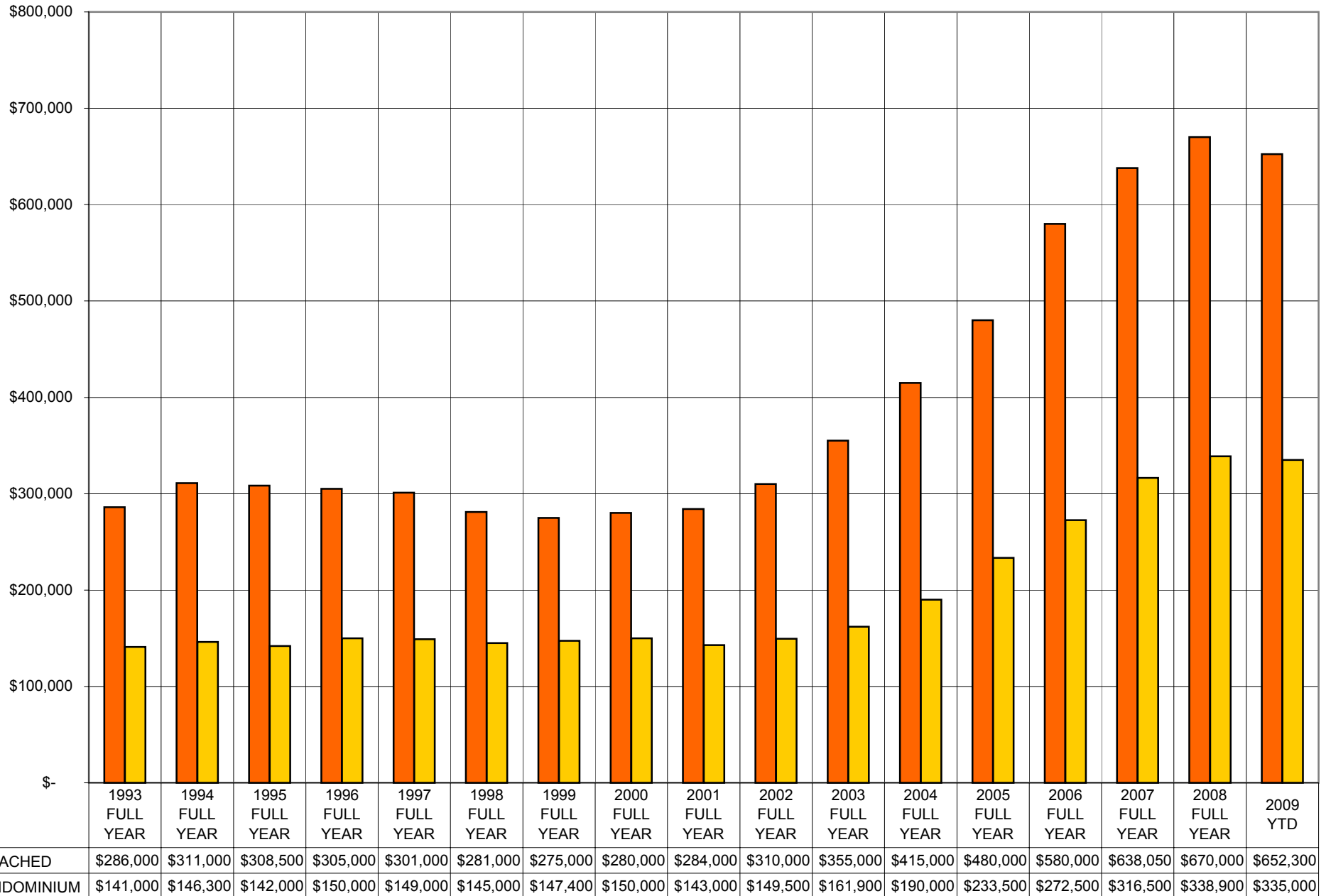
