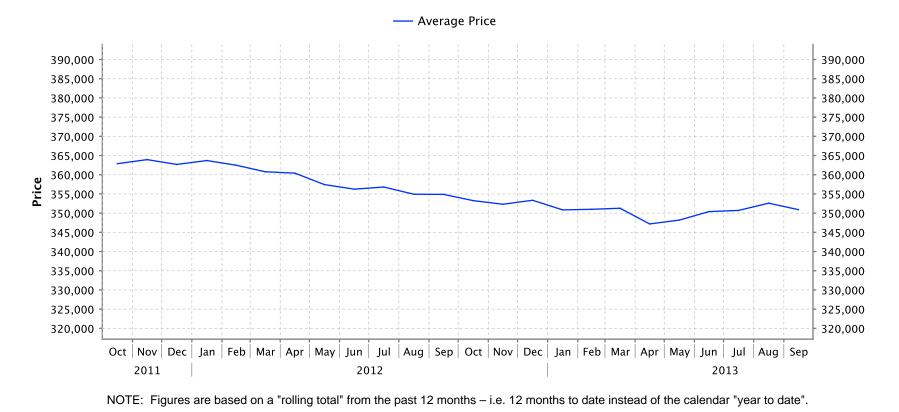
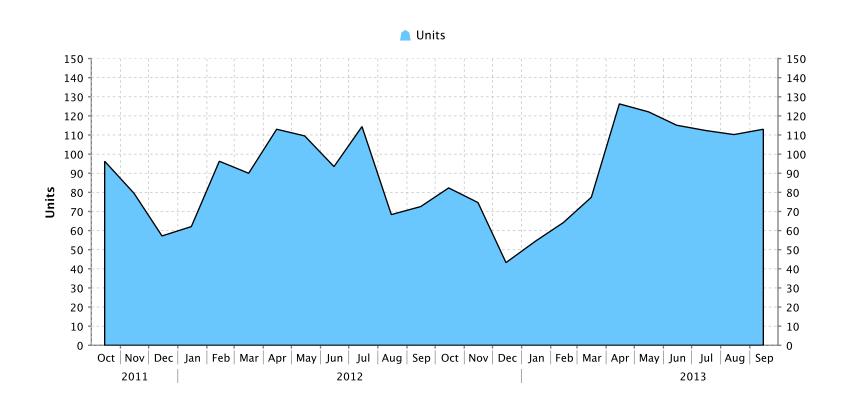
Nanaimo as at September 30, 2013

Cumulative Residential Average Single Family Sale Price



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				
Lots										
Units Listed	39	7	457%	307	214	43%				
Units Reported Sold	5	6	-17%	48	66	-27%				
Sell/List Ratio	13%	86%		16%	31%					
Reported Sales Dollars	\$950,400	\$1,007,900	-6%	\$7,604,800	\$10,274,538	-26%				
Average Sell Price / Unit	\$190,080	\$167,983	13%	\$158,433	\$155,675	2%				
Median Sell Price	\$184,900			\$164,000						
Sell Price / List Price	93%	95%		93%	94%					
Days to Sell	138	60	132%	85	112	-24%				
Active Listings	172	120								
Single Family										
Units Listed	158	172	-8%	2,024	2,259	-10%				
Units Reported Sold	113	72	57%	1,092	1,049	4%				
Sell/List Ratio	72%	42%	0170	54%	46%	170				
Reported Sales Dollars	\$38,601,277	\$25,985,721	49%	\$383,185,786	\$372,269,085	3%				
Average Sell Price / Unit	\$341,604	\$360,913	-5%	\$350,903	\$354,880	-1%				
Median Sell Price	\$329,900	\$000,010	070	\$334,000	400 1,000	170				
Sell Price / List Price	94%	95%		95%	95%					
Days to Sell	59	56	5%	56	54	3%				
Active Listings	504	607	570	00	54	570				
Condos (Apt)										
Units Listed	42	41	2%	482	632	-24%				
Units Reported Sold	42	10	70%	162	198	-24 %				
Sell/List Ratio	40%	24%	1070	34%	31%	-10%				
Reported Sales Dollars	\$3,173,000	\$2,316,500	37%	\$34,197,516	\$40,404,547	-15%				
Average Sell Price / Unit	\$186,647	\$2,310,500 \$231,650	-19%	\$211,096	\$204,063	-13%				
Median Sell Price	\$195,000	φ231,030	-1970	\$211,090 \$197,000	φ204,003	570				
Sell Price / List Price	92%	93%		94%	93%					
Days to Sell	123	106	17%	94 <i>%</i> 79	85	-7%				
Active Listings	123	194	1770	19	00	-7 70				
Condos (Patio)	100	104								
	0	40	0.20/	01	440	100/				
Units Listed	2	12	-83%	91	113	-19%				
Units Reported Sold	4	2	100%	68	55	24%				
Sell/List Ratio	200%	17%	4050/	75%	49%	0.40/				
Reported Sales Dollars	\$1,211,500	\$516,000	135%	\$18,864,147	\$14,064,820	34%				
Average Sell Price / Unit	\$302,875	\$258,000	17%	\$277,414	\$255,724	8%				
Median Sell Price	\$285,000	0.40/		\$279,900	050/					
Sell Price / List Price	97%	94%	400/	97%	95%	50/				
Days to Sell	58	66	-12%	70	66	5%				
Active Listings	17	35								
Condos (Twnhse)										
Units Listed	28	36	-22%	391	434	-10%				
Units Reported Sold	21	8	162%	178	144	24%				
Sell/List Ratio	75%	22%		46%	33%					
Reported Sales Dollars	\$5,837,960	\$2,178,969	168%	\$44,228,597	\$36,311,192	22%				
Average Sell Price / Unit	\$277,998	\$272,371	2%	\$248,475	\$252,161	-1%				
Median Sell Price	\$250,000			\$227,500						
Sell Price / List Price	98%	95%		101%	96%					
Days to Sell	63	69	-9%	60	68	-12%				
Active Listings	121	124								

