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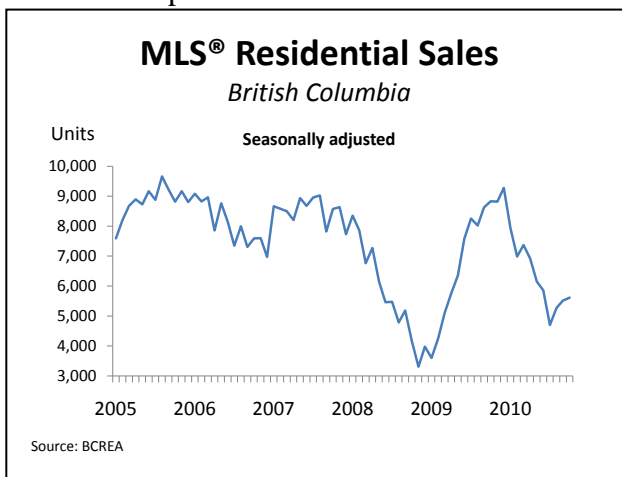
## BC Home Sales Trend Higher

**Vancouver, BC – November 15, 2010.** The British Columbia Real Estate Association (BCREA) reports that Multiple Listing Service® (MLS®) residential sales in the province declined 36 per cent to 5,507 units in October compared to the same month last year. On a seasonally adjusted basis, MLS® residential unit sales in the province increased 2 per cent in October from September 2010. The average MLS® residential price climbed 6 per cent to \$521,859 in October compared to the same month last year.

“BC home sales have posted moderate gains since the summer months,” said Cameron Muir, BCREA Chief Economist. “Consumer demand was bolstered by double-dip in mortgage interest rates and the associated increase in purchasing power.”

“Total active residential listings in the province have declined 18 per cent since June,” added Muir. “However, the housing market remains tilted in favour of homebuyers.”

Year-to-date, BC residential sales dollar volume declined 2 per cent \$32.5 billion, compared to the same period last year. Residential unit sales declined 10 per cent to 64,735 year-to-date, while the average MLS® residential price climbed 9 per cent to \$502,353 over the same period.



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For detailed statistical information, contact your [local real estate board](#). A video podcast of these statistics is available [here](#).



### October 2010 Residential Average Price, Active Listings and Sales-to-Active-Listings Data by Board

Board	Average Price			Active Listings			Sales-to-Active-Listings	
	October 2010 Residential Average Price (\$)	October 2009 Residential Average Price (\$)	% change	October 2010 Residential Active Listings (Units)	October 2009 Residential Active Listings (Units)	% change	October 2010 Residential Sales to Active Listings (%)	October 2009 Residential Sales to Active Listings (%)
BC Northern	193,611	216,928	-10.7	2,671	2,398	11.4	9.9	15.1
Chilliwack	304,556	293,737	3.7	1,555	1,313	18.4	10.6	16.5
Fraser Valley	456,169	445,637	2.4	7,857	6,926	13.4	12.0	22.9
Greater Vancouver	707,207	638,948	10.7	15,117	13,132	15.1	15.8	28.7
Kamloops	281,573	297,673	-5.4	1,818	1,713	6.1	8.0	13.4
Kootenay	266,122	282,965	-6.0	2,824	2,466	14.5	5.2	9.2
Northern Lights	208,782	258,924	-19.4	279	284	-1.8	19.4	14.4
Okanagan Mainline	427,899	399,690	7.1	5,837	5,576	4.7	6.8	10.7
Powell River	233,839	212,653	10.0	197	192	2.6	11.7	9.9
South Okanagan	305,438	308,092	-0.9	1,913	1,661	15.2	5.3	8.6
Vancouver Island	305,530	317,284	-3.7	5,584	4,728	18.1	7.9	15.9
Victoria	506,777	481,500	5.2	3,209	2,381	34.8	13.9	29.0
<b>Provincial Totals*</b>	<b>521,859</b>	<b>493,328</b>	<b>5.8</b>	<b>48,861</b>	<b>42,770</b>	<b>14.2</b>	<b>11.3</b>	<b>20.2</b>