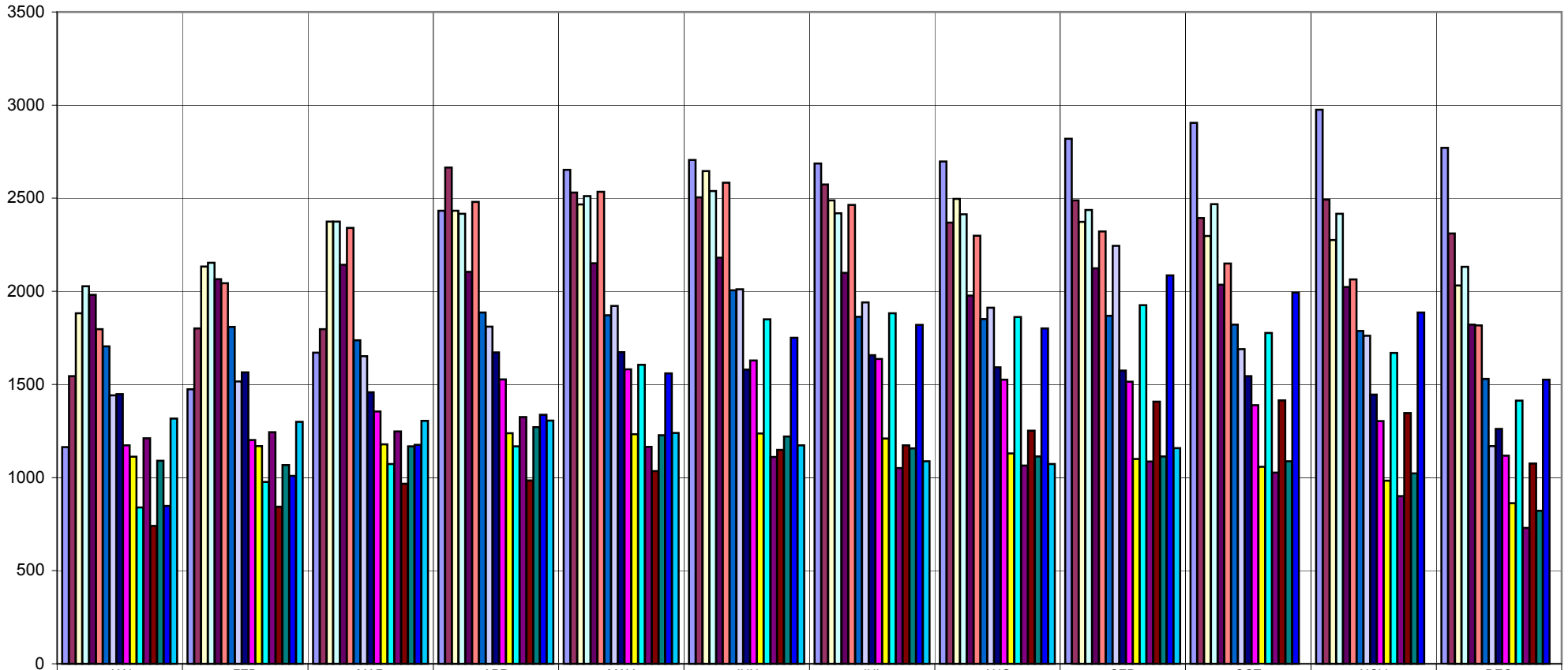


