

Everything you need to know about your Real Estate Market Today!

Compliments of:

Matt Kerr

Personal Real Estate Corporation

778.989.9849

homesinyvr@gmail.com

TeamKerr.com

RE/MAX Real Estate Services

410 - 610 W 41st Avenue

Vancouver, BC V5Z 2M9



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info@snap-stats.com | www.snap-stats.com

FRASER

Surrey
South Surrey
White Rock
North Delta
Cloverdale
Langley
Abbotsford
Mission

VALLEY

EDITION



Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	0	0	NA
500,001 – 600,000	0	0	NA
600,001 – 700,000	8	1	13%
700,001 – 800,000	46	17	37%
800,001 – 900,000	84	44	52%
900,001 – 1,000,000	87	34	39%
1,000,001 – 1,250,000	123	47	38%
1,250,001 – 1,500,000	136	21	15%
1,500,001 – 1,750,000	58	3	5%
1,750,001 – 2,000,000	30	0	NA
2,000,001 – 2,250,000	5	0	NA
2,250,001 – 2,500,000	10	0	NA
2,500,001 – 2,750,000	4	0	NA
2,750,001 – 3,000,000	2	0	NA
3,000,001 – 3,500,000	4	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	597	167	28%

2 Bedrooms & Less	32	5	16%
3 to 4 Bedrooms	211	63	30%
5 to 6 Bedrooms	170	68	40%
7 Bedrooms & More	184	31	17%
TOTAL*	597	167	28%

SnapStats® Median Data	November	December	Variance
Inventory	800	597	-25%
Solds	187	167	-11%
Sale Price	\$965,000	\$966,000	NA
Sale Price SQFT	\$373	\$391	5%
Sale to List Price Ratio	98%	97%	-1%
Days on Market	22	22	NA

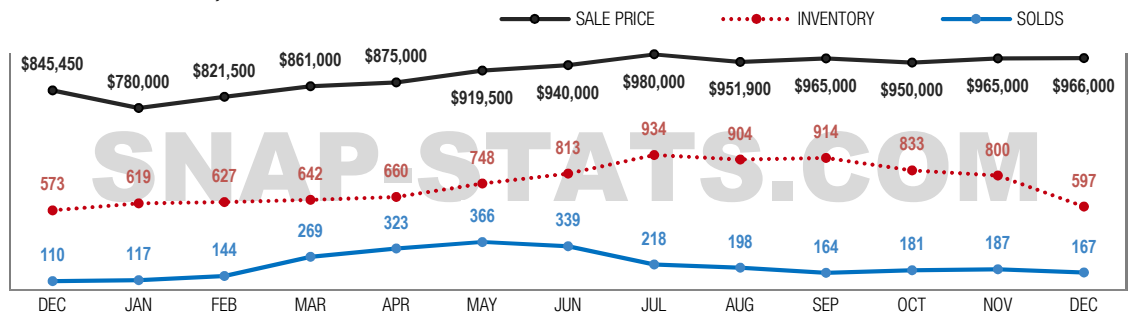
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **SURREY DETACHED**: Sellers market at 28% Sales Ratio average (2.8 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band** \$800,000 to \$900,000 with average 52% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$1.5 to \$1.75 mil, Bridgeview, Fleetwood Tynehead, Panorama Ridge and up to 2 bedrooms
- Sellers Best Bet** Selling homes in Bear Creek Green Timbers, Bolivar Heights, East / West Newton and 5 to 6 bedrooms

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	1	0	NA
200,001 – 300,000	27	21	78%
300,001 – 400,000	86	97	113%*
400,001 – 500,000	47	81	172%*
500,001 – 600,000	65	57	88%
600,001 – 700,000	42	28	67%
700,001 – 800,000	14	7	50%
800,001 – 900,000	5	2	40%
900,001 – 1,000,000	0	0	NA
1,000,001 – 1,250,000	1	0	NA
1,250,001 – 1,500,000	0	0	NA
1,500,001 – 1,750,000	0	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	288	293	102%*

0 to 1 Bedroom	76	79	104%*
2 Bedrooms	90	114	127%*
3 Bedrooms	93	78	84%
4 Bedrooms & Greater	29	22	76%
TOTAL*	288	293	102%*

SnapStats® Median Data	November	December	Variance
Inventory	398	288	-28%
Solds	350	293	-16%
Sale Price	\$415,000	\$425,500	3%
Sale Price SQFT	\$416	\$420	1%
Sale to List Price Ratio	104%	104%	NA
Days on Market	11	8	-27%

