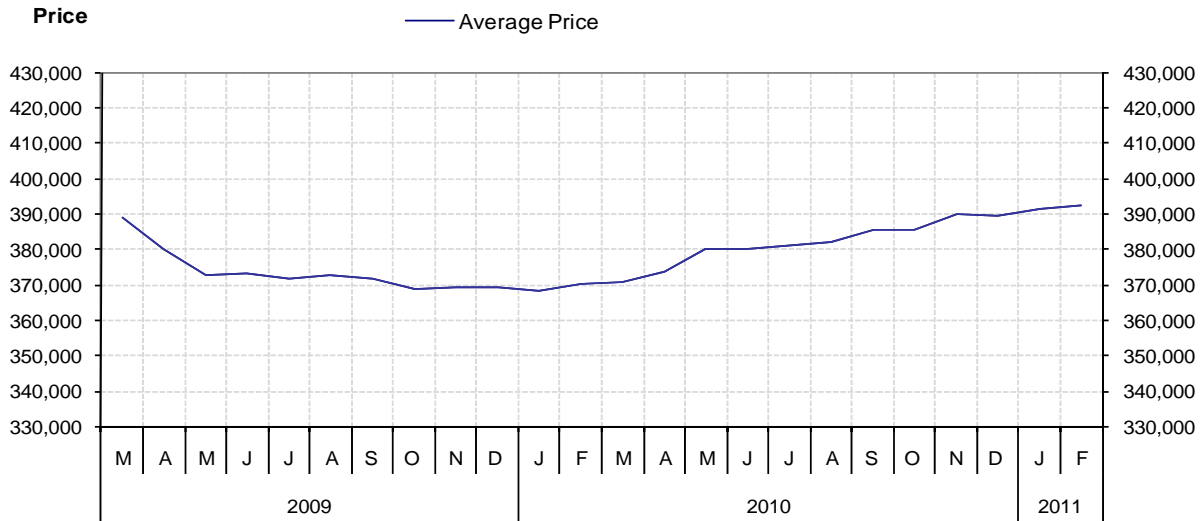


# Parksville / Qualicum

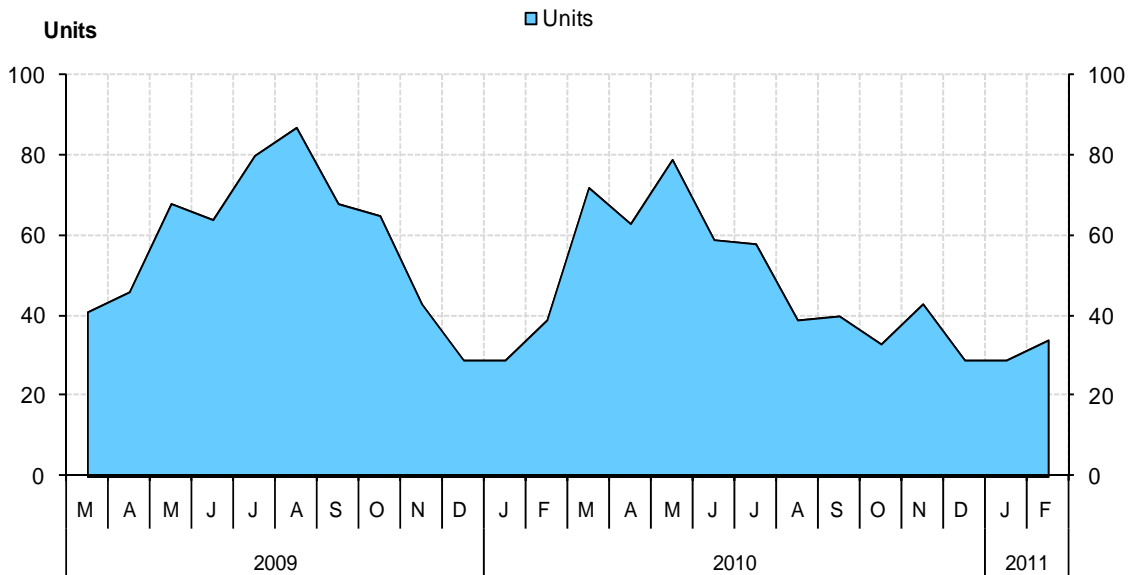
## as at February 28, 2011

### 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                  | 12            | 12           | 0%       | 135               | 156           | -13%     |
| Units Reported Sold           | 5             | 4            | 25%      | 79                | 48            | 65%      |
| Sell/List Ratio               | 42%           | 33%          |          | 59%               | 31%           |          |
| Reported Sales Dollars        | \$914,900     | \$557,600    | 64%      | \$13,440,515      | \$8,046,700   | 67%      |
| Average Sell Price / Unit     | \$182,980     | \$139,400    | 31%      | \$170,133         | \$167,640     | 1%       |
| Median Sell Price             | \$185,000     |              |          | \$144,000         |               |          |
| Sell Price / List Price Ratio | 111%          | 97%          |          | 98%               | 90%           |          |
| Days to Sell                  | 158           | 136          | 16%      | 124               | 196           | -37%     |
| Active Listings               | 67            | 85           |          |                   |               |          |
| <b>Single Family</b>          |               |              |          |                   |               |          |
| Units Listed                  | 117           | 103          | 14%      | 1221              | 1156          | 6%       |
| Units Reported Sold           | 34            | 39           | -13%     | 576               | 657           | -12%     |
| Sell/List Ratio               | 29%           | 38%          |          | 47%               | 57%           |          |
| Reported Sales Dollars        | \$13,638,500  | \$15,145,218 | -10%     | \$225,969,853     | \$243,275,177 | -7%      |
| Average Sell Price / Unit     | \$401,132     | \$388,339    | 3%       | \$392,309         | \$370,282     | 6%       |
| Median Sell Price             | \$342,000     |              |          | \$365,750         |               |          |
| Sell Price / List Price Ratio | 95%           | 95%          |          | 95%               | 94%           |          |
| Days to Sell                  | 78            | 53           | 47%      | 62                | 78            | -20%     |
| Active Listings               | 315           | 274          |          |                   |               |          |
| <b>Condos (Apt)</b>           |               |              |          |                   |               |          |
| Units Listed                  | 22            | 36           | -39%     | 241               | 252           | -4%      |
| Units Reported Sold           | 2             | 2            | 0%       | 54                | 68            | -21%     |
| Sell/List Ratio               | 9%            | 6%           |          | 22%               | 27%           |          |
| Reported Sales Dollars        | \$470,000     | \$555,000    | -15%     | \$13,621,250      | \$14,827,300  | -8%      |
