

# ROYAL LEPAGE House Price Survey

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**ROYAL LEPAGE**

**100**  
YEARS  
SINCE 1913

# THE ROYAL LEPAGE HOUSE PRICE SURVEY

The Royal LePage House Price Survey is the largest, most comprehensive study of its kind in Canada, with information on seven types of housing in over 250 neighbourhoods from coast to coast. A complete database of past and present surveys is available on the Royal LePage Web site at [www.royallepage.ca](http://www.royallepage.ca). Housing values in the Royal LePage House Price Survey are Royal LePage opinions of fair market value in each location, based on local data and market knowledge provided by Royal LePage residential real estate experts.

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about real estate, the  
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buy or sell.***

## THE ROYAL LEPAGE HOUSE PRICE SURVEY EXPLAINED

### Fair Market Value

Housing values in the Royal LePage Survey are Royal LePage opinions of fair market value in each location, based on local data and market knowledge provided by Royal LePage residential real estate experts.

### Housing Types

Seven categories of housing are surveyed, including four types of detached homes, townhouses and condominium high-rise apartments. Each housing type and its amenities are specifically described, permitting comparison of value across Canada. This includes many regional variances, for which adjustments in value estimates have been applied.

### Property Location

Location has a major influence on real estate values. The properties in the Survey are considered to be within average commuting distance to the city centre and are typical of other housing in the neighbourhood.

### Mortgage Financing

For the purposes of this study, mortgage financing has not been taken into account in arriving at published prices and all properties have been considered as being free and clear of debt. However, the type of mortgage debt financing on a property can affect its market value either up or down depending on the amount, term, rates of interest, method of repayment and other factors.

### Limitation

All material contained herein is for general information purposes only. Royal LePage cannot and does not assume any liability or responsibility for any actions or decisions undertaken by any person as a result of reliance on information, estimates, or opinions contained or expressed herein.

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# GLOSSARY OF HOUSING TYPES



## 1. DETACHED BUNGALOW

A detached, three-bedroom single storey home with 1 1/2 bathrooms and a one-car garage. It has a full basement but no recreation room, fireplace or appliances. Using outside dimensions (excluding garage), the total area of the house is 111 sq. metres (1,200 sq. ft.) and it is situated on a full-serviced, 511 sq. metre (5,500 sq. ft.) lot. Depending on the area, the construction style may be brick, wood, siding or stucco.



## 2. EXECUTIVE DETACHED TWO-STOREY

A detached two-storey, four-bedroom home with 2 1/2 bathrooms, a main floor family room, one fireplace, and an attached two-car garage. There is a full basement but no recreation room or appliances. Using the exterior dimensions (excluding garage), the total area of the house is 186 sq. metres (2,000 sq. ft.), and it is situated on a full-serviced, 604 sq. metre (6,500 sq. ft.) lot. Depending on the area, the construction style may be brick, wood, aluminum siding, stucco or a combination like brick and siding.



## 3. STANDARD TWO-STOREY

A three-bedroom, two-storey home with a detached garage. It has a full basement but no recreation room. Using outside dimensions, the total area of the house is 139 sq. metres (1,500 sq. ft.) and it is situated on a full-serviced, city-sized lot of approximately 325 sq. metres (3,500 sq. ft.). The house may be detached or semidetached and construction style may be brick, wood, siding or stucco.



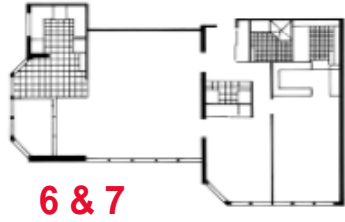
## 4. STANDARD TOWNHOUSE

Either condominium or freehold, the townhouse (rowhouse) has three bedrooms, a living room and dining room (possibly combined) and a kitchen. Also included are 1 1/2 bathrooms, standard broadloom, a one-car garage, a full unfinished basement and two appliances. Total inside area is 92 sq. metres (1,000 sq. ft.). Depending on the area, the construction may be brick, wood, siding or stucco.



## 5. SENIOR EXECUTIVE

A two-storey, four- or five-bedroom home with three bathrooms, main floor family room plus atrium or library. Two fireplaces, a full unfinished basement and an attached two-car garage. The house is 279+ sq. metres (3,000+ sq. ft.) and is situated on a fully-serviced 627 sq. metre (6,750 sq. ft.) lot. Construction may be brick, stucco, siding or any combination.



## 6. STANDARD CONDOMINIUM APARTMENT

A two-bedroom apartment with a living room, a dining room (possibly combined) and a kitchen, in a high-rise building with an inside floor area of 84 sq. metres (900 sq. ft.). Amenities include standard broadloom, 1 1/2 bathrooms, 2 appliances, a small balcony and 1 underground parking space. Common area includes a pool and some minor recreational facilities.

## 7. LUXURY CONDOMINIUM APARTMENT

A two-bedroom apartment with a living room, a dining room (possibly combined) and a kitchen, with family room or den, in a high-rise building with an inside floor area of 130 sq. metres (1,400 sq. ft.). Amenities include upgraded broadloom, 2 full bathrooms, ensuite laundry and storage areas, 5 appliances, a large balcony and 1 underground parking space. Common area includes a pool, sauna and other major recreation facilities.



\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.

# A T L A N T I C P R O V I N C E S

## NOVA SCOTIA, PRINCE EDWARD ISLAND NEW BRUNSWICK & NEWFOUNDLAND

### DETACHED BUNGALOW

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	339,500	342,000	338,000	0.4%	-	-
Dartmouth						
- Cole Harbour/Colby/ Willowdale	235,000	235,000	229,500	2.4%	-	-
- Eastern Passage	210,000	205,000	199,900	5.1%	-	-
- Woodlawn/ Montebello	264,500	265,000	260,000	1.7%	-	-
Halifax						
- Clayton Park/ Fairmount/ Rockingham	335,000	337,000	321,000	4.4%	-	-
- North End	275,000	270,000	270,000	1.9%	-	-
- West	290,000	290,000	287,500	0.9%	-	-
Truro/Colchester	145,563	169,266	150,144	-3.1%	-	-
<b>Prince Edward Island</b>						
Charlottetown	173,000	173,000	172,000	0.6%	-	-
<b>New Brunswick</b>						
Fredericton	203,000	207,000	205,000	-1.0%	2,922	900
Moncton	155,200	148,000	156,000	-0.5%	-	-
Saint John	175,964	176,092	176,357	-0.2%	-	-
<b>Newfoundland</b>						
St. John's						
- East End	290,000	290,000	265,000	9.4%	2,500	2,000
- Mount Pearl	323,000	323,000	297,000	8.8%	2,500	3,000
- West	275,000	275,000	253,000	8.7%	2,200	2,000

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# A T L A N T I C P R O V I N C E S

## EXECUTIVE DETACHED TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	399,000	401,000	381,500	4.6%	-	-
Dartmouth						
- Cole Harbour/Colby/ Willowdale	291,000	295,000	282,000	3.2%	-	-
- Eastern Passage	279,000	285,000	284,900	-2.1%	-	-
- Lawrence Town	301,900	305,000	300,900	0.3%	-	-
- Woodlawn/ Montebello	295,000	304,000	283,500	4.1%	-	-
Halifax						
- Clayton Park/ Fairmount/ Rockingham	375,000	375,000	361,000	3.9%	-	-
- West	359,000	359,000	355,000	1.1%	-	-
Truro/Colchester	275,000	275,000	275,000	0.0%	-	-
<b>Prince Edward Island</b>						
Charlottetown	260,000	260,000	258,000	0.8%	-	-
<b>New Brunswick</b>						
Fredericton	302,000	302,000	294,000	2.7%	4,351	1,500
<b>Newfoundland</b>						
St. John's						
- East End	497,000	497,000	455,000	9.2%	4,400	3,500
- Mount Pearl	449,000	449,000	412,000	9.0%	4,000	3,500
- West	460,000	460,000	423,000	8.7%	3,500	4,000

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# A T L A N T I C P R O V I N C E S