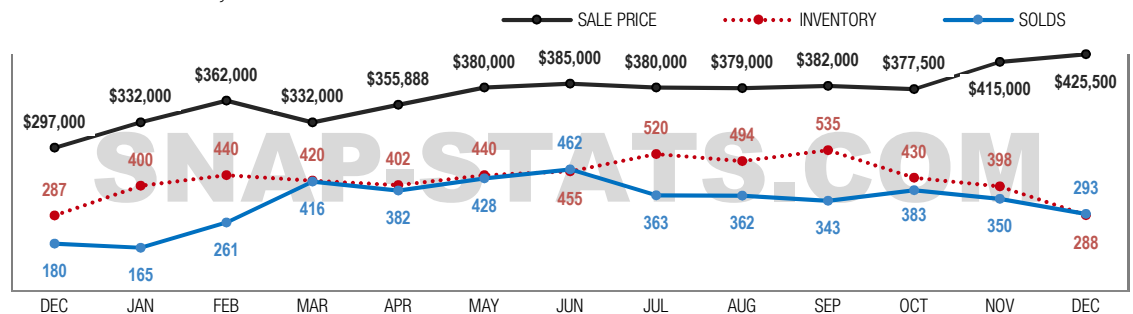
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **SURREY ATTACHED**: Sellers market at >100% Sales Ratio average (10 in 10 homes selling rate)
- Homes are selling on average 4% above list price
- Most Active Price Band** \$300,000 to \$500,000 with average >100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$700,000 to \$800,000, Queen Mary Park and minimum 4 bedroom properties
- Sellers Best Bet** Selling homes in East / West Newton, Fleetwood Tynehead, Guildford, Panorama Ridge and up to 2 bedrooms

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	0	0	NA
500,001 – 600,000	1	0	NA
600,001 – 700,000	0	0	NA
700,001 – 800,000	0	0	NA
800,001 – 900,000	4	0	NA
900,001 – 1,000,000	6	8	133%*
1,000,001 – 1,250,000	55	15	27%
1,250,001 – 1,500,000	87	12	14%
1,500,001 – 1,750,000	44	4	9%
1,750,001 – 2,000,000	44	5	11%
2,000,001 – 2,250,000	22	4	18%
2,250,001 – 2,500,000	35	6	17%
2,500,001 – 2,750,000	25	1	4%
2,750,001 – 3,000,000	33	0	NA
3,000,001 – 3,500,000	21	1	5%
3,500,001 – 4,000,000	18	0	NA
4,000,001 & Greater	23	2	9%
TOTAL*	418	58	14%

2 Bedrooms & Less	38	4	11%
3 to 4 Bedrooms	212	33	16%
5 to 6 Bedrooms	142	19	13%
7 Bedrooms & More	26	2	8%
TOTAL*	418	58	14%

SnapStats® Median Data	November	December	Variance
Inventory	567	418	-26%
Solds	73	58	-21%
Sale Price	\$1,330,000	\$1,400,000	5%
Sale Price SQFT	\$483	\$474	-2%
Sale to List Price Ratio	95%	100%	5%
Days on Market	29	47	62%

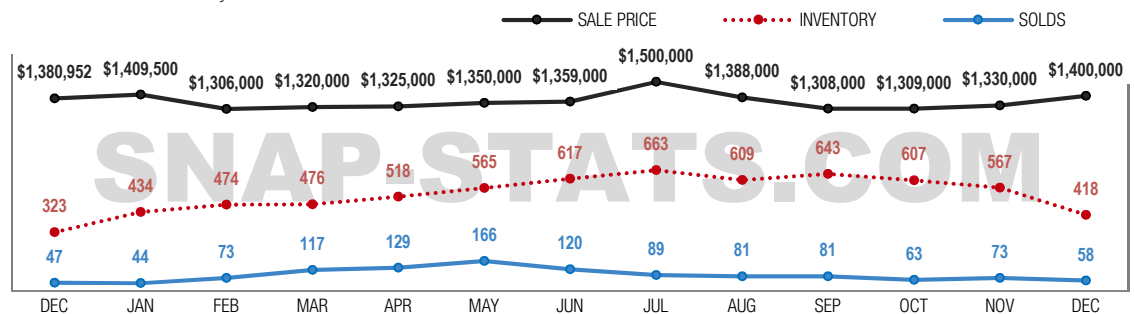
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **SOUTH SURREY DETACHED**: Balanced market at 14% Sales Ratio average (1.4 in 10 homes selling rate)
- Homes are selling on average at list price
- Most Active Price Band** (+/- \$1.5 mil): \$900,000 to \$1 mil (>100% Sales Ratio) / \$2 mil to \$2.5 mil (18% Sales Ratio)
- Buyers Best Bet** (+/- \$1.5 mil): Homes between \$1.25 mil to \$1.5 mil / \$2.5 to \$2.75 mil, Sunnyside Park and 7 plus bedrooms
- Sellers Best Bet** Selling homes in Pacific Douglas and 3 to 4 bedroom properties

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13 Month Market Trend



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Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	1	3	300%*
300,001 – 400,000	4	16	400%*
400,001 – 500,000	14	15	107%*
500,001 – 600,000	22	23	105%*
600,001 – 700,000	37	17	46%
700,001 – 800,000	33	17	52%
800,001 – 900,000	29	5	17%
900,001 – 1,000,000	16	4	25%
1,000,001 – 1,250,000	15	1	7%
1,250,001 – 1,500,000	4	0	NA
1,500,001 – 1,750,000	2	0	NA
1,750,001 – 2,000,000	2	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	1	0	NA
3,500,001 – 4,000,000	1	0	NA
4,000,001 & Greater	1	0	NA
TOTAL*	182	101	55%

0 to 1 Bedroom	7	10	143%*
2 Bedrooms	76	42	55%
3 Bedrooms	58	39	67%
4 Bedrooms & Greater	41	10	24%
TOTAL*	182	101	55%

