

MARKET NUMBERS



GREATER VANCOUVER - MAY 2025

DETACHED



654	SALES	↓ 22% YOY	
2,320	LISTINGS	↑ 10%	
6,387	ACTIVE LISTINGS	↑ 27%	\$ 1,997,400
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.2% YOY

TOWNHOMES



469	SALES	↓ 10% YOY	
1,279	LISTINGS	↑ 7%	
2,697	ACTIVE LISTINGS	↑ 29%	\$ 1,106,800
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.4% YOY

CONDOS



1,087	SALES	↓ 18% YOY	
3,021	LISTINGS	↑ 1%	
7,370	ACTIVE LISTINGS	↑ 24%	\$ 757,300
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.4% YOY

MARKET NUMBERS

VANCOUVER WEST - MAY 2025



DETACHED



53	SALES	↓ 45% YOY	
254	LISTINGS	↑ 4%	
780	ACTIVE LISTINGS	↑ 22%	\$ 3,363,100
15	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 5.2% YOY

TOWNHOMES



66	SALES	↑ 17% YOY	
191	LISTINGS	↑ 24%	
469	ACTIVE LISTINGS	↑ 31%	\$ 1,419,000
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.9% YOY

CONDOS



290	SALES	↓ 16% YOY	
821	LISTINGS	↓ 10%	
2,110	ACTIVE LISTINGS	↑ 9%	\$ 839,000
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.6% YOY

MARKET NUMBERS



VANCOUVER EAST - MAY 2025

DETACHED



72	SALES	↓ 30% YOY	
248	LISTINGS	↑ 5%	
703	ACTIVE LISTINGS	↑ 27%	\$ 1,828,600
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.7% YOY

TOWNHOMES



70	SALES	↓ 18% YOY	
202	LISTINGS	↑ 2%	
380	ACTIVE LISTINGS	↑ 7%	\$ 1,129,900
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.2% YOY

CONDOS



101	SALES	↓ 26% YOY	
314	LISTINGS	↑ 9%	
625	ACTIVE LISTINGS	↑ 15%	\$ 696,000
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.2% YOY

MARKET NUMBERS



NORTH VANCOUVER - MAY 2025

DETACHED



81	SALES	↓ 17% YOY	
214	LISTINGS	↑ 20%	
376	ACTIVE LISTINGS	↑ 32%	\$ 2,240,200
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.6% YOY

TOWNHOMES



40	SALES	↑ 2% YOY	
97	LISTINGS	↓ 23%	
180	ACTIVE LISTINGS	↑ 13%	\$ 1,351,400
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 5.3% YOY

CONDOS



83	SALES	↓ 23% YOY	
246	LISTINGS	↑ 7%	
474	ACTIVE LISTINGS	↑ 41%	\$ 815,900
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.9% YOY

MARKET NUMBERS



WEST VANCOUVER - MAY 2025

DETACHED



45	SALES	↑ 32% YOY	
164	LISTINGS	↓ 6%	
547	ACTIVE LISTINGS	↑ 8%	\$ 3,195,600
12	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.5% YOY

TOWNHOMES



9	SALES	↑ 50% YOY	
20	LISTINGS	↑ 81%	
43	ACTIVE LISTINGS	↑ 22%	N/A
5	MONTHS OF SUPPLY	BALANCED MARKET	N/A

CONDOS



14	SALES	↓ 46% YOY	
41	LISTINGS	↓ 41%	
127	ACTIVE LISTINGS	↓ 1%	\$ 1,289,800
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.8% YOY

MARKET NUMBERS

RICHMOND - MAY 2025



DETACHED



62	SALES	↓ 19% YOY	
220	LISTINGS	↑ 21%	
653	ACTIVE LISTINGS	↑ 27%	\$ 2,103,700
11	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 5.2% YOY

TOWNHOMES



44	SALES	↓ 37% YOY	
157	LISTINGS	↑ 21%	
386	ACTIVE LISTINGS	↑ 68%	\$ 1,123,700
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.9% YOY