## STANDARD TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	310,000	310,000	301,700	2.8%	-	-
Dartmouth						
- Cole Harbour/Colby/ Willowdale	250,500	246,000	250,000	0.2%	-	-
- Eastern Passage	240,000	238,000	230,000	4.3%	-	-
- Lawrencetown	242,000	240,000	235,000	3.0%	-	-
- Woodlawn/ Montebello	255,000	251,000	252,000	1.2%	-	-
Halifax						
- Clayton Park/ Fairmount/ Rockingham	319,900	315,000	315,000	1.6%	-	-
- North End	310,000	316,000	284,500	9.0%	-	-
- West	359,000	357,000	344,000	4.4%	-	-
Truro/Colchester	143,500	215,000	149,700	-4.1%	-	-
<b>Prince Edward Island</b>						
Charlottetown	205,000	205,000	205,000	0.0%	-	-
<b>New Brunswick</b>						
Fredericton	215,000	215,000	220,000	-2.3%	3,096	1,000
Moncton	141,000	145,000	137,800	2.3%	-	-
Saint John	277,896	278,895	202,750	37.1%	-	-
<b>Newfoundland</b>						
St. John's						
- East End	413,870	413,000	379,000	9.2%	3,500	3,000
- Mount Pearl	390,580	390,000	358,000	9.1%	3,500	3,000
- West	398,580	398,000	365,000	9.2%	3,000	3,300

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# A T L A N T I C P R O V I N C E S

## STANDARD TOWNHOUSE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	276,000	279,500	270,500	2.0%	-	-
Dartmouth						
- Cole Harbour/Colby/ Willowdale	175,000	175,000	179,900	-2.7%	-	-
- Eastern Passage	255,000	250,000	251,000	1.6%	-	-
- Woodlawn/ Montebello	270,000	261,500	265,000	1.9%	-	-
Halifax						
- Clayton Park/ Fairmount/ Rockingham	279,900	279,000	259,000	8.1%	-	-
- North End	300,000	298,000	300,000	0.0%	-	-
- West	282,000	276,500	281,000	0.4%	-	-
<b>Prince Edward Island</b>						
Charlottetown	131,000	131,000	130,000	0.8%	-	-
<b>New Brunswick</b>						
Fredericton	185,000	185,000	185,000	0.0%	2,601	900
Saint John	156,905	163,952	188,656	-16.8%	-	-
<b>Newfoundland</b>						
St. John's						
- East End	206,000	206,000	189,000	9.0%	2,200	2,000
- Mount Pearl	216,000	216,000	198,450	8.8%	2,000	2,000
- West	210,000	210,000	193,000	8.8%	1,500	1,800

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# A T L A N T I C P R O V I N C E S

## SENIOR EXECUTIVE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	489,000	487,900	489,000	0.0%	-	-
Dartmouth						
- Cole Harbour/Colby/ Willowdale	356,000	366,000	349,900	1.7%	-	-
- Lawrencetown	360,000	360,000	351,800	2.3%	-	-
- Woodlawn/ Montebello	410,000	395,000	399,000	2.8%	-	-
Halifax						
- Clayton Park/ Fairmount/ Rockingham	499,000	499,000	498,000	0.2%	-	-
- West	410,000	409,700	399,900	2.5%	-	-
Truro/Colchester	350,000	350,000	350,000	0.0%	-	-
<b>Prince Edward Island</b>						
Charlottetown	345,000	345,000	340,000	1.5%	-	-
<b>New Brunswick</b>						
Fredericton	389,000	391,000	382,000	1.8%	5,603	1,500
Moncton	279,800	279,500	274,700	1.9%	-	-
<b>Newfoundland</b>						
St. John's						
- East End	636,000	636,000	584,000	8.9%	5,000	4,000
- Mount Pearl	489,000	489,000	448,050	9.1%	4,400	4,000
- West	518,000	518,000	475,000	9.1%	3,500	4,500

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# A T L A N T I C P R O V I N C E S

## STANDARD CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	239,000	235,000	230,000	3.9%	-	-
Dartmouth						
- Cole Harbour/Colby/ Willowdale	158,900	155,000	148,500	7.0%	-	-
- Woodlawn/ Montebello	225,000	225,000	215,000	4.7%	-	-
Halifax						
- Clayton Park/ Fairmount/ Rockingham	219,000	229,000	218,000	0.5%	-	-
- North End	210,000	199,000	199,000	5.5%	-	-
<b>Prince Edward Island</b>						
Charlottetown	128,000	128,000	127,000	0.8%	-	-
<b>New Brunswick</b>						
Fredericton	151,000	153,000	158,000	-4.4%	2,124	800
Saint John	162,768	156,905	154,687	5.2%	-	-
<b>Newfoundland</b>						
St. John's						
- East End	320,754	320,000	294,000	9.1%	2,800	3,000
- Mount Pearl	316,970	316,000	290,000	9.3%	2,500	2,500
- West	310,980	310,000	284,000	9.5%	2,500	2,500

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# A T L A N T I C P R O V I N C E S

## LUXURY CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Nova Scotia</b>						
Bedford	392,500	394,900	389,000	0.9%	-	-
<b>Prince Edward Island</b>						
Charlottetown	340,000	340,000	340,000	0.0%	-	-
<b>New Brunswick</b>						
Fredericton	229,000	229,000	217,000	5.5%	3,298	1,000
<b>Newfoundland</b>						
St. John's						
- East End	415,000	415,000	381,000	8.9%	3,500	3,500
- Mount Pearl	324,000	324,000	298,000	8.7%	3,000	3,000

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# Q U É B E C

## DETACHED BUNGALOW

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Beaconsfield	325,000	326,300	330,250	-1.6%	-	-
Dorval	301,000	300,300	290,000	3.8%	-	-
Pierrefonds	299,750	286,600	285,000	5.2%	-	-
Laval	283,100	283,000	279,000	1.5%	-	-
Brossard	277,000	277,850	256,750	7.9%	-	-
Longueuil	251,500	248,875	249,000	1.0%	-	-
Boucherville	300,000	302,215	290,375	3.3%	-	-
<b>Québec</b>						
Mirabel	229,500	235,000	233,000	-1.5%	-	-
Saint-Jérôme	189,500	193,750	-	-	-	-
Cowansville/Bromont/Lac-Brome	185,000	180,000	180,000	2.8%	-	-
Trois Rivieres	140,646	143,819	134,000	5.0%	2,563	-

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# Q U É B E C

## EXECUTIVE DETACHED TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Beaconsfield	520,000	516,500	544,000	-4.4%	-	-
Dorval	586,000	576,225	577,750	1.4%	-	-
Pierrefonds	423,000	438,875	451,250	-6.3%	-	-
Notre-Dame-de-Grace/Côte-des-Neiges	722,000	674,050	627,500	15.1%	-	-
Laval	446,000	445,000	463,000	-3.7%	-	-
Brossard	438,000	441,500	485,000	-9.7%	-	-
Longueuil	415,000	423,500	397,500	4.4%	-	-
Boucherville	539,000	539,700	500,000	7.8%	-	-
<b>Québec</b>						
Cowansville/Bromont/Lac-Brome	235,000	230,000	230,000	2.2%	-	-
Trois Rivières	277,750	271,250	255,139	8.9%	3,806	-

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# Q U É B E C

## STANDARD TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Dorval	335,000	335,700	306,500	9.3%	-	-
Pierrefonds	390,000	386,950	387,750	0.6%	-	-
Notre-Dame-de-Grace/Côte-des-Neiges	540,000	539,650	499,750	8.1%	-	-
Laval	355,000	365,000	334,625	6.1%	-	-
Brossard	402,000	405,050	373,200	7.7%	-	-
Longueuil	362,000	360,000	335,000	8.1%	-	-
Boucherville	428,000	428,700	420,000	1.9%	-	-
<b>Québec</b>						
Mirabel	332,000	328,000	314,750	5.5%	-	-
Saint-Jérôme	259,000	265,000	-	-	-	-
Cowansville/Bromont/Lac-Brome	205,000	200,000	200,000	2.5%	-	-
Trois Rivières	147,770	134,668	173,682	-14.9%	1,939	-