SnapStats® Median Data	November	December	Variance
Inventory	262	182	-31%
Solds	137	101	-26%
Sale Price	\$545,000	\$578,000	6%
Sale Price SQFT	\$434	\$441	2%
Sale to List Price Ratio	99%	98%	-1%
Days on Market	15	15	NA

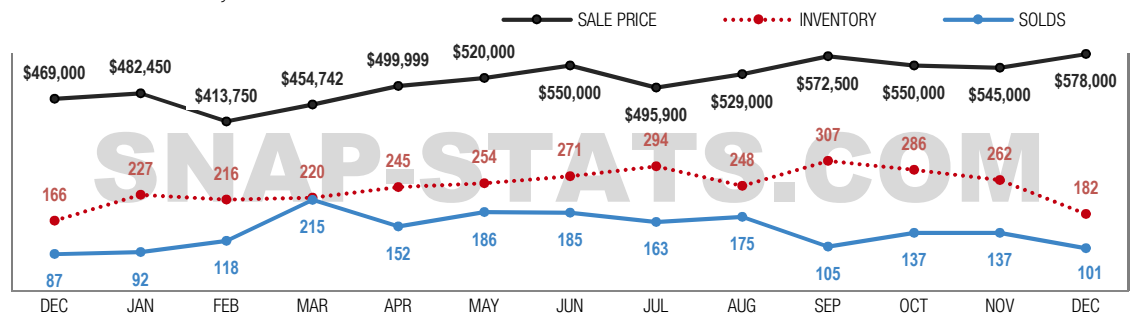
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **SOUTH SURREY ATTACHED**: Sellers market at 55% Sales Ratio average (5.5 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band** \$300,000 to \$600,000 with average >100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$1 mil to \$1.25 mil, Grandview, White Rock and minimum 4 bedroom properties
- Sellers Best Bet** Selling homes in King George Corridor, Sunnyside Park and up to 1 bedroom properties

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13 Month Market Trend



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Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	0	0	NA
500,001 – 600,000	0	1	NA*
600,001 – 700,000	0	0	NA
700,001 – 800,000	0	2	NA*
800,001 – 900,000	14	9	64%
900,001 – 1,000,000	25	12	48%
1,000,001 – 1,250,000	26	6	23%
1,250,001 – 1,500,000	14	3	21%
1,500,001 – 1,750,000	8	0	NA
1,750,001 – 2,000,000	1	1	100%
2,000,001 – 2,250,000	1	0	NA
2,250,001 – 2,500,000	1	0	NA
2,500,001 – 2,750,000	1	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	91	34	37%

2 Bedrooms & Less	1	1	100%
3 to 4 Bedrooms	52	20	38%
5 to 6 Bedrooms	27	11	41%
7 Bedrooms & More	11	2	18%
TOTAL*	91	34	37%

SnapStats® Median Data	November	December	Variance
Inventory	138	91	-34%
Solds	52	34	-35%
Sale Price	\$912,500	\$964,000	6%
Sale Price SQFT	\$399	\$441	11%
Sale to List Price Ratio	99%	98%	-1%
Days on Market	16	30	88%

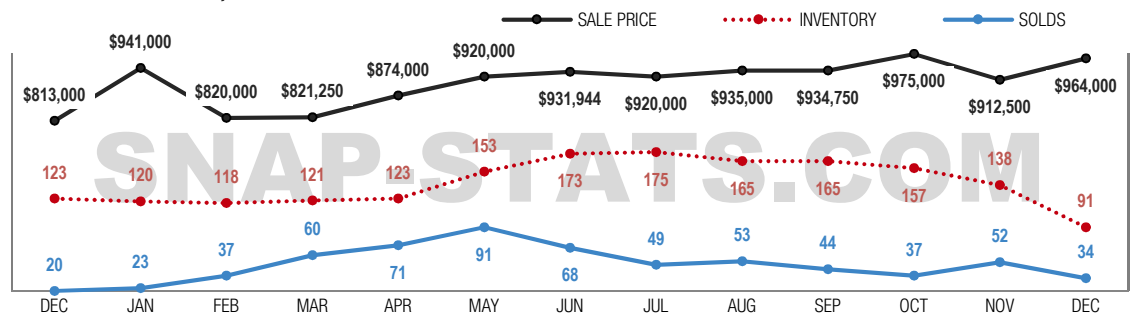
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **NORTH DELTA DETACHED**: Sellers market at 37% Sales Ratio average (3.7 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band** \$800,000 to \$900,000 with average 64% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$1.25 mil to \$1.5 mil, Nordel, Scottsdale and minimum 7 bedroom properties
- Sellers Best Bet** Selling homes in Annieville, Sunshine Hills Woods and 5 to 6 bedroom properties

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13 Month Market Trend



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Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	1	0	NA
300,001 – 400,000	1	4	400%*
400,001 – 500,000	4	4	100%
500,001 – 600,000	3	1	33%
600,001 – 700,000	4	3	75%
700,001 – 800,000	5	3	60%
800,001 – 900,000	7	3	43%
900,001 – 1,000,000	0	0	NA
1,000,001 – 1,250,000	0	0	NA
1,250,001 – 1,500,000	0	0	NA
1,500,001 – 1,750,000	0	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	25	18	72%

