	3	\$3,296,100
Total Greater Victoria	75	\$61,161,633
Total Row/Townhouse	75	\$61,161,633
● Manufactured Home		
Greater Victoria		
View Royal	3	\$685,000
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Total Residential	594	\$639,947,495

Monthly Sales Summary (Mark II)

Waterfront Properties Segregated Into a 'Waterfront' District

October 2025

Produced: 02-Nov-2025

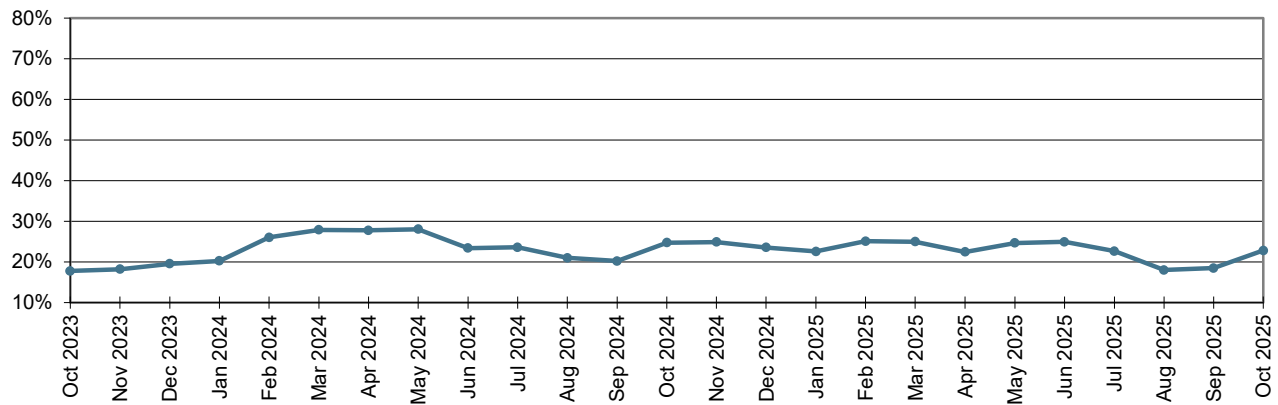
District	Units	Total Volume
Other Property		
● Lots & Acreage		
Greater Victoria		
Sooke	5	\$2,423,000
Gulf Islands	3	\$1,540,875
Total Greater Victoria	8	\$3,963,875
Other Areas		
Malahat & Area	2	\$1,252,000
Total Other Areas	2	\$1,252,000
Total Lots & Acreage	10	\$5,215,875
● Commercial Land	1	\$2,750,000
● Other Commercial Properties	12	\$13,420,129
Grand Totals	617	\$661,333,499

Sales to Active Listings Ratio

The ratio of counts of total residential sales over total active residential listings for the last 25 months

October 2025

Produced: 02-Nov-2025



The Sales to Active Listings Ratio

This chart tracks the ratio of total residential sales over total active residential listings at month-end for each of the last 25 months.

The active listing count and the sales count can be viewed as indicators of housing supply and demand respectively. Observing the ratio between them can thus help indicate a "buyers' market", where there is sustained downward pressure on prices, and a "sellers' market", where there is sustained upward pressure on prices.

Based on a regression analysis performed by the Economics Department of the BC Real Estate Association in each market area of the province, the Sales to Active Listings Ratio for Victoria can be interpreted as follows:

- below 17%, there is downward pressure on prices (buyers' market)
- above 28%, there is upward pressure on prices (sellers' market)
- in the 17-28% range, there is little pressure on prices either way (balanced market)