# VANCOUVER EAST MEDIAN SALE PRICES

## SEPTEMBER 2009

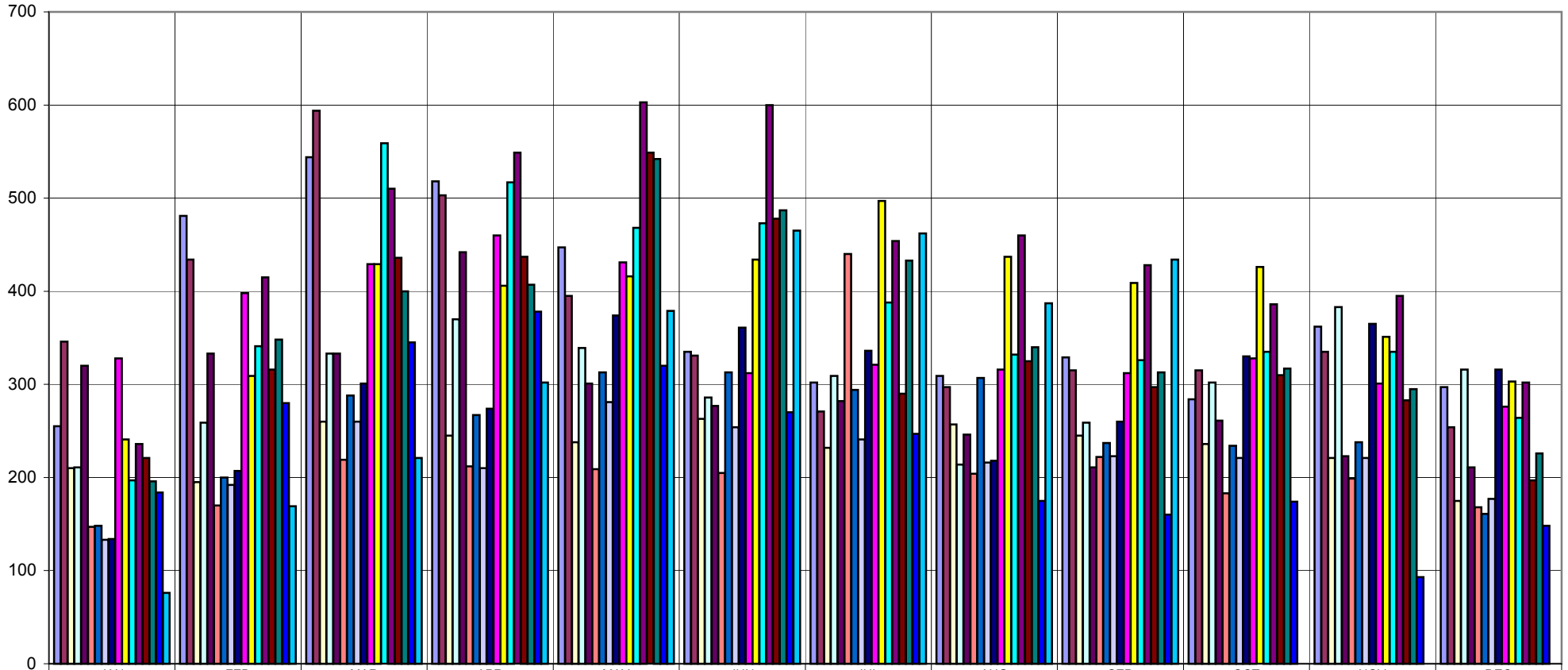


# VANCOUVER EAST LISTING SUPPLY



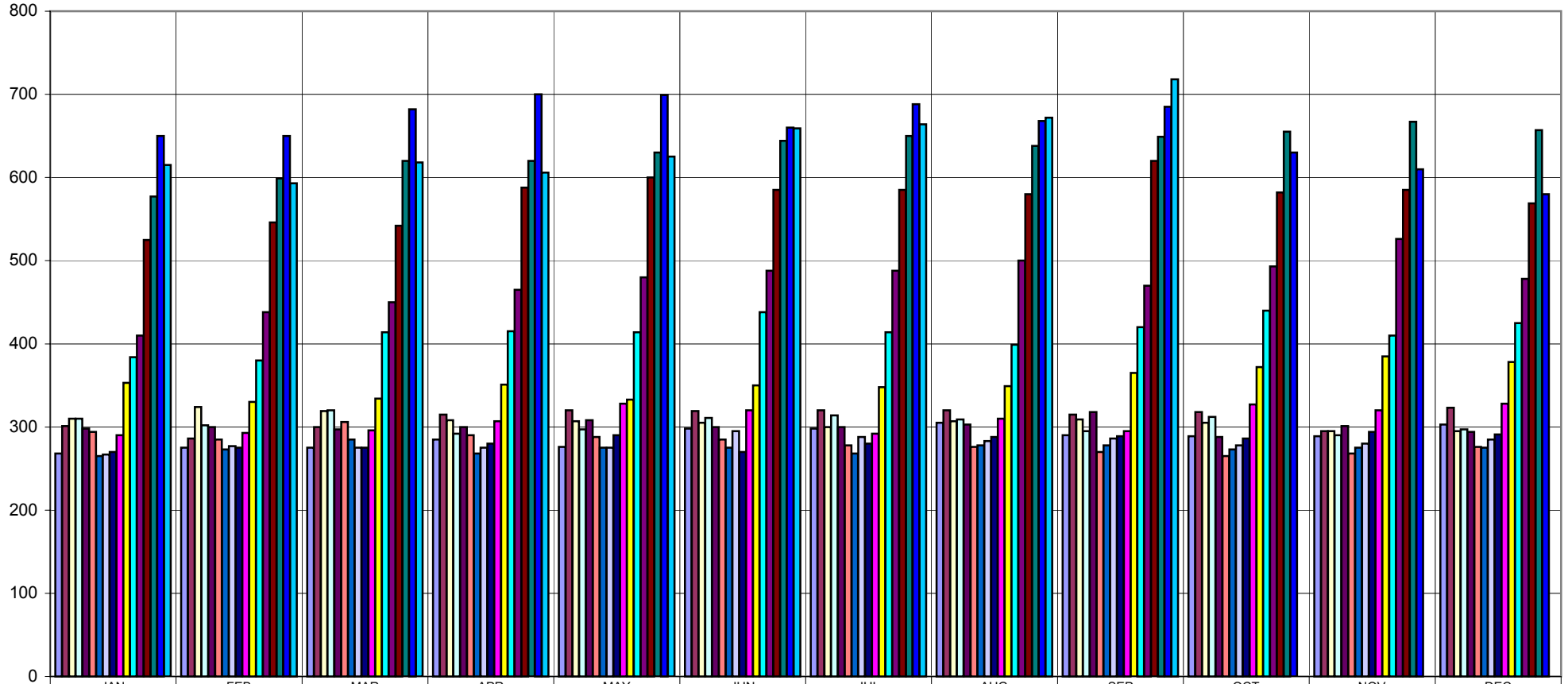
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1993	1163	1474	1671	2433	2653	2706	2687	2697	2819	2905	2975	2770
1994	1545	1801	1797	2665	2531	2504	2574	2369	2488	2394	2493	2311
1995	1882	2133	2374	2433	2467	2646	2489	2496	2373	2297	2275	2031
1996	2027	2153	2375	2416	2511	2538	2419	2414	2437	2468	2416	2132
1997	1981	2065	2142	2104	2151	2180	2099	1977	2123	2035	2023	1821
1998	1797	2044	2340	2480	2534	2583	2464	2298	2321	2149	2064	1817
1999	1705	1809	1737	1886	1871	2006	1863	1851	1869	1821	1787	1529
2000	1442	1516	1652	1810	1921	2011	1940	1912	2244	1690	1761	1169
2001	1448	1565	1458	1672	1674	1580	1657	1592	1575	1545	1446	1261
2002	1173	1201	1355	1527	1581	1629	1637	1526	1515	1388	1303	1118
2003	1112	1169	1179	1238	1233	1237	1210	1130	1100	1058	983	863
2004	840	977	1073	1167	1606	1850	1882	1862	1925	1777	1669	1413
2005	1211	1243	1248	1325	1165	1110	1051	1064	1086	1026	900	730
2006	740	843	967	984	1034	1148	1173	1251	1407	1414	1347	1076
2007	1090	1067	1167	1271	1227	1221	1157	1113	1114	1087	1023	822
2008	847	1009	1176	1337	1559	1751	1820	1801	2086	1994	1886	1526
2009	1317	1299	1304	1306	1239	1173	1087	1072	1158			