0 to 1 Bedroom	3	3	100%
2 Bedrooms	12	7	58%
3 Bedrooms	3	4	133%*
4 Bedrooms & Greater	7	4	57%
TOTAL*	25	18	72%

SnapStats® Median Data	November	December	Variance
Inventory	30	25	-17%
Solds	17	18	6%
Sale Price	\$450,000	\$592,000	32%
Sale Price SQFT	\$409	\$422	3%
Sale to List Price Ratio	98%	108%	10%
Days on Market	24	32	33%

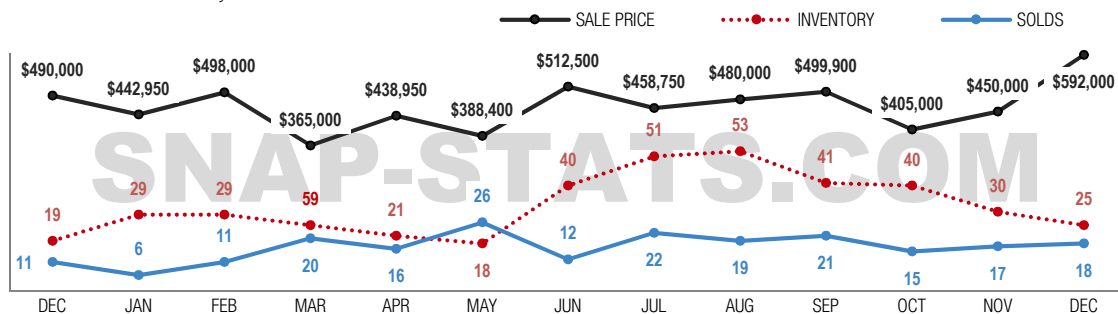
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **NORTH DELTA ATTACHED**: Sellers market at 72% Sales Ratio average (7.2 in 10 homes selling rate)
- Homes are selling on average 8% above list price
- Most Active Price Band** *Insufficient data but based on number of sales \$300,000 to \$500,000 (4 each price band)*
- Buyers Best Bet** Homes in Scottsdale
- Sellers Best Bet** Selling homes in Nordel and 2 bedroom properties

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Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	0	0	NA
500,001 – 600,000	0	0	NA
600,001 – 700,000	0	0	NA
700,001 – 800,000	3	5	167%*
800,001 – 900,000	15	12	80%
900,001 – 1,000,000	11	9	82%
1,000,001 – 1,250,000	20	6	30%
1,250,001 – 1,500,000	21	0	NA
1,500,001 – 1,750,000	4	1	25%
1,750,001 – 2,000,000	3	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	1	0	NA
2,500,001 – 2,750,000	1	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	1	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	1	0	NA
TOTAL*	81	33	41%

2 Bedrooms & Less	1	2	200%*
3 to 4 Bedrooms	22	14	64%
5 to 6 Bedrooms	44	12	27%
7 Bedrooms & More	14	5	36%
TOTAL*	81	33	41%

SnapStats® Median Data	November	December	Variance
Inventory	110	81	-26%
Solds	57	33	-42%
Sale Price	\$950,000	\$900,000	-5%
Sale Price SQFT	\$355	\$356	NA
Sale to List Price Ratio	100%	100%	NA
Days on Market	16	13	-19%

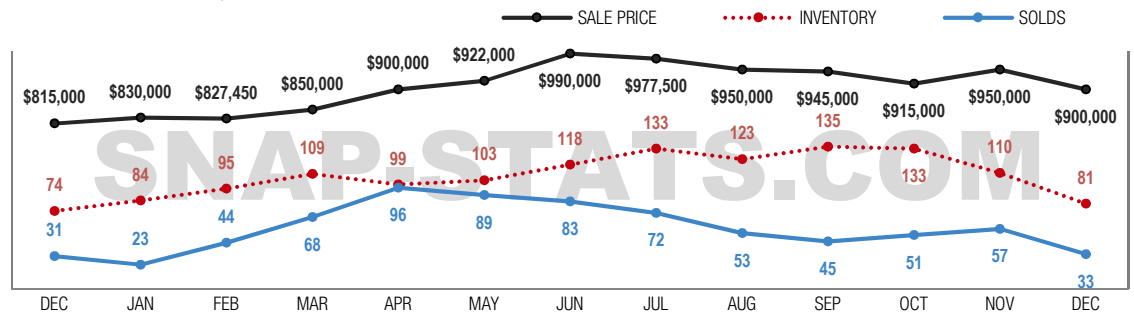
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **CLOVERDALE DETACHED**: Sellers market at 41% Sales Ratio average (4.1 in 10 homes selling rate)
- Homes are selling on average at list price
- Most Active Price Band** \$800,000 to \$1 mil with average 81% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$1 mil to \$1.25 mil, Cloverdale and 5 to 6 bedroom properties
- Sellers Best Bet** Selling homes in Clayton and 3 to 4 bedroom properties