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# Q U É B E C

## STANDARD TOWNHOUSE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Pierrefonds	285,000	280,375	293,000	-2.7%	-	-
Notre-Dame-de-Grace/Côte-des-Neiges	476,500	479,750	465,000	2.5%	-	-
Ville-Marie	540,750	516,000	489,250	10.5%	-	-
Le Plateau Mont-Royal	605,250	601,500	584,500	3.6%	-	-
Rosemont/La Petite Patrie	396,000	397,250	369,750	7.1%	-	-
Laval	258,000	259,000	253,500	1.8%	-	-
Brossard	265,000	260,500	249,750	6.1%	-	-
Longueuil	238,750	240,000	232,000	2.9%	-	-
Boucherville	277,750	276,050	265,750	4.5%	-	-
<b>Québec</b>						
Cowansville/Bromont/Lac-Brome	160,000	160,000	160,000	0.0%	-	-
Trois Rivières	150000	177060	-	-	2,310	-

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# Q U É B E C

## SENIOR EXECUTIVE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Beaconsfield	677,000	668,750	649,500	4.2%	-	-
Westmount	2,548,000	2,472,350	2,296,250	11.0%	-	-
Ville-Marie	2,303,000	2,450,000	2,595,000	-11.3%	-	-
Laval	740,000	758,750	756,000	-2.1%	-	-
Brossard	600,000	612,500	652,750	-8.1%	-	-
Longueuil	636,500	640,350	694,500	-8.4%	-	-
Boucherville	817,500	843,500	810,000	0.9%	-	-
<b>Québec</b>						
Cowansville/Bromont/Lac-Brome	335,000	330,000	330,000	1.5%	-	-
Trois Rivières	369,213	432,000	-	-	4,606	-

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# Q U É B E C

## STANDARD CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Pierrefonds	205,000	208,000	208,500	-1.7%	-	-
Notre-Dame-de-Grace/Côte-des-Neiges	259,000	260,000	266,750	-2.9%	-	-
Ville-Marie	315,000	315,000	325,000	-3.1%	-	-
Le Plateau Mont-Royal	325,000	323,750	320,000	1.6%	-	-
Rosemont/La Petite Patrie	270,000	270,000	271,200	-0.4%	-	-
Laval	199,900	199,250	195,000	2.5%	-	-
Brossard	195,000	195,000	189,000	3.2%	-	-
Longueuil	174,000	174,000	177,000	-1.7%	-	-
Boucherville	211,000	213,375	210,000	0.5%	-	-
<b>Québec</b>						
Saint-Jérôme	143,500	143,000	-	-	-	-
Cowansville/Bromont/Lac-Brome	190,000	190,000	190,000	0.0%	-	-
Trois Rivieres	128,739	126,375	162,000	-20.5%	2,158	-

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# Q U É B E C

## LUXURY CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Montréal Area</b>						
Westmount	740,000	771,750	881,000	-16.0%	-	-
Notre-Dame-de-Grace/Côte-des-Neiges	550,000	551,000	514,000	7.0%	-	-
Ville-Marie	690,000	680,000	755,000	-8.6%	-	-
Le Plateau Mont-Royal	550,000	552,050	514,000	7.0%	-	-
Rosemont/La Petite Patrie	460,500	466,300	475,000	-3.1%	-	-
Laval	442,500	404,000	365,000	21.2%	-	-
Brossard	327,000	320,600	315,000	3.8%	-	-
Longueuil	425,000	420,225	367,000	15.8%	-	-
<b>Québec</b>						
Cowansville/Bromont/Lac-Brome	230,000	225,000	225,000	2.2%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# O N T A R I O

## DETACHED BUNGALOW

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Bloor West Village	685,000	675,000	665,000	3.0%	-	-
Etobicoke- Islington/ Kingsway	613,000	609,000	595,000	3.0%	-	-
- South Etobicoke	448,000	445,000	435,000	3.0%	-	-
Leaside	750,000	822,500	773,500	-3.0%	-	-
Lawrence Park	906,214	906,214	850,000	6.6%	-	-
North Toronto	782,000	757,586	705,000	10.9%	-	-
High Park	770,000	765,000	750,000	2.7%	-	-
Markham	655,000	630,000	600,000	9.2%	5,676	2,300
Mississauga -Mead-Vale/Str-Vil	485,000	485,000	460,000	5.4%	3,900	2,000
- Mississauga	490,000	490,000	480,000	2.1%	4,900	2,000
Milton	428,704	428,704	-	-	-	-
Oakville	490,000	490,000	435,668	12.5%	3,200	1,500
Richmond Hill	650,000	626,000	550,000	18.2%	3,896	-
Scarborough - Agincourt	507,500	495,000	485,000	4.6%	2,750	1,650
- Central	440,000	435,000	420,000	4.8%	2,600	1,650
- West Hill	510,000	504,000	490,000	4.1%	2,800	1,700
Woodbridge	442,000	442,000	431,000	2.6%	-	-
Burlington	442,000	430,000	375,000	17.9%	3,300	1,700
Brampton	466,000	458,000	384,000	21.4%	-	-

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# O N T A R I O

## DETACHED BUNGALOW

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
Hamilton						
– Mountain	262,008	260,000	251,607	4.1%	3,026	1,600
– West	311,727	300,000	306,018	1.9%	3,338	2,400
– East	205,184	206,000	194,121	5.7%	2,479	1,319
– Centre	158,045	149,605	139,071	13.6%	1,851	1,300
London	256,200	253,500	249,500	2.7%	-	-
Ottawa	623,000	623,000	608,000	2.5%	6,800	3,300
– Eastern	326,000	333,500	320,000	1.9%	4,325	1,900
– Kanata	370,000	375,000	365,000	1.4%	4,850	2,300
– Orleans	330,000	335,500	323,000	2.2%	4,325	1,800
– Southern	332,000	332,000	320,000	3.8%	4,325	2,000
– Western	390,000	390,000	380,000	2.6%	-	-
Windsor	177,500	178,660	177,700	-0.1%	3,100	1,100
Barrie	300,000	300,000	279,000	7.5%	3,400	1,500
Brantford	223,000	220,000	217,000	2.8%	3,625	1,200
Newmarket	485,000	490,000	419,000	15.8%	4,000	2,500
Dundas	356,446	353,090	362,064	-1.6%	3,661	-
Stoney Creek	315,990	319,955	299,446	5.5%	3,311	1,763
Ancaster	437,967	440,317	427,539	2.4%	3,972	-
Unionville	850,000	825,000	760,000	11.8%	7,365	3,000
Georgetown-Halton Hills	406,250	412,250	397,000	2.3%	2,900	1,600
Orangeville	349,567	365,843	-	-	-	1,800
Belleville	185,000	185,000	185,000	0.0%	-	-
Cobourg	215,000	215,000	215,000	0.0%	-	-
Trenton	170,000	170,000	170,000	0.0%	-	-

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# O N T A R I O

## EXECUTIVE DETACHED TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Beach District	1,280,000	1,190,000	1,145,000	11.8%	-	-
Bloor West Village	1,150,000	1,160,000	1,125,000	2.2%	-	-
Cabbagetown	800,000	800,000	800,000	0.0%	-	-
Etobicoke - Islington/ Kingsway	834,000	850,000	810,000	3.0%	-	-
- South Etobicoke	650,000	643,000	630,000	3.2%	-	-
Leaside	1,350,000	1,350,000	1,170,000	15.4%	-	-
Midtown Toronto	1,525,000	1,525,000	1,519,000	0.4%	-	-
Moore Park	1,600,000	1,700,000	1,737,500	-7.9%	-	-
Lawrence Park	1,664,500	1,711,417	1,670,000	-0.3%	-	-
North Toronto	1,597,500	1,560,000	1,490,000	7.2%	-	-
High Park	1,090,000	1,075,000	1,070,000	1.9%	-	-
Forest Hill	1,537,500	1,547,500	1,515,500	1.5%	-	-
Markham	755,000	740,000	680,000	11.0%	6,541	2,600
Mississauga -Mead-Vale/Str-Vil	550,000	550,000	525,000	4.8%	4,000	2,300
- Mississauga	549,000	549,000	537,000	2.2%	5,490	2,800
Milton	760,000	769,799	-	-	-	-
Oakville	750,000	735,000	735,000	2.0%	4,500	3,000
Richmond Hill	995,300	985,000	920,000	8.2%	6,500	-
Scarborough - Agincourt	621,000	615,000	600,000	3.5%	3,300	2,100
- Central	564,000	542,500	540,000	4.4%	3,500	2,200
- West Hill	665,000	655,000	635,000	4.7%	3,600	1,900
Woodbridge	480,000	480,000	476,000	0.8%	-	-
Burlington	651,000	637,000	645,000	0.9%	-	-
Brampton	814,000	806,000	764,000	6.5%	-	-

