



# **JAHELKA REAL ESTATE GROUP**

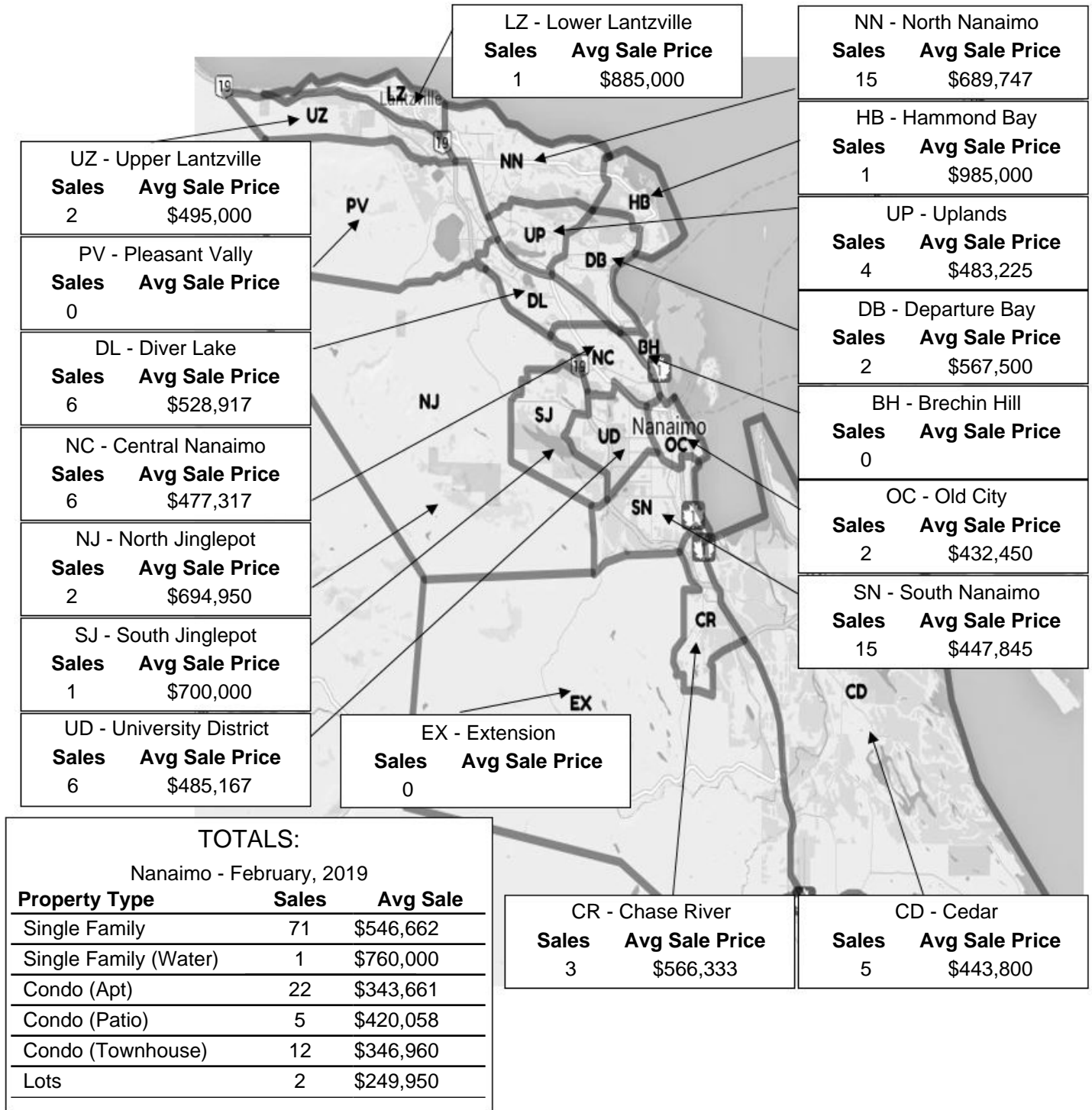
Real Estate Redefined

## Market Statistics Nanaimo

February 2019