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Single Family - Residential						
Units Listed	412	391	5 %	5030	4664	8 %
Units Sold	290	258	12 %	2463	2332	6 %
Sell/List Ratio	70 %	66 %		49 %	50 %	
Sales Dollars	\$369,187,040	\$309,512,693	19 %	\$3,123,373,306	\$2,861,976,662	9 %
Average Price / Unit	\$1,273,059	\$1,199,662	6 %	\$1,268,117	\$1,227,263	3 %
Price Ratio	97 %	98 %		98 %	98 %	
Days To Sell	47	50	-6 %	39	39	-1 %
Active Listings at Month End	885	874	1 %			
Single Family - Residential Waterfront						
Units Listed	33	31	6 %	487	513	-5 %
Units Sold	14	15	-7 %	159	159	0 %
Sell/List Ratio	42 %	48 %		33 %	31 %	
Sales Dollars	\$38,150,000	\$33,922,500	12 %	\$359,258,184	\$325,342,749	10 %
Average Price / Unit	\$2,725,000	\$2,261,500	20 %	\$2,259,485	\$2,046,181	10 %
Price Ratio	91 %	96 %		95 %	94 %	
Days To Sell	117	68	73 %	88	66	33 %
Active Listings at Month End	171	161	6 %			
Single Family - Residential Acreage						
Units Listed	53	46	15 %	641	610	5 %
Units Sold	25	33	-24 %	226	224	1 %
Sell/List Ratio	47 %	72 %		35 %	37 %	
Sales Dollars	\$49,571,213	\$52,033,550	-5 %	\$343,617,999	\$340,879,548	1 %
Average Price / Unit	\$1,982,849	\$1,576,774	26 %	\$1,520,434	\$1,521,784	0 %
Price Ratio	94 %	96 %		96 %	96 %	
Days To Sell	54	83	-35 %	63	70	-10 %
Active Listings at Month End	206	195	6 %			
Condo Apartment						
Units Listed	326	407	-20 %	4087	4078	0 %
Units Sold	159	187	-15 %	1887	1856	2 %
Sell/List Ratio	49 %	46 %		46 %	46 %	
Sales Dollars	\$98,001,509	\$110,640,683	-11 %	\$1,145,304,325	\$1,111,794,008	3 %
Average Price / Unit	\$616,362	\$591,661	4 %	\$606,945	\$599,027	1 %
Price Ratio	97 %	98 %		98 %	98 %	
Days To Sell	49	44	11 %	43	40	9 %
Active Listings at Month End	860	854	1 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Row/Townhouse						
Units Listed	130	130	0 %	1571	1353	16 %
Units Sold	75	73	3 %	744	726	2 %
Sell/List Ratio	58 %	56 %		47 %	54 %	
Sales Dollars	\$61,161,633	\$59,225,430	3 %	\$619,024,498	\$594,769,975	4 %
Average Price / Unit	\$815,488	\$811,307	1 %	\$832,022	\$819,242	2 %
Price Ratio	99 %	98 %		99 %	99 %	
Days To Sell	44	48	-8 %	39	40	-2 %
Active Listings at Month End	308	250	23 %			
Half Duplex (Up and Down)						
Units Listed	5	4	25 %	26	14	86 %
Units Sold	2	1	100 %	9	6	50 %
Sell/List Ratio	40 %	25 %		35 %	43 %	
Sales Dollars	\$2,983,500	\$620,000	381 %	\$9,575,800	\$5,548,000	73 %
Average Price / Unit	\$1,491,750	\$620,000	141 %	\$1,063,978	\$924,667	15 %
Price Ratio	98 %	98 %		98 %	98 %	
Days To Sell	11	13	-19 %	47	37	25 %
Active Listings at Month End	6	6	0 %			
Half Duplex (Side by Side)						
Units Listed	34	27	26 %	374	338	11 %
Units Sold	15	24	-38 %	176	164	7 %
Sell/List Ratio	44 %	89 %		47 %	49 %	
Sales Dollars	\$12,852,700	\$21,350,078	-40 %	\$167,309,118	\$155,584,387	8 %
Average Price / Unit	\$856,847	\$889,587	-4 %	\$950,620	\$948,685	0 %