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**O N T A R I O**

**EXECUTIVE DETACHED TWO-STOREY**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
London	336,500	334,800	327,700	2.7%	-	-
Ottawa	634,000	644,000	615,000	3.1%	6,800	3,500
- Eastern	380,000	393,000	350,000	8.6%	4,550	2,000
- Kanata	450,000	460,000	443,000	1.6%	5,850	2,400
- Orleans	420,000	427,000	415,000	1.2%	5,575	2,100
- Southern	424,000	424,000	410,000	3.4%	5,575	2,000
- Western	503,500	495,000	485,000	3.8%	-	-
Windsor	264,375	266,340	265,640	-0.5%	4,800	1,450
Barrie	340,000	335,000	325,000	4.6%	3,800	1,700
Brantford	339,000	336,000	325,000	4.3%	1,550	5,512
Newmarket	729,000	711,000	734,000	-0.7%	6,000	3,500
Unionville	950,000	925,000	820,000	15.9%	8,230	2,600
Georgetown-Halton Hills	530,215	544,000	528,050	0.4%	4,036	1,800
Orangeville	487,286	380,889	-	-	-	2,200
Belleville	265,000	265,000	265,000	0.0%	-	-
Cobourg	290,000	290,000	290,000	0.0%	-	-
Trenton	250,000	250,000	250,000	0.0%	-	-

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# O N T A R I O

## STANDARD TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Beach District	842,000	806,000	767,000	9.8%	-	-
Bloor West Village	760,000	750,000	740,000	2.7%	-	-
Cabbagetown	675,000	675,000	715,000	-5.6%	-	-
Etobicoke - Islington/ Kingsway	680,000	670,000	660,000	3.0%	-	-
- South Etobicoke	490,000	500,000	475,000	3.2%	-	-
Leaside	800,000	792,000	870,000	-8.0%	-	-
Midtown Toronto	1,098,000	985,000	923,000	19.0%	-	-
Moore Park	1,100,000	1,100,000	1,070,000	2.8%	-	-
Lawrence Park	1,104,000	1,100,000	1,000,000	10.4%	-	-
North Toronto	906,000	959,000	875,000	3.5%	-	-
Riverdale	525,000	530,000	560,000	-6.3%	-	-
The Annex	912,500	912,500	880,800	3.6%	-	-
High Park	705,000	700,000	690,000	2.2%	-	-
Forest Hill	1,005,000	983,833	959,000	4.8%	-	-
Markham	650,000	625,000	585,000	11.1%	5,631	2,200
Mississauga -Mead-Vale/Str-Vil	440,000	440,000	410,000	7.3%	3,500	1,900
- Mississauga	462,500	462,500	446,000	3.7%	4,625	2,300
Milton	495,000	499,847	-	-	-	-
Oakville	530,000	515,000	515,000	2.9%	3,900	1,900
Richmond Hill	711,000	707,500	695,000	2.3%	4,775	-
Scarborough - Agincourt	519,000	497,000	495,000	4.8%	2,800	1,750
- Central	492,500	490,000	470,000	4.8%	2,800	1,850
- West Hill	545,000	540,000	525,000	3.8%	3,000	1,750
Woodbridge	360,000	360,000	354,000	1.7%	-	-
Burlington	479,000	460,000	434,000	10.4%	3,700	2,200
Brampton	486,500	477,000	448,000	8.6%	-	-

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# O N T A R I O

## STANDARD TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
Hamilton						
– Mountain	375,089	373,702	342,756	9.4%	4,271	-
– West	362,516	350,783	330,860	9.6%	3,341	-
– East	294,563	285,340	239,350	23.1%	3,581	-
– Centre	179,822	169,852	177,924	1.1%	1,914	-
London	267,300	263,200	260,300	2.7%	-	-
Ottawa	545,000	545,000	532,000	2.4%	6,200	2,800
– Eastern	326,000	337,000	326,000	0.0%	4,425	1,800
– Kanata	380,000	388,000	372,000	2.2%	4,800	2,300
– Orleans	347,000	356,000	342,000	1.5%	4,600	1,800
– Southern	358,000	358,000	345,000	3.8%	4,350	1,700
– Western	430,000	425,000	418,000	2.9%	-	-
Windsor	131,350	131,350	129,850	1.2%	2,350	875
Barrie	290,000	290,000	273,000	6.2%	3,200	1,600
Brantford	225,000	225,000	217,000	3.7%	1,300	3,658
Newmarket	518,000	515,000	534,000	-3.0%	4,000	2,500
Dundas	494,680	487,795	440,447	12.3%	5,101	-
Stoney Creek	421,211	423,838	421,090	0.0%	4,200	-
Ancaster	540,420	538,302	498,098	8.5%	5,495	2,400
Unionville	800,000	775,000	710,000	12.7%	6,930	2,400
Georgetown-Halton Hills	415,000	427,875	415,667	-0.2%	3,290	1,500
Orangeville	330,675	361,229	-	-	-	1,800
Belleville	200,000	200,000	200,000	0.0%	-	-
Cobourg	240,000	240,000	240,000	0.0%	-	-
Trenton	195,000	195,000	195,000	0.0%	-	-

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**O N T A R I O**

**STANDARD TOWNHOUSE**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Beach District	710,000	672,500	663,000	7.1%	-	-
Bloor West Village	508,000	499,000	499,000	1.8%	-	-
Cabbagetown	570,000	570,000	550,000	3.6%	-	-
Etobicoke - Islington/ Kingsway	465,000	460,000	450,000	3.3%	-	-
- South Etobicoke	490,000	480,000	485,000	1.0%	-	-
North Toronto	685,000	655,000	615,000	11.4%	-	-
Waterfront	614,900	620,000	585,000	5.1%	-	-
Markham	525,000	500,000	455,000	15.4%	4,548	2,000
Mississauga -Mead-Vale/Str-Vil	255,000	335,000	315,000	-19.0%	2,500	1,600
- Mississauga	363,400	345,000	339,000	7.2%	3,634	2,100
Milton	367,457	367,457	-	-	-	-
Oakville	415,000	415,000	415,000	0.0%	2,700	1,600
Richmond Hill	550,000	532,000	509,000	8.1%	3,398	
Scarborough - Agincourt	355,000	350,000	330,000	7.6%	2,100	1,550
- Central	360,000	360,000	330,000	9.1%	2,200	1,450
- West Hill	390,000	378,000	370,000	5.4%	2,300	1,500
Woodbridge	307,000	307,000	307,000	0.0%	-	-
Burlington	304,900	297,000	290,500	5.0%	2,400	1,725
Brampton	257,000	249,000	260,000	-1.2%	-	-

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# O N T A R I O

## STANDARD TOWNHOUSE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
London	178,400	176,900	171,200	4.2%	-	-
Ottawa	354,000	352,000	362,000	-2.2%	4,325	1,600
- Eastern	256,000	255,000	262,000	-2.3%	3,500	1,600
- Kanata	310,000	310,000	305,000	1.6%	3,700	1,800
- Orleans	268,000	268,000	272,000	-1.5%	3,950	1,400
- Southern	278,000	277,000	286,000	-2.8%	4,350	1,650
- Western	390,000	385,000	375,000	4.0%	-	-
Windsor	147,500	147,500	143,350	2.9%	2,700	850
Barrie	210,000	210,000	210,000	0.0%	2,300	1,350
Brantford	197,500	195,000	188,000	5.1%	1,100	3,211
Newmarket	420,000	410,000	389,000	8.0%	3,000	2,000
Unionville	565,000	540,000	510,000	10.8%	4,895	2,100
Georgetown-Halton Hills	323,125	325,200	318,375	1.5%	2,396	1,400
Orangeville	278,950	204,650	-	-	-	1,500
Belleville	135,000	135,000	135,000	0.0%	-	-
Trenton	120,000	120,000	120,000	0.0%	-	-

