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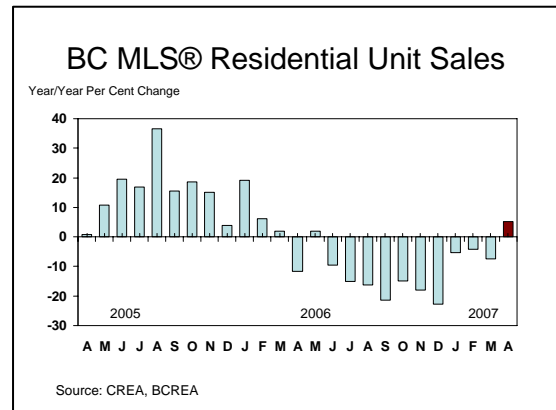
BC Home Sales Rebound in April

Vancouver, BC – May 17, 2007. British Columbia Real Estate Association (BCREA) reports that residential sales volume on the Multiple Listing Service® (MLS®) in BC rose 17 per cent to \$4.2 billion in April, compared to the same month last year. Residential unit sales increased 5 per cent to 9,677 during the same period. The average MLS® price reached \$431,945, climbing 11 per cent from April 2006.

“BC home sales rebounded in April after declining for ten consecutive months,” said Cameron Muir, BCREA Chief Economist. “A 25 per cent increase in the number homes for sale and favourable labour market conditions are major contributing factors.”

“Provincial economic growth continues to reinforce housing demand,” added Muir. “However, affordability remains the largest constraint to home ownership in BC. While April’s performance is notable, it will take a few more months of increasing home sales to consider demand on an upswing.”

Year-to-date, MLS® residential sales volume was up 8.6 per cent to \$13.4 billion, compared to the first four months of last year. MLS® home sales dipped 3 per cent to 31,876 units, while the average MLS® residential price climbed 12 per cent to \$420,716.



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April 2007 Residential Average Price, Active Listings and Sales-to-Active-Listings Data by Board

Board	Average Price			Active Listings			Sales to Active Listings	
	Apr. 2007 Residential Average Price (\$)	Apr. 2006 Residential Average Price (\$)	% change	Apr. 2007 Residential Active Listings (Units)	Apr. 2006 Residential Active Listings (Units)	% change	Apr. 2007 Residential Sales to Active Listings (%)	Apr. 2006 Residential Sales to Active Listings (%)
BC Northern	188,593	162,817	15.8	1,765	1,762	0.2	26.2	25.1
Chilliwack	294,906	265,567	11.0	953	938	1.6	31.7	33.2
Fraser Valley	427,481	392,465	8.9	6,590	4,088	61.2	25.7	44.0
Kamloops	270,244	217,808	24.1	1,064	889	19.7	36.2	40.3
Kootenay	252,236	211,659	19.2	1,339	1,486	-9.9	25.5	19.3
Okanagan Mainline	370,687	330,460	12.2	3,415	2,966	15.1	27.1	25.5
Northern Lights	218,264	124,126	75.8	143	62	130.6	23.1	53.2
Powell River	189,004	184,395	2.5	121	104	16.3	28.1	20.2
Greater Vancouver	564,375	502,846	12.2	12,135	9,638	25.9	28.7	35.6
South Okanagan	319,242	248,430	28.5	1,102	886	24.4	21.2	22.9
Vancouver Island	312,030	282,436	10.5	4,158	3,357	23.9	22.5	24.4
Victoria	472,460	423,659	11.5	2,567	2,134	20.3	33.1	34.6
Provincial Totals	431,945	388,889	11.1	35,352	28,310	24.9	27.4	32.5

April 2007 BC Residential Multiple Listing Service® Data by Board

Board	Dollar Volume			Units		
	Apr. 2007 Residential Sales (\$)	Apr. 2006 Residential Sales (\$)	% change	Apr. 2007 Residential Sales (Units)	Apr. 2006 Residential Sales (Units)	% change
BC Northern	87,129,922	71,965,163	21.1	462	442	4.5
Chilliwack	89,061,718	82,591,190	7.8	302	311	-2.9
Fraser Valley	724,580,632	705,652,647	2.7	1,695	1,798	-5.7
Kamloops	104,043,802	77,975,107	33.4	385	358	7.5
Kootenay	86,012,387	60,746,102	41.6	341	287	18.8
Okanagan Mainline	343,626,588	250,158,220	37.4	927	757	22.5
Northern Lights	7,202,701	4,096,150	75.8	33	33	0.0
Powell River	6,426,150	3,872,300	65.9	34	21	61.9
Greater Vancouver	1,964,590,038	1,726,772,292	13.8	3,481	3,434	1.4
South Okanagan	74,702,514	50,431,325	48.1	234	203	15.3
Vancouver Island	291,435,918	231,597,845	25.8	934	820	13.9
Victoria	401,118,279	313,084,211	28.1	849	739	14.9
Provincial Totals	4,179,930,649	3,578,942,552	16.8	9,677	9,203	5.2

April 2007 Year-to-Date BC Residential Multiple Listing Service® Data by Board

Board	Dollar Volume (000's)			Unit Sales			Average Price		
	2007 Year-to- Date (\$)	2006 Year-to- Date (\$)	% change	2007 Year-to- Date	2006 Year-to- Date	% change	2007 Year-to- Date (\$)	2006 Year-to- Date (\$)	% change
BC Northern	289,997.9	229,220.8	26.5	1,536	1,502	2.3	188,801	152,610	23.7
Chilliwack	297,871.2	261,534.6	13.9	1,049	1,010	3.9	283,957	258,945	9.7
Fraser Valley	2,337,145.1	2,394,736.2	-2.4	5,650	6,429	-12.1	413,654	372,490	11.1
Kamloops	291,563.2	243,510.9	19.7	1,152	1,185	-2.8	253,093	205,494	23.2
Kootenay	240,193.0	179,007.1	34.2	1,002	904	10.8	239,714	198,017	21.1
Okanagan Mainline	1,049,490	821,541.5	27.7	2,928	2,663	10.0	358,432	308,502	16.2
Northern Lights	20,686.4	16,244.8	27.3	106	138	-23.2	195,155	117,716	65.8
Powell River	22,280.2	17,221.9	29.4	108	93	16.1	206,298	185,182	11.4
Greater Vancouver	6,541,122.3	6,123,302.0	6.8	11,931	12,555	-5.0	548,246	487,718	12.4
South Okanagan	204,564.3	179,276.6	14.1	674	723	-6.8	303,508	247,962	22.4
Vancouver Island	893,511.4	798,498.4	11.9	3,026	2,972	1.8	295,278	268,674	9.9
Victoria	1,222,313.5	1,082,202.9	12.9	2,714	2,594	4.6	450,373	417,195	8.0
Provincial Totals	13,410,739.6	12,346,298.0	8.6	31,876	32,768	-2.7	420,716	376,779	11.7

BCREA represents 12 member real estate boards and their nearly 17,000 REALTORS® on all provincial issues, providing an extensive communications network, standard forms, government relations, required post-licensing courses and continuing education.

To demonstrate the profession's commitment to improving [Quality of Life](#) in BC communities, BCREA supports growth that encourages economic vitality, provides housing opportunities, respects the environment and builds communities with good schools and safe neighbourhoods.

For detailed statistical information, contact your [local real estate board](#). MLS® is a cooperative marketing system used only by Canada's real estate boards to ensure maximum exposure of properties listed for sale.