| Average Sell Price / Unit     | \$235,000     | \$277,500    | -15%     | \$252,245         | \$218,049     | 16%      |
| Median Sell Price             | \$239,000     |              |          | \$235,000         |               |          |
| Sell Price / List Price Ratio | 86%           | 94%          |          | 89%               | 89%           |          |
| Days to Sell                  | 160           | 120          | 33%      | 134               | 108           | 24%      |
| Active Listings               | 124           | 136          |          |                   |               |          |
| <b>Condos (Patio)</b>         |               |              |          |                   |               |          |
| Units Listed                  | 11            | 27           | -59%     | 153               | 209           | -27%     |
| Units Reported Sold           | 8             | 8            | 0%       | 84                | 115           | -27%     |
| Sell/List Ratio               | 73%           | 30%          |          | 55%               | 55%           |          |
| Reported Sales Dollars        | \$2,451,007   | \$2,604,000  | -6%      | \$26,030,158      | \$32,374,450  | -20%     |
| Average Sell Price / Unit     | \$306,376     | \$325,500    | -6%      | \$309,883         | \$281,517     | 10%      |
| Median Sell Price             | \$359,900     |              |          | \$305,000         |               |          |
| Sell Price / List Price Ratio | 94%           | 95%          |          | 97%               | 95%           |          |
| Days to Sell                  | 143           | 85           | 69%      | 82                | 127           | -35%     |
| Active Listings               | 67            | 83           |          |                   |               |          |
| <b>Condos (Twnhse)</b>        |               |              |          |                   |               |          |
| Units Listed                  | 11            | 16           | -31%     | 164               | 179           | -8%      |
| Units Reported Sold           | 5             | 3            | 67%      | 66                | 73            | -10%     |
| Sell/List Ratio               | 45%           | 19%          |          | 40%               | 41%           |          |
| Reported Sales Dollars        | \$1,672,500   | \$509,200    | 228%     | \$21,745,530      | \$21,515,650  | 1%       |
| Average Sell Price / Unit     | \$334,500     | \$169,733    | 97%      | \$329,478         | \$294,735     | 12%      |
| Median Sell Price             | \$298,000     |              |          | \$318,380         |               |          |
| Sell Price / List Price Ratio | 93%           | 88%          |          | 93%               | 94%           |          |
| Days to Sell                  | 66            | 91           | -27%     | 91                | 103           | -11%     |
| Active Listings               | 50            | 79           |          |                   |               |          |