# VANCOUVER EAST RESIDENTIAL SALES/DEMAND



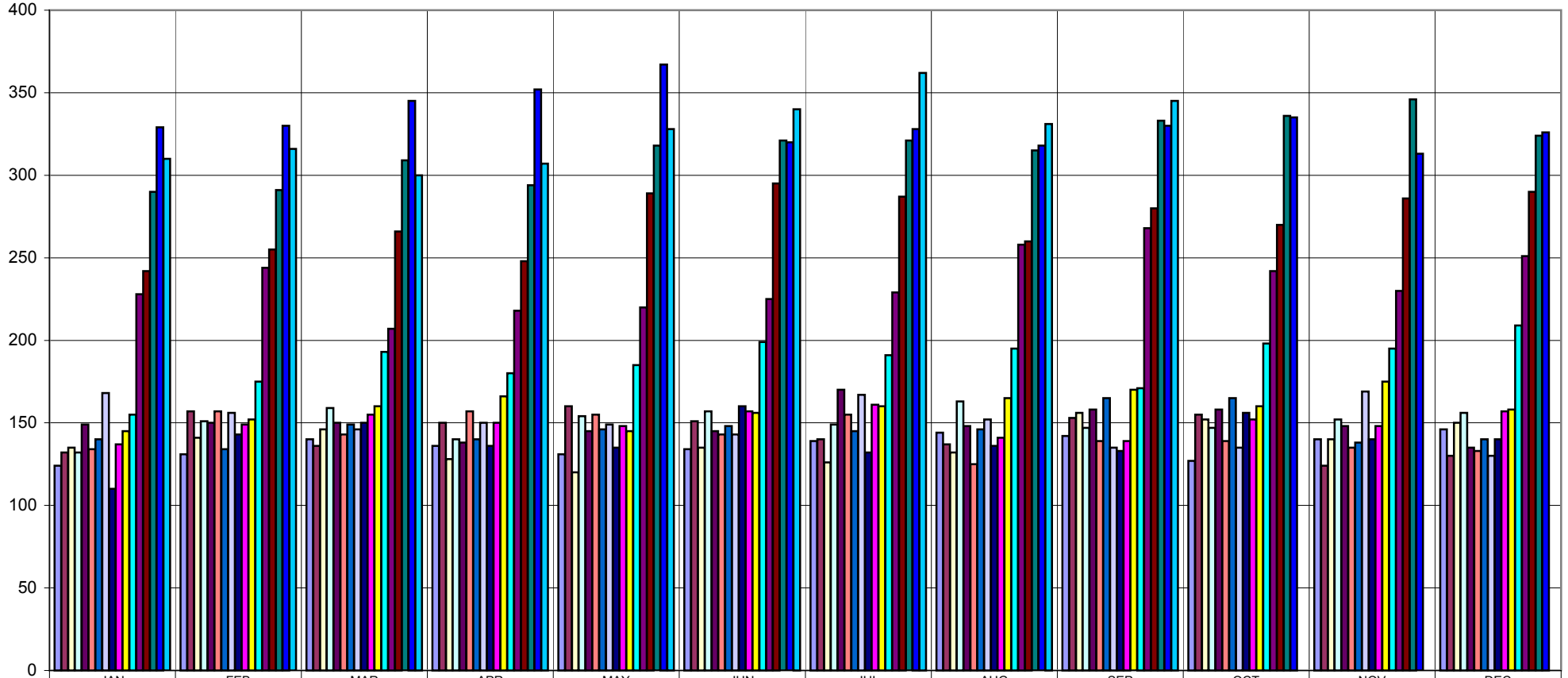
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1993	255	481	544	518	447	335	302	309	329	284	362	297
1994	346	434	594	503	395	331	271	297	315	315	335	254
1995	210	195	260	245	238	263	232	257	245	236	221	175
1996	211	259	333	370	339	286	309	214	259	302	383	316
1997	320	333	333	442	301	277	282	246	211	261	223	211
1998	147	170	219	212	209	205	440	204	222	183	199	168
1999	148	200	288	267	313	313	294	307	237	234	238	161
2000	133	192	260	210	281	254	241	216	223	221	221	177
2001	134	207	301	274	374	361	336	218	260	330	365	316
2002	328	398	429	460	431	312	321	316	312	328	301	276
2003	241	309	429	406	416	434	497	437	409	426	351	303
2004	197	341	559	517	468	473	388	332	326	335	335	264
2005	236	415	510	549	603	600	454	460	428	386	395	302
2006	221	316	436	437	549	478	290	325	297	310	283	197
2007	196	348	400	407	542	487	433	340	313	317	295	226
2008	184	280	345	378	320	270	247	175	160	174	93	148
2009	76	169	221	302	379	465	462	387	434			