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# O N T A R I O

## SENIOR EXECUTIVE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Beach District	1,560,000	1,483,000	1,393,000	12.0%	-	-
Cabbagetown	900,000	900,000	850,000	5.9%	-	-
Etobicoke - Islington/ Kingsway	1,130,000	1,125,000	1,100,000	2.7%	-	-
Leaside	1,650,000	1,757,000	1,800,000	-8.3%	-	-
Midtown Toronto	2,270,000	2,270,000	2,276,000	-0.3%	-	-
Moore Park	2,600,000	2,830,000	2,535,000	2.6%	-	-
Lawrence Park	2,549,196	2,586,479	2,460,000	3.6%	-	-
North Toronto	2,349,750	2,415,000	2,070,000	13.5%	-	-
Riverdale	900,000	850,000	900,000	0.0%	-	-
Forest Hill	2,190,750	2,287,000	2,315,000	-5.4%	-	-
Markham	845,000	820,000	765,000	10.5%	7,320	2,500
Mississauga -Mead-Vale/Str-Vil	6,750,000	675,000	645,000	946.5%	5,000	3,200
- Mississauga	758,400	765,000	748,000	1.4%	7,584	4,200
Milton	441,862	441,862	-	-	-	-
Oakville	900,000	900,000	900,000	0.0%	7,300	5,200
Scarborough - Agincourt	647,500	640,000	625,000	3.6%	3,800	2,500
- Central	640,000	640,000	625,000	2.4%	4,000	2,500
- West Hill	810,000	800,000	790,000	2.5%	4,200	2,750
Woodbridge	472,000	472,000	473,000	-0.2%	-	-
Burlington	825,000	780,000	714,000	15.5%	6,350	2,200

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**O N T A R I O**

**SENIOR EXECUTIVE**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
London	483,400	476,600	471,700	2.5%		
Ottawa	862,000	867,000	840,000	2.6%	8,450	3,900
– Eastern	530,000	535,000	530,000	0.0%	5,825	2,700
– Kanata	565,000	570,000	560,000	0.9%	7,250	2,700
– Orleans	550,000	555,000	538,000	2.2%	7,375	2,600
– Southern	557,000	557,000	540,000	3.1%	4,350	1,650
– Western	560,000	560,000	540,000	3.7%	-	-
– Rockcliffe Park	2,550,000	2,650,000	2,400,000	6.3%	24,200	8,000
Windsor	458,472	459,960	443,500	3.4%	8,150	2,000
Barrie	500,000	600,000	500,000	0.0%	5,300	2,000
Brantford	362,000	358,000	342,000	5.8%	1,800	5,886
Unionville	1,100,000	1,100,000	925,000	18.9%	9,532	3,800
Georgetown-Halton Hills	631,785	632,000	579,433	9.0%	4,599	2,300
Orangeville	612,786	524,250	-	-	-	2,500
Belleville	400,000	400,000	400,000	0.0%	-	-
Trenton	365,000	365,000	365,000	0.0%	-	-

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**O N T A R I O**

**STANDARD CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Bloor West Village	330,000	330,000	325,000	1.5%	-	-
Cabbagetown	355,000	355,000	357,000	-0.6%	-	-
Etobicoke					-	-
- Islington/ Kingsway	380,000	380,000	375,000	1.3%	-	-
- South Etobicoke	375,000	370,000	375,000	0.0%	-	-
Leaside	375,000	375,000	400,000	-6.3%	-	-
Midtown Toronto	526,864	498,000	469,000	12.3%	-	-
Lawrence Park	534,000	538,000	556,000	-4.0%	-	-
North Toronto	441,000	446,000	417,000	5.8%	-	-
Riverdale	440,000	440,000	430,000	2.3%	-	-
The Annex	524,449	499,900	506,000	3.6%	-	-
Waterfront	454,500	442,333	450,000	1.0%	-	-
High Park	415,000	425,000	410,000	1.2%	-	-
Forest Hill	655,805	636,250	588,000	11.5%	-	-
Markham	355,000	340,000	325,000	9.2%	3,075	1,900
Mississauga -Mead-Vale/Str-Vil	255,000	255,000	240,000	6.3%	2,100	1,300
- Mississauga	293,000	280,000	293,000	0.0%	2,930	1,600
Milton	269,906	269,906	-	-	-	-
Oakville	295,000	290,000	290,000	1.7%	2,400	1,700
Richmond Hill	305,000	300,000	284,300	7.3%	2,300	-
Scarborough - Agincourt	250,000	250,000	245,000	2.0%	1,800	1,350
- Central	270,000	270,000	265,000	1.9%	1,800	1,400
- West Hill	252,000	251,000	250,000	0.8%	1,650	1,350
Woodbridge	285,000	285,000	285,000	0.0%	-	-
Burlington	299,900	299,900	280,000	7.1%	2,300	2,000
Brampton	212,000	205,000	203,000	4.4%	-	-

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**O N T A R I O**

**STANDARD CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
London	151,200	149,800	144,800	4.4%	-	-
Ottawa	347,000	346,000	354,500	-2.1%	4,250	1,400
- Eastern	213,000	212,000	218,000	-2.3%	3,150	1,400
- Kanata	230,000	230,000	230,000	0.0%	2,950	1,300
- Orleans	224,000	224,000	228,000	-1.8%	3,350	1,300
- Southern	229,000	227,000	234,000	-2.1%	3,350	1,300
- Western	320,000	315,000	317,500	0.8%	-	-
Windsor	139,280	138,125	132,000	5.5%	2,450	850
Barrie	280,000	285,000	275,000	1.8%	3,300	1,700
Brantford	153,500	152,000	153,500	0.0%	1,000	2,495
Newmarket	258,000	211,000	218,000	18.3%	2,000	1,500
Unionville	425,000	400,000	380,000	11.8%	3,682	2,000
Georgetown-Halton Hills	272,750	270,000	253,483	7.6%	2,207	1,350
Orangeville	249,900	261,173	-	-	-	1,200
Belleville	125,000	125,000	130,000	-3.8%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# O N T A R I O

## LUXURY CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Toronto Area and GTA</b>						
Bloor West Village	530,000	530,000	525,000	1.0%	-	-
Etobicoke					-	-
- Islington/ Kingsway	570,000	580,000	561,000	1.6%	-	-
- South Etobicoke	515,000	515,000	515,000	0.0%	-	-
Midtown Toronto	926,333	915,500	897,000	3.3%	-	-
Lawrence Park	812,000	897,500	812,000	0.0%	-	-
North Toronto	699,500	708,000	670,000	4.4%	-	-
Riverdale	575,000	600,000	550,000	4.5%	-	-
Waterfront	1,006,000	912,500	993,000	1.3%	-	-
High Park	696,000	695,000	690,000	0.9%	-	-
Forest Hill	948,500	943,500	950,000	-0.2%	-	-
Markham	485,000	460,000	420,000	15.5%	4,201	2,000
Mississauga -Mead-Vale/Str-Vil	325,000	325,000	310,000	4.8%	2,500	1,600
- Mississauga	391,000	388,000	391,000	0.0%	3,910	2,500
Milton	335,080	335,080	-	-	-	-
Oakville	500,000	490,000	440,000	13.6%	3,700	2,900
Scarborough - Agincourt	390,000	385,000	378,000	1.3%	2,600	1,700
- Central	387,000	383,000	380,000	1.0%	2,200	1,450
- West Hill	425,000	420,000	420,000	1.2%	2,500	2,000
Woodbridge	274,000	274,000	276,000	0.0%	-	-
Burlington	525,000	575,000	516,000	1.7%	3,050	2,400

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**O N T A R I O**

**LUXURY CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Ontario</b>						
London	274,100	269,800	263,600	4.0%	-	-
Ottawa	490,000	490,000	502,000	-2.4%	5,150	3,100
- Kanata	275,000	277,000	270,000	1.9%	3,500	1,800
- Southern	512,000	512,000	524,000	-2.3%	7,375	2,700
- Western	480,000	485,000	490,000	-2.0%	-	-
- Rockcliffe Park	1,150,000	1,150,000	1,050,000	9.5%	134,008	8,000
Windsor	312,500	289,830	283,750	10.1%	5,625	1,700
Barrie	430,000	425,000	410,000	4.9%	4,400	3,000
Unionville	525,000	500,000	480,000	9.4%	4,548	2,300
Georgetown-Halton Hills	292,000	294,000	247,500	18.0%	2,600	1,500
Orangeville	371,567	275,500	-	-	-	1,900
Belleville	240,000	240,000	240,000	0.0%	-	-
Cobourg	300,000	300,000	300,000	0.0%	-	-

