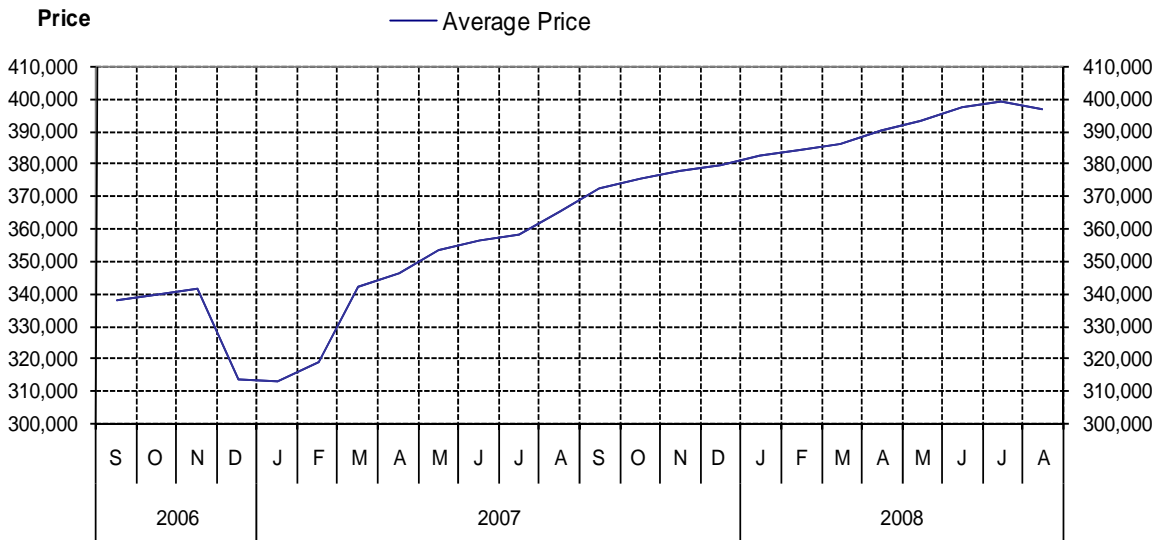


Parksville / Qualicum

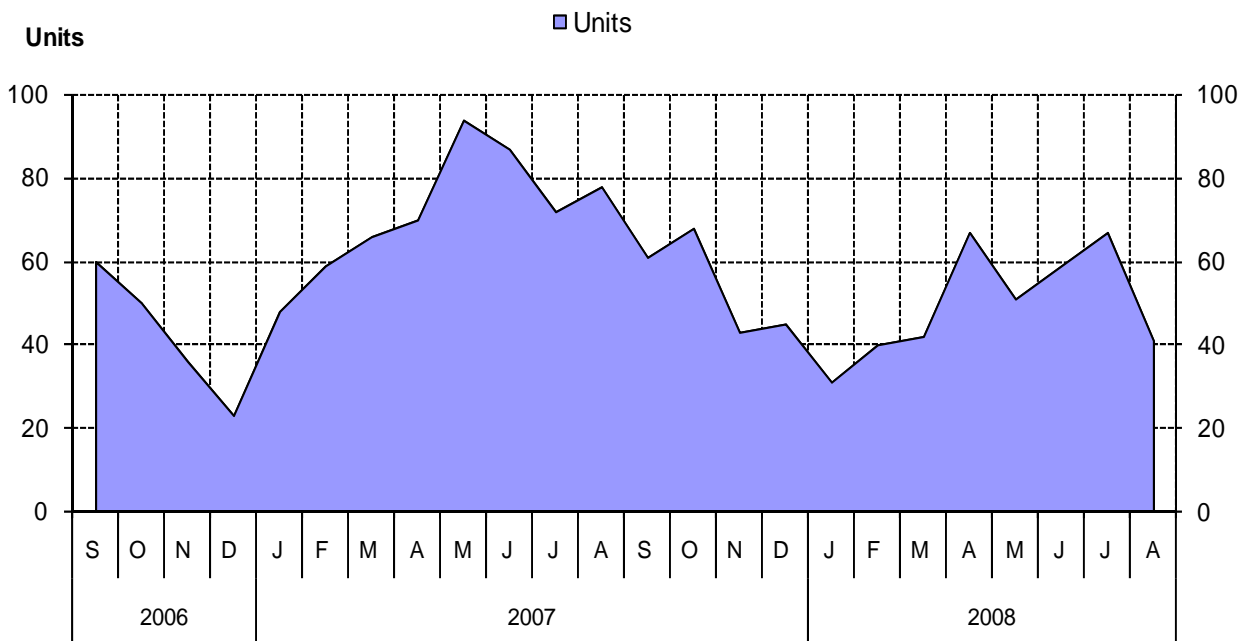
as at August 31, 2008

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

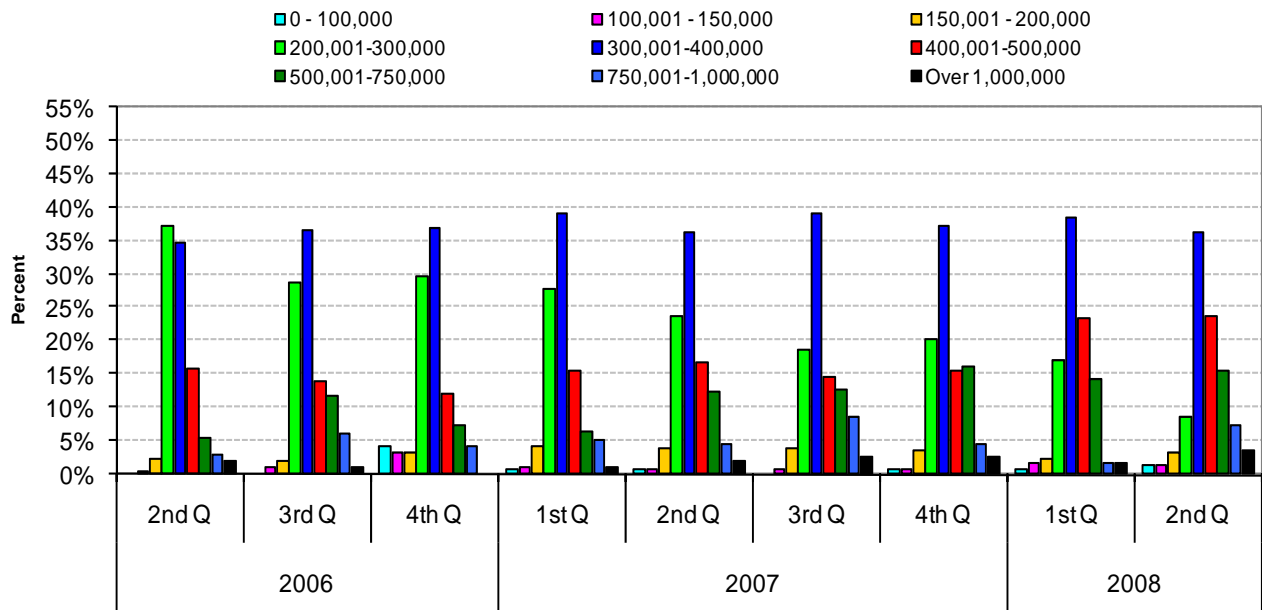
	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Lots						
Units Listed	10	16	-38%	184	371	-50%
Units Reported Sold	6	13	-54%	116	86	35%
Sell/List Ratio	60%	81%		63%	23%	
Reported Sales Dollars	\$910,000	\$3,273,500	-72%	\$20,990,600	\$16,938,600	24%
Average Sell Price / Unit	\$151,667	\$251,808	-40%	\$180,953	\$196,960	-8%
Median Sell Price	\$189,000			\$162,900		
Sell Price / List Price Ratio	90%	95%		96%	95%	
Days to Sell	180	102	77%	175	97	81%
Active Listings	149					
Single Family						
Units Listed	106	86	23%	1300	1210	7%
Units Reported Sold	41	78	-47%	613	735	-17%
Sell/List Ratio	39%	91%		47%	61%	
Reported Sales Dollars	\$15,492,200	\$31,602,750	-51%	\$243,412,098	\$268,113,395	-9%
Average Sell Price / Unit	\$377,859	\$405,163	-7%	\$397,083	\$364,780	9%
