

Serving clients in...  
Qualicum Beach  
Parksville  
French Creek  
Nanoose Bay  
and region

**Team W**  
Rudi & Trish  
Widdershoven  
RE/MAX First Realty



*Building relationships, fulfilling dreams ...since 1989*



# MARKET STATISTICS

## Parksville & Qualicum

### August 2014

[www.TeamW.ca](http://www.TeamW.ca)

1-250-248-1071



[www.facebook.com/RudiTeamW](http://www.facebook.com/RudiTeamW)

Though the number of single family home sales were down slightly from August 2013 (-11%, or 6 less sales) the volume of sales for the year to date remains strong with an overall increase of 17%. Overall inventory remains down, at the end of August inventory was down 15%. The average # of days to sell has been decreased by 8% (55 versus 60) year to date.

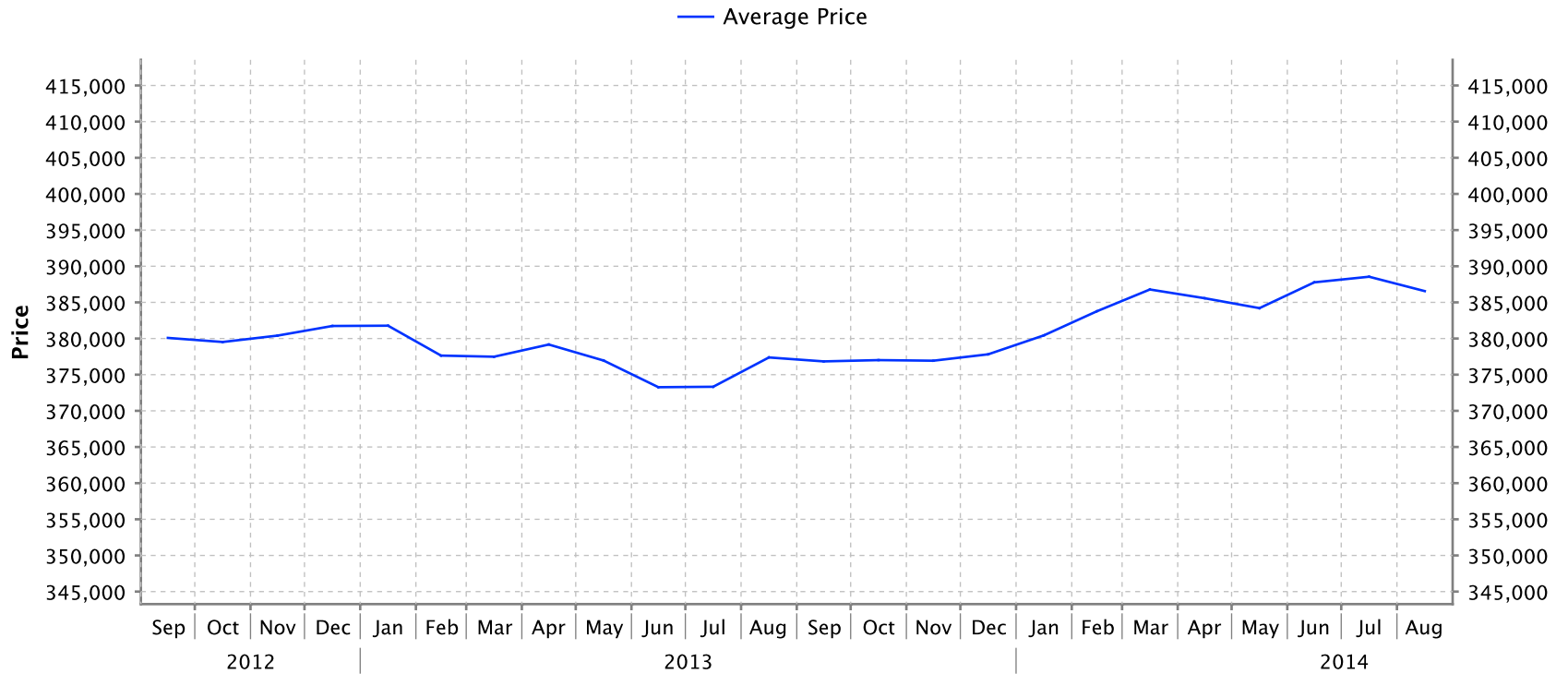
We are expecting the fall to increase in activity and the year ending strong. If you would like specific details for your home and location or more detailed statistics please contact us at [team@teamw.ca](mailto:team@teamw.ca) or [250-468-1498](tel:250-468-1498).