# VANCOUVER EAST MEDIAN PRICE HISTORY DETACHED



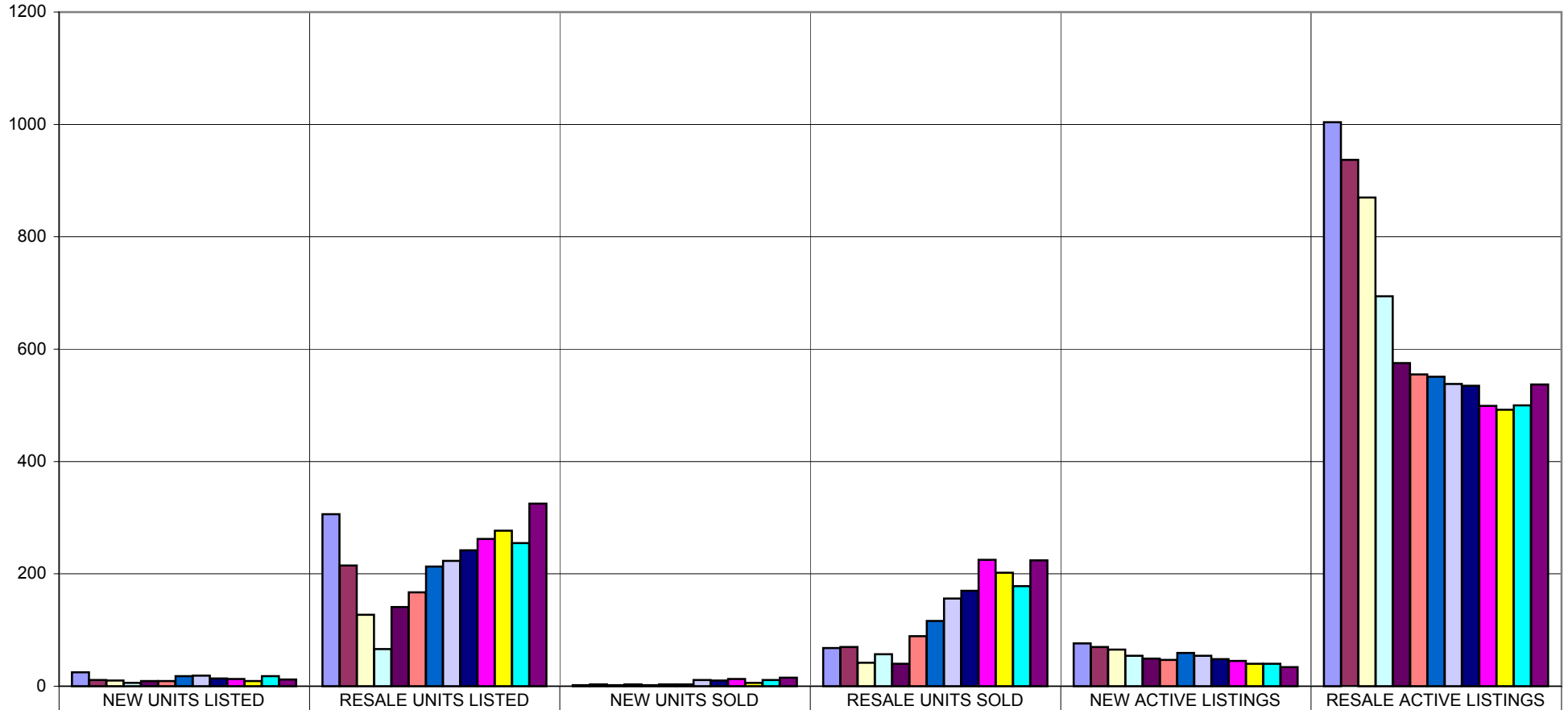
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1993	268	275	275	285	276	298	298	305	290	289	289	303
1994	301	286	300	315	320	319	320	320	315	318	295	323
1995	310	324	319	308	307	305	300	307	309	305	295	295
1996	310	302	320	292	297	311	314	309	295	312	290	297
1997	298	300	297	300	308	300	300	303	318	288	301	294
1998	294	285	306	290	288	285	278	276	270	265	268	276
1999	265	273	285	268	275	275	268	278	278	273	275	275
2000	267	277	275	275	275	295	288	283	286	278	280	285
2001	270	275	275	280	290	270	280	288	289	286	294	291
2002	290	293	296	307	328	320	292	310	295	327	320	328
2003	353	330	334	351	333	350	348	349	365	372	385	378
2004	384	380	414	415	414	438	414	399	420	440	410	425
2005	410	438	450	465	480	488	488	500	470	493	526	478
2006	525	546	542	588	600	585	585	580	620	582	585	569
2007	577	599	620	620	630	644	650	638	649	655	667	657
2008	650	650	682	700	699	660	688	668	685	630	610	580
2009	615	593	618	606	625	659	664	672	718			

