

MARKET NUMBERS



GREATER VANCOUVER - APRIL 2025

DETACHED



578	SALES	↓ 28% YOY	
2,306	LISTINGS	↓ 4%	
5,853	ACTIVE LISTINGS	↑ 26%	\$ 1,334,000
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.7% YOY

TOWNHOMES



442	SALES	↓ 23% YOY	
1,290	LISTINGS	↓ 1%	
2,530	ACTIVE LISTINGS	↑ 35%	\$ 1,102,300
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.9% YOY

CONDOS



1,130	SALES	↓ 20% YOY	
3,248	LISTINGS	↓ 3%	
7,216	ACTIVE LISTINGS	↑ 32%	\$ 762,800
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.0% YOY

MARKET NUMBERS

VANCOUVER WEST - APRIL 2025



DETACHED



52	SALES	↓ 42% YOY	
260	LISTINGS	0%	
736	ACTIVE LISTINGS	↑ 21%	\$ 3,427,100
14	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.5% YOY

TOWNHOMES



53	SALES	↓ 20% YOY	
191	LISTINGS	↓ 12%	
457	ACTIVE LISTINGS	↑ 31%	\$ 1,424,700
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.4% YOY

CONDOS



321	SALES	↑ 2% YOY	
860	LISTINGS	↓ 14%	
2,077	ACTIVE LISTINGS	↑ 15%	\$ 847,200
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.6% YOY

MARKET NUMBERS



VANCOUVER EAST - APRIL 2025

DETACHED



67	SALES	↓ 42% YOY	
240	LISTINGS	↓ 20%	
657	ACTIVE LISTINGS	↑ 27%	\$ 1,852,000
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.5% YOY

TOWNHOMES



63	SALES	↓ 29% YOY	
175	LISTINGS	↓ 17%	
365	ACTIVE LISTINGS	↑ 10%	\$ 1,128,400
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.4% YOY

CONDOS



110	SALES	↓ 23% YOY	
312	LISTINGS	↓ 8%	
612	ACTIVE LISTINGS	↑ 20%	\$ 703,600
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.1% YOY

MARKET NUMBERS



NORTH VANCOUVER - APRIL 2025

DETACHED



73	SALES	↓ 3% YOY	
248	LISTINGS	↑ 7%	
358	ACTIVE LISTINGS	↑ 30%	\$ 2,199,000
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.6% YOY

TOWNHOMES



33	SALES	↓ 40% YOY	
113	LISTINGS	↓ 1%	
163	ACTIVE LISTINGS	↑ 41%	\$ 1,325,300
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.5% YOY

CONDOS



96	SALES	↓ 17% YOY	
267	LISTINGS	↑ 5%	
457	ACTIVE LISTINGS	↑ 52%	\$ 815,200
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.0% YOY

MARKET NUMBERS



WEST VANCOUVER - APRIL 2025

DETACHED



26	SALES	↓ 40% YOY	
198	LISTINGS	↓ 7%	
519	ACTIVE LISTINGS	↑ 14%	\$ 3,345,300
20	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 3.1% YOY

TOWNHOMES



1	SALES	0% YOY	
13	LISTINGS	↓ 13%	
45	ACTIVE LISTINGS	↑ 18%	N/A
45	MONTHS OF SUPPLY	BUYER'S MARKET	N/A

CONDOS



10	SALES	↓ 58% YOY	
62	LISTINGS	↑ 6%	
132	ACTIVE LISTINGS	↑ 22%	\$ 1,216,700
13	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 8.8% YOY

MARKET NUMBERS

RICHMOND - APRIL 2025



DETACHED



47	SALES	↓ 45% YOY	
217	LISTINGS	↓ 8%	
594	ACTIVE LISTINGS	↑ 22%	\$ 2,155,200
13	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.3% YOY

TOWNHOMES



49	SALES	↓ 23% YOY	
154	LISTINGS	0%	
349	ACTIVE LISTINGS	↑ 64%	\$ 1,110,300
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.8% YOY