Rudi & Trish

# Parksville / Qualicum

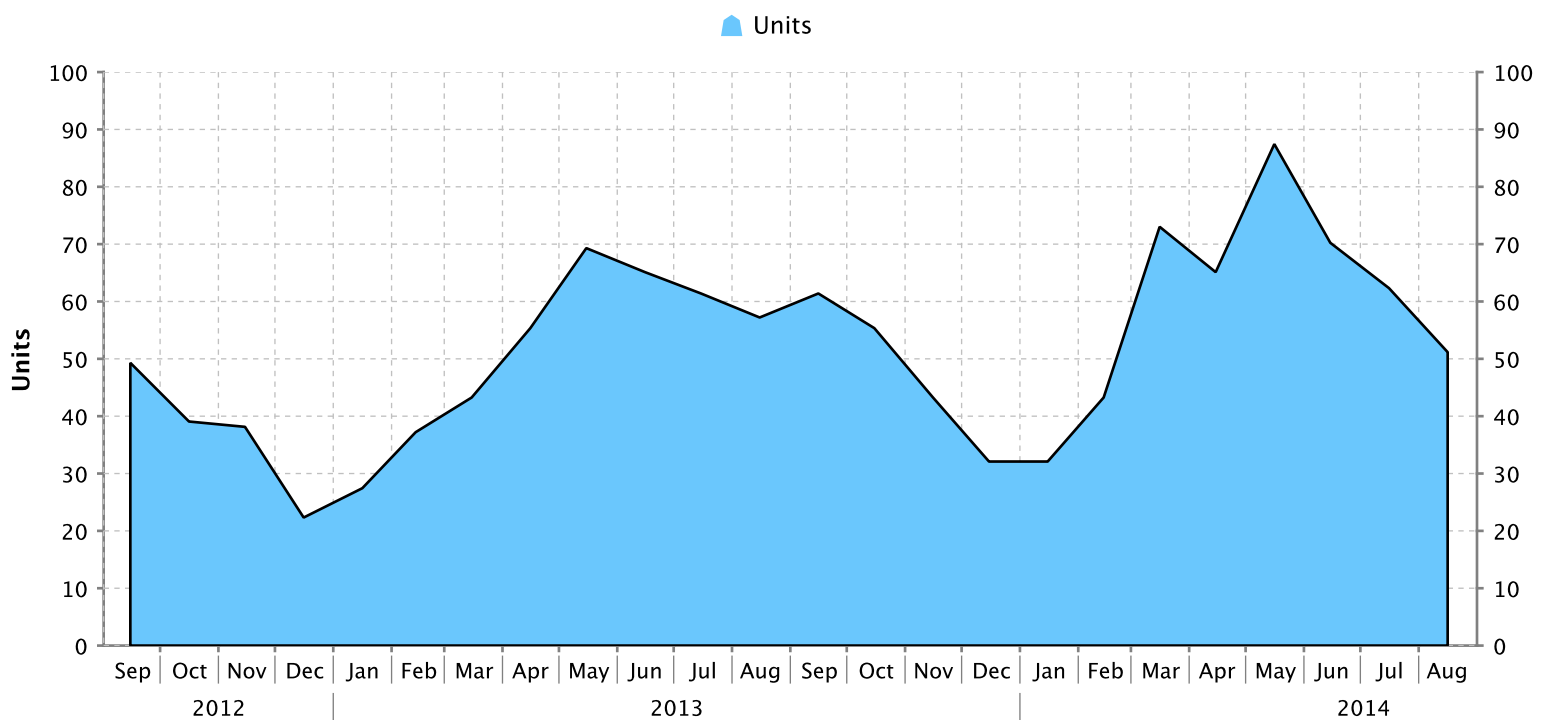
as at August 31, 2014

## Cumulative Residential Average Single Family Sale Price



NOTE: Figures are based on a "rolling total" from the past 12 months – i.e. 12 months to date instead of the calendar "year to date".