Median Sell Price	\$358,500			\$368,750		
Sell Price / List Price Ratio	93%	97%		95%	96%	
Days to Sell	73	52	41%	59	58	3%
Active Listings	460					
Condos (Apt)						
Units Listed	19	18	6%	273	280	-2%
Units Reported Sold	8	10	-20%	70	102	-31%
Sell/List Ratio	42%	56%		26%	36%	
Reported Sales Dollars	\$695,900	\$1,717,000	-59%	\$14,974,280	\$26,265,543	-43%
Average Sell Price / Unit	\$86,988	\$171,700	-49%	\$213,918	\$257,505	-17%
Median Sell Price	39,900			\$209,900		
Sell Price / List Price Ratio	89%	94%		94%	95%	
Days to Sell	68	40	71%	93	86	8%
Active Listings	145					
Condos (Twnhse)						
Units Listed	9	19	-53%	236	293	-19%
Units Reported Sold	4	23	-83%	86	134	-36%
Sell/List Ratio	44%	121%		36%	46%	
Reported Sales Dollars	\$1,296,200	\$9,594,885	-86%	\$28,440,975	\$46,195,528	-38%
Average Sell Price / Unit	\$324,050	\$417,169	-22%	\$330,709	\$344,743	-4%
Median Sell Price	\$368,000			\$314,900		
Sell Price / List Price Ratio	94%	94%		96%	96%	
Days to Sell	91	126	-28%	93	86	8%
Active Listings	106					