# Nanaimo

## Home Sales for the month of February, 2019 (Single Family)

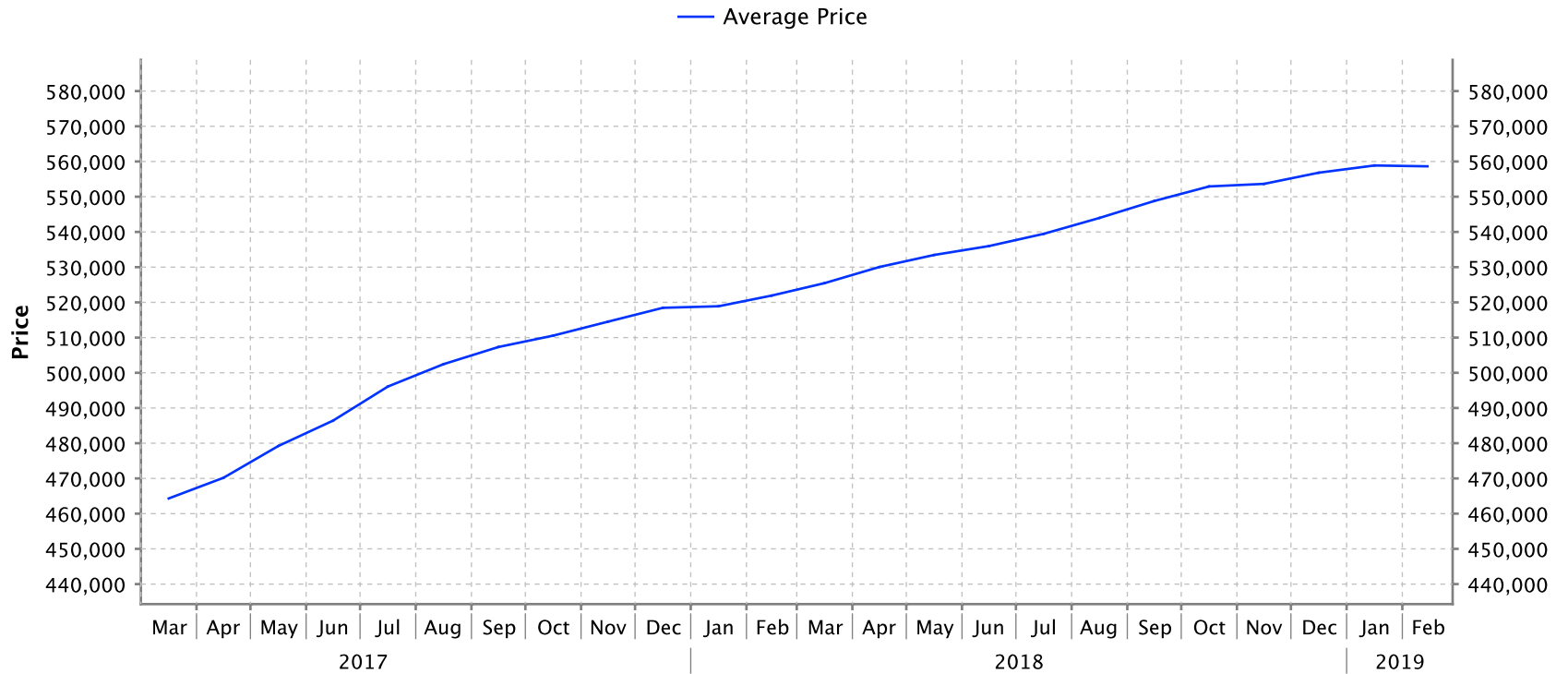


Average sale price does not include Waterfront.