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**P R A I R I E P R O V I N C E S**

**MANITOBA & SASKATCHEWAN**

**DETACHED BUNGALOW**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Winnipeg Area</b>						
Charleswood	306,258	307,500	296,975	3.1%	-	-
River Heights	309,988	313,864	307,900	0.7%	-	-
Southdale	301,083	308,090	297,100	1.3%	-	-
Westwood	291,625	295,789	296,936	-1.8%	-	-
North West	285,533	281,365	288,200	-0.9%	-	-
North East	286,615	302,945	288,225	-0.6%	-	-
South St. Vital	318,215	317,002	325,917	-2.4%	-	-
Ft. Richmond	330,764	330,000	332,000	-0.4%	-	-
Lindenwoods	429600	485,450	438,500	-2.0%	-	-
Maples	288303	290,865	281,000	2.6%	-	-
St James - Assiniboia	290483	294,164	287,444	1.1%	-	-
<b>Saskatchewan Area</b>						
Regina - North	320,000	327,000	323,660	-1.1%	-	-
- South	343,000	346,000	343,000	0.0%	-	-
Saskatoon - North	369,000	360,000	365,000	1.1%	-	-
- West	335,000	345,000	330,000	1.5%	-	-
- East End	395,000	395,000	390,000	1.3%	-	-
- East Central	370,000	365,000	370,000	0.0%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.





**P R A I R I E P R O V I N C E S**

**EXECUTIVE DETACHED TWO-STOREY**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Winnipeg Area</b>						
Charleswood	462,500	467,000	406,000	13.9%	-	-
River Heights	423,200	406,254	399,813	5.8%	-	-
Southdale	387,467	387,467	381,000	1.7%	-	-
Westwood	373,750	420,000	362,000	3.2%	-	-
North West	409,196	414,625	398,000	2.8%	-	-
North East	391,125	396,200	395,558	-1.1%	-	-
South St. Vital	424,311	425,694	415,050	2.2%	-	-
Ft. Richmond	454,250	428,333	419,500	8.3%	-	-
Tuxedo	650,000	610,583	463,500	40.2%	-	-
Lindenwoods	485,500	486,450	368,700	31.7%	-	-
Maples	322,200	329,400	283,000	13.9%	-	-
St James - Assiniboia	377,500	385,000	365,500	3.3%	-	-
<b>Saskatchewan Area</b>						
Regina - North	520,000	530,000	530,000	-1.9%	-	-
- South	520,000	544,355	495,000	5.1%	-	-
Saskatoon - North	480,000	500,000	480,000	0.0%	-	-
- East End	571,000	565,000	578,000	-1.2%	-	-
- East Central	500,000	525,000	500,000	0.0%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



**P R A I R I E P R O V I N C E S**

**STANDARD TWO-STOREY**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Winnipeg Area</b>						
Charleswood	365,000	376,911	310,000	17.7%	-	-
River Heights	336,425	343,278	354,917	-5.2%	-	-
Southdale	334,767	334,767	307,500	8.9%	-	-
Westwood	293,000	317,375	293,333	-0.1%	-	-
North West	312,250	313,900	322,000	-3.0%	-	-
North East	305,000	318,967	313,875	-2.8%	-	-
South St. Vital	365,489	368,922	355,180	2.9%	-	-
Ft. Richmond	320,900	400,760	323,500	-0.8%	-	-
St James - Assiniboia	287,583	293,667	281,100	2.3%	-	-
<b>Saskatchewan Area</b>						
Regina - North	335,000	339,000	340,000	-1.5%	-	-
- South	405,500	405,500	425,000	-4.6%	-	-
Saskatoon - North	384,000	390,000	383,000	0.3%	-	-
- West	350,000	365,000	349,000	0.3%	-	-
- East End	400,000	423,000	395,000	1.3%	-	-
- East Central	383,000	421,000	380,000	0.8%	-	-

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**P R A I R I E P R O V I N C E S**

**STANDARD TOWNHOUSE**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Winnipeg Area</b>						
Charleswood	201,000	207,500	210,600	-4.6%	-	-
River Heights					-	-
Southdale	224,200	227,000	289,000	-22.4%	-	-
Westwood	215,000	219,167	204,500	5.1%	-	-
North West	215,000	225,000	222,000	-3.2%	-	-
North East	209,736	218,500	215,343	-2.6%	-	-
South St. Vital	224,517	230,340	222,000	1.1%	-	-
Maples	228756	227930	219,250	4.3%	-	-
St James - Assiniboia	215000	215000	226000	-4.9%	-	-
<b>Saskatchewan Area</b>						
Regina - North	270,000	280,000	280,000	-3.6%	-	-
- South	319,000	325,000	313,500	1.8%	-	-
Saskatoon - North	260,000	251,000	260,000	0.0%	-	-
- East End	260,000	246,000	265,000	-1.9%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



**P R A I R I E P R O V I N C E S**

**SENIOR EXECUTIVE**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Saskatchewan Area</b>						
Regina - North	630,000	690,000	650,000	-3.1%	-	-
- South	750,000	735,000	710,000	5.6%	-	-
Saskatoon - North	680,000	630,000	680,000	0.0%	-	-
- East End	825,000	775,000	858,000	-3.8%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



**P R A I R I E P R O V I N C E S**

**STANDARD CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Winnipeg Area</b>						
Charleswood	189,520	181,600	172,000	10.2%	-	-
River Heights	213,143	187,830	196,225	8.6%	-	-
Westwood	200,000	178,000	170,162	17.5%	-	-
North West	220,308	215,269	206,000	6.9%	-	-
North East	206,364	192,880	180,833	14.1%	-	-
South St. Vital	214,611	212,989	215,000	-0.2%	-	-
Ft. Richmond	197,886	198,014	204,214	-3.1%	-	-
St James - Assiniboia	209,720	210,000	213,333	-1.7%	-	-
<b>Saskatchewan Area</b>						
Regina - North	192,000	188,000	189,500	1.3%	-	-
- South	232,000	237,243	232,000	0.0%	-	-
Saskatoon - North	255,000	250,000	255,000	0.0%	-	-
- East End	259,000	265,000	259,000	0.0%	-	-
- East Central	280,000	250,000	270,000	3.7%	-	-

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**P R A I R I E P R O V I N C E S**

**LUXURY CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Winnipeg Area</b>						
North East	305,000	295,000	295,000	3.4%	-	-
Ft. Richmond	375,833	380,000	371,000	1.3%	-	-
<b>Saskatchewan Area</b>						
Regina - North	340,000	360,000	345,000	-1.4%	-	-
- South	403,000	410,322	370,000	8.9%	-	-
Saskatoon – East End	345,000	360,000	360,000	-4.2%	-	-
- East Central	390,000	375,000	390,000	0.0%	-	-

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# ALBERTA

## DETACHED BUNGALOW

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	401,800	402,500	372,700	7.8%	-	-
North East	341,800	338,300	305,600	11.8%	-	-
North Inner City	526,500	524,900	500,400	5.2%	-	-
North West	429,100	437,500	398,500	7.7%	-	-
South	416,300	409,100	376,000	10.7%	-	-
South East	446,700	430,100	413,500	8.0%	-	-
South Inner City	558,300	552,700	520,500	7.3%	-	-
South West	457,200	445,600	427,400	7.0%	-	-
West	643,000	648,000	650,800	-1.2%	-	-
<b>Edmonton Area</b>						
Castledowns	295,000	295,000	289,000	2.1%	-	-
Clareview	260,000	260,000	250,000	4.0%	-	-
Riverbend/ Terwilligar	473,333	448,000	450,000	5.2%	3,456	-
Sherwood Park	350,000	345,000	330,000	6.1%	2,657	1,650
South East	373,187	377,744	-	-	2,704	-
Valleyview/Glenora	438,667	447,563	-	-	3,306	-
West End	367,294	370,633	-	-	2,645	-
Blue Quill	401,496	407,885	-	-	2,349	-
Millwoods	344,417	344,762	-	-	2,499	-
University	402,739	424,612	-	-	3,119	-
Downtown	277,455	296,350	-	-	1,827	-
<b>Alberta</b>						
Fort Saskatchewan	320,000	315,000	280,000	14.3%	1,995	1,800
Leduc	386,224	384,868	347,000	11.3%	-	-
Spruce Grove	357,823	341,759	370,000	-3.3%	-	-
St. Albert	290,000	290,000	290,000	0.0%	-	-
Stony Plain	347,221	363,018	319,000	8.8%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# A L B E R T A