CONDOS



125	SALES	↓ 17% YOY	
353	LISTINGS	↑ 6%	
981	ACTIVE LISTINGS	↑ 46%	\$ 720,400
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 5.8% YOY

MARKET NUMBERS



BURNABY EAST- MAY 2025

DETACHED



6	SALES	↓ 40% YOY	
33	LISTINGS	↑ 230%	
69	ACTIVE LISTINGS	↑ 130%	\$ 1,827,200
12	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 6.9% YOY

TOWNHOMES



9	SALES	↑ 350% YOY	
24	LISTINGS	↑ 33%	
54	ACTIVE LISTINGS	↑ 80%	\$ 920,200
6	MONTHS OF SUPPLY	BALANCED MARKET	↑ 2.5% YOY

CONDOS



17	SALES	↓ 10% YOY	
42	LISTINGS	↑ 27%	
101	ACTIVE LISTINGS	↑ 77%	\$ 791,500
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.5% YOY

MARKET NUMBERS



BURNABY NORTH - MAY 2025

DETACHED



22	SALES	↓	38% YOY	
76	LISTINGS	↑	5%	
211	ACTIVE LISTINGS	↑	68%	\$ 2,094,100
10	MONTHS OF SUPPLY		BUYER'S MARKET	↓ 2.8% YOY

TOWNHOMES



24	SALES	↑	9% YOY	
45	LISTINGS	↓	21%	
91	ACTIVE LISTINGS	↑	15%	\$ 919,200
4	MONTHS OF SUPPLY		SELLER'S MARKET	↓ 1.0% YOY

CONDOS



94	SALES	↓	12% YOY	
239	LISTINGS	↓	8%	
650	ACTIVE LISTINGS	↑	20%	\$ 736,200
7	MONTHS OF SUPPLY		BALANCED MARKET	↓ 3.0% YOY

MARKET NUMBERS



BURNABY SOUTH - MAY 2025

DETACHED



9	SALES	↓	52% YOY	
75	LISTINGS	↑	10%	
208	ACTIVE LISTINGS	↑	51%	\$ 2,246,500
23	MONTHS OF SUPPLY		BUYER'S MARKET	↓ 2.6% YOY

TOWNHOMES



16	SALES	↓	33% YOY	
42	LISTINGS	↓	6%	
104	ACTIVE LISTINGS	↑	30%	\$ 1,071,000
7	MONTHS OF SUPPLY		BALANCED MARKET	↓ 1.7% YOY

CONDOS



65	SALES	↓	21% YOY	
196	LISTINGS	↓	15%	
492	ACTIVE LISTINGS	↑	17%	\$ 812,200
8	MONTHS OF SUPPLY		BUYER'S MARKET	↓ 4.1% YOY

MARKET NUMBERS



NEW WESTMINSTER - MAY 2025

DETACHED



20	SALES	↑ 42% YOY	
39	LISTINGS	↓ 4%	
116	ACTIVE LISTINGS	↓ 3%	\$ 1,524,600
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 6.9% YOY

TOWNHOMES



12	SALES	↓ 7% YOY	
41	LISTINGS	↑ 115%	
85	ACTIVE LISTINGS	↓ 18%	\$ 934,200
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.8% YOY

CONDOS



59	SALES	↓ 32% YOY	
178	LISTINGS	↑ 15%	
386	ACTIVE LISTINGS	↑ 51%	\$ 643,700
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.8% YOY

MARKET NUMBERS



COQUITLAM - MAY 2025

DETACHED



54	SALES	↓ 30% YOY	
200	LISTINGS	↑ 21%	
546	ACTIVE LISTINGS	↑ 49%	\$ 1,778,300
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.1% YOY

TOWNHOMES



37	SALES	↓ 19% YOY	
112	LISTINGS	↑ 7%	
245	ACTIVE LISTINGS	↑ 53%	\$ 1,085,000
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.1% YOY

CONDOS



98	SALES	↓ 3% YOY	
203	LISTINGS	↓ 15%	
534	ACTIVE LISTINGS	↑ 42%	\$ 724,000
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.7% YOY