Price Ratio	98 %	97 %		99 %	99 %	
Days To Sell	34	48	-28 %	36	37	-2 %
Active Listings at Month End	72	68	6 %			
Half Duplex (Front and Back)						
Units Listed	3	1	200 %	43	30	43 %
Units Sold	3	1	200 %	27	17	59 %
Sell/List Ratio	100 %	100 %		63 %	57 %	
Sales Dollars	\$3,250,000	\$1,510,000	115 %	\$26,483,190	\$14,835,449	79 %
Average Price / Unit	\$1,083,333	\$1,510,000	-28 %	\$980,859	\$872,673	12 %
Price Ratio	98 %	96 %		99 %	98 %	
Days To Sell	29	61	-52 %	30	73	-59 %
Active Listings at Month End	3	1	200 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Recreational						
Units Listed	2	1	100 %	30	32	-6 %
Units Sold	0	4	-100 %	9	11	-18 %
Sell/List Ratio	%	400 %		30 %	34 %	
Sales Dollars	\$0	\$1,210,000	-100 %	\$2,063,500	\$3,435,900	-40 %
Average Price / Unit		\$302,500	%	\$229,278	\$312,355	-27 %
Price Ratio	%	96 %		98 %	97 %	
Days To Sell		132	%	49	79	-38 %
Active Listings at Month End	14	18	-22 %			
Manufactured Home						
Units Listed	28	23	22 %	233	225	4 %
Units Sold	10	15	-33 %	107	125	-14 %
Sell/List Ratio	36 %	65 %		46 %	56 %	
Sales Dollars	\$3,714,900	\$5,251,817	-29 %	\$39,860,800	\$42,483,272	-6 %
Average Price / Unit	\$371,490	\$350,121	6 %	\$372,531	\$339,866	10 %
Price Ratio	96 %	95 %		96 %	96 %	
Days To Sell	80	40	99 %	62	54	16 %
Active Listings at Month End	79	58	36 %			
Residential Lots						
Units Listed	17	19	-11 %	332	292	14 %
Units Sold	1	5	-80 %	60	48	25 %
Sell/List Ratio	6 %	26 %		18 %	16 %	
Sales Dollars	\$200,000	\$3,587,500	-94 %	\$38,257,800	\$26,827,750	43 %
Average Price / Unit	\$200,000	\$717,500	-72 %	\$637,630	\$558,911	14 %
Price Ratio	91 %	97 %		96 %	96 %	
Days To Sell	88	82	8 %	71	86	-18 %
Active Listings at Month End	154	112	38 %			
Residential Lots - Waterfront						
Units Listed	1	7	-86 %	36	49	-27 %
Units Sold	2	0	%	11	6	83 %
Sell/List Ratio	200 %	%		31 %	12 %	
Sales Dollars	\$1,389,000	\$0	%	\$10,111,000	\$5,662,000	79 %
Average Price / Unit	\$694,500	%	%	\$919,182	\$943,667	-3 %
Price Ratio	89 %	%		90 %	91 %	
Days To Sell	212	%	%	186	69	170 %
Active Listings at Month End	21	28	-25 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Residential Acreage						
Units Listed	3	30	-90 %	132	163	-19 %
Units Sold	4	9	-56 %	25	42	-40 %
Sell/List Ratio	133 %	30 %		19 %	26 %	
Sales Dollars	\$1,577,000	\$6,764,000	-77 %	\$14,022,000	\$31,606,950	-56 %
Average Price / Unit	\$394,250	\$751,556	-48 %	\$560,880	\$752,546	-25 %
Price Ratio	91 %	96 %		92 %	93 %	
Days To Sell	95	88	9 %	98	117	-15 %
Active Listings at Month End	83	75	11 %			
Residential Acreage - Waterfront						
Units Listed	4	6	-33 %	48	43	12 %
Units Sold	3	1	200 %	15	14	7 %
Sell/List Ratio	75 %	17 %		31 %	33 %	
Sales Dollars	\$2,049,875	\$355,000	477 %	\$10,653,875	\$10,783,000	-1 %
Average Price / Unit	\$683,292	\$355,000	92 %	\$710,258	\$770,214	-8 %
Price Ratio	84 %	89 %		90 %	94 %	
Days To Sell	114	52	120 %	166	62	168 %