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13 Month Market Trend



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Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	1	NA*
200,001 – 300,000	3	3	100%
300,001 – 400,000	7	13	186%*
400,001 – 500,000	6	14	233%*
500,001 – 600,000	13	16	123%*
600,001 – 700,000	16	12	75%
700,001 – 800,000	6	1	17%
800,001 – 900,000	0	1	NA*
900,001 – 1,000,000	0	0	NA
1,000,001 – 1,250,000	0	0	NA
1,250,001 – 1,500,000	0	0	NA
1,500,001 – 1,750,000	0	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	51	61	120%*

0 to 1 Bedroom	9	12	133%*
2 Bedrooms	15	22	147%*
3 Bedrooms	21	20	95%
4 Bedrooms & Greater	6	7	117%*
TOTAL*	51	61	120%*

SnapStats® Median Data	November	December	Variance
Inventory	81	51	-37%
Solds	92	61	-34%
Sale Price	\$506,500	\$500,000	-1%
Sale Price SQFT	\$430	\$397	-8%
Sale to List Price Ratio	101%	100%	-1%
Days on Market	8	7	-13%

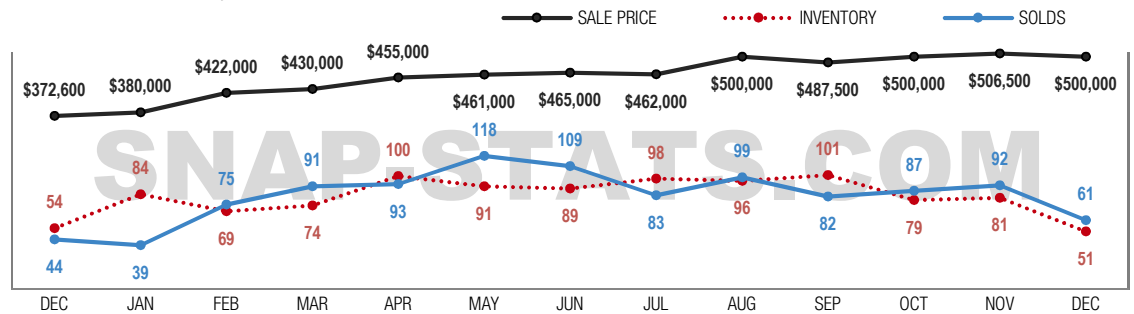
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **CLOVERDALE ATTACHED**: Sellers market at >100% Sales Ratio average (10 in 10 homes selling rate)
- Homes are selling on average at list price
- Most Active Price Band** \$300,000 to \$600,000 with average >100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$700,000 to \$800,000, Clayton and 3 bedroom properties
- Sellers Best Bet** Selling homes in Cloverdale and 2 bedroom properties

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Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	1	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	0	0	NA
500,001 – 600,000	2	0	NA
600,001 – 700,000	7	5	71%
700,001 – 800,000	11	16	145%*
800,001 – 900,000	24	18	75%
900,001 – 1,000,000	23	6	26%
1,000,001 – 1,250,000	43	26	60%
1,250,001 – 1,500,000	27	9	33%
1,500,001 – 1,750,000	11	2	18%
1,750,001 – 2,000,000	6	0	NA
2,000,001 – 2,250,000	4	1	25%
2,250,001 – 2,500,000	4	1	25%
2,500,001 – 2,750,000	3	0	NA
2,750,001 – 3,000,000	4	0	NA
3,000,001 – 3,500,000	2	0	NA
3,500,001 – 4,000,000	3	0	NA
4,000,001 & Greater	6	0	NA
TOTAL*	181	84	46%

2 Bedrooms & Less	9	3	33%
3 to 4 Bedrooms	90	53	59%
5 to 6 Bedrooms	70	27	39%
7 Bedrooms & More	12	1	8%
TOTAL*	181	84	46%

SnapStats® Median Data	November	December	Variance
Inventory	263	181	-31%
Solds	93	84	-10%
Sale Price	\$935,000	\$946,250	1%
Sale Price SQFT	\$370	\$397	7%
Sale to List Price Ratio	98%	99%	1%
Days on Market	15	21	40%

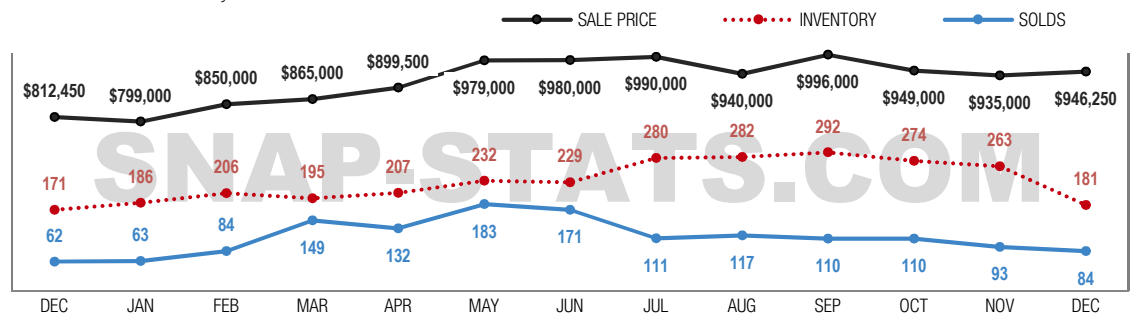
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **LANGLEY DETACHED**: Sellers market at 46% Sales Ratio average (4.6 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band** \$700,000 to \$800,000 with average >100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$1.5 to \$1.75 mil, Campbell Valley and minimum 7 bedroom properties
- Sellers Best Bet** Selling homes in Walnut Grove and 3 to 4 bedroom properties