## EXECUTIVE DETACHED TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	496,100	494,500	463,200	7.1%	-	-
North East	445,800	448,900	413,000	7.9%	-	-
North Inner City	759,200	751,375	705,800	7.6%	-	-
North West	526,000	514,100	519,200	1.3%	-	-
South	490,000	483,208	460,100	6.5%	-	-
South East	563,300	591,600	574,500	-1.9%	-	-
South Inner City	811,900	810,800	787,000	3.2%	-	-
South West	532,500	525,700	540,500	-1.5%	-	-
West	600,600	597,100	586,700	2.4%	-	-
<b>Edmonton Area</b>						
Castledowns	400,000	400,000	200,000	100.0%	-	-
Clareview	375,000	375,000	375,000	0.0%	-	-
Riverbend/ Terwilligar	548,559	548,142	507,000	8.2%	3,487	-
Sherwood Park	460,000	444,000	430,000	7.0%	3,843	2,000
West End	485,385	489,839	-	-	3,106	-
Blue Quill	489,578	495,381	-	-	2,878	-
Millwoods	448,982	433,107	-	-	2,854	-
<b>Alberta</b>						
Fort Saskatchewan	430,000	430,000	410,000	4.9%	2,750	2,000
Leduc	447,855	434,044	495,000	-9.5%	-	-
Spruce Grove	557,398	554,643	575,000	-3.1%	-	-
St. Albert	335,000	335,000	335,000	0.0%	-	-
Stony Plain	347,221	363,018	319,000	8.8%	-	-

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# ALBERTA

## STANDARD TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	409,800	401,900	385,400	6.3%	-	-
North East	364,600	366,300	344,000	6.0%	-	-
North Inner City	627,400	614,200	540,400	16.1%	-	-
North West	433,800	427,100	399,200	8.7%	-	-
South	408,600	298,400	384,500	6.3%	-	-
South East	398,900	391,600	366,900	8.7%	-	-
South Inner City	626,000	639,600	624,700	0.2%	-	-
South West	408,700	403,600	383,600	6.5%	-	-
West	472,000	475,000	483,300	-2.3%	-	-
<b>Edmonton Area</b>						
Castledowns	329,000	329,000	329,000	0.0%	-	-
Clareview	350,000	350,000	350,000	0.0%	-	-
Riverbend/ Terwilligar	384,636	392,081	390,000	-1.4%	2,675	-
Sherwood Park	380,000	370,000	350,000	8.6%	3,182	1,650
South East	466,167	469,929	-	-	2,810	-
West End	348,125	362,851	-	-	2,297	-
Blue Quill	391,656	370,453	-	-	1,750	-
Millwoods	359,543	360,230	-	-	2,593	-
University	569,650	470,083	-	-	3,408	-
Downtown	342,129	341,738	-	-	2,780	-
<b>Alberta</b>						
Fort Saskatchewan	365,000	365,000	345,000	5.8%	1,995	1,800
Leduc	377,513	371,229	366,000	3.1%	-	-
Spruce Grove	385,377	386,688	374,000	3.0%	-	-
St. Albert	335,000	335,000	335,000	0.0%	-	-
Stony Plain	355,000	360,000	417,000	-14.9	-	-

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# ALBERTA

## STANDARD TOWNHOUSE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	310,800	282,900	263,700	17.9%	-	-
North East	262,100	273,100	247,300	6.0%	-	-
North Inner City	468,300	463,200	460,800	1.6%	-	-
North West	323,500	313,600	300,833	-12.7%	-	-
South	293,000	289,800	281,700	4.0%	-	-
South East	303,100	294,000	286,700	5.7%	-	-
South Inner City	538,000	518,200	462,800	16.2%	-	-
South West	332,900	335,200	312,100	6.7%	-	-
West	405,200	390,700	395,700	2.4%	-	-
<b>Edmonton Area</b>						
Castledowns	198,000	198,000	198,000	0.0%	-	-
Clareview	170,000	170,000	170,000	0.0%	-	-
Riverbend/ Terwilligar	314,854	294,423	270,000	16.6%	2,285	-
Sherwood Park	245,000	235,000	235,000	4.3%	1,680	1,300
West End	219,515	236,266	-	-	1,709	-
Blue Quill	261,761	287,641	-	-	1,750	-
Millwoods	229,413	230,931	-	-	1,684	-
University	333,833	298,188	-	-	2,643	-
<b>Alberta</b>						
Fort Saskatchewan	215,000	215,000	200,000	7.5%	1,260	1,300
Leduc	284,346	290,467	261,000	8.9%	-	-
Spruce Grove	237,222	232,544	237,000	0.1%	-	-
St. Albert	200,000	200,000	200,000	0.0%	-	-
Stony Plain	230,000	220,000	221,000	4.1	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# A L B E R T A

## SENIOR EXECUTIVE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	618,600	606,230	564,200	9.6%	-	-
North East	486,400	481,300	479,500	1.4%	-	-
North Inner City	1,182,700	1,156,700	1,074,440	10.1%	-	-
North West	759,600	749,600	688,300	10.4%	-	-
South	621,800	615,400	563,700	10.3%	-	-
South East	766,600	680,500	689,700	11.1%	-	-
South Inner City	1,577,800	1,548,900	1,597,000	-1.2%	-	-
South West	707,000	717,200	735,500	-3.9%	-	-
West	8,866,000	863,200	845,900	948.1%	-	-
<b>Edmonton Area</b>						
Castledowns	428,000	428,000	428,000	0.0%	-	-
Riverbend/ Terwilligar	926,506	909,148	750,000	23.5%	4,999	-
Sherwood Park	700,000	685,000	685,000	2.2%	5,707	3,000
Valleyview/Glenora	940,000	1,117,500	-	-	6,917	-
West End	704,107	800,175	-	-	5,474	-
Blue Quill	841,506	958,575	-	-	4,634	-
<b>Alberta</b>						
Fort Saskatchewan	555,000	555,000	555,000	0.0%	4,725	2,500
Leduc	182,369	179,267	196,000	-7.0%	-	-
Spruce Grove	204,211	198,000	206,000	-0.9%	-	-
St. Albert	170,000	170,000	170,000	0.0%	-	-
Stony Plain	370,000	430,000	466,000	-20.6%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# A L B E R T A

## STANDARD CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	251,900	247,700	228,400	10.3%	-	-
North East	206,300	205,400	172,700	19.5%	-	-
North Inner City	299,700	305,583	286,100	4.8%	-	-
North West	262,700	265,600	259,000	1.4%	-	-
South	255,500	252,500	243,000	5.1%	-	-
South East	264,400	237,600	251,100	5.3%	-	-
South Inner City	345,900	321,800	335,900	3.0%	-	-
South West	252,700	251,000	218,000	15.9%	-	-
West	288,900	280,600	274,600	5.2%	-	-
<b>Edmonton Area</b>						
Castledowns	192,000	192,000	192,000	0.0%	-	-
Clareview	165,000	165,000	165,000	0.0%	-	-
Riverbend/ Terwilligar	237,311	231,190	215,000	10.4%	1,927	-
Sherwood Park	300,000	290,000	275,000	9.1%	2,347	1,500
South East	273,286	251,579	-	-	1,992	-
West End	207,057	212,574	-	-	1,551	-
Blue Quill	202,990	217,581	-	-	1,566	-
Millwoods	175,558	193,406	-	-	1,293	-
University	272,306	306,397	-	-	1,862	-
Downtown	283,018	261,688	-	-	1,983	-
<b>Alberta</b>						
Fort Saskatchewan	200,000	190,000	185,000	8.1%	1,134	1,300
Leduc	182,369	179,267	196,000	-7.0%	-	-
Spruce Grove	204,211	198,000	206,000	-0.9%	-	-
St. Albert	170,000	170,000	170,000	0.0%	-	-

\*Some prices may have been adjusted to reflect new categories and expanded listings. †Lot servicing costs not prepaid; costs recovered through taxation.