Active Listings at Month End	32	25	28 %			
Revenue - Duplex/Triplex						
Units Listed	3	2	50 %	48	58	-17 %
Units Sold	1	4	-75 %	14	22	-36 %
Sell/List Ratio	33 %	200 %		29 %	38 %	
Sales Dollars	\$1,075,000	\$4,980,000	-78 %	\$17,794,475	\$28,303,900	-37 %
Average Price / Unit	\$1,075,000	\$1,245,000	-14 %	\$1,271,034	\$1,286,541	-1 %
Price Ratio	98 %	96 %		95 %	96 %	
Days To Sell	112	66	71 %	43	47	-7 %
Active Listings at Month End	13	14	-7 %			
Revenue - Multi Units						
Units Listed	9	10	-10 %	97	84	15 %
Units Sold	2	2	0 %	15	20	-25 %
Sell/List Ratio	22 %	20 %		15 %	24 %	
Sales Dollars	\$4,850,000	\$4,321,000	12 %	\$55,238,500	\$48,931,000	13 %
Average Price / Unit	\$2,425,000	\$2,160,500	12 %	\$3,682,567	\$2,446,550	51 %
Price Ratio	91 %	98 %		104 %	93 %	
Days To Sell	157	44	260 %	97	102	-5 %
Active Listings at Month End	45	27	67 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Revenue - Apartment Block						
Units Listed	0	0	%	0	0	%
Units Sold	0	0	%	0	0	%
Sell/List Ratio	%	%		%	%	
Sales Dollars	\$0	\$0	%	\$0	\$0	%
Average Price / Unit			%			%
Price Ratio	%	%		%	%	
Days To Sell			%			%
Active Listings at Month End	0	0	%			
Revenue - Commercial						
Units Listed	18	13	38 %	162	127	28 %
Units Sold	3	1	200 %	38	24	58 %
Sell/List Ratio	17 %	8 %		23 %	19 %	
Sales Dollars	\$4,544,584	\$650,000	599 %	\$47,665,018	\$31,469,500	51 %
Average Price / Unit	\$1,514,861	\$650,000	133 %	\$1,254,343	\$1,311,229	-4 %
Price Ratio	110 %	100 %		96 %	94 %	
Days To Sell	57	50	14 %	102	121	-16 %
Active Listings at Month End	92	68	35 %			
Revenue - Industrial						
Units Listed	8	5	60 %	75	71	6 %
Units Sold	1	6	-83 %	17	17	0 %
Sell/List Ratio	13 %	120 %		23 %	24 %	
Sales Dollars	\$1,858,675	\$11,804,000	-84 %	\$22,279,546	\$30,281,280	-26 %
Average Price / Unit	\$1,858,675	\$1,967,333	-6 %	\$1,310,562	\$1,781,252	-26 %
Price Ratio	100 %	94 %		97 %	95 %	
Days To Sell	568	126	351 %	136	98	39 %
Active Listings at Month End	51	39	31 %			
Business with Land & Building						
Units Listed	0	1	-100 %	6	9	-33 %
Units Sold	1	1	0 %	2	1	100 %
Sell/List Ratio	%	100 %		33 %	11 %	
Sales Dollars	\$2,000,000	\$527,000	280 %	\$4,400,000	\$527,000	735 %
Average Price / Unit	\$2,000,000	\$527,000	280 %	\$2,200,000	\$527,000	317 %
Price Ratio	87 %	88 %		85 %	88 %	
Days To Sell	336	129	160 %	203	129	57 %
Active Listings at Month End	6	6	0 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Business Only						
Units Listed	13	8	63 %	124	122	2 %
Units Sold	3	0	%	28	19	47 %
Sell/List Ratio	23 %	%		23 %	16 %	
Sales Dollars	\$163,000	\$0	%	\$4,094,110	\$3,641,800	12 %
Average Price / Unit	\$54,333		%	\$146,218	\$191,674	-24 %
Price Ratio	53 %	%		81 %	89 %	
Days To Sell	379		%	135	136	-1 %
Active Listings at Month End	72	67	7 %			
Motel/Hotel						
Units Listed	0	0	%	0	0	%
Units Sold	0	0	%	0	0	%
Sell/List Ratio	%	%		%	%	