\*Numbers may not add due to rounding

### October 2010 BC Residential Multiple Listing Service® Data by Board

Board	Dollar Volume (000s)			Units		
	October 2010 Residential Sales (\$)	October 2009 Residential Sales (\$)	% change	October 2010 Residential Sales (Units)	October 2009 Residential Sales (Units)	% change
BC Northern	51,113	78,528	-34.9	264	362	-27.1
Chilliwack	50,252	63,447	-20.8	165	216	-23.6
Fraser Valley	429,255	705,444	-39.2	941	1,583	-40.6
Greater Vancouver	1,685,275	2,406,917	-30.0	2,383	3,767	-36.7
Kamloops	41,110	68,167	-39.7	146	229	-36.2
Kootenay	39,386	63,950	-38.4	148	226	-34.5
Northern Lights	11,274	10,616	6.2	54	41	31.7
Okanagan Mainline	169,020	238,615	-29.2	395	597	-33.8
Powell River	5,378	4,040	33.1	23	19	21.1
South Okanagan	31,155	44,057	-29.3	102	143	-28.7
Vancouver Island	134,128	237,963	-43.6	439	750	-41.5
Victoria	226,529	332,717	-31.9	447	691	-35.3
<b>Provincial Totals*</b>	<b>2,873,876</b>	<b>4,254,462</b>	<b>-32.5</b>	<b>5,507</b>	<b>8,624</b>	<b>-36.1</b>

\* Numbers may not add due to rounding

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### October 2010 Year-to-Date BC Residential Multiple Listing Service® Data by Board

Board	Dollar Volume (000s)			Unit Sales			Average Price		
	2010 (\$)	2009 (\$)	% change	2010	2009	% change	2010 (\$)	2009 (\$)	% change
BC Northern	679,396	661,284	2.7	3,208	3,128	2.6	211,782	211,408	0.2
Chilliwack	553,862	573,016	-3.3	1,803	1,938	-7.0	307,189	295,674	3.9
Fraser Valley	5,476,068	5,577,021	-1.8	12,132	13,170	-7.9	451,374	423,464	6.6
Greater Vancouver	17,910,273	17,918,642	0.0	26,659	30,557	-12.8	671,828	586,401	14.6
Kamloops	569,409	588,043	-3.2	1,864	1,966	-5.2	305,477	299,106	2.1
Kootenay	483,604	489,914	-1.3	1,758	1,786	-1.6	275,088	274,308	0.3
Northern Lights	88,860	60,494	46.9	424	272	55.9	209,575	222,406	-5.8
Okanagan Mainline	1,706,889	1,851,132	-7.8	4,295	4,882	-12.0	397,413	379,175	4.8
Powell River	58,565	56,772	3.2	245	234	4.7	239,039	242,616	-1.5
South Okanagan	389,338	410,138	-5.1	1,210	1,319	-8.3	321,767	310,946	3.5
Vancouver Island	1,884,663	1,965,110	-4.1	5,747	6,206	-7.4	327,939	316,647	3.6
Victoria	2,718,866	3,155,498	-13.8	5,390	6,685	-19.4	504,428	472,027	6.9
<b>Provincial Totals*</b>	<b>32,519,794</b>	<b>33,307,062</b>	<b>-2.4</b>	<b>64,735</b>	<b>72,143</b>	<b>-10.3</b>	<b>502,353</b>	<b>461,681</b>	<b>8.8</b>

\* Numbers may not add due to rounding

BCREA represents 12 member real estate boards and their approximately 18,000 REALTORS® on all provincial issues, providing an extensive communications network, standard forms, economic research and analysis, government relations, applied practice courses and continuing professional education (**cpe**).

To demonstrate the profession's commitment to improving [Quality of Life](#) in BC communities, BCREA supports policies that encourage economic vitality, provide housing opportunities, respect the environment and build 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.

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