# ALBERTA

## LUXURY CONDOMINIUM APARTMENT

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Calgary Area</b>						
North	349,000	340,300	319,000	9.4%	-	-
North East	209,000	204,800	172,700	21.0%	-	-
North Inner City	439,000	447,200	444,500	-1.2%	-	-
North West	414,700	422,900	432,700	-4.2%	-	-
South	298,700	396,900	224,900	32.8%	-	-
South East	579,800	577,400	551,300	5.2%	-	-
South Inner City	551,800	557,800	567,600	-2.8%	-	-
South West	314,500	320,600	280,000	12.3%	-	-
West	357,300	351,700	333,100	7.3%	-	-
<b>Edmonton Area</b>						
Castledowns	209,000	209,000	209,000	0.0%	-	-
Riverbend/ Terwilligar	327,900	287,300	320,000	2.5%	2,459	-
Sherwood Park	335,000	325,000	325,000	3.1%	2,604	1,700
West End	294,125	251,625	-	-	2,141	-
Blue Quill	261,667	293,497	-	-	1,910	-
Millwoods	617,700	238,400	-	-	4,059	-
University	400,868	360,600	-	-	2,630	-
<b>Alberta</b>						
Leduc	239,150	227,950	251,000	-4.7%	-	-
Spruce Grove	337,663	316,333	319,800	5.6%	-	-
St. Albert	255,000	255,000	255,000	0.0%	-	-

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# BRITISH COLUMBIA

## DETACHED BUNGALOW

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	486,000	480,000	485,000	0.2%	3,500	1,600
North Vancouver	840,000	840,000	820,000	2.4%	-	-
Vancouver East	775,200	785,000	760,000	2.0%	-	-
Vancouver West	1,350,000	1,375,000	1,300,000	3.8%	6,750	3,500
West Vancouver	1,200,000	1,280,000	1,125,000	6.7%	-	-
Richmond	830,000	875,000	830,000	0.0%	-	-
Surrey	475,000	472,000	470,000	1.1%	3,200	1,600
White Rock/South Surrey	619,000	635,000	645,000	-4.0%	3,800	2,400
<b>British Columbia</b>						
Kelowna	360,000	360,000	365,000	-1.4%	2,500	1,550
Sunshine Coast	320,000	330,000	320,000	0.0%	-	-
Victoria	460,000	458,000	470,000	-2.1%	-	-

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# BRITISH COLUMBIA

## EXECUTIVE DETACHED TWO-STOREY

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	527,000	510,000	509,000	3.5%	3,600	1,600
North Vancouver	970,000	1,000,000	940,000	3.2%	-	-
Vancouver East	956,760	956,000	938,000	2.0%	-	-
Vancouver West	1,850,000	1,850,000	1,800,000	2.8%	9,250	5,000
West Vancouver	1,450,000	1,500,000	1,380,000	5.1%	-	-
Richmond	830,000	875,000	830,000	0.0%	-	-
Surrey	515,000	497,000	498,000	3.4%	3,300	1,750
White Rock/South Surrey	633,000	665,000	670,000	-5.5%	3,900	2,400
<b>British Columbia</b>						
Kelowna	460,000	460,000	460,000	0.0%	3,100	1,700
Sunshine Coast	420,000	430,000	420,000	0.0%	-	-
Victoria	560,000	561,100	599,000	-6.5%	-	-

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**BRITISH COLUMBIA**

**STANDARD TWO-STOREY**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	449,000	455,000	455,000	-1.3%	3,200	1,600
North Vancouver	880,000	865,000	860,000	2.3%	-	-
Vancouver East	826,200	861,000	810,000	2.0%	-	-
Vancouver West	1,550,000	1,550,000	1,500,000	3.3%	7,750	4,000
West Vancouver	1,300,000	1,350,000	1,240,000	4.8%	-	-
Richmond	800,000	850,000	800,000	0.0%	-	-
Surrey	416,000	385,000	399,000	4.3%	2,600	1,400
White Rock/South Surrey	560,000	580,000	575,000	-2.6%	3,400	2,000
<b>British Columbia</b>						
Sunshine Coast	380,000	390,000	380,000	0.0%	-	-
Victoria	463,000	462,000	475,000	-2.5%	-	-

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**BRITISH COLUMBIA**

**STANDARD TOWNHOUSE**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	299,000	305,000	313,000	-4.5%	2,000	1,500
North Vancouver	680,000	680,000	680,000	0.0%	-	-
Vancouver East	590,000	588,000	590,000	0.0%	-	-
Vancouver West	925,000	925,000	900,000	2.8%	4,625	3,000
West Vancouver	780,000	840,000	750,000	4.0%	-	-
Richmond	400,000	410,000	400,000	0.0%	-	-
Surrey	283,000	276,000	256,000	10.5%	1,800	1,300
White Rock/South Surrey	334,000	328,000	320,000	4.4%	2,200	1,600
<b>British Columbia</b>						
Kelowna	290,000	290,000	285,000	1.8%	2,400	1,200
Sunshine Coast	280,000	290,000	280,000	0.0%	-	-
Victoria	360,000	358,000	360,000	0.0%	-	-

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# BRITISH COLUMBIA

## SENIOR EXECUTIVE

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	665,000	660,000	673,000	-1.2%	4,700	2,500
North Vancouver	1,160,000	1,180,000	1,120,000	3.6%	-	-
Vancouver East	1,187,000	1,293,000	1,187,000	0.0%	-	-
Vancouver West	2,900,000	2,900,000	2,800,000	3.6%	14,500	6,000
West Vancouver	1,600,000	1,820,000	1,540,000	3.9%	-	-
Richmond	1,250,000	1,400,000	1,250,000	0.0%	-	-
Surrey	651,000	648,000	640,000	1.7%	3,900	2,500
White Rock/South Surrey	885,000	880,000	891,000	-0.7%	5,200	3,600
<b>British Columbia</b>						
Kelowna	600,000	590,000	560,000	7.1%	3,500	2,100
Sunshine Coast	580,000	585,000	580,000	0.0%	-	-
Victoria	751,000	755,000	760,000	-1.2%	-	-

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**BRITISH COLUMBIA**

**STANDARD CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	147,000	146,000	142,000	3.5%	1,400	1,000
North Vancouver	345,000	345,000	345,000	0.0%	-	-
Vancouver East	400,000	430,000	400,000	0.0%	-	-
Vancouver West	725,000	728,000	700,000	3.6%	3,625	2,000
West Vancouver	500,000	512,000	480,000	4.2%	-	-
Richmond	320,000	325,000	320,000	0.0%	-	-
Surrey	184,000	182,000	190,000	-3.2%	1,500	900
White Rock/South Surrey	210,000	205,000	201,000	4.5%	1,800	1,150
<b>British Columbia</b>						
Kelowna	185,000	185,000	185,000	0.0%	1,350	1,000
Sunshine Coast	220,000	230,000	220,000	0.0%	-	-
Victoria	249,000	268,000	258,000	-3.5%	-	-

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**BRITISH COLUMBIA**

**LUXURY CONDOMINIUM APARTMENT**

	Price Oct-Dec 2013	Price 3 months ago	Price 1 year ago	% Change 1 year	Estimated Taxes	Est. Monthly Rental
<b>Vancouver Area</b>						
North Delta	239,000	220,000	270,000	-11.5%	1,600	1,300
North Vancouver	482,000	482,000	480,000	0.4%	-	-
Vancouver East	630,000	625,000	630,000	0.0%	-	-
Vancouver West	1,150,000	1,177,000	1,100,000	4.5%	5,750	3,000
West Vancouver	880,000	976,000	840,000	4.8%	-	-
Richmond	415,000	430,000	415,000	0.0%	-	-
Surrey	310,000	316,000	300,000	3.3%	1,700	1,400
White Rock/South Surrey	510,000	515,000	538,000	-5.2%	3,400	1,900
<b>British Columbia</b>						
Kelowna	420,000	420,000	460,000	-8.7%	3,150	1,650
Sunshine Coast	250,000	260,000	250,000	0.0%	-	-
Victoria	490,000	504,500	512,000	-4.3%	-	-

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