# VANCOUVER EAST MEDIAN PRICE HISTORY CONDO



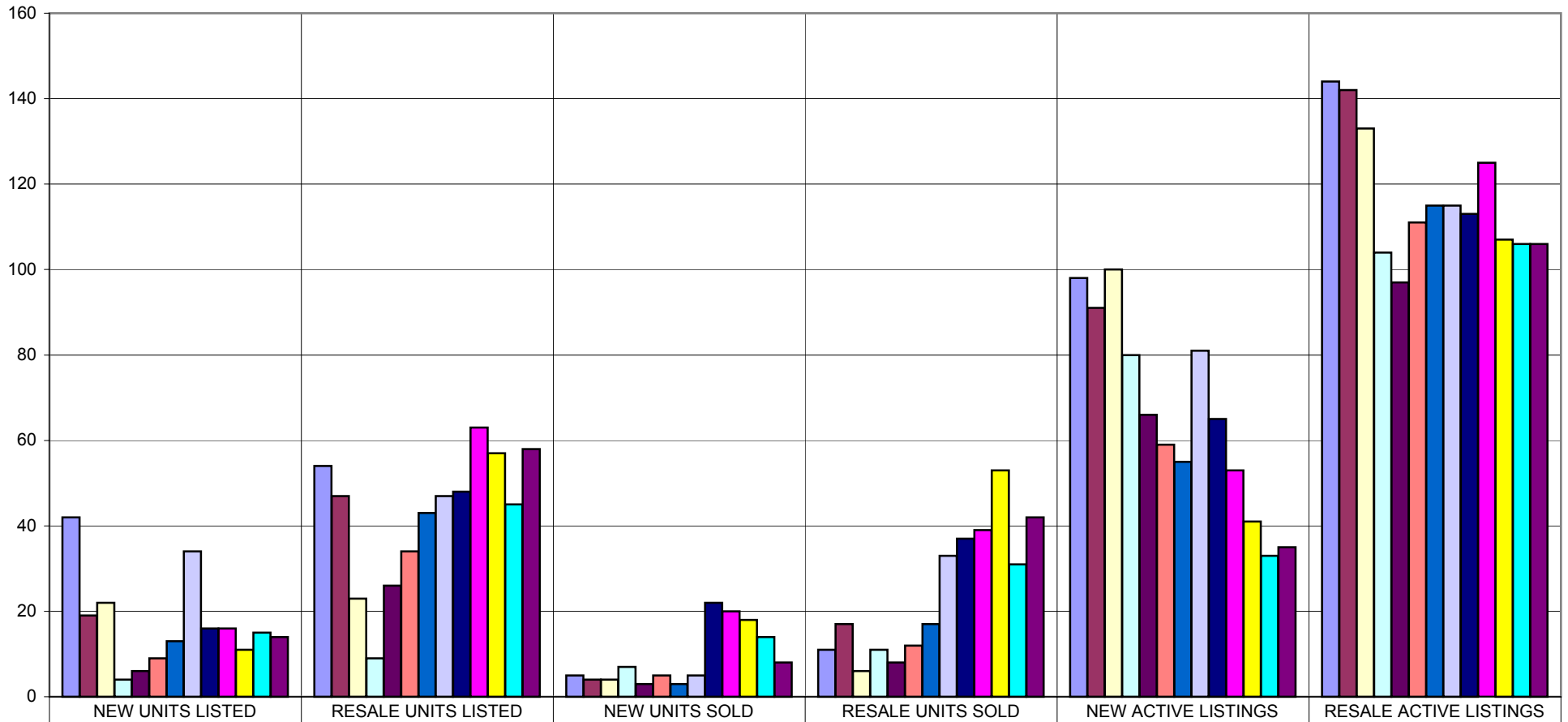
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1993	124	131	140	136	131	134	139	144	142	127	140	146
1994	132	157	136	150	160	151	140	137	153	155	124	130
1995	135	141	146	128	120	135	126	132	156	152	140	150
1996	132	151	159	140	154	157	149	163	147	147	152	156
1997	149	150	150	138	145	145	170	148	158	158	148	135
1998	134	157	143	157	155	143	155	125	139	139	135	133
1999	140	134	149	140	146	148	145	146	165	165	138	140
2000	168	156	146	150	149	143	167	152	135	135	169	130
2001	110	143	150	136	135	160	132	136	133	156	140	140
2002	137	149	155	150	148	157	161	141	139	152	148	157
2003	145	152	160	166	145	156	160	165	170	160	175	158
2004	155	175	193	180	185	199	191	195	171	198	195	209
2005	228	244	207	218	220	225	229	258	268	242	230	251
2006	242	255	266	248	289	295	287	260	280	270	286	290
2007	290	291	309	294	318	321	321	315	333	336	346	324
2008	329	330	345	352	367	320	328	318	330	335	313	326
2009	310	316	300	307	328	340	362	331	345			