CONDOS



117	SALES	↓ 35% YOY	
362	LISTINGS	↓ 1%	
942	ACTIVE LISTINGS	↑ 53%	\$ 732,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.8% YOY

MARKET NUMBERS



BURNABY EAST- APRIL 2025

DETACHED



5	SALES	↓ 16% YOY	
26	LISTINGS	↑ 23%	
51	ACTIVE LISTINGS	↑ 37%	\$ 1,969,200
10	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.9% YOY

TOWNHOMES



3	SALES	↓ 70% YOY	
23	LISTINGS	↑ 109%	
58	ACTIVE LISTINGS	↑ 205%	\$ 921,400
19	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 1.7% YOY

CONDOS



16	SALES	↑ 14% YOY	
38	LISTINGS	↑ 11%	
90	ACTIVE LISTINGS	↑ 55%	\$ 789,200
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.0% YOY

MARKET NUMBERS



BURNABY NORTH - APRIL 2025

DETACHED



15	SALES	↓	37% YOY	
67	LISTINGS	↓	16%	
189	ACTIVE LISTINGS	↑	70%	\$ 2,171,000
13	MONTHS OF SUPPLY		BUYER'S MARKET	↑ 2.6% YOY

TOWNHOMES



17	SALES	↓	15% YOY	
51	LISTINGS	↑	6%	
94	ACTIVE LISTINGS	↑	44%	\$ 912,100
6	MONTHS OF SUPPLY		BALANCED MARKET	↓ 1.2% YOY

CONDOS



108	SALES	↓	8% YOY	
283	LISTINGS	↓	14%	
652	ACTIVE LISTINGS	↑	26%	\$ 743,400
6	MONTHS OF SUPPLY		BALANCED MARKET	↓ 3.4% YOY

MARKET NUMBERS



BURNABY SOUTH - APRIL 2025

DETACHED



18	SALES	↓	30% YOY	
66	LISTINGS	↑	6%	
178	ACTIVE LISTINGS	↑	57%	\$ 2,239,000
10	MONTHS OF SUPPLY		BUYER'S MARKET	↓ 0.2% YOY

TOWNHOMES



12	SALES	↓	47% YOY	
46	LISTINGS	↓	20%	
101	ACTIVE LISTINGS	↑	40%	\$ 1,066,600
8	MONTHS OF SUPPLY		BUYER'S MARKET	↓ 2.8% YOY

CONDOS



67	SALES	↓	27% YOY	
209	LISTINGS	↑	2%	
461	ACTIVE LISTINGS	↑	34%	\$ 836,900
8	MONTHS OF SUPPLY		BUYER'S MARKET	↓ 1.1% YOY

MARKET NUMBERS



NEW WESTMINSTER - APRIL 2025

DETACHED



12	SALES	0% YOY	
43	LISTINGS	↓ 8%	
119	ACTIVE LISTINGS	↑ 5%	\$ 1,595,400
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.5% YOY

TOWNHOMES



11	SALES	↓ 31% YOY	
38	LISTINGS	↑ 58%	
71	ACTIVE LISTINGS	↑ 54%	\$ 929,900
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.5%YOY

CONDOS



64	SALES	↓ 16% YOY	
197	LISTINGS	↑ 11%	
380	ACTIVE LISTINGS	↑ 58%	\$ 649,200
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.6% YOY

MARKET NUMBERS



COQUITLAM - APRIL 2025

DETACHED



46	SALES	↓ 28% YOY	
194	LISTINGS	↓ 11%	
502	ACTIVE LISTINGS	↑ 52%	\$ 1,792,100
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.0% YOY

TOWNHOMES



64	SALES	↑ 39% YOY	
152	LISTINGS	↑ 47%	
223	ACTIVE LISTINGS	↑ 54%	\$ 1,081,400
3	MONTHS OF SUPPLY	SELLER'S MARKET	↑ 0.1% YOY