Sales Dollars	\$0	\$0	%	\$0	\$0	%
Average Price / Unit			%			%
Price Ratio	%	%		%	%	
Days To Sell			%			%
Active Listings at Month End	0	0	%			
Lease - Office						
Units Listed	7	17	-59 %	132	117	13 %
Units Sold	0	3	-100 %	26	33	-21 %
Sell/List Ratio	%	18 %		20 %	28 %	
Sales Dollars	\$0	\$2,438	-100 %	\$1,036	\$347,112	-100 %
Average Price / Unit		\$813	%	\$40	\$10,519	-100 %
Price Ratio	%	100 %		102 %	3980 %	
Days To Sell		87	%	117	135	-14 %
Active Listings at Month End	100	79	27 %			
Lease - Retail						
Units Listed	11	7	57 %	101	118	-14 %
Units Sold	1	5	-80 %	23	32	-28 %
Sell/List Ratio	9 %	71 %		23 %	27 %	
Sales Dollars	\$20	\$2,524	-99 %	\$105,734	\$13,830	665 %
Average Price / Unit	\$20	\$505	-96 %	\$4,597	\$432	964 %
Price Ratio	105 %	100 %		1418 %	100 %	
Days To Sell	134	156	-14 %	96	109	-12 %
Active Listings at Month End	65	63	3 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Lease - Warehouse						
Units Listed	0	0	%	0	0	%
Units Sold	0	0	%	0	0	%
Sell/List Ratio	%	%		%	%	
Sales Dollars	\$0	\$0	%	\$0	\$0	%
Average Price / Unit			%			%
Price Ratio	%	%		%	%	
Days To Sell			%			%
Active Listings at Month End	0	0	%			
Lease - Industrial						
Units Listed	2	7	-71 %	66	56	18 %
Units Sold	1	2	-50 %	11	15	-27 %
Sell/List Ratio	50 %	29 %		17 %	27 %	
Sales Dollars	\$3,850	\$43	8874 %	\$107,960	\$172,059	-37 %
Average Price / Unit	\$3,850	\$21	17849 %	\$9,815	\$11,471	-14 %
Price Ratio	101 %	100 %		1382 %	4558 %	
Days To Sell	133	134	-1 %	134	117	14 %
Active Listings at Month End	43	30	43 %			
Lease - Other						
Units Listed	3	0	%	31	22	41 %
Units Sold	0	1	-100 %	5	4	25 %
Sell/List Ratio	%	%		16 %	18 %	
Sales Dollars	\$0	\$1,400	-100 %	\$3,516	\$1,465	140 %
Average Price / Unit		\$1,400	%	\$703	\$366	92 %
Price Ratio	%	117 %		103 %	4 %	
Days To Sell		48	%	58	89	-35 %
Active Listings at Month End	16	13	23 %			
Commercial Land						
Units Listed	6	11	-45 %	39	50	-22 %
Units Sold	1	3	-67 %	3	4	-25 %
Sell/List Ratio	17 %	27 %		8 %	8 %	
Sales Dollars	\$2,750,000	\$3,096,000	-11 %	\$7,155,000	\$4,321,000	66 %
Average Price / Unit	\$2,750,000	\$1,032,000	166 %	\$2,385,000	\$1,080,250	121 %
Price Ratio	91 %	91 %		96 %	89 %	
Days To Sell	171	187	-9 %	129	171	-24 %
Active Listings at Month End	26	30	-13 %			

Monthly Comparative Activity By Property Type

Includes All MLS® Property Types

October 2025

Produced: 02-Nov-2025

	This Year	Current Month Last Year	% Change	This Year	Year To Date Last Year	% Change
Grand Totals						
Units Listed	1131	1204	-6 %	13951	13238	5 %
Units Sold	617	654	-6 %	6100	5921	3 %
Sell/List Ratio	55 %	54 %		44 %	45 %	
Sales Dollars	\$661,333,499	\$631,367,656	5 %	\$6,067,760,289	\$5,679,539,596	7 %
Average Price / Unit	\$1,071,853	\$965,394	11 %	\$994,715	\$959,220	4 %
Price Ratio	97 %	97 %		98 %	98 %	
Days To Sell	54	54	1 %	46	45	2 %
Active Listings at Month End	3423	3161	8 %			