

WESTEND MLS SALES STATS
5+ Year Old Buildings
Freehold, Rentals Allowed

Oct-07 Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 301 1106 PACIFIC ST	369,900	360,000	97	76	10/10/2007	1	1	597	23	\$ 603.02
# 409 1345 COMOX ST	469,000	476,000	101.5	20	10/15/2007	2	1	888	24	\$ 536.04
# 407 1140 PENDRELL ST	389,000	392,500	100.9	15	10/18/2007	2	1	840	30	\$ 467.26
# 409 1350 COMOX ST	635,000	625,000	98.4	23	10/27/2007	2	2	1126	25	\$ 555.06
AVERAGES	465,725	463,375	99.5	34				863	26	\$ 537.09
FOR OCTOBER 2007										

Nov-07 Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 412 1140 PENDRELL ST	335,000	330,000	98.5	100	11/6/2007	1	1	725	30	\$ 455.17
# 106 1234 PENDRELL ST	224,900	223,900	99.6	29	11/7/2007	0	1	442	32	\$ 506.56
# 102 1655 NELSON ST	334,500	330,000	98.7	43	11/15/2007	1	1	665	34	\$ 496.24
# 101 1388 NELSON ST	359,000	380,000	105.8	16	11/20/2007	1	1	610	9	\$ 622.95
AVERAGES	313,350	315,975	100.6	47				611	26	\$ 517.57
FOR NOVEMBER 2007										

Dec-07 Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 203 921 THURLOW ST	399,000	388,000	97.2	58	12/7/2007	2	2	804	20	\$ 482.59
# 404 1234 PENDRELL ST	429,000	429,000	100.0	53	12/8/2007	2	1	849	32	\$ 505.30
# 212 1550 BARCLAY ST	348,500	348,500	100.0	41	12/9/2007	1	1	610	26	\$ 571.31
# 316 1550 BARCLAY ST	348,900	348,900	100.0	39	12/9/2007	1	1	606	26	\$ 575.74
# 106 1550 BARCLAY ST	348,900	348,900	100.0	27	12/9/2007	1	1	612	26	\$ 570.10
# 401 1550 BARCLAY ST	508,000	508,900	100.2	39	12/9/2007	2	1	1123	26	\$ 453.16
# 5D 1500 ALBERNI ST	789,000	720,000	91.3	51	12/11/2007	2	2	1225	16	\$ 587.76
# 312 1550 BARCLAY ST	353,500	353,500	100.0	39	12/15/2007	1	1	610	26	\$ 579.51
# 206 1550 BARCLAY ST	358,900	358,900	100.0	34	12/15/2007	1	1	612	26	\$ 586.44
# 213 1550 BARCLAY ST	309,900	309,900	100.0	39	12/17/2007	1	1	566	26	\$ 547.53
# 307 1550 BARCLAY ST	365,900	365,900	100.0	35	12/17/2007	1	1	602	26	\$ 607.81
# 219 1550 BARCLAY ST	384,900	382,000	99.2	35	12/17/2007	1	1	680	26	\$ 561.76
# 407 1550 BARCLAY ST	460,900	460,900	100.0	41	12/17/2007	2	1	820	26	\$ 562.07
# 315 1550 BARCLAY ST	322,900	332,900	103.1	39	12/20/2007	1	1	606	26	\$ 549.34
# 104 1550 BARCLAY ST	358,900	358,900	100.0	39	12/23/2007	1	1	602	26	\$ 596.18
AVERAGES	405,807	401,007	99.4	41				728	25	\$ 555.77
FOR DECEMBER 2007										