# VANCOUVER EAST DETACHED HOMES



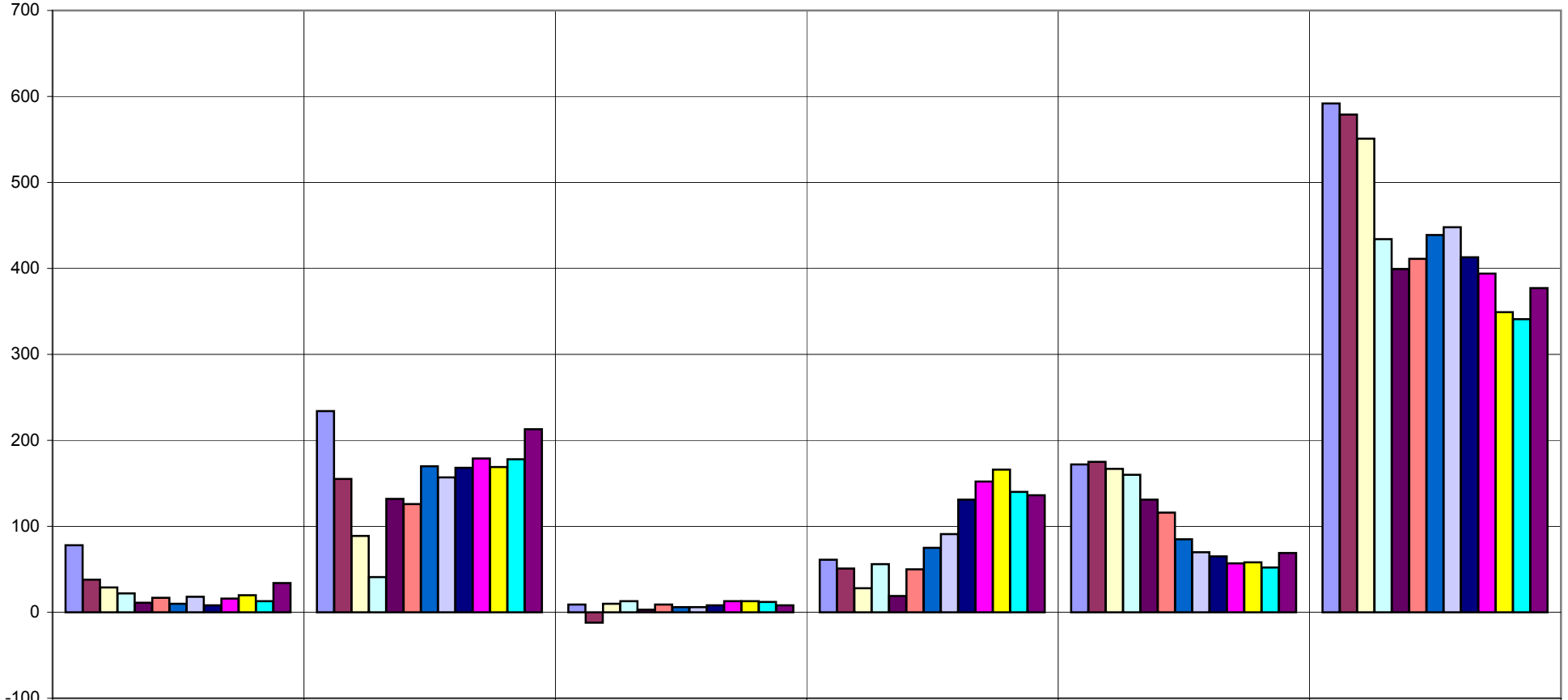
Month	NEW UNITS LISTED	RESALE UNITS LISTED	NEW UNITS SOLD	RESALE UNITS SOLD	NEW ACTIVE LISTINGS	RESALE ACTIVE LISTINGS
Sep-08	25	306	2	68	76	1004
Oct-08	11	215	3	70	70	937
Nov-08	10	127	2	42	65	870
Dec-08	6	66	3	57	54	694
Jan-09	9	141	2	40	49	575
Feb-09	9	167	3	89	47	555
Mar-09	18	213	3	116	59	551
Apr-09	19	223	11	156	54	538
May-09	14	242	10	170	48	535
Jun-09	13	262	13	225	45	499
Jul-09	9	277	6	202	40	492
Aug-09	18	255	11	178	40	500
Sep-09	12	325	15	224	34	537

# VANCOUVER EAST ATTACHED HOMES



	NEW UNITS LISTED	RESALE UNITS LISTED	NEW UNITS SOLD	RESALE UNITS SOLD	NEW ACTIVE LISTINGS	RESALE ACTIVE LISTINGS
Sep-08	42	54	5	11	98	144
Oct-08	19	47	4	17	91	142
Nov-08	22	23	4	6	100	133
Dec-08	4	9	7	11	80	104
Jan-09	6	26	3	8	66	97
Feb-09	9	34	5	12	59	111
Mar-09	13	43	3	17	55	115
Apr-09	34	47	5	33	81	115
May-09	16	48	22	37	65	113
Jun-09	16	63	20	39	53	125
Jul-09	11	57	18	53	41	107
Aug-09	15	45	14	31	33	106
Sep-09	14	58	8	42	35	106

# VANCOUVER EAST APARTMENT HOMES



	NEW UNITS LISTED	RESALE UNITS LISTED	NEW UNITS SOLD	RESALE UNITS SOLD	NEW ACTIVE LISTINGS	RESALE ACTIVE LISTINGS
Sep-08	78	234	9	61	172	592
Oct-08	38	155	-12	51	175	579
Nov-08	29	89	10	28	167	551
Dec-08	22	41	13	56	160	434
Jan-09	11	132	3	19	131	399
Feb-09	17	126	9	50	116	411
Mar-09	10	170	6	75	85	439
Apr-09	18	157	6	91	70	448
May-09	8	168	8	131	65	413
Jun-09	16	179	13	152	57	394
Jul-09	20	169	13	166	58	349
Aug-09	13	178	12	140	52	341
Sep-09	34	213	8	136	69	377