PLEASE NOTE:

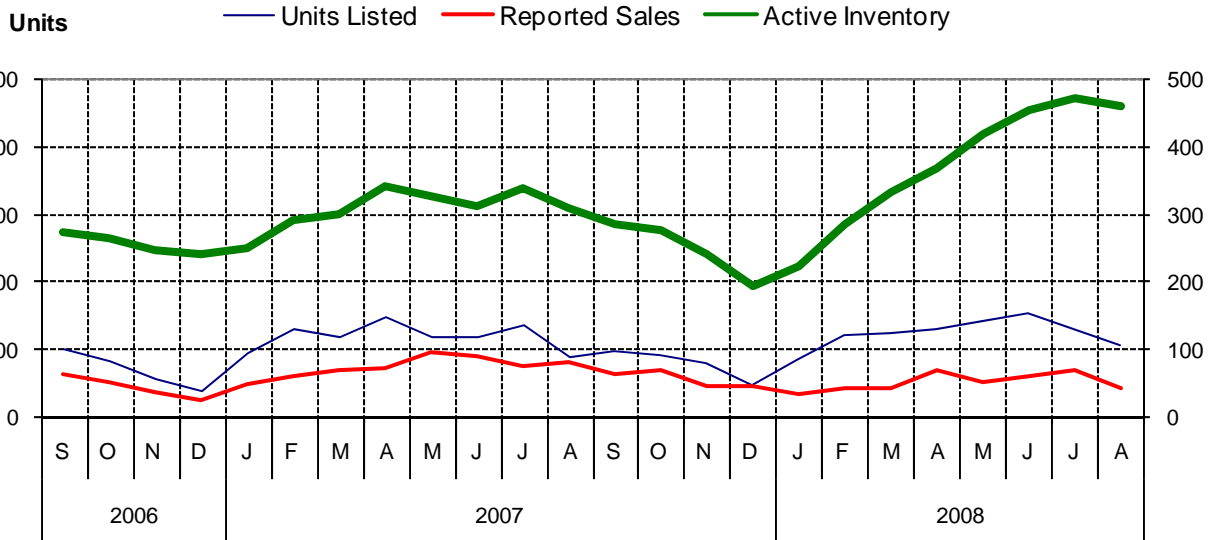
SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata.