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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RE/MAX Real Estate Services
778.989.9849

TeamKerr.com
homesinyvr@gmail.com



Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	1	0	NA
200,001 – 300,000	9	5	56%
300,001 – 400,000	21	38	181%*
400,001 – 500,000	19	21	111%*
500,001 – 600,000	21	29	138%*
600,001 – 700,000	18	23	128%*
700,001 – 800,000	6	3	50%
800,001 – 900,000	1	1	100%
900,001 – 1,000,000	0	0	NA
1,000,001 – 1,250,000	0	0	NA
1,250,001 – 1,500,000	0	0	NA
1,500,001 – 1,750,000	0	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	96	120	125%*

0 to 1 Bedroom	15	19	127%*
2 Bedrooms	42	60	143%*
3 Bedrooms	35	34	97%
4 Bedrooms & Greater	4	7	175%*
TOTAL*	96	120	125%*

SnapStats® Median Data	November	December	Variance
Inventory	146	96	-34%
Solds	173	120	-31%
Sale Price	\$475,000	\$467,550	-2%
Sale Price SQFT	\$403	\$421	4%
Sale to List Price Ratio	99%	104%	5%
Days on Market	7	6	-14%

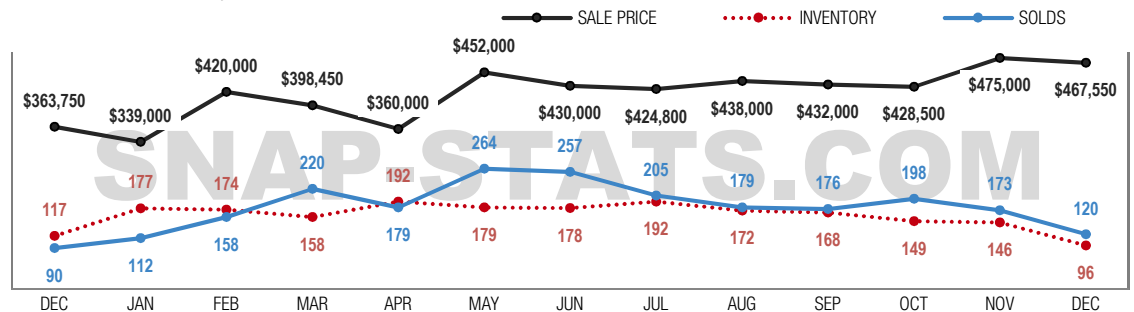
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **LANGLEY ATTACHED**: Sellers market at >100% Sales Ratio average (10 in 10 homes selling rate)
- Homes are selling on average 4% above list price
- Most Active Price Band** \$300,000 to \$700,000 with average >100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$200,000 to \$300,000 and 3 bedroom properties
- Sellers Best Bet** Selling homes in Langley City, Walnut Grove, Willoughby Heights and up to 2 bedroom properties

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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TeamKerr.com
homesinyvr@gmail.com



Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	0	0	NA
300,001 – 400,000	0	0	NA
400,001 – 500,000	2	2	100%
500,001 – 600,000	7	3	43%
600,001 – 700,000	44	23	52%
700,001 – 800,000	62	18	29%
800,001 – 900,000	37	16	43%
900,001 – 1,000,000	27	9	33%
1,000,001 – 1,250,000	35	7	20%
1,250,001 – 1,500,000	18	3	17%
1,500,001 – 1,750,000	4	0	NA
1,750,001 – 2,000,000	1	0	NA
2,000,001 – 2,250,000	3	1	33%
2,250,001 – 2,500,000	3	0	NA
2,500,001 – 2,750,000	2	0	NA
2,750,001 – 3,000,000	2	0	NA
3,000,001 – 3,500,000	1	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	1	0	NA
TOTAL*	249	82	33%

2 Bedrooms & Less	9	2	22%
3 to 4 Bedrooms	107	39	36%
5 to 6 Bedrooms	102	36	35%
7 Bedrooms & More	31	5	16%
TOTAL*	249	82	33%

SnapStats® Median Data	November	December	Variance
Inventory	332	249	-25%
Solds	104	82	-21%
Sale Price	\$731,500	\$771,250	5%
Sale Price SQFT	\$298	\$306	3%
Sale to List Price Ratio	101%	99%	-2%
Days on Market	14	15	7%