# Nanaimo

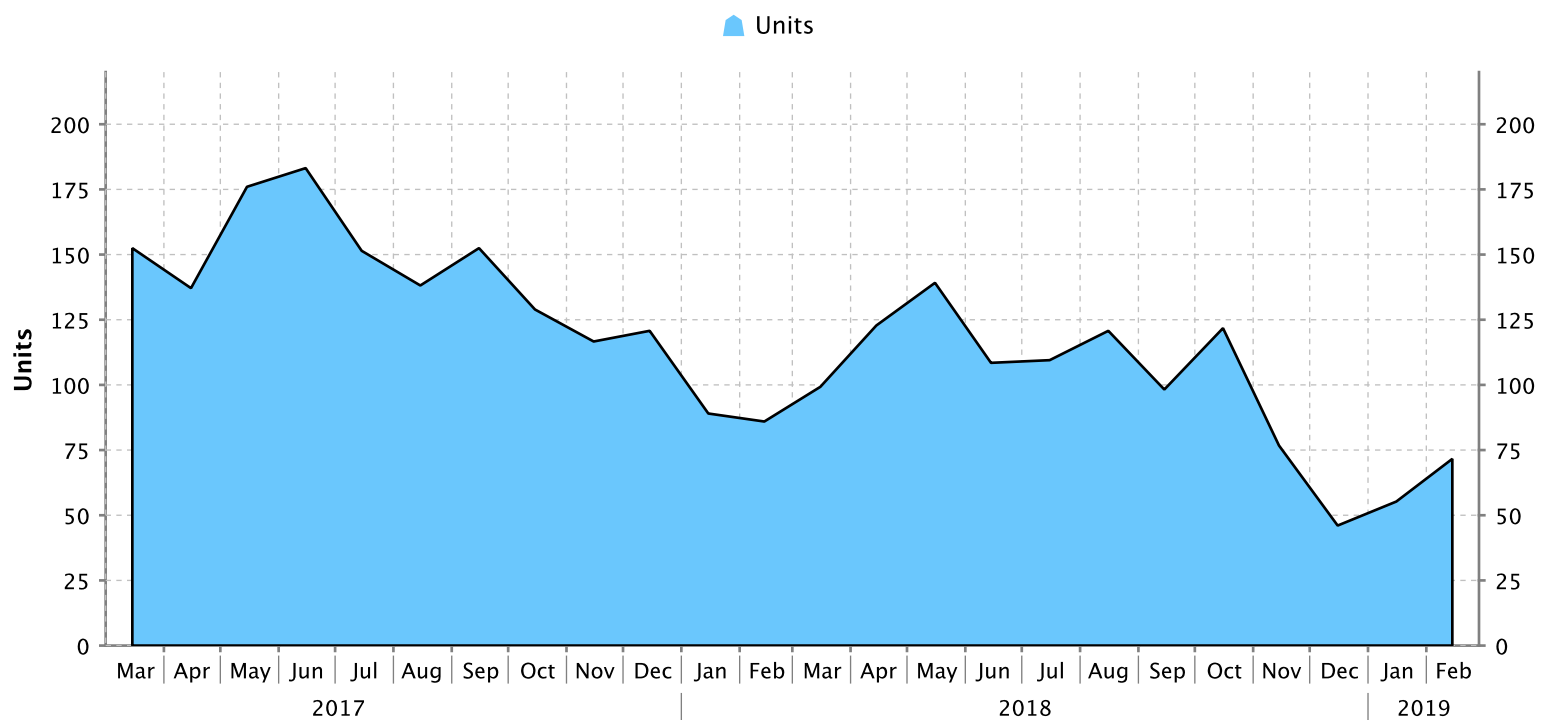
## as at February 28, 2019

### Cumulative Residential Average Single Family Sale Price



NOTE: Figures are based on a "rolling total" from the past 12 months – i.e. 12 months to date instead of the calendar "year to date".