LOTS do NOT INCLUDE acreage or waterfront acreage.

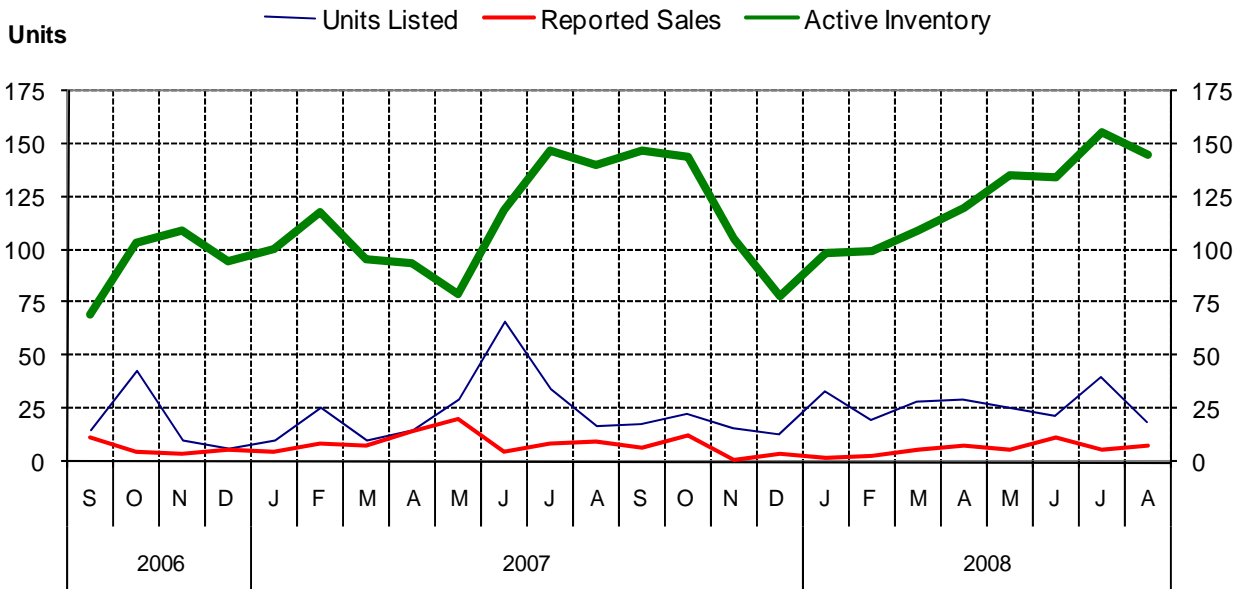
Percentage of Market Share by Price Range Parksville/Qualicum