CONDOS



77	SALES	↓ 39% YOY	
276	LISTINGS	↑ 23%	
580	ACTIVE LISTINGS	↑ 82%	\$ 729,100
11	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.4% YOY

MARKET NUMBERS



PORT MOODY - APRIL 2025

DETACHED



14	SALES	↑ 27% YOY	
51	LISTINGS	0%	
114	ACTIVE LISTINGS	↑ 44%	\$ 2,060,600
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.1% YOY

TOWNHOMES



13	SALES	↓ 51% YOY	
39	LISTINGS	↑ 2%	
56	ACTIVE LISTINGS	↑ 80%	\$ 1,043,800
4	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 0.3% YOY

CONDOS



22	SALES	↓ 33% YOY	
85	LISTINGS	↑ 25%	
142	ACTIVE LISTINGS	↑ 82%	\$ 734,900
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.9% YOY

MARKET NUMBERS



PORT COQUITLAM - APRIL 2025

DETACHED



27	SALES	↓ 22% YOY	
74	LISTINGS	↑ 7%	
156	ACTIVE LISTINGS	↑ 31%	\$ 1,408,900
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.1% YOY

TOWNHOMES



19	SALES	↓ 9% YOY	
42	LISTINGS	↓ 4%	
62	ACTIVE LISTINGS	↑ 47%	\$ 955,400
3	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 1.1% YOY

CONDOS



24	SALES	↓ 47% YOY	
78	LISTINGS	↑ 5%	
125	ACTIVE LISTINGS	↑ 58%	\$ 641,100
5	MONTHS OF SUPPLY	BALANCED MARKET	0.0% YOY

MARKET NUMBERS



LADNER - APRIL 2025

DETACHED



7	SALES	↓ 53% YOY	
42	LISTINGS	↑ 5%	
98	ACTIVE LISTINGS	↑ 28%	\$ 1,408,900
14	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.4% YOY

TOWNHOMES



4	SALES	↓ 69% YOY	
24	LISTINGS	0%	
51	ACTIVE LISTINGS	↑ 112%	\$ 1,024,300
13	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.2% YOY

CONDOS



5	SALES	0% YOY	
10	LISTINGS	↓ 16%	
20	ACTIVE LISTINGS	↑ 25%	\$ 686,800
4	MONTHS OF SUPPLY	SELLER'S MARKET	↑ 0.4% YOY

MARKET NUMBERS



TSAAWWASSEN - APRIL 2025

DETACHED



19	SALES	0% YOY	
69	LISTINGS	↑ 11%	
162	ACTIVE LISTINGS	↑ 47%	\$ 1,620,500
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.5% YOY

TOWNHOMES



7	SALES	↓ 46% YOY	
23	LISTINGS	↑ 27%	
55	ACTIVE LISTINGS	↑ 77%	\$ 988,000
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.9% YOY

CONDOS



14	SALES	↓ 26% YOY	
33	LISTINGS	↑ 26%	
86	ACTIVE LISTINGS	↑ 53%	\$ 673,500
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.4% YOY

MARKET NUMBERS



PITT MEADOWS - APRIL 2025

DETACHED



11	SALES	↓ 31% YOY	
24	LISTINGS	↓ 4%	
57	ACTIVE LISTINGS	↑ 62%	\$ 1,302,600
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.3%YOY

TOWNHOMES



10	SALES	0% YOY	
18	LISTINGS	↓ 18%	
27	ACTIVE LISTINGS	↑ 35%	\$ 844,000
3	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 2.3% YOY

CONDOS



5	SALES	↑ 25% YOY	
20	LISTINGS	↑ 100%	
38	ACTIVE LISTINGS	↑ 171%	\$ 595,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.1% YOY

MARKET NUMBERS



MAPLE RIDGE - APRIL 2025

DETACHED



63	SALES	↓ 32% YOY	
210	LISTINGS	↓ 11%	
552	ACTIVE LISTINGS	↑ 26%	\$ 1,304,200
9	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.6% YOY