MARKET NUMBERS



PORT MOODY - MAY 2025

DETACHED



17	SALES	↑ 6% YOY	
58	LISTINGS	↑ 52%	
124	ACTIVE LISTINGS	↑ 47%	\$ 2,075,700
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 4.4% YOY

TOWNHOMES



14	SALES	↓ 6% YOY	
44	LISTINGS	↑ 33%	
69	ACTIVE LISTINGS	↑ 72%	\$ 1,040,400
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.6% YOY

CONDOS



30	SALES	↑ 15% YOY	
87	LISTINGS	↑ 89%	
147	ACTIVE LISTINGS	↑ 83%	\$ 746,900
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.8% YOY

MARKET NUMBERS



PORT COQUITLAM - MAY 2025

DETACHED



16	SALES	↓ 46% YOY	
68	LISTINGS	↓ 2%	
171	ACTIVE LISTINGS	↑ 27%	\$ 1,412,000
11	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.4% YOY

TOWNHOMES



21	SALES	↓ 12% YOY	
45	LISTINGS	0%	
65	ACTIVE LISTINGS	↑ 25%	\$ 956,300
3	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 0.9% YOY

CONDOS



18	SALES	↓ 56% YOY	
72	LISTINGS	↑ 33%	
137	ACTIVE LISTINGS	↑ 75%	\$ 636,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.5% YOY

MARKET NUMBERS



LADNER - MAY 2025

DETACHED



13	SALES	↓ 23% YOY	
41	LISTINGS	↑ 28%	
107	ACTIVE LISTINGS	↑ 40%	\$ 1,398,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.0% YOY

TOWNHOMES



12	SALES	↑ 33% YOY	
22	LISTINGS	↓ 21%	
51	ACTIVE LISTINGS	↑ 45%	\$ 1,041,400
4	MONTHS OF SUPPLY	SELLER'S MARKET	↑ 1.5% YOY

CONDOS



7	SALES	↑ 16% YOY	
16	LISTINGS	↑ 14%	
27	ACTIVE LISTINGS	↑ 22%	\$ 691,200
4	MONTHS OF SUPPLY	SELLER'S MARKET	↑ 2.5% YOY

MARKET NUMBERS



TSAWWASSEN - MAY 2025

DETACHED



20	SALES	↑ 17% YOY	
73	LISTINGS	↑ 28%	
188	ACTIVE LISTINGS	↑ 45%	\$ 1,600,700
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.0% YOY

TOWNHOMES



6	SALES	↓ 40% YOY	
32	LISTINGS	↑ 190%	
58	ACTIVE LISTINGS	↑ 141%	\$ 1,000,900
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.9% YOY

CONDOS



16	SALES	↑ 23% YOY	
31	LISTINGS	0%	
83	ACTIVE LISTINGS	↑ 40%	\$ 675,600
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 1.1% YOY

MARKET NUMBERS



PITT MEADOWS - MAY 2025

DETACHED



6	SALES	↓ 50% YOY	
34	LISTINGS	↓ 8%	
70	ACTIVE LISTINGS	↑ 34%	\$ 1,309,100
12	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.6%YOY

TOWNHOMES



4	SALES	↓ 60% YOY	
20	LISTINGS	↑ 33%	
35	ACTIVE LISTINGS	↑ 75%	\$ 823,400
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.2% YOY

CONDOS



7	SALES	↓ 12% YOY	
18	LISTINGS	↓ 5%	
39	ACTIVE LISTINGS	↑ 105%	\$ 601,400
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.8% YOY

MARKET NUMBERS



MAPLE RIDGE - MAY 2025

DETACHED



70	SALES	↓ 18% YOY	
237	LISTINGS	↑ 1%	
598	ACTIVE LISTINGS	↑ 30%	\$ 1,287,300
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 1.1% YOY

TOWNHOMES



35	SALES	↓ 32% YOY	
106	LISTINGS	↑ 16%	
177	ACTIVE LISTINGS	↑ 23%	\$ 784,400
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 0.9% YOY