### Single Family Units Reported Sold



## Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
<b>Lots</b>						
Units Listed	34	8	325%	215	165	30%
Units Reported Sold	2	7	-71%	43	101	-57%
Sell/List Ratio	6%	88%		20%	61%	
Reported Sales Dollars	\$499,900	\$1,845,155	-73%	\$12,499,027	\$24,418,055	-49%
Average Sell Price / Unit	\$249,950	\$263,594	-5%	\$290,675	\$241,763	20%
Median Sell Price	\$277,900			\$274,900		
Sell Price / List Price	98%	94%		93%	101%	
Days to Sell	40	168	-76%	97	74	31%
Active Listings	77	42				
<b>Single Family</b>						
Units Listed	120	140	-14%	2,127	2,262	-6%
Units Reported Sold	71	85	-16%	1,164	1,627	-28%
Sell/List Ratio	59%	61%		55%	72%	
Reported Sales Dollars	\$38,812,982	\$46,916,695	-17%	\$650,249,041	\$849,163,931	-23%
Average Sell Price / Unit	\$546,662	\$551,961	-1%	\$558,633	\$521,920	7%
Median Sell Price	\$515,000			\$530,000		
Sell Price / List Price	98%	100%		99%	99%	
Days to Sell	32	30	6%	26	23	12%
Active Listings	259	210				
<b>Condos (Apt)</b>						
Units Listed	37	40	-8%	539	529	2%
Units Reported Sold	22	38	-42%	347	432	-20%
Sell/List Ratio	59%	95%		64%	82%	
Reported Sales Dollars	\$7,560,550	\$12,530,573	-40%	\$105,834,438	\$121,240,799	-13%
Average Sell Price / Unit	\$343,661	\$329,752	4%	\$304,998	\$280,650	9%
Median Sell Price	\$322,200			\$280,000		
Sell Price / List Price	97%	100%		98%	100%	
Days to Sell	33	23	44%	26	18	45%
Active Listings	69	49				
<b>Condos (Patio)</b>						
Units Listed	6	7	-14%	98	92	7%
Units Reported Sold	5	6	-17%	86	71	21%
Sell/List Ratio	83%	86%		88%	77%	
Reported Sales Dollars	\$2,100,290	\$2,779,300	-24%	\$38,133,563	\$29,685,100	28%
Average Sell Price / Unit	\$420,058	\$463,217	-9%	\$443,414	\$418,100	6%
Median Sell Price	\$407,000			\$472,500		
Sell Price / List Price	99%	102%		101%	101%	
Days to Sell	50	29	73%	28	33	-14%
Active Listings	12	16				
<b>Condos (Twnhse)</b>						
Units Listed	18	29	-38%	368	330	12%
Units Reported Sold	12	18	-33%	204	267	-24%
Sell/List Ratio	67%	62%		55%	81%	
Reported Sales Dollars	\$4,163,517	\$5,786,400	-28%	\$69,395,442	\$85,464,586	-19%
Average Sell Price / Unit	\$346,960	\$321,467	8%	\$340,174	\$320,092	6%
Median Sell Price	\$347,500			\$336,000		
Sell Price / List Price	100%	99%		98%	100%	
Days to Sell	24	37	-35%	21	24	-12%
Active Listings	53	41				