TOWNHOMES



31	SALES	↓ 45% YOY	
93	LISTINGS	↓ 18%	
152	ACTIVE LISTINGS	↑ 16%	\$ 781,400
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.8% YOY

CONDOS



33	SALES	↓ 15% YOY	
73	LISTINGS	↓ 5%	
163	ACTIVE LISTINGS	↓ 21%	\$ 518,900
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.5% YOY

MARKET NUMBERS

BOWEN ISLAND - APRIL 2025



DETACHED



4	SALES	0% YOY	
23	LISTINGS	↑ 64%	
56	ACTIVE LISTINGS	↑ 30%	\$ 1,334,000
14	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 5.1%

LAND



4	SALES	0%YOY	
23	LISTINGS	↑ 64%	
56	ACTIVE LISTINGS	↑ 27%	N/A
14	MONTHS OF SUPPLY	BUYER'S MARKET	N/A

MARKET NUMBERS



SQUAMISH - APRIL 2025

DETACHED



25	SALES	↑ 108% YOY	
44	LISTINGS	↑ 2%	
85	ACTIVE LISTINGS	↓ 12%	\$ 1,651,500
3	MONTHS OF SUPPLY	SELLER'S MARKET	↑ 9.0% YOY

TOWNHOMES



24	SALES	↑ 4% YOY	
43	LISTINGS	↑ 53%	
48	ACTIVE LISTINGS	↑ 17%	\$ 1,040,700
2	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 3.9% YOY

CONDOS



19	SALES	↑ 26% YOY	
36	LISTINGS	↑ 33%	
74	ACTIVE LISTINGS	↑ 45%	\$ 621,600
4	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 0.8% YOY

MARKET NUMBERS



WHISTLER/PEMBERTON - APRIL 2025

DETACHED



4	SALES	↓ 66% YOY	
20	LISTINGS	↓ 37%	
126	ACTIVE LISTINGS	↑ 5%	\$ 2,617,200
32	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 8.3% YOY

TOWNHOMES



21	SALES	↑ 23% YOY	
38	LISTINGS	↓ 20%	
109	ACTIVE LISTINGS	↓ 9%	\$ 1,642,100
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 6.8% YOY

CONDOS



15	SALES	↓ 65% YOY	
34	LISTINGS	↓ 33%	
133	ACTIVE LISTINGS	↑ 22%	\$ 659,300
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 6.9% YOY

MARKET NUMBERS



ABBOTSFORD - APRIL 2025

DETACHED



57	SALES	↓ 22% YOY	
205	LISTINGS	↓ 22%	
583	ACTIVE LISTINGS	↑ 12%	\$ 1,211,600
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.1% YOY

TOWNHOMES



32	SALES	↓ 48% YOY	
103	LISTINGS	↓ 7%	
244	ACTIVE LISTINGS	↑ 77%	\$ 655,700
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.4% YOY

CONDOS



44	SALES	↓ 44% YOY	
147	LISTINGS	↓ 17%	
346	ACTIVE LISTINGS	↑ 31%	\$ 438,000
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.9% YOY

MARKET NUMBERS



CLOVERDALE - APRIL 2025

DETACHED



31	SALES	↑ 37% YOY	
121	LISTINGS	↓ 10%	
235	ACTIVE LISTINGS	↑ 18%	\$ 1,527,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.4% YOY

TOWNHOMES



32	SALES	↓ 14% YOY	
80	LISTINGS	↓ 8%	
129	ACTIVE LISTINGS	↑ 36%	\$ 845,900
4	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 4.5% YOY

CONDOS



16	SALES	↑ 23% YOY	
38	LISTINGS	↑ 12%	
87	ACTIVE LISTINGS	↑ 129%	\$ 586,100
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.3% YOY

