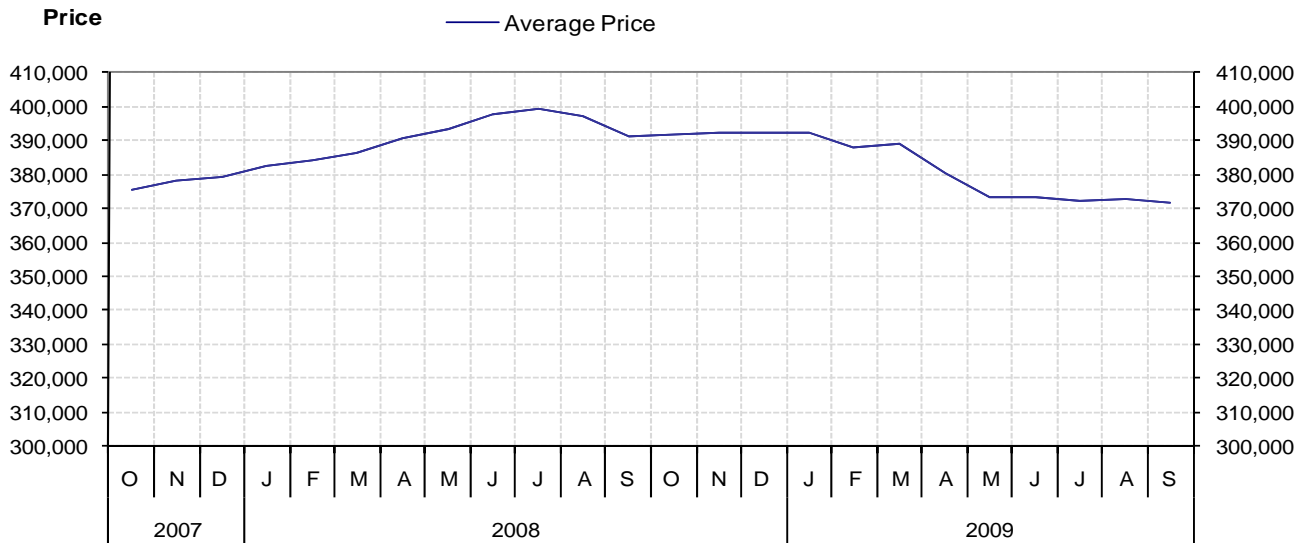


Parksville / Qualicum

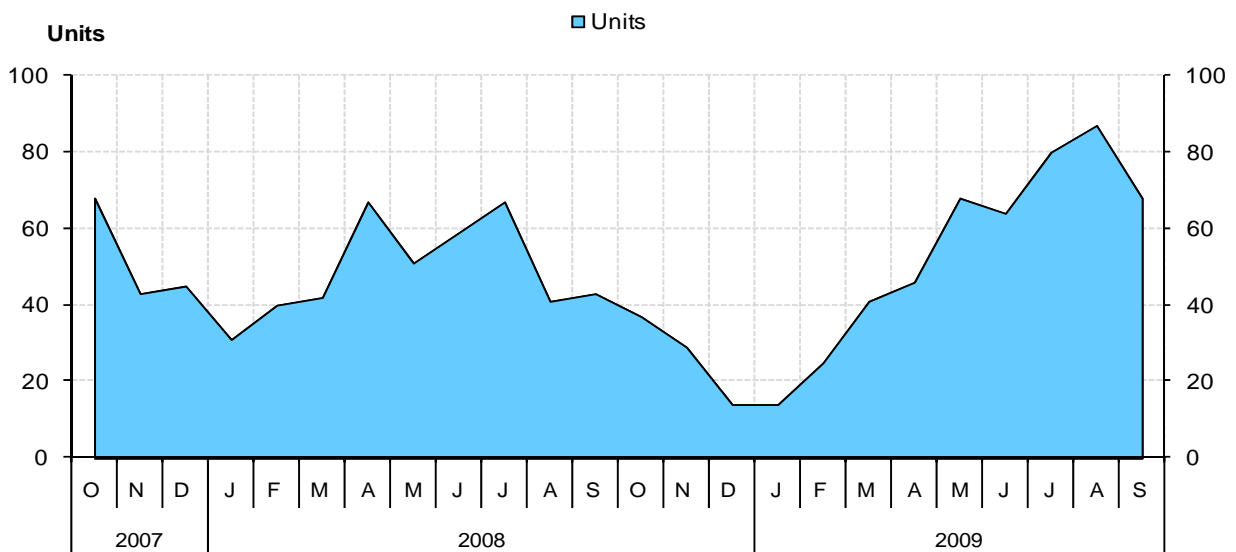
as at September 30, 2009

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
Lots						
Units Listed	6	8	-25%	134	181	-26%
Units Reported Sold	9	6	50%	29	106	-73%
Sell/List Ratio	150%	75%		22%	59%	
Reported Sales Dollars	\$1,704,700	\$1,012,900	68%	\$5,164,700	\$18,518,300	-72%
Average Sell Price / Unit	\$189,411	\$168,817	12%	\$178,093	\$174,701	2%
Median Sell Price	\$142,000			\$172,300		
Sell Price / List Price Ratio	92%	95%		87%	96%	
Days to Sell	455	118	287%	251	184	36%
Active Listings	68	137				
Single Family						
Units Listed	98	102	-4%	1199	1310	-8%
Units Reported Sold	68	43	58%	571	594	-4%
Sell/List Ratio	69%	42%		48%	45%	
Reported Sales Dollars	\$24,227,700	\$15,464,400	57%	\$212,318,309	\$232,262,673	-9%
Average Sell Price / Unit	\$356,290	\$359,637	-1%	\$371,836	\$391,015	-5%
Median Sell Price	\$327,000			\$340,000		
Sell Price / List Price Ratio	95%	93%		93%	95%	
Days to Sell	74	74	1%	83	59	39%
Active Listings	330	434				
Condos (Apt)						
Units Listed	14	54	-74%	234	309	-24%
Units Reported Sold	7	7	0%	67	70	-4%
Sell/List Ratio	50%	13%		29%	23%	
Reported Sales Dollars	\$1,686,900	\$1,587,400	6%	\$15,415,900	\$15,078,880	2%