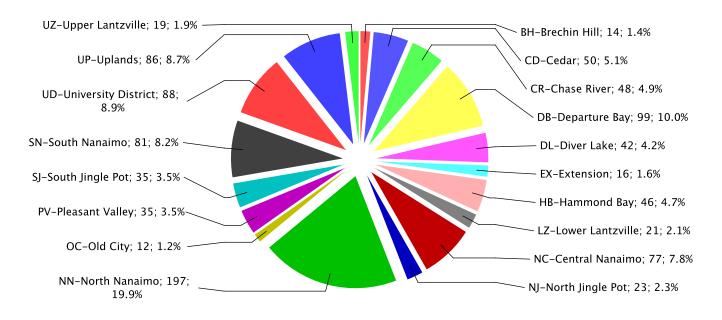
PLEASE NOTE: SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Sep 30, 2013

	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
BH-Brechin Hill	0	0	9	3	1	0	0	0	1	0	0	0	0	0	14
CD-Cedar	0	3	4	4	5	10	8	5	6	2	3	0	0	0	50
CR-Chase River	0	1	2	9	11	15	5	3	2	0	0	0	0	0	48
DB-Departure Bay	0	0	2	25	25	17	19	8	1	1	0	1	0	0	99
DL-Diver Lake	0	2	5	12	13	10	0	0	0	0	0	0	0	0	42
EX-Extension	0	1	0	4	2	5	0	0	0	3	1	0	0	0	16
HB-Hammond Bay	0	1	1	1	7	8	6	7	8	1	2	1	1	2	46
LZ-Lower Lantzville	0	0	0	3	5	4	3	0	5	0	0	0	0	1	21
NC-Central Nanaimo	3	9	18	34	9	3	1	0	0	0	0	0	0	0	77
NJ-North Jingle Pot	0	0	0	0	6	5	3	0	4	4	0	1	0	0	23
NN-North Nanaimo	0	1	5	18	26	47	27	17	35	12	5	1	1	2	197
OC-Old City	1	2	1	2	4	0	1	0	1	0	0	0	0	0	12
PV-Pleasant Valley	0	0	1	4	14	10	4	1	0	1	0	0	0	0	35
SJ-South Jingle Pot	1	1	1	3	12	10	3	2	2	0	0	0	0	0	35
SN-South Nanaimo	3	20	18	17	14	5	3	0	1	0	0	0	0	0	81
UD-University District	3	4	16	19	17	15	9	0	3	1	1	0	0	0	88
UP-Uplands	0	3	12	34	20	8	5	2	0	0	0	1	0	1	86
UZ-Upper Lantzville	0	0	0	2	5	2	3	2	2	2	1	0	0	0	19
Zone 4 TOTALS	11	48	95	194	196	174	100	47	71	27	13	5	2	6	989

Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to September 30, 2013 = 989

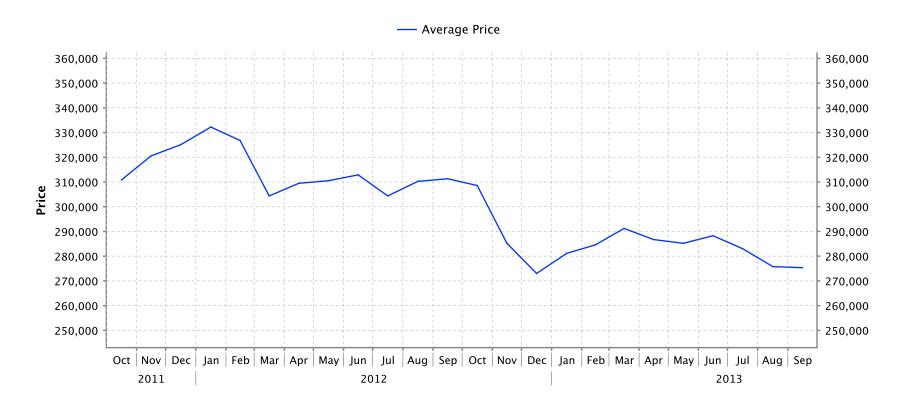
GABRIOLA ISLAND

Comparative Activity by Property Type

	(Current Month		12 Months to Date					
	This Year	Last Year	% Change	This Year	Last Year	% Change			
Lots									
Units Listed	0	2	-100%	33	35	-6%			
Units Reported Sold	1	1	0%	10	14	-29%			
Sell/List Ratio		50%		30%	40%				
Reported Sales Dollars	\$68,500	\$112,500	-39%	\$964,625	\$1,449,000	-33%			
Average Sell Price / Unit	\$68,500	\$112,500	-39%	\$96,462	\$103,500	-7%			
Median Sell Price	\$68,500			\$120,000					
Sell Price / List Price	99%	70%		89%	88%				
Days to Sell	18	770	-98%	198	151	31%			
Active Listings	25	31							
Single Family									
Units Listed	7	10	-30%	112	117	-4%			
Units Reported Sold	4	2	100%	49	33	48%			
Sell/List Ratio	57%	20%		44%	28%				
Reported Sales Dollars	\$1,124,000	\$595,000	89%	\$13,491,020	\$10,273,349	31%			
Average Sell Price / Unit	\$281,000	\$297,500	-6%	\$275,327	\$311,314	-12%			
Median Sell Price	\$335,000			\$260,000					
Sell Price / List Price	92%	88%		93%	95%				
Days to Sell	115	66	76%	94	119	-21%			
Active Listings	42	63							

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.

Cumulative Residential Average Single Family Sale Price



3rd Quarter 2013 MLS® Single Family Sales Analysis Unconditional Sales from July 1 to Sep 30, 2013

	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
BH-Brechin Hill	0	0	3	1	0	0	0	0	1	0	0	0	0	0	5
CD-Cedar	0	1	3	2	1	6	2	2	2	0	0	0	0	0	19
CR-Chase River	0	1	0	3	3	8	1	2	2	0	0	0	0	0	20
DB-Departure Bay	0	0	0	9	8	6	4	4	1	0	0	0	0	0	32
DL-Diver Lake	0	1	2	5	4	5	0	0	0	0	0	0	0	0	17
EX-Extension	0	0	0	1	1	1	0	0	0	0	0	0	0	0	3
HB-Hammond Bay	0	0	0	0	2	2	3	4	2	1	2	0	0	0	16
LZ-Lower Lantzville	0	0	0	1	2	2	1	0	1	0	0	0	0	0	7
NC-Central Nanaimo	3	2	7	8	3	1	0	0	0	0	0	0	0	0	24
NJ-North Jingle Pot	0	0	0	0	4	2	2	0	0	3	0	0	0	0	11
NN-North Nanaimo	0	0	3	8	9	20	12	6	17	3	2	0	1	0	81
OC-Old City	1	0	0	0	3	0	0	0	0	0	0	0	0	0	4
PV-Pleasant Valley	0	0	1	1	4	4	1	1	0	0	0	0	0	0	12
SJ-South Jingle Pot	1	1	0	2	4	3	2	0	1	0	0	0	0	0	14
SN-South Nanaimo	1	6	3	8	5	2	1	0	1	0	0	0	0	0	27
UD-University District	1	2	6	1	8	7	3	0	0	0	0	0	0	0	28
UP-Uplands	0	1	4	16	8	5	2	1	0	0	0	1	0	0	38
UZ-Upper Lantzville	0	0	0	1	2	0	1	0	0	0	1	0	0	0	5
Zone 4 TOTALS	7	15	32	67	71	74	35	20	28	7	5	1	1	0	363

Nanaimo - Single Family Sales by Subarea