CONDOS



27	SALES	↓ 20% YOY	
66	LISTINGS	↓ 2%	
167	ACTIVE LISTINGS	↓ 17%	\$ 525,000
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.3% YOY

MARKET NUMBERS



BOWEN ISLAND - MAY 2025

DETACHED



6	SALES	↓ 33% YOY	
19	LISTINGS	0%	
60	ACTIVE LISTINGS	↑ 22%	\$ 1,427,700
10	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.2%

LAND



1	SALES	↓ 66%YOY	
6	LISTINGS	↑ 50%	
27	ACTIVE LISTINGS	↑ 12%	N/A
27	MONTHS OF SUPPLY	BUYER'S MARKET	N/A

MARKET NUMBERS



SQUAMISH - MAY 2025

DETACHED



17	SALES	↓ 15% YOY	
45	LISTINGS	↑ 2%	
101	ACTIVE LISTINGS	0%	\$ 1,678,300
6	MONTHS OF SUPPLY	BALANCED MARKET	↑ 9.3% YOY

TOWNHOMES



21	SALES	↑ 5% YOY	
36	LISTINGS	↓ 10%	
53	ACTIVE LISTINGS	↑ 1%	\$ 1,037,500
3	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 4.9% YOY

CONDOS



17	SALES	↑ 30% YOY	
48	LISTINGS	↑ 92%	
93	ACTIVE LISTINGS	↑ 66%	\$ 632,400
5	MONTHS OF SUPPLY	BALANCED MARKET	↑ 1.5% YOY

MARKET NUMBERS



WHISTLER/PEMBERTON - MAY 2025

DETACHED



8	SALES	↓ 52% YOY	
45	LISTINGS	↓ 2%	
145	ACTIVE LISTINGS	↑ 9%	\$ 2,584,100
18	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 4.5% YOY

TOWNHOMES



25	SALES	↑ 78% YOY	
26	LISTINGS	↓ 49%	
98	ACTIVE LISTINGS	↓ 30%	\$ 1,642,200
4	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 9.5% YOY

CONDOS



15	SALES	↓ 34% YOY	
38	LISTINGS	↓ 32%	
143	ACTIVE LISTINGS	↑ 9%	\$ 678,400
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.4% YOY

MARKET NUMBERS



ABBOTSFORD - MAY 2025

DETACHED



83	SALES	↑ 11% YOY	
247	LISTINGS	↑ 10%	
612	ACTIVE LISTINGS	↑ 8%	\$ 1,202,700
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.1% YOY

TOWNHOMES



61	SALES	↑ 25% YOY	
115	LISTINGS	↑ 9%	
251	ACTIVE LISTINGS	↑ 48%	\$ 660,600
4	MONTHS OF SUPPLY	SELLER'S MARKET	↓ 1.4% YOY

CONDOS



51	SALES	↑ 31% YOY	
162	LISTINGS	↑ 8%	
376	ACTIVE LISTINGS	↑ 30%	\$ 435,000
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.7% YOY

MARKET NUMBERS



CLOVERDALE - MAY 2025

DETACHED



33	SALES	↑ 35% YOY	
110	LISTINGS	↓ 5.2%	
261	ACTIVE LISTINGS	↑ 19%	\$ 1,517,000
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 0.9% YOY

TOWNHOMES



32	SALES	↓ 24% YOY	
103	LISTINGS	↑ 4%	
165	ACTIVE LISTINGS	↑ 34%	\$ 846,800
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.2% YOY

CONDOS



19	SALES	↑ 58% YOY	
44	LISTINGS	↑ 29%	
89	ACTIVE LISTINGS	↑ 68%	\$ 585,500
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.6% YOY

MARKET NUMBERS



FRASER VALLEY - MAY 2025

DETACHED



452	SALES	↓ 23% YOY	
1,647	LISTINGS	↑ 4%	
4,584	ACTIVE LISTINGS	↑ 24%	\$ 1,481,900
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.2% YOY