Average Sell Price / Unit	\$240,986	\$226,771	6%	\$230,088	\$215,413	7%
Median Sell Price	\$310,000			\$211,000		
Sell Price / List Price Ratio	93%	93%		89%	94%	
Days to Sell	71	53	35%	98	95	3%
Active Listings	126	169				
Condos (Patio)						
Units Listed	37	13	185%	173	176	-2%
Units Reported Sold	13	7	86%	98	74	32%
Sell/List Ratio	35%	54%		57%	42%	
Reported Sales Dollars	\$2,924,800	\$1,850,000	58%	\$27,639,050	\$23,042,300	20%
Average Sell Price / Unit	\$224,985	\$264,286	-15%	\$282,031	\$311,382	-9%
Median Sell Price	\$245,000			\$269,900		
Sell Price / List Price Ratio	94%	97%		96%	97%	
Days to Sell	152	30	407%	125	45	178%
Active Listings	73	80				
Condos (Twnhse)						
Units Listed	15	34	-56%	220	258	-15%
Units Reported Sold	10	7	43%	63	77	-18%
Sell/List Ratio	67%	21%		29%	30%	
Reported Sales Dollars	\$2,861,400	\$2,738,900	4%	\$18,368,250	\$26,387,375	-30%
Average Sell Price / Unit	\$286,140	\$391,271	-27%	\$291,560	\$342,693	-15%
Median Sell Price	\$334,000			\$298,400		
Sell Price / List Price Ratio	94%	95%		93%	96%	
Days to Sell	53	94	-44%	88	90	-2%
Active Listings	88	119				

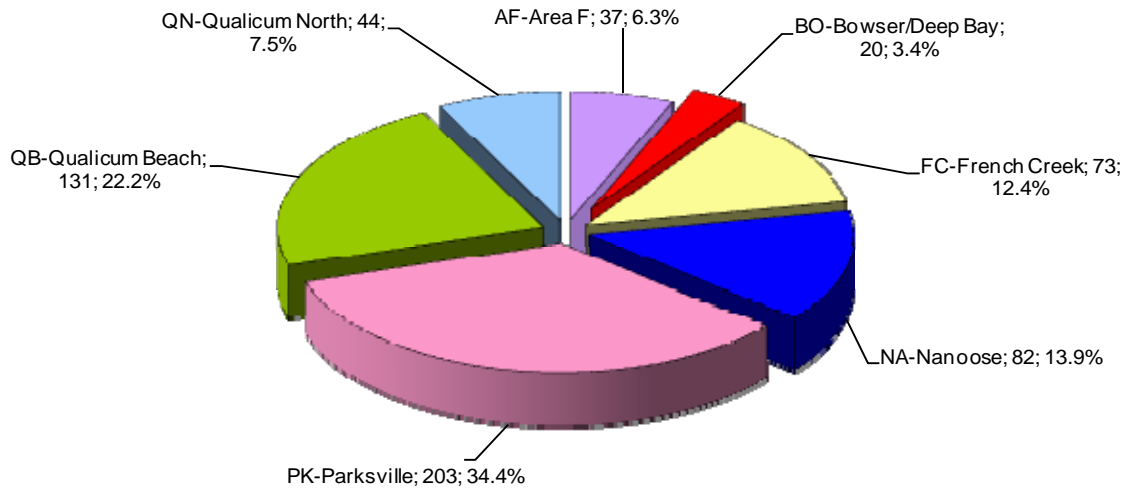
PLEASE NOTE: SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to September 30, 2009