Jan-08 Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 306 1550 BARCLAY ST	363,900	363,900	100.0	59	1/2/2008	1	1	612	26	\$ 594.61
# 103 1830 ALBERNI ST	299,000	299,000	100.0	26	1/6/2008	1	1	554	32	\$ 539.71
# 104 921 THURLOW ST	348,000	346,000	99.4	24	1/6/2008	1	1	704	20	\$ 491.48
# 309 1550 BARCLAY ST	367,900	367,900	100.0	49	1/7/2008	1	1	602	26	\$ 611.13
# 313 1550 BARCLAY ST	314,900	314,900	100.0	49	1/8/2008	1	1	566	26	\$ 556.36
# 301 1550 BARCLAY ST	497,900	497,900	100.0	54	1/10/2008	2	1	1003	26	\$ 496.41
# 218 1550 BARCLAY ST	451,900	451,900	100.0	68	1/12/2008	2	1	769	26	\$ 587.65
# 318 1550 BARCLAY ST	456,900	456,900	100.0	54	1/12/2008	2	1	769	26	\$ 594.15
# 408 1234 PENDRELL ST	338,900	335,000	98.8	1	1/17/2008	1	1	667	33	\$ 502.25
# 108 1550 BARCLAY ST	357,900	357,900	100.0	68	1/17/2008	1	1	602	26	\$ 594.52
# 211 1550 BARCLAY ST	367,500	367,500	100.0	67	1/17/2008	1	1	602	26	\$ 610.47
# 201 1550 BARCLAY ST	478,900	478,900	100.0	53	1/17/2008	2	1	922	26	\$ 519.41
# 403 1550 BARCLAY ST	319,900	319,900	100.0	116	1/21/2008	1	1	566	26	\$ 565.19
# 308 1830 ALBERNI ST	299,000	320,000	107.0	13	1/21/2008	1	1	621	32	\$ 515.30
# 209 1550 BARCLAY ST	362,900	362,900	100.0	68	1/21/2008	1	1	602	26	\$ 602.82
# 311 1550 BARCLAY ST	372,500	372,500	100.0	68	1/21/2008	1	1	610	26	\$ 610.66
# 307 1717 HARO ST	419,000	440,100	105.0	13	1/21/2008	2	2	922	31	\$ 477.33
# 408 1550 BARCLAY ST	461,900	461,900	100.0	69	1/21/2008	2	1	769	26	\$ 600.65
# 408 1350 COMOX ST	489,900	484,000	98.8	29	1/24/2008	1	1	826	25	\$ 585.96
# 308 1550 BARCLAY ST	367,900	367,900	100.0	75	1/28/2008	1	1	602	26	\$ 611.13
# 402 1550 BARCLAY ST	497,900	497,900	100.0	75	1/28/2008	2	1	955	26	\$ 521.36
AVERAGES	392,119	393,562	100.4	46				707	27	\$ 556.74
FOR JANUARY 2008										

WESTEND MLS SALES STATS
5+ Year Old Buildings
Freehold, Rentals Allowed

Feb-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 109 1550 BARCLAY ST	358,900	358,900	100.0	76	2/5/2008	1	1	602	26	\$ 596.18
# 317 1550 BARCLAY ST	455,900	455,900	100.0	91	2/7/2008	2	1	820	26	\$ 555.98
# 303 1550 BARCLAY ST	388,900	388,900	100.0	208	2/9/2008	1	1	676	26	\$ 575.30
# 111 1550 BARCLAY ST	346,900	346,900	100.0	132	2/10/2008	1	0	610	26	\$ 568.69
# 201 1350 COMOX ST	529,900	545,000	102.8	14	2/18/2008	2	2	837	25	\$ 651.14
# 314 1345 COMOX ST	649,900	655,000	100.8	21	2/19/2008	2	2	1193	24	\$ 549.04
# 411 1345 COMOX ST	439,900	439,900	100.0	25	2/22/2008	1	1	781	24	\$ 563.25
# 211 1345 COMOX ST	299,900	284,000	94.7	51	2/25/2008	1	1	602	25	\$ 471.76
# 311 1345 COMOX ST	329,900	329,950	100.0	19	2/25/2008	1	1	605	24	\$ 545.37
# 112 1550 BARCLAY ST	334,900	332,900	99.4	131	2/26/2008	1	1	610	26	\$ 545.74
AVERAGES	<u>413,500</u>	<u>413,735</u>	<u>100.1</u>	<u>77</u>				<u>734</u>	<u>25</u>	<u>\$ 563.98</u>
FOR FEB 2008										

