

MLSLINK HOUSING PRICE INDEX

July 2008

PROPERTY TYPE	AREA	BENCHMARK PRICE	PRICE RANGE (+/-)	3 MONTH AVG BENCHMARK PRICE	PRICE INDEX	1 YEAR CHANGE %	3 YEAR CHANGE %	5 YEAR CHANGE %
Residential	Greater Vancouver	\$556,605	0.5%	\$563,333	235.09	5.2	40.8	90.8
Detached	Greater Vancouver	\$753,165	1.0%	\$763,356	222.4	5.4	39.5	84.3
	Burnaby	\$716,808	2.5%	\$748,851	211.0	2.0	34.7	72.5
	Coquitlam	\$693,114	4.4%	\$681,575	243.8	9.3	50.1	89.5
	South Delta	\$639,695	3.6%	\$659,396	209.0	4.5	28.8	72.1
	Maple Ridge	\$463,752	2.2%	\$459,932	211.6	2.7	33.0	69.6
	New Westminister	\$574,843	4.2%	\$593,275	236.9	6.9	35.4	94.5
	North Vancouver	\$883,972	2.6%	\$900,992	220.8	4.3	34.8	73.2
	Pitt Meadows	\$510,016	8.8%	\$503,073	209.3	5.5	40.7	71.0
	Port Coquitlam	\$552,751	5.0%	\$540,545	233.6	4.4	35.8	84.5
	Port Moody	\$766,106	10.5%	\$782,299	230.3	16.8	39.3	99.3
	Richmond	\$769,992	2.1%	\$781,923	227.3	8.0	43.3	89.9
	Squamish	\$646,070	8.3%	\$608,658	245.4	29.2	52.8	69.0
	Sunshine Coast	\$420,780	5.3%	\$428,907	239.4	2.1	30.3	94.7
	Vancouver East	\$674,701	1.9%	\$687,439	228.5	4.2	38.8	87.3
Vancouver West	\$1,390,585	2.8%	\$1,420,312	230.8	5.3	50.7	98.2	
West Vancouver	\$1,409,522	5.9%	\$1,445,791	207.6	3.2	34.7	83.4	
Attached	Greater Vancouver	\$473,953	0.8%	\$476,490	229.9	5.7	40.9	87.9
	Burnaby	\$460,764	1.3%	\$461,694	230.8	5.6	39.5	89.7
	Coquitlam	\$421,974	2.3%	\$429,077	227.6	4.0	37.3	80.9
	South Delta	\$470,898	6.6%	\$465,598	252.2	18.4	47.9	110.6
	Maple Ridge & Pitt Meadows	\$321,699	2.0%	\$320,520	223.2	4.9	38.6	86.5
	North Vancouver	\$597,066	2.9%	\$602,400	233.7	5.0	34.1	87.8
	Port Coquitlam	\$395,736	2.7%	\$394,136	217.6	4.6	33.7	71.7
	Port Moody	\$393,571	2.5%	\$406,113	234.9	1.4	42.1	86.9
	Richmond	\$467,775	1.5%	\$470,193	225.6	7.4	46.2	83.7
	Vancouver East	\$506,173	3.5%	\$514,734	236.7	4.3	46.4	100.4
	Vancouver West	\$732,052	3.1%	\$731,625	261.2	5.7	41.9	100.9
Apartment	Greater Vancouver	\$381,687	0.6%	\$386,693	248.3	4.7	42.5	96.9
	Burnaby	\$342,359	1.3%	\$345,998	255.9	5.4	39.9	100.5
	Coquitlam	\$289,663	2.0%	\$294,751	247.0	3.3	41.7	97.8
	South Delta	\$360,690	5.3%	\$358,083	234.9	12.2	45.6	83.6
	Maple Ridge & Pitt Meadows	\$260,378	3.7%	\$264,338	276.5	-0.4	54.4	104.6
	New Westminister	\$298,428	2.1%	\$300,856	242.4	5.6	52.0	103.2
	North Vancouver	\$389,168	2.3%	\$392,616	247.6	3.4	36.7	100.2
	Port Coquitlam	\$254,749	1.9%	\$261,605	298.4	5.6	42.5	119.1
	Port Moody	\$301,488	3.1%	\$305,440	257.2	0.4	35.4	103.4
	Richmond	\$318,487	1.4%	\$321,915	258.9	7.8	49.8	107.9
	Vancouver East	\$326,324	1.8%	\$331,577	267.2	7.2	49.9	119.1
	Vancouver West	\$482,080	1.1%	\$489,241	245.2	3.5	39.4	86.6
	West Vancouver	\$661,651	8.6%	\$669,606	237.4	1.0	30.7	85.9

HOW TO READ THE TABLE:

BENCHMARK PRICE: Estimated sale price of a benchmark property. Benchmarks represent a typical property within each market.

PRICE RANGE: Expressed as a + or - percentage of the benchmark price, there is a 90% probability the sale price of a benchmark house is within the interval.

PRICE INDEX: Index numbers estimate the percentage change in price on typical and constant quality properties over time. All figures are based on past sales.

In Year 2001, the indexes are averaged to 100

Key: * = Sales sample too small; Price information not reported.