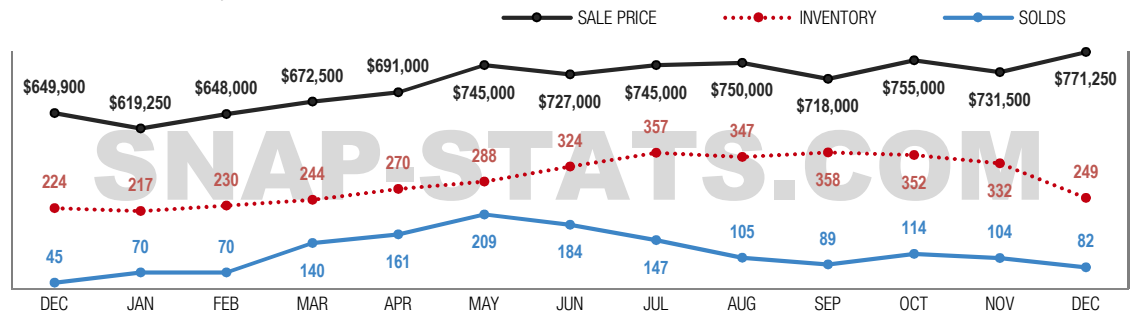
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **ABBOTSFORD DETACHED**: Sellers market at 33% Sales Ratio average (3.3 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band** \$600,000 to \$700,000 with average 52% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$1.25 to \$1.5 mil, Aberdeen and minimum 7 bedroom properties
- Sellers Best Bet** Selling homes in Abbotsford East and 3 to 6 bedroom properties

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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TeamKerr.com
homesinyr@gmail.com



Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	3	12	400%*
200,001 – 300,000	23	38	165%*
300,001 – 400,000	16	20	125%*
400,001 – 500,000	18	15	83%
500,001 – 600,000	17	13	76%
600,001 – 700,000	4	1	25%
700,001 – 800,000	1	1	100%
800,001 – 900,000	0	0	NA
900,001 – 1,000,000	0	0	NA
1,000,001 – 1,250,000	2	0	NA
1,250,001 – 1,500,000	0	0	NA
1,500,001 – 1,750,000	0	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	84	100	119%*

0 to 1 Bedroom	6	16	267%*
2 Bedrooms	46	54	117%*
3 Bedrooms	25	26	104%*
4 Bedrooms & Greater	7	4	57%
TOTAL*	84	100	119%*

SnapStats® Median Data	November	December	Variance
Inventory	131	84	-36%
Solds	141	100	-29%
Sale Price	\$301,000	\$304,949	1%
Sale Price SQFT	\$283	\$293	4%
Sale to List Price Ratio	100%	103%	3%
Days on Market	7	8	14%

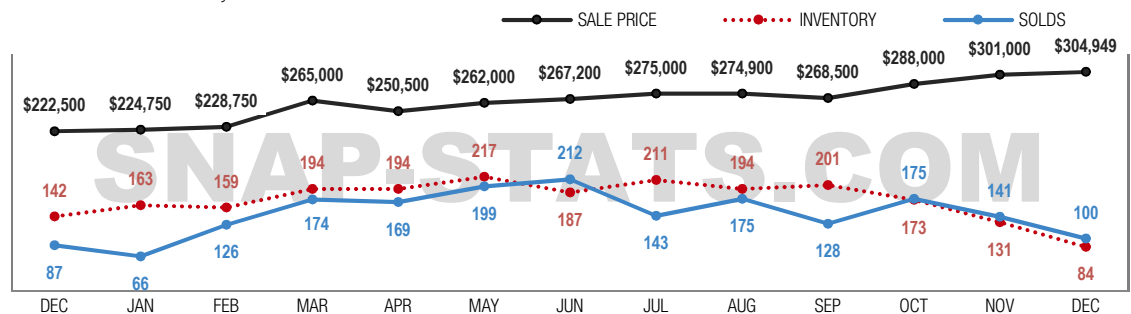
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **ABBOTSFORD ATTACHED**: Sellers market at >100% Sales Ratio average (10 in 10 homes selling rate)
- Homes are selling on average 3% above list price
- Most Active Price Band** \$100,000 to \$400,000 with average >100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$500,000 to \$600,000
- Sellers Best Bet** Selling homes in Central / East / West Abbotsford and up to 3 bedroom properties

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13 Month Market Trend



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TeamKerr.com
homesinyvr@gmail.com



Price Band & Bedroom DETACHED HOUSES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	0	0	NA
200,001 – 300,000	1	0	NA
300,001 – 400,000	2	1	50%
400,001 – 500,000	8	8	100%
500,001 – 600,000	14	12	86%
600,001 – 700,000	20	10	50%
700,001 – 800,000	15	9	60%
800,001 – 900,000	18	3	17%
900,001 – 1,000,000	9	0	NA
1,000,001 – 1,250,000	7	3	43%
1,250,001 – 1,500,000	2	0	NA
1,500,001 – 1,750,000	1	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	2	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	2	0	NA
TOTAL*	101	46	46%

2 Bedrooms & Less	11	3	27%
3 to 4 Bedrooms	44	25	57%
5 to 6 Bedrooms	44	18	41%
7 Bedrooms & More	2	0	NA
TOTAL*	101	46	46%

SnapStats® Median Data	November	December	Variance
Inventory	139	101	-27%
Solds	44	46	5%
Sale Price	\$665,000	\$621,250	-7%
Sale Price SQFT	\$274	\$268	-2%
Sale to List Price Ratio	99%	100%	1%
Days on Market	27	16	-41%