	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
AF-Area F	3	7	4	0	4	3	7	3	5	0	0	1	0	0	37
BO-Bowser/Deep Bay	0	2	1	3	6	4	1	0	2	1	0	0	0	0	20
FC-French Creek	2	3	4	11	23	8	7	6	4	4	1	0	0	0	73
NA-Nanoose	0	3	3	6	6	13	4	8	12	9	8	7	1	2	82
PK-Parksville	5	4	25	52	55	37	14	3	5	0	2	0	0	1	203
QB-Qualicum Beach	1	0	0	14	28	25	15	15	9	9	7	3	1	4	131
QN-Qualicum North	0	6	5	11	5	6	3	5	2	0	1	0	0	0	44
ZONE 5 TOTALS	11	25	42	97	127	96	51	40	39	23	19	11	2	7	590

Single Family Sales - Parksville/Qualicum by Subarea

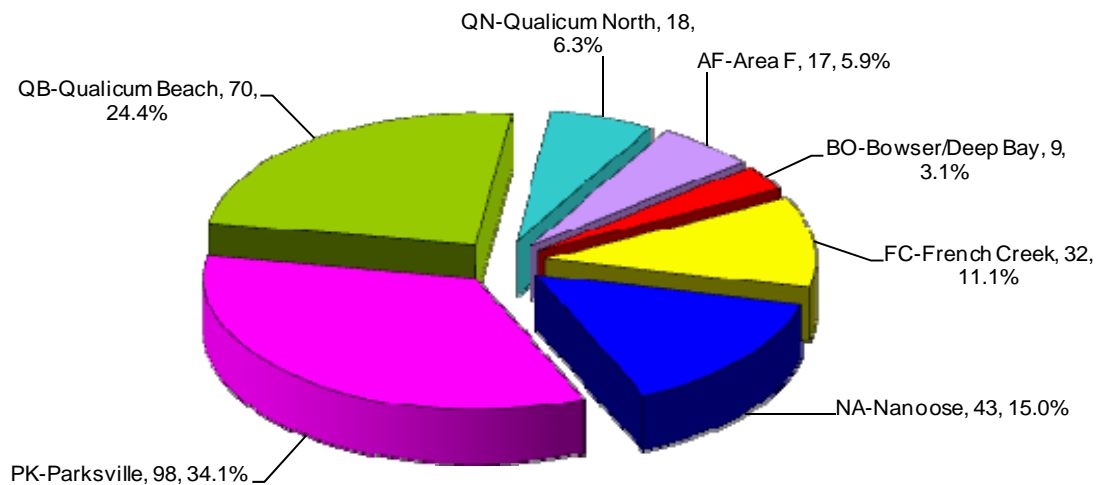


Total Unconditional Sales January 1 to September 30, 2009 = 590

3rd Quarter 2009
MLS® Single Family Sales Analysis
 Unconditional Sales from July 1 to September 30, 2009

	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 Mi	OVER 1 Mi	Total
AF-Area F	1	5	2	0	1	1	4	2	0	0	0	1	0	0	17
BO-Bowser/Deep Bay	0	1	0	1	2	2	0	0	2	1	0	0	0	0	9
FC-French Creek	0	2	0	4	11	4	4	3	1	2	1	0	0	0	32
NA-Nanoose	0	1	3	2	3	6	3	4	6	7	2	4	1	1	43
PK-Parksville	0	2	18	28	21	19	5	0	4	0	0	0	0	1	98
QB-Qualicum Beach	0	0	0	7	17	14	11	9	3	4	3	1	1	0	70
QN-Qualicum North	0	1	3	6	0	1	1	3	2	0	1	0	0	0	18
ZONE 5 TOTALS	1	12	26	48	55	47	28	21	18	14	7	6	2	2	287

3rd Quarter 2009 Single Family Sales
Parksville/Qualicum
 by Subarea



Total Unconditional Sales July 1 to September 30, 2009 = 287