## Single Family Units Reported Sold



## Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
<b>Lots</b>						
Units Listed	30	13	131%	170	131	30%
Units Reported Sold	3	5	-40%	77	29	166%
Sell/List Ratio	10%	38%		45%	22%	
Reported Sales Dollars	\$377,500	\$1,300,800	-71%	\$11,580,650	\$5,156,800	125%
Average Sell Price / Unit	\$125,833	\$260,160	-52%	\$150,398	\$177,821	-15%
Median Sell Price	\$159,000			\$140,000		
Sell Price / List Price	93%	87%		95%	88%	
Days to Sell	80	110	-27%	51	80	-36%
Active Listings	86	59				
<b>Single Family</b>						
Units Listed	84	78	8%	1,161	1,228	-5%
Units Reported Sold	51	57	-11%	674	562	20%
Sell/List Ratio	61%	73%		58%	46%	
Reported Sales Dollars	\$19,413,709	\$23,084,900	-16%	\$260,540,450	\$212,087,693	23%
Average Sell Price / Unit	\$380,661	\$404,998	-6%	\$386,559	\$377,380	2%
Median Sell Price	\$360,000			\$357,500		
Sell Price / List Price	95%	94%		95%	94%	
Days to Sell	56	62	-10%	62	63	-1%
Active Listings	344	405				
<b>Condos (Apt)</b>						
Units Listed	12	18	-33%	202	226	-11%
Units Reported Sold	3	12	-75%	65	66	-2%
Sell/List Ratio	25%	67%		32%	29%	
Reported Sales Dollars	\$457,900	\$2,624,100	-83%	\$12,750,250	\$14,970,609	-15%
Average Sell Price / Unit	\$152,633	\$218,675	-30%	\$196,158	\$226,827	-14%
Median Sell Price	\$150,000			\$193,000		
Sell Price / List Price	90%	96%		92%	93%	
Days to Sell	70	41	70%	96	74	31%
Active Listings	107	118				
<b>Condos (Patio)</b>						
Units Listed	33	25	32%	191	169	13%
Units Reported Sold	10	6	67%	105	90	17%
Sell/List Ratio	30%	24%		55%	53%	
Reported Sales Dollars	\$2,985,801	\$1,361,900	119%	\$31,632,679	\$26,072,804	21%
Average Sell Price / Unit	\$298,580	\$226,983	32%	\$301,264	\$289,698	4%
Median Sell Price	\$325,000			\$300,000		
Sell Price / List Price	97%	88%		96%	94%	
Days to Sell	91	136	-33%	87	85	2%
Active Listings	73	58				
<b>Condos (Twnhse)</b>						
Units Listed	12	9	33%	119	158	-25%
Units Reported Sold	3	6	-50%	55	44	25%
Sell/List Ratio	25%	67%		46%	28%	
Reported Sales Dollars	\$1,228,500	\$1,930,701	-36%	\$18,423,635	\$13,881,301	33%
Average Sell Price / Unit	\$409,500	\$321,784	27%	\$334,975	\$315,484	6%
Median Sell Price	\$387,500			\$349,000		
Sell Price / List Price	92%	96%		95%	95%	
Days to Sell	96	32	200%	110	71	55%
Active Listings	51	59				