Mar-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 6 1934 BARCLAY ST	649,900	675,000	103.9	12	3/3/2008	2	2	1153	30	\$ 585.43
# 302 921 THURLOW ST	289,000	273,000	94.5	63	3/5/2008	1	1	600	21	\$ 455.00
# 202 1550 BARCLAY ST	388,900	388,900	100.0	117	3/5/2008	1	1	684	26	\$ 568.57
# 110 1550 BARCLAY ST	348,900	348,900	100.0	117	3/6/2008	1	1	602	26	\$ 579.57
# 409 1550 BARCLAY ST	394,900	394,900	100.0	117	3/6/2008	2	1	680	26	\$ 580.74
# 302 1550 BARCLAY ST	392,900	392,900	100.0	117	3/7/2008	1	1	684	26	\$ 574.42
# 301 936 BUTE ST	299,000	320,000	107.0	8	3/9/2008	1	1	714	29	\$ 448.18
# 204 1350 COMOX ST	369,900	361,000	97.6	39	3/12/2008	1	1	675	25	\$ 534.81
# 305 1435 NELSON ST	354,900	363,000	102.3	12	3/15/2008	1	1	660	32	\$ 550.00
# 208 1550 BARCLAY ST	362,900	362,900	100.0	133	3/17/2008	1	1	602	26	\$ 602.82
# 206 1718 NELSON ST	299,900	293,000	97.7	48	3/18/2008	1	1	560	29	\$ 523.21
AVERAGES	<u>377,373</u>	<u>379,409</u>	<u>100.3</u>	<u>71</u>				<u>692</u>	<u>27</u>	<u>\$ 548.14</u>
FOR MARCH 2008										

Apr-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 202 1388 HARO ST	369,000	390,000	105.7	15	4/7/2008	1	1	629	18	\$ 620.03
# 210 1550 BARCLAY ST	362,900	362,900	100.0	143	4/8/2008	1	1	602	26	\$ 602.82
# 305 1080 BROUGHTON ST	329,000	329,000	100.0	45	4/9/2008	1	1	603	25	\$ 545.61
AVERAGES	<u>353,633</u>	<u>360,633</u>	<u>101.9</u>	<u>68</u>				<u>611</u>	<u>23</u>	<u>\$ 589.91</u>
FOR APRIL 2008										

May-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 412 1345 COMOX ST	499,900	490,000	98.0	34	5/10/2008	1	1	869	26	\$ 563.87
# 202 936 BUTE ST	369,000	355,000	96.2	26	5/15/2008	1	1	766	28	\$ 463.45
# 403 1080 BROUGHTON ST	599,900	580,000	96.7	30	5/23/2008	2	1	1150	26	\$ 504.35
# 305 1718 NELSON ST	324,900	319,900	98.5	32	5/27/2008	1	1	511	29	\$ 626.03
# 305 1388 NELSON ST	399,000	409,000	102.5	40	5/27/2008	1	1	622	10	\$ 657.56
# 206 1718 NELSON ST	329,900	317,000	96.1	30	5/28/2008	1	1	580	29	\$ 546.55
AVERAGES	<u>420,433</u>	<u>411,817</u>	<u>98.0</u>	<u>32</u>				<u>750</u>	<u>25</u>	<u>\$ 549.33</u>
FOR MAY 2008										