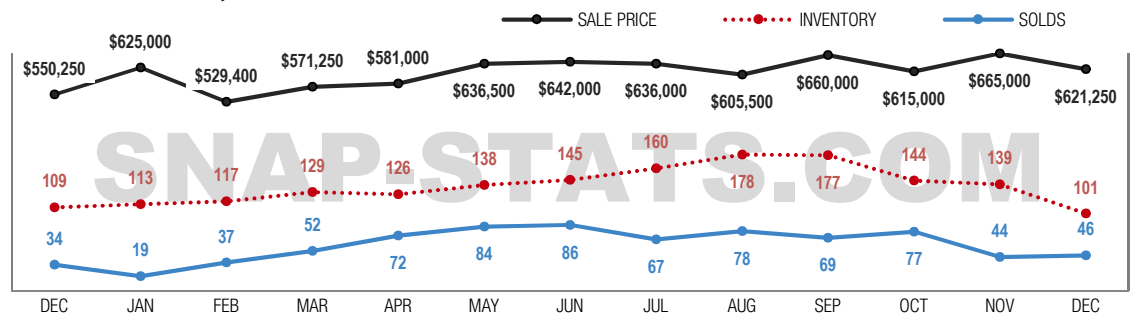
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **MISSION DETACHED**: Sellers market at 46% Sales Ratio average (4.6 in 10 homes selling rate)
- Homes are selling on average at list price
- Most Active Price Band** \$400,000 to \$500,000 with average 100% Sales Ratio (Sellers market speed)
- Buyers Best Bet** Homes between \$800,000 to \$900,000, Lake Errock and up to 2 bedroom properties
- Sellers Best Bet** Selling homes in Mission and 3 to 4 bedroom properties

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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homesinyvr@gmail.com



Price Band & Bedroom CONDOS & TOWNHOMES

SnapStats®	Inventory	Sales	Sales Ratio
\$0 – 100,000	0	0	NA
100,001 – 200,000	2	1	50%
200,001 – 300,000	5	2	40%
300,001 – 400,000	1	1	100%
400,001 – 500,000	1	2	200%*
500,001 – 600,000	0	2	NA*
600,001 – 700,000	0	0	NA
700,001 – 800,000	0	0	NA
800,001 – 900,000	0	0	NA
900,001 – 1,000,000	0	0	NA
1,000,001 – 1,250,000	0	0	NA
1,250,001 – 1,500,000	0	0	NA
1,500,001 – 1,750,000	0	0	NA
1,750,001 – 2,000,000	0	0	NA
2,000,001 – 2,250,000	0	0	NA
2,250,001 – 2,500,000	0	0	NA
2,500,001 – 2,750,000	0	0	NA
2,750,001 – 3,000,000	0	0	NA
3,000,001 – 3,500,000	0	0	NA
3,500,001 – 4,000,000	0	0	NA
4,000,001 & Greater	0	0	NA
TOTAL*	9	8	89%

0 to 1 Bedroom	2	1	50%
2 Bedrooms	2	3	150%*
3 Bedrooms	5	4	80%
4 Bedrooms & Greater	0	0	NA
TOTAL*	9	8	89%

SnapStats® Median Data	November	December	Variance
Inventory	13	9	-31%
Solds	12	8	-33%
Sale Price	\$265,500	\$375,000	41%
Sale Price SQFT	\$240	\$326	36%
Sale to List Price Ratio	97%	103%	6%
Days on Market	7	19	171%

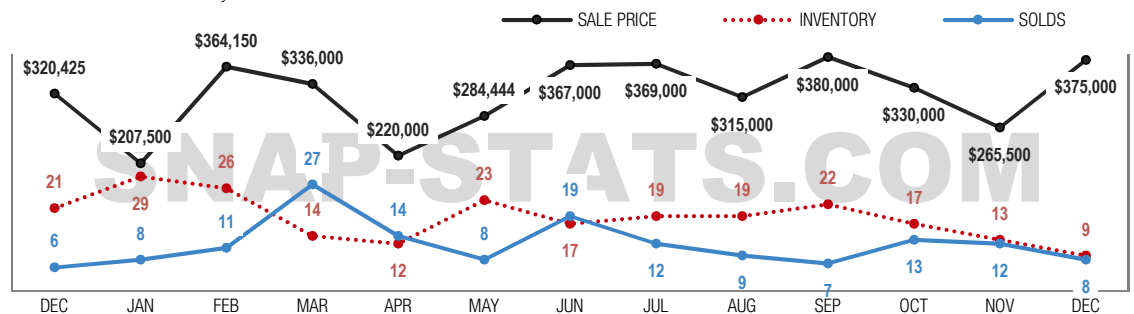
*Sales Ratio total suggests market speed and market type (ie Balanced 12-20%). Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory.

Market Summary

- Market Type Indicator **MISSION ATTACHED**: Sellers market at 89% Sales Ratio average (8.9 in 10 homes selling rate)
- Homes are selling on average 3% above list price
- Most Active Price Band** *Insufficient data*
- Buyers Best Bet** *Insufficient data*
- Sellers Best Bet** Selling homes in Mission

** With a minimum inventory of 10 in most instances

13 Month Market Trend



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