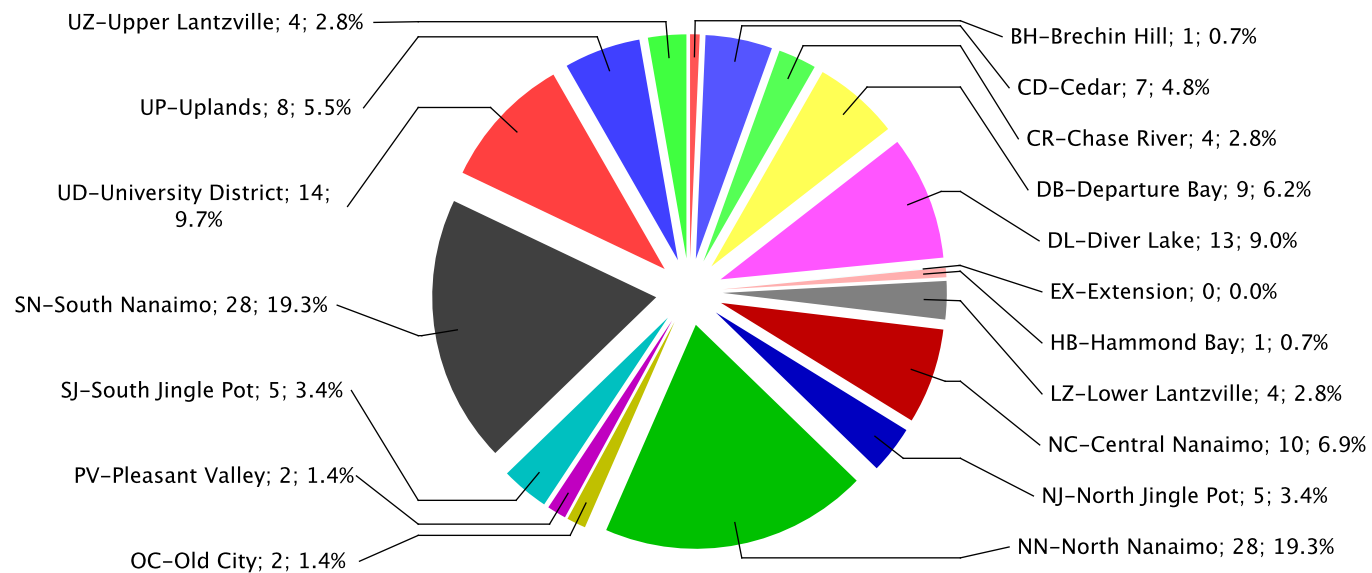
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

# MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to Feb 28, 2019

	0-150,000	150,001-200,000	200,001-250,000	250,001-300,000	300,001-350,000	350,001-400,000	400,001-450,000	450,001-500,000	500,001-600,000	600,001-700,000	700,001-800,000	800,001-900,000	900,001-1 Mil	OVER 1 Mil	Total
BH-Brechin Hill	0	0	0	1	0	0	0	0	0	0	0	0	0	0	1
CD-Cedar	0	0	0	0	1	1	0	2	0	2	1	0	0	0	7
CR-Chase River	0	0	0	0	0	1	0	0	2	1	0	0	0	0	4
DB-Departure Bay	0	0	0	0	0	0	2	1	3	2	1	0	0	0	9
DL-Diver Lake	0	0	0	0	0	0	3	5	3	0	2	0	0	0	13
EX-Extension	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
HB-Hammond Bay	0	0	0	0	0	0	0	0	0	0	0	0	1	0	1
LZ-Lower Lantzville	0	0	0	0	0	0	0	0	0	1	1	1	0	1	4
NC-Central Nanaimo	0	0	0	1	0	3	2	2	1	1	0	0	0	0	10
NJ-North Jingle Pot	0	0	0	0	0	0	0	0	0	2	2	1	0	0	5
NN-North Nanaimo	0	0	0	0	0	2	0	0	12	8	3	0	1	2	28
OC-Old City	0	0	0	0	0	1	0	1	0	0	0	0	0	0	2
PV-Pleasant Valley	0	0	0	0	0	0	0	0	0	1	0	0	0	1	2
SJ-South Jingle Pot	0	0	0	0	0	0	0	0	1	1	2	1	0	0	5
SN-South Nanaimo	0	0	1	1	3	5	3	7	6	2	0	0	0	0	28
UD-University District	0	0	0	1	0	3	1	0	5	1	2	1	0	0	14
UP-Uplands	0	0	0	0	0	0	1	1	6	0	0	0	0	0	8
UZ-Upper Lantzville	0	0	0	0	0	0	0	1	2	0	0	0	1	0	4
<b>Zone 4 TOTALS</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>4</b>	<b>4</b>	<b>16</b>	<b>12</b>	<b>20</b>	<b>41</b>	<b>22</b>	<b>14</b>	<b>4</b>	<b>3</b>	<b>4</b>	<b>145</b>

## Nanaimo - Single Family Sales by Subarea



Total Unconditional Sales January 1 to February 28, 2019 = 145



## **JAHELKA REAL ESTATE GROUP**

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