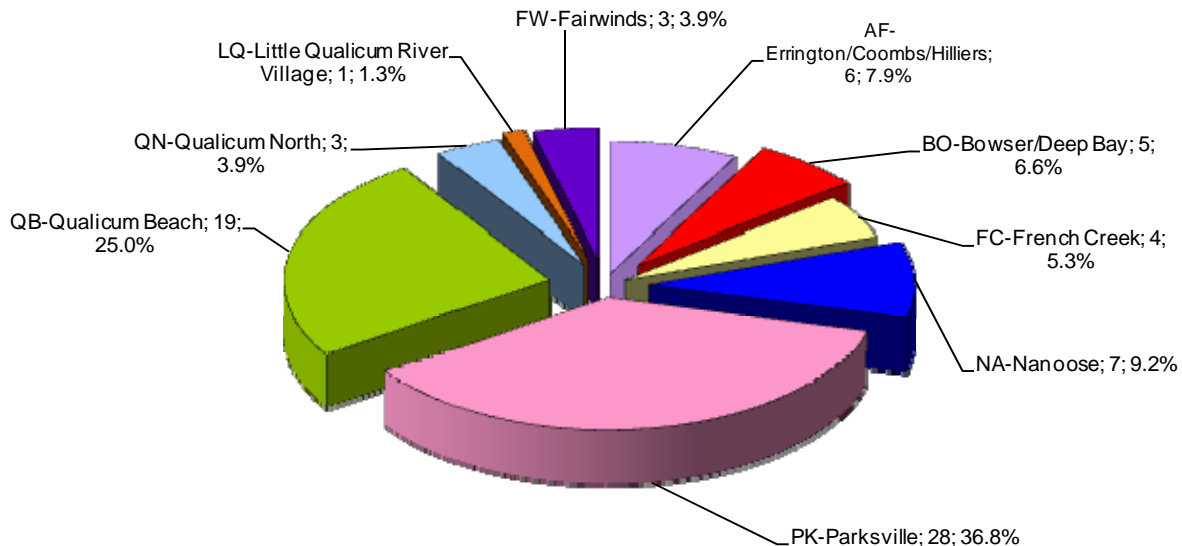
**PLEASE NOTE: SINGLE FAMILY** property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata. **LOTS** do NOT INCLUDE acreage or waterfront acreage.

## MLS® Single Family Sales Analysis

### Unconditional Sales from January 1 to February 28, 2011

|                                  | 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-Errington/Coombs/Hilliers     | 0         | 0               | 0               | 0               | 0               | 0               | 1               | 3               | 2               | 0               | 0               | 0               | 0             | 0          | 6         |
| BO-Bowser/Deep Bay               | 0         | 0               | 2               | 0               | 0               | 1               | 0               | 2               | 0               | 0               | 0               | 0               | 0             | 0          | 5         |
| FC-French Creek                  | 0         | 0               | 0               | 1               | 0               | 1               | 1               | 1               | 0               | 0               | 0               | 0               | 0             | 0          | 4         |
| NA-Nanosee                       | 0         | 0               | 1               | 1               | 0               | 0               | 1               | 0               | 1               | 2               | 0               | 1               | 0             | 0          | 7         |
| PK-Parksville                    | 0         | 0               | 2               | 7               | 9               | 4               | 3               | 0               | 0               | 0               | 1               | 2               | 0             | 0          | 28        |
| QB-Qualicum Beach                | 1         | 0               | 0               | 1               | 6               | 6               | 2               | 2               | 1               | 0               | 0               | 0               | 0             | 0          | 19        |
| QN-Qualicum North                | 0         | 0               | 0               | 0               | 0               | 0               | 1               | 0               | 1               | 0               | 1               | 0               | 0             | 0          | 3         |
| LQ-Little Qualicum River Village | 0         | 0               | 1               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0             | 0          | 1         |
| FW-Fairwinds                     | 0         | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 1               | 1               | 0               | 0               | 0             | 1          | 3         |
| <b>ZONE 5 TOTALS</b>             | <b>1</b>  | <b>0</b>        | <b>6</b>        | <b>10</b>       | <b>15</b>       | <b>12</b>       | <b>9</b>        | <b>8</b>        | <b>6</b>        | <b>3</b>        | <b>2</b>        | <b>3</b>        | <b>0</b>      | <b>1</b>   | <b>76</b> |

### Single Family Sales - Parksville/Qualicum by Subarea



Total Unconditional Sales January 1 to February 28, 2011 = 76