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French Creek  
Nanoose Bay  
and region

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Rudi & Trish  
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# MARKET STATISTICS

## Parksville & Qualicum

### 2015 Summary

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

1-250-248-1071



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Real estate market statistics for the year of 2015 have been released by VIREB and are not a surprise, showing an increase in sales and upward pressure on values.

The greater Parksville – Qualicum Beach area, for single family homes, recorded an increase of 2% in the number of listings while there was an 18% increase in the number of homes sold.

The average value of sale prices rose by 2% and inventory is relatively the same as the end of 2014 at 185 active listings now versus a year ago at a 189.

The numbers vary within the various sub-areas in the district, ranging from -6% to +22% in number of sales and the average price for homes sold range from \$354,217 in Parksville to \$681,055 in Fairwinds.

If you would like more detailed information please contact us and we would be pleased to supply you with the details desired.

The forecast for 2016 is that demand will continue to remain strong; indication is the number of sales may be down slightly, however prices will remain stable if not continuing to increase slightly.

We would be pleased to discuss your situation with you if you are planning on making a real estate change this coming year.

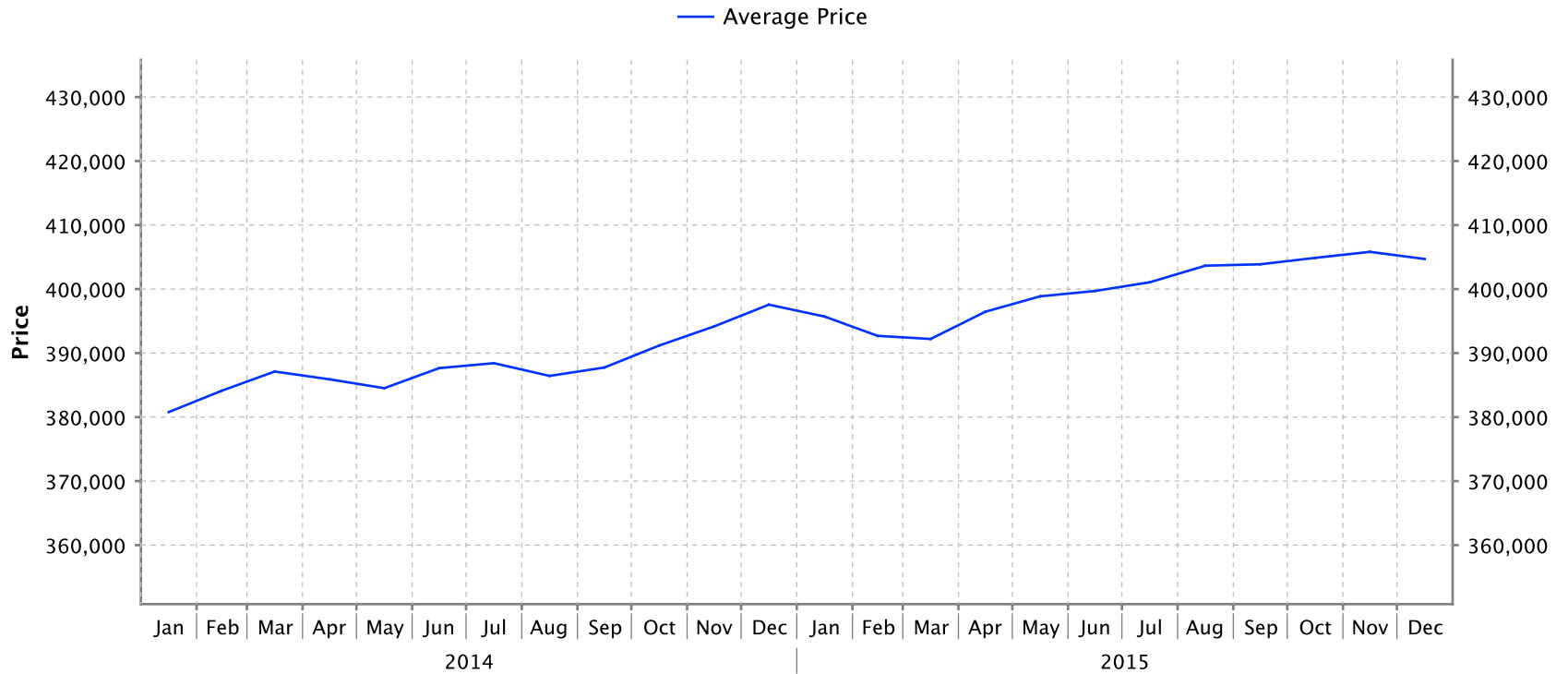
Make it a great day!