MARKET NUMBERS



FRASER VALLEY - APRIL 2025

DETACHED



347	SALES	↓ 33% YOY	
1,537	LISTINGS	↓ 8%	
4,286	ACTIVE LISTINGS	↑ 26%	\$ 1,506.600
12	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.3% YOY

TOWNHOMES



272	SALES	↓ 32% YOY	
808	LISTINGS	↓ 28%	
1,658	ACTIVE LISTINGS	↑ 48%	\$ 833,100
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.4% YOY

CONDOS



344	SALES	↓ 24% YOY	
1,061	LISTINGS	↓ 5%	
2,493	ACTIVE LISTINGS	↑ 37%	\$ 537,800
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.2% YOY

MARKET NUMBERS



MISSION - APRIL 2025

DETACHED



29	SALES	↓ 42% YOY	
125	LISTINGS	↓ 23%	
403	ACTIVE LISTINGS	↑ 16%	\$ 1,062,100
14	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.2% YOY

TOWNHOMES



9	SALES	↓ 36% YOY	
14	LISTINGS	↓ 33%	
41	ACTIVE LISTINGS	↑ 24%	\$ 662,200
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.0% YOY

CONDOS



4	SALES	↓ 50% YOY	
22	LISTINGS	↓ 8%	
53	ACTIVE LISTINGS	↑ 36%	\$ 448,300
13	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.3% YOY

MARKET NUMBERS



NORTH DELTA - APRIL 2025

DETACHED



16	SALES	↓ 50% YOY	
90	LISTINGS	↑ 7%	
231	ACTIVE LISTINGS	↑ 28%	\$ 1,404,100
14	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.2% YOY

TOWNHOMES



4	SALES	↓ 33% YOY	
19	LISTINGS	↑ 19%	
38	ACTIVE LISTINGS	↑ 19%	\$ 961,200
10	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 1.2% YOY

CONDOS



8	SALES	↑ 100% YOY	
21	LISTINGS	↑ 133%	
53	ACTIVE LISTINGS	↑ 66%	\$ 563,500
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.8% YOY

MARKET NUMBERS



NORTH SURREY - APRIL 2025

DETACHED



28	SALES	↑ 39% YOY	
148	LISTINGS	↓ 1%	
503	ACTIVE LISTINGS	↑ 45%	\$ 1,483,100
18	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.4% YOY

TOWNHOMES



17	SALES	↓ 11% YOY	
40	LISTINGS	↓ 5%	
125	ACTIVE LISTINGS	↑ 37%	\$ 758,400
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.5% YOY

CONDOS



95	SALES	↓ 21% YOY	
352	LISTINGS	↓ 2%	
841	ACTIVE LISTINGS	↑ 34%	\$ 474,500
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 6.1% YOY

MARKET NUMBERS



SOUTH SURREY - APRIL 2025

DETACHED



53	SALES	↓ 10% YOY	
248	LISTINGS	↓ 6%	
705	ACTIVE LISTINGS	↑ 24%	\$ 1,910,800
13	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.6% YOY

TOWNHOMES



42	SALES	↓ 33% YOY	
139	LISTINGS	0%	
285	ACTIVE LISTINGS	↑ 56%	\$ 954,400
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.8% YOY

CONDOS



72	SALES	↓ 18% YOY	
172	LISTINGS	↓ 2%	
417	ACTIVE LISTINGS	↑ 55%	\$ 619,400
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.9% YOY

MARKET NUMBERS



SURREY - APRIL 2025

DETACHED



48	SALES	↓ 40% YOY	
290	LISTINGS	↑ 2%	
838	ACTIVE LISTINGS	↑ 30%	\$ 1,533,200
17	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.6% YOY

TOWNHOMES



60	SALES	↓ 35% YOY	
227	LISTINGS	↑ 1%	
488	ACTIVE LISTINGS	↑ 37%	\$ 836,100
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.9% YOY

CONDOS



29	SALES	↓ 24% YOY	
90	LISTINGS	↑ 3%	
224	ACTIVE LISTINGS	↑ 24%	\$ 557,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.7% YOY