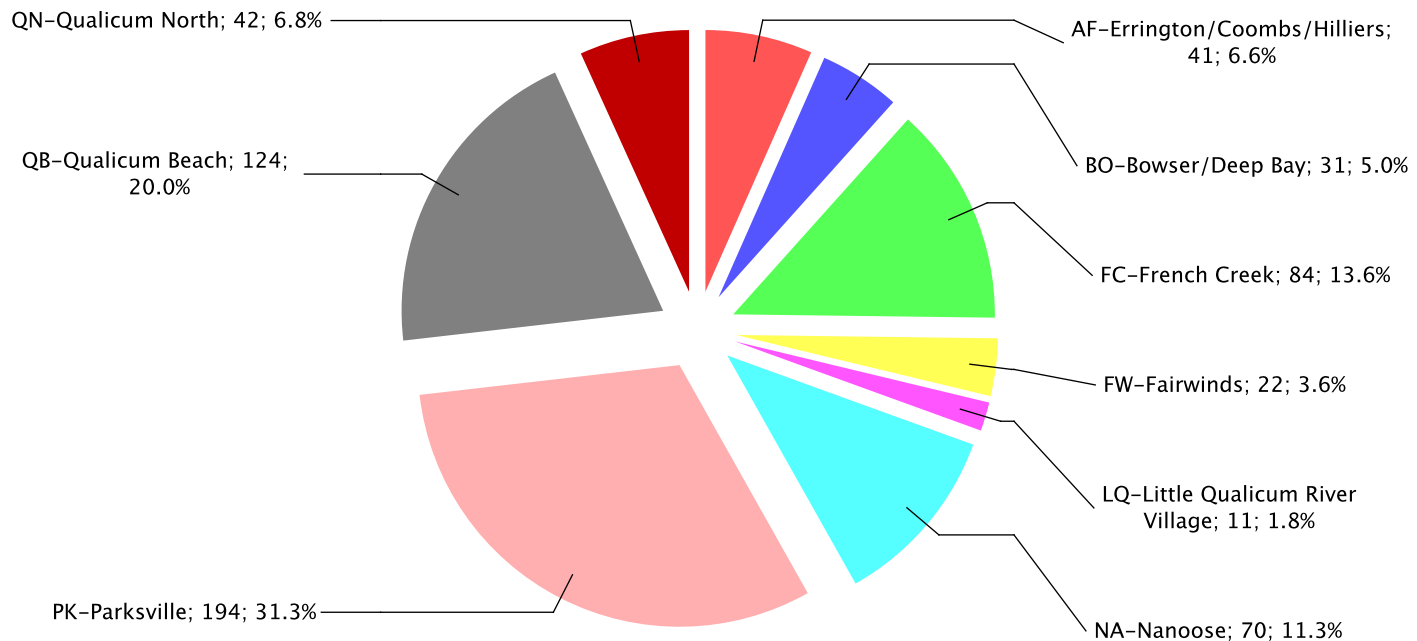
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Aug 31, 2014

	0-150,000	150,001-200,000	200,001-250,000	250,001-300,000	300,001-350,000	350,001-400,000	400,001-450,000	450,001-500,000	500,001-600,000	600,001-700,000	700,001-800,000	800,001-900,000	900,001-1 Mil	OVER 1 Mil	Total
AF-Errington/Coombs/Hilliers	5	4	1	3	5	7	3	1	3	6	0	1	1	1	41
BO-Bowser/Deep Bay	1	0	3	5	4	8	3	4	2	0	0	1	0	0	31
FC-French Creek	1	2	3	8	19	17	18	7	6	1	2	0	0	0	84
FW-Fairwinds	0	0	1	0	0	0	0	2	7	7	2	0	0	3	22
LQ-Little Qualicum River Village	0	2	3	1	2	1	1	0	1	0	0	0	0	0	11
NA-Nanoose	2	4	5	4	7	7	3	4	11	9	5	4	2	3	70
PK-Parksville	2	3	18	43	54	25	26	11	5	1	2	1	2	1	194
QB-Qualicum Beach	0	0	1	4	24	27	25	11	9	9	7	3	0	4	124
QN-Qualicum North	1	1	3	3	7	11	5	7	3	1	0	0	0	0	42
<b>Zone 5 TOTALS</b>	<b>12</b>	<b>16</b>	<b>38</b>	<b>71</b>	<b>122</b>	<b>103</b>	<b>84</b>	<b>47</b>	<b>47</b>	<b>34</b>	<b>18</b>	<b>10</b>	<b>5</b>	<b>12</b>	<b>619</b>

## Parksville / Qualicum - Single Family Sales by Subarea



Total Unconditional Sales January 1 to August 31, 2014 = 619