

MLS® SALES SUMMARY – AUGUST 2023

NANAIMO, September 1, 2023. 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
	Aug 2023	Jul 2023	Aug 2022	% Change	Aug 2023	Jul 2023	Aug 2022	% Change	
Zone 1 - Campbell River	44	51	28	57.14%	\$693,925	\$736,630	\$698,071	-0.59%	\$655,000
Zone 2 - Comox Valley	42	61	56	-25.00%	\$878,585	\$825,075	\$877,285	0.15%	\$827,500
Zone 3 - Cowichan Valley	63	85	57	10.53%	\$801,089	\$783,135	\$773,434	3.58%	\$775,000
Zone 4 - Nanaimo	83	112	71	16.90%	\$861,502	\$834,365	\$875,920	-1.65%	\$818,000
Zone 5 - Parksville/Qualicum	57	49	51	11.76%	\$901,938	\$1,032,860	\$899,337	0.29%	\$845,000
Zone 6 - Port Alberni/West Coast	21	29	25	-16.00%	\$487,990	\$625,635	\$720,980	-32.32%	\$475,000
Board Totals	324	408	304	6.58%	\$795,630	\$804,867	\$814,647	-2.33%	\$770,650

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 and choose MLS® Statistics. You are encouraged to contact any of the directors of the Vancouver Island Real Estate Board to obtain local comments.

Campbell River:	Joanne Millar	250-286-3293	
Comox Valley:	Tracy Hopkins	250-333-3124	
Cowichan Valley:	Debbie Simmonds	250-324-9150	
Nanaimo:	Deana Baumel	250-751-1223	
	Kelly O'Dwyer	250-741-6615	(Chair)
Parksville-Qualicum:	Erica Kavanaugh	250-248-4321	(Past Chair)
Port Alberni/West Coast:	Olivier Naud	250-723-5666	
Directors-at-Large:	Janet Scotland	250-748-7200	
	David Procter	250-339-2021	(Chair-Elect)
	Ian Mackay	250-248-4321	

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.

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.