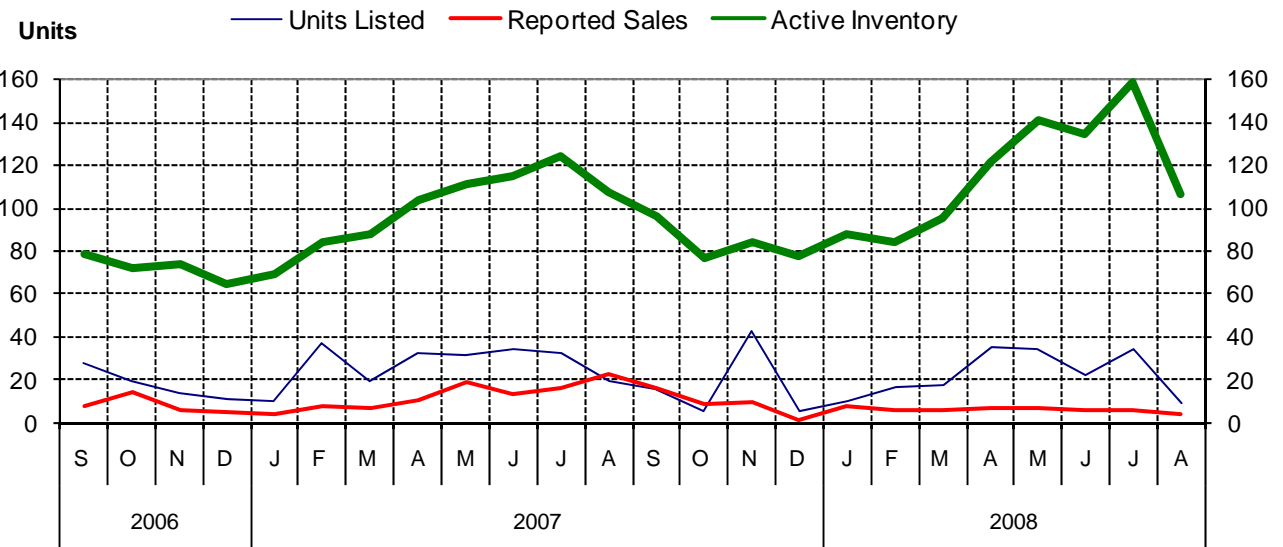
Single Family Comparisons between



Condominium (Apartment) Comparisons between



Condominium (Townhouse) Comparisons between

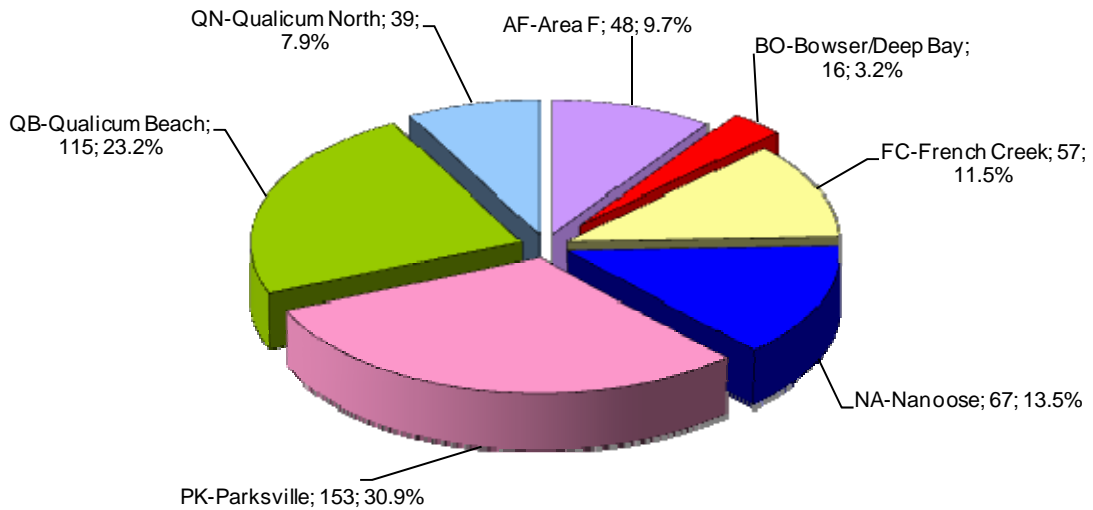


MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to August 31, 2008

	0 - 100,000	100,001- 150,000	150,001- 200,000	200,001- 300,000	300,001- 400,000	400,001- 500,000	500,001- 750,000	750,001- 1,000,000	OVER 1,000,000	Total
AF-Area F	0	3	1	13	8	12	9	1	1	48
BO-Bowser/Deep Bay	0	0	3	3	8	1	0	0	1	16
FC-French Creek	0	0	4	5	26	11	9	2	0	57
NA-Nanoose	0	0	0	9	7	13	15	17	6	67
PK-Parksville	3	3	1	29	87	23	7	0	0	153
QB-Qualicum Beach	0	1	1	1	43	40	22	4	3	115
QN-Qualicum North	2	0	2	5	14	6	9	1	0	39
ZONE 5 TOTALS	5	7	12	65	193	106	71	25	11	495

Single Family Sales - Parksville/Qualicum by Subarea



Total Unconditional Sales January 1 to August 31, 2008 = 495