



North Vancouver