Rudi & Trish

# Parksville / Qualicum

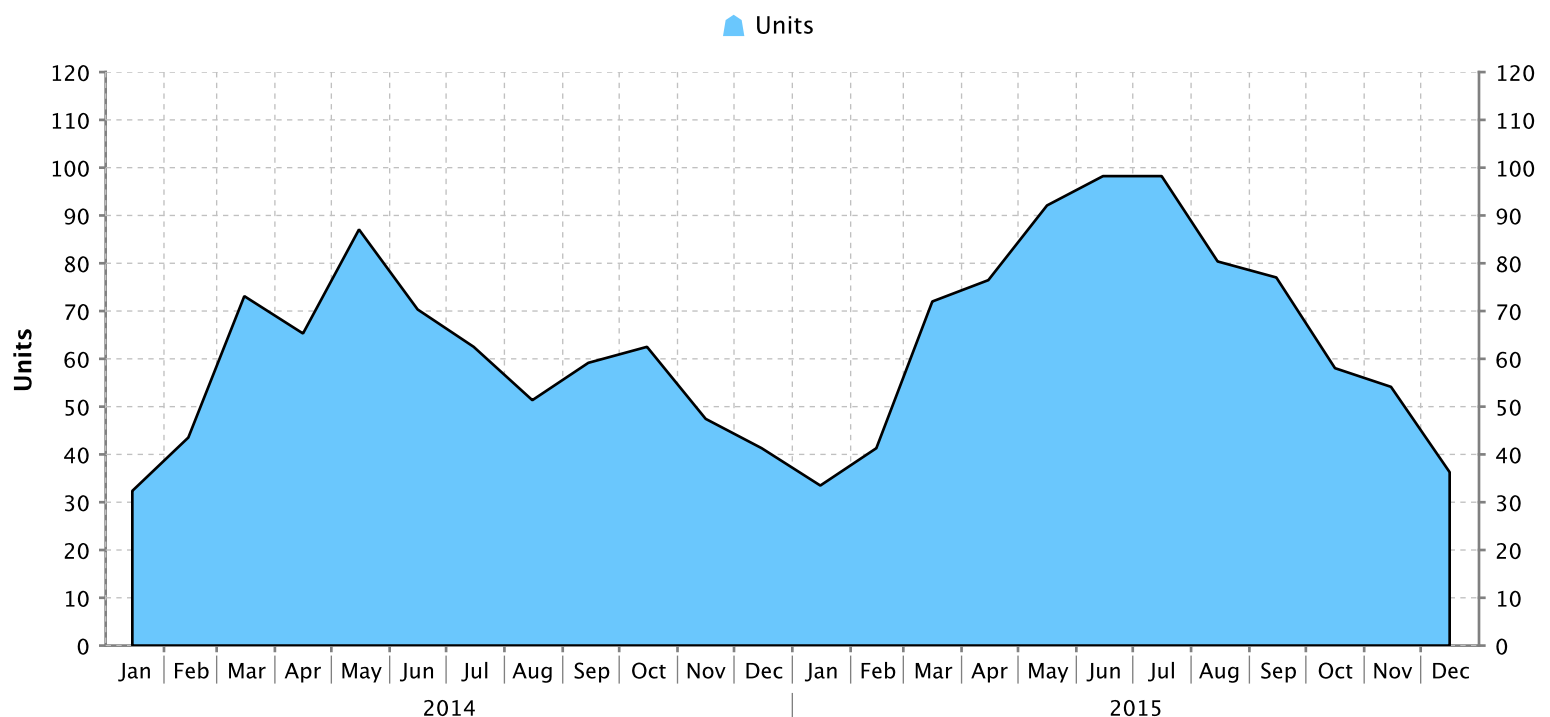
## as at December 31, 2015

### 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	6	9	-33%	157	144	9%
Units Reported Sold	2	6	-67%	90	58	55%
Sell/List Ratio	33%	67%		57%	40%	
Reported Sales Dollars	\$336,000	\$1,048,500	-68%	\$16,988,500	\$9,203,150	85%
Average Sell Price / Unit	\$168,000	\$174,750	-4%	\$188,761	\$158,675	19%
Median Sell Price	\$198,000			\$166,000		
Sell Price / List Price	88%	94%		96%	95%	
Days to Sell	258	83	212%	72	63	14%
Active Listings	44	67				
<b>Single Family</b>						
Units Listed	45	32	41%	1,212	1,164	4%
Units Reported Sold	36	41	-12%	815	692	18%
Sell/List Ratio	80%	128%		67%	59%	
Reported Sales Dollars	\$15,432,339	\$18,370,484	-16%	\$329,830,526	\$275,115,773	20%
Average Sell Price / Unit	\$428,676	\$448,061	-4%	\$404,700	\$397,566	2%
Median Sell Price	\$399,500			\$373,000		
Sell Price / List Price	96%	94%		97%	95%	
Days to Sell	71	84	-16%	50	60	-17%
Active Listings	185	189				
<b>Condos (Apt)</b>						
Units Listed	6	10	-40%	193	205	-6%
Units Reported Sold	4	4	0%	102	66	55%
Sell/List Ratio	67%	40%		53%	32%	