TOWNHOMES



309	SALES	↓ 16% YOY	
924	LISTINGS	↑ 12%	
1,827	ACTIVE LISTINGS	↑ 40%	\$ 832,800
6	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.5% YOY

CONDOS



341	SALES	↓ 24% YOY	
1,037	LISTINGS	↑ 6%	
2,577	ACTIVE LISTINGS	↑ 31%	\$ 532,700
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.0% YOY

MARKET NUMBERS



MISSION - MAY 2025

DETACHED



51	SALES	↓ 7% YOY	
150	LISTINGS	↓ 7%	
438	ACTIVE LISTINGS	↑ 16%	\$ 1,019,100
9	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.6% YOY

TOWNHOMES



3	SALES	↓ 79% YOY	
21	LISTINGS	↑ 50%	
56	ACTIVE LISTINGS	↑ 93%	\$ 676,100
19	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.2% YOY

CONDOS



5	SALES	↓ 38% YOY	
24	LISTINGS	↑ 14%	
53	ACTIVE LISTINGS	↑ 33%	\$ 453,000
11	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 0.2% YOY

MARKET NUMBERS



NORTH DELTA - MAY 2025

DETACHED



24	SALES	↓ 39% YOY	
106	LISTINGS	↑ 31%	
265	ACTIVE LISTINGS	↑ 39%	\$ 1,335,200
11	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 7.3% YOY

TOWNHOMES



5	SALES	↓ 44% YOY	
19	LISTINGS	↑ 12%	
44	ACTIVE LISTINGS	↑ 69%	\$ 971,400
9	MONTHS OF SUPPLY	BUYER'S MARKET	↑ 1.7% YOY

CONDOS



11	SALES	0% YOY	
17	LISTINGS	↓ 11%	
50	ACTIVE LISTINGS	↓ 43%	\$ 565,600
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 3.7% YOY

MARKET NUMBERS



NORTH SURREY - MAY 2025

DETACHED



44	SALES	↓ 23% YOY	
149	LISTINGS	↑ 15%	
521	ACTIVE LISTINGS	↑ 42%	\$ 1,451,000
12	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.4% YOY

TOWNHOMES



14	SALES	↓ 18% YOY	
67	LISTINGS	↑ 20%	
148	ACTIVE LISTINGS	↑ 38%	\$ 766,600
11	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.0% YOY

CONDOS



82	SALES	↓ 41% YOY	
297	LISTINGS	↓ 7%	
857	ACTIVE LISTINGS	↑ 26%	\$ 470,900
10	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 6.3% YOY

MARKET NUMBERS



SOUTH SURREY - MAY 2025

DETACHED



57	SALES	↓ 35% YOY	
257	LISTINGS	↑ 10%	
746	ACTIVE LISTINGS	↑ 21%	\$ 1,889,900
13	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 2.9% YOY

TOWNHOMES



54	SALES	↓ 12% YOY	
148	LISTINGS	↑ 7%	
289	ACTIVE LISTINGS	↑ 32%	\$ 956,000
5	MONTHS OF SUPPLY	BALANCED MARKET	↓ 2.2% YOY

CONDOS



63	SALES	↓ 17% YOY	
167	LISTINGS	↑ 24%	
418	ACTIVE LISTINGS	↑ 47%	\$ 606,900
7	MONTHS OF SUPPLY	BALANCED MARKET	↓ 5.8% YOY

MARKET NUMBERS



SURREY - MAY 2025

DETACHED



61	SALES	↓ 20% YOY	
311	LISTINGS	↑ 5%	
897	ACTIVE LISTINGS	↑ 27%	\$ 1,506,800
15	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 4.4% YOY

TOWNHOMES



65	SALES	↑ 26% YOY	
231	LISTINGS	↑ 13%	
522	ACTIVE LISTINGS	↑ 39%	\$ 836,500
8	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.8% YOY

CONDOS



23	SALES	↓ 21% YOY	
102	LISTINGS	↑ 44%	
248	ACTIVE LISTINGS	↑ 43%	\$ 554,000
11	MONTHS OF SUPPLY	BUYER'S MARKET	↓ 3.4% YOY