

## MLS® SALES SUMMARY – FEBRUARY 2024

NANAIMO, March 1, 2024. Presented in chart form below, are the single-family residential unit sales, average sale prices, and median price information for all zones within the Board.

| Zone                                    | Unit Sales |          |          |          | Average Sale Price |           |           |          | Median    |
|---|------------|----------|----------|----------|--------------------|-----------|-----------|----------|-----------|
|   | Feb 2024   | Jan 2024 | Feb 2023 | % Change | Feb 2024           | Jan 2024  | Feb 2023  | % Change |           |
| <b>Zone 1 - Campbell River</b>          | 21         | 16       | 28       | -25.00%  | \$703,295          | \$713,655 | \$737,953 | -4.70%   | \$690,000 |
| <b>Zone 2 - Comox Valley</b>            | 36         | 21       | 39       | -7.69%   | \$871,291          | \$852,488 | \$816,735 | 6.68%    | \$880,500 |
| <b>Zone 3 - Cowichan Valley</b>         | 51         | 23       | 35       | 45.71%   | \$805,578          | \$773,230 | \$761,080 | 5.85%    | \$765,000 |
| <b>Zone 4 - Nanaimo</b>                 | 66         | 40       | 60       | 10.00%   | \$839,958          | \$806,785 | \$793,790 | 5.82%    | \$790,000 |
| <b>Zone 5 - Parksville/Qualicum</b>     | 46         | 28       | 36       | 27.78%   | \$989,771          | \$927,232 | \$892,642 | 10.88%   | \$862,500 |
| <b>Zone 6 - Port Alberni/West Coast</b> | 26         | 16       | 18       | 44.44%   | \$637,096          | \$586,522 | \$636,472 | 0.10%    | \$596,250 |
| <b>Board Totals</b>                     | 254        | 152      | 220      | 15.45%   | \$824,704          | \$779,294 | \$783,746 | 5.23%    | \$766,500 |

Source: Multiple Listing Service® (MLS®) sales data from the Vancouver Island Real Estate Board. Please note: Single Family Detached figures in this report exclude acreage and waterfront properties. The Board Totals figures also include: Zone 7 - North Island, Zone 9 - Out of Board Properties, and Zone 10 - Islands figures which are not listed separately in this table.

Copies of archived statistics are available on our website. Go to [www.vireb.com](http://www.vireb.com) and choose MLS® Statistics. You are encouraged to contact any of the directors of the Vancouver Island Real Estate Board to obtain local comments.

|                                 |                |              |             |
|---------------------------------|----------------|--------------|-------------|
| <b>Campbell River:</b>          | Dan Banyai     | 250.286.1187 |             |
| <b>Comox Valley:</b>            | Tracy Hopkins  | 250.334.3124 |             |
| <b>Cowichan Valley:</b>         | Jennifer Allen | 250.749.6000 |             |
| <b>Nanaimo:</b>                 | Deana Baumel   | 250.751.1223 |             |
|                                 | Kelly O'Dwyer  | 250.741.6615 | Past Chair  |
| <b>Parksville-Qualicum:</b>     | Carol Riera    | 250.752.2466 |             |
| <b>Port Alberni/West Coast:</b> | Olivier Naud   | 250.723.5666 | Chair-Elect |
| <b>Directors-at-Large:</b>      | Tom Garvey     | 250.751.1223 |             |
|                                 | Blair Herbert  | 250.746.6621 |             |
|                                 | Ian Mackay     | 250.248.4321 | Chair       |

The Vancouver Island Real Estate Board is an association of REALTORS® committed to providing its members with the structure and services to ensure a high standard of business practice and ethics, and to effectively serve the real estate needs of the community. Find properties online at [REALTOR.ca](http://REALTOR.ca).

VIREB cautions that average price information can be useful in establishing trends over time but does not indicate the actual prices in centres comprising widely divergent neighbourhoods or account for price differential between geographic areas.