Reported Sales Dollars	\$701,888	\$657,500	7%	\$21,740,005	\$13,428,752	62%
Average Sell Price / Unit	\$175,472	\$164,375	7%	\$213,137	\$203,466	5%
Median Sell Price	\$163,888			\$180,000		
Sell Price / List Price	95%	86%		92%	92%	
Days to Sell	94	195	-52%	80	88	-9%
Active Listings	56	84				
<b>Condos (Patio)</b>						
Units Listed	8	5	60%	190	198	-4%
Units Reported Sold	1	7	-86%	126	119	6%
Sell/List Ratio	12%	140%		66%	60%	
Reported Sales Dollars	\$325,000	\$1,878,700	-83%	\$37,542,914	\$36,119,669	4%
Average Sell Price / Unit	\$325,000	\$268,386	21%	\$297,960	\$303,527	-2%
Median Sell Price	\$325,000			\$299,000		
Sell Price / List Price	99%	97%		98%	97%	
Days to Sell	46	46	1%	64	73	-13%
Active Listings	28	54				
<b>Condos (Twnhse)</b>						
Units Listed	2	3	-33%	119	114	4%
Units Reported Sold	5	3	67%	71	52	37%
Sell/List Ratio	250%	100%		60%	46%	
Reported Sales Dollars	\$2,296,145	\$939,000	145%	\$23,445,145	\$17,284,365	36%
Average Sell Price / Unit	\$459,229	\$313,000	47%	\$330,213	\$332,392	-1%
Median Sell Price	\$460,000			\$312,000		
Sell Price / List Price	99%	95%		96%	96%	
Days to Sell	26	63	-60%	53	95	-44%
Active Listings	21	33				