Jun-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 311 1140 PENDRELL ST	498,000	488,000	98.0	27	6/11/2008	2	1	951	31	\$ 513.14
# 402 1718 NELSON ST	320,000	323,000	100.9	19	6/22/2008	1	1	485	29	\$ 665.98
# 110 1010 CHILCO ST	517,000	509,900	98.6	85	6/24/2008	2	2	1036	21	\$ 492.18
AVERAGES	<u>445,000</u>	<u>440,300</u>	<u>98.9</u>	<u>44</u>				<u>824</u>	<u>27</u>	<u>\$ 534.34</u>
FOR JUNE 2008										

WESTEND MLS SALES STATS
5+ Year Old Buildings
Freehold, Rentals Allowed

Jul-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 2101 1723 ALBERNI ST	399,900	395,000	98.8	22	7/2/2008	1	1	576	10	\$ 685.76
# 212 1140 PENDRELL ST	348,000	336,000	96.6	33	7/12/2008	1	1	655	32	\$ 512.98
# 404 1435 NELSON ST	338,000	330,000	97.6	20	7/27/2008	1	1	600	32	\$ 550.00
AVERAGES	<u>361,967</u>	<u>353,667</u>	<u>97.7</u>	<u>25</u>				<u>610</u>	<u>25</u>	<u>\$ 579.46</u>
FOR JULY 2008										

Aug-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 211 1345 COMOX ST	334,900	325,000	97.0	53	8/1/2008	1	1	602	25	\$ 539.87
# 201 1717 HARO ST	319,900	315,000	98.5	31	8/4/2008	1	1	647	31	\$ 486.86
# 306 1718 NELSON ST	349,900	337,000	96.3	39	8/10/2008	1	1	560	29	\$ 601.79
# 311 1080 BROUGHTON ST	319,900	305,000	95.3	32	8/11/2008	1	1	611	25	\$ 499.18
# 104 1106 PACIFIC BV	399,000	394,000	98.7	133	8/16/2008	1	1	693	24	\$ 568.54
# 101 1080 BROUGHTON ST	318,900	306,500	96.1	54	8/23/2008	1	1	603	26	\$ 508.29
AVERAGES	<u>340,417</u>	<u>330,417</u>	<u>97.1</u>	<u>57</u>				<u>619</u>	<u>27</u>	<u>\$ 533.50</u>
FOR AUG 2008										

Sep-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 310 1550 BARCLAY ST	367,900	367,900	100.0	190	9/1/2008	1	1	602	26	\$ 611.13
# 304 1550 BARCLAY ST	373,900	373,900	100.0	126	9/1/2008	1	1	602	26	\$ 621.10
# 305 1550 BARCLAY ST	373,900	373,900	100.0	291	9/1/2008	1	1	602	26	\$ 621.10
# 404 921 THURLOW ST	289,900	286,000	98.7	14	9/6/2008	1	1	601	20	\$ 475.87
# 307 1717 HARO ST	519,000	492,500	94.9	59	9/6/2008	2	2	922	31	\$ 534.16
# 201 1855 NELSON ST	299,000	297,000	99.3	27	9/10/2008	1	1	630	31	\$ 471.43
AVERAGES	<u>370,600</u>	<u>365,200</u>	<u>98.5</u>	<u>118</u>				<u>660</u>	<u>27</u>	<u>\$ 553.47</u>
FOR SEPT 2008										

Oct-08										
Address	List Price	Sold Price	Sale as a % of List	CDOM	Sold Date	Bedrooms	Baths	Area (sq ft)	Age	PSF
# 201 1655 NELSON ST	334,900	320,000	95.6	20	10/5/2008	1	1	682	35	\$ 469.21
# 417 1728 ALBERNI ST	389,000	371,000	95.4	61	10/7/2008	1	1	743	21	\$ 499.33
# 204 1140 PENDRELL ST	309,900	305,000	98.4	30	10/19/2008	1	1	671	31	\$ 454.55
AVERAGES	<u>344,600</u>	<u>332,000</u>	<u>96.3</u>	<u>37</u>				<u>699</u>	<u>29</u>	<u>\$ 475.19</u>
FOR OCT 2008										