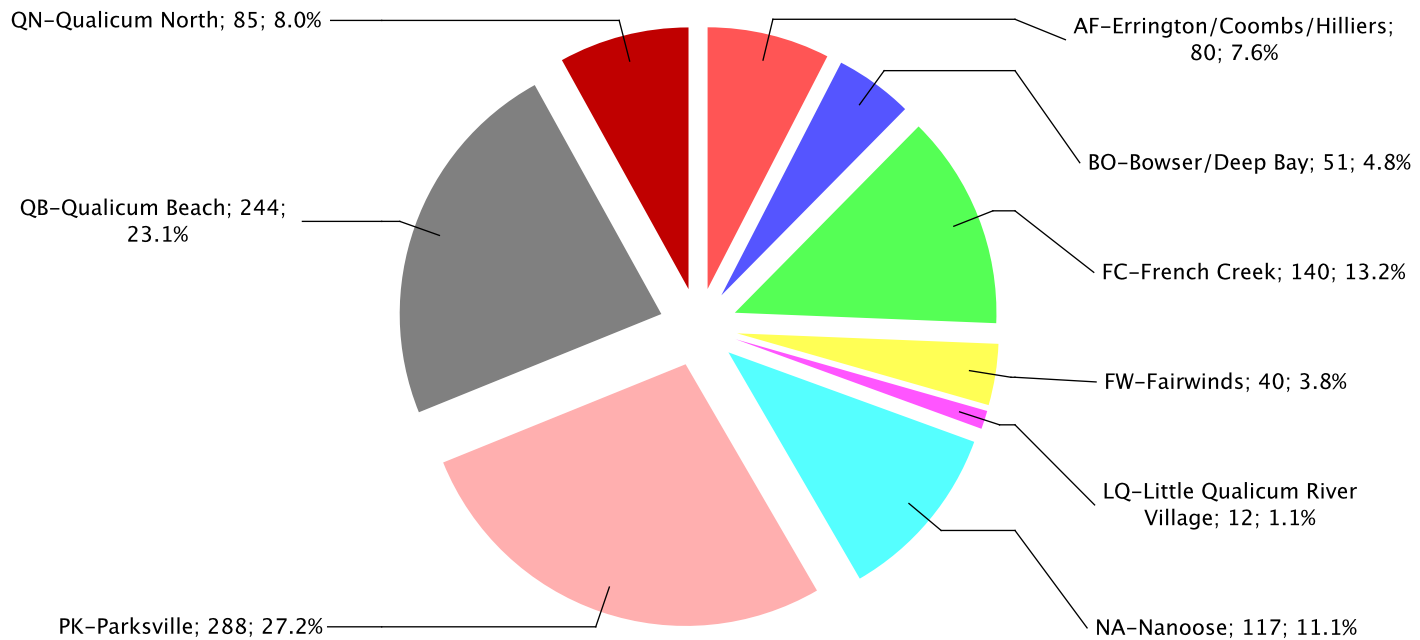
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Dec 31, 2015

	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	3	12	4	10	8	8	4	9	13	5	1	0	1	2	<b>80</b>
BO-Bowser/Deep Bay	0	2	3	8	9	4	6	10	3	2	3	1	0	0	<b>51</b>
FC-French Creek	0	7	8	17	30	22	10	13	23	6	1	2	1	0	<b>140</b>
FW-Fairwinds	0	0	0	0	0	0	0	3	10	9	5	6	2	5	<b>40</b>
LQ-Little Qualicum River Village	0	2	3	3	3	0	0	0	1	0	0	0	0	0	<b>12</b>
NA-Nanoose	2	5	6	5	9	17	8	9	15	13	11	9	2	6	<b>117</b>
PK-Parksville	2	3	24	57	67	59	24	18	23	1	4	2	2	2	<b>288</b>
QB-Qualicum Beach	0	0	2	8	40	59	46	31	27	19	8	2	0	2	<b>244</b>
QN-Qualicum North	1	1	4	14	15	6	8	9	10	9	3	1	2	2	<b>85</b>
<b>Zone 5 TOTALS</b>	<b>8</b>	<b>32</b>	<b>54</b>	<b>122</b>	<b>181</b>	<b>175</b>	<b>106</b>	<b>102</b>	<b>125</b>	<b>64</b>	<b>36</b>	<b>23</b>	<b>10</b>	<b>19</b>	<b>1,057</b>

## Parksville / Qualicum - Single Family Sales by Subarea

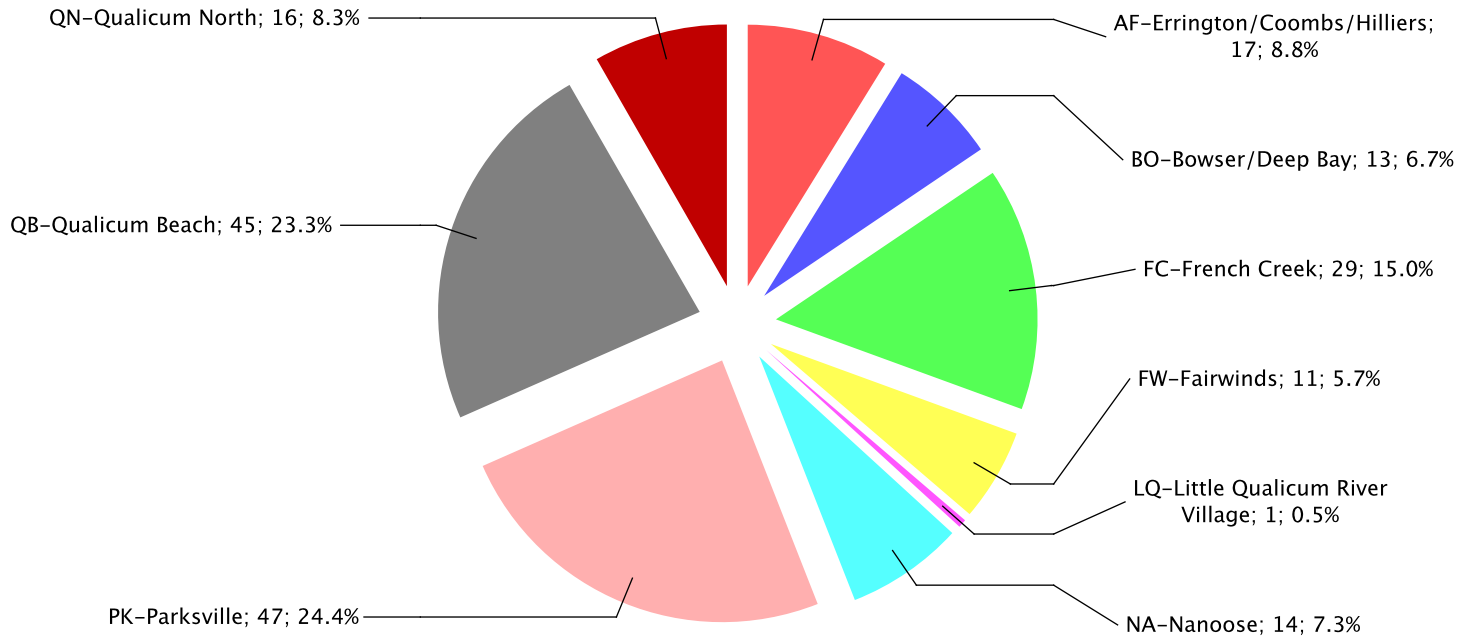


Total Unconditional Sales January 1 to December 31, 2015 = 1,057

**4th Quarter 2015**  
**MLS® Single Family Sales Analysis**  
 Unconditional Sales from October 1 to Dec 31, 2015

	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	1	2	1	1	1	1	1	3	2	2	1	0	0	1	17
BO-Bowser/Deep Bay	0	0	1	2	2	1	2	2	1	1	1	0	0	0	13
FC-French Creek	0	2	1	1	6	7	2	5	2	1	0	1	1	0	29
FW-Fairwinds	0	0	0	0	0	0	0	2	2	2	4	0	0	1	11
LQ-Little Qualicum River Village	0	0	0	0	0	0	0	0	1	0	0	0	0	0	1
NA-Nanoose	1	1	1	2	1	0	1	1	0	2	2	1	0	1	14
PK-Parkville	0	1	1	10	10	12	3	3	6	0	0	1	0	0	47
QB-Qualicum Beach	0	0	1	2	4	12	8	8	3	2	4	0	0	1	45
QN-Qualicum North	0	0	1	2	2	1	1	2	2	3	1	0	0	1	16
<b>Zone 5 TOTALS</b>	<b>2</b>	<b>6</b>	<b>7</b>	<b>20</b>	<b>26</b>	<b>34</b>	<b>18</b>	<b>26</b>	<b>19</b>	<b>13</b>	<b>13</b>	<b>3</b>	<b>1</b>	<b>5</b>	<b>193</b>

**Parkville / Qualicum - Single Family Sales by Subarea**



Total Unconditional Sales October 1 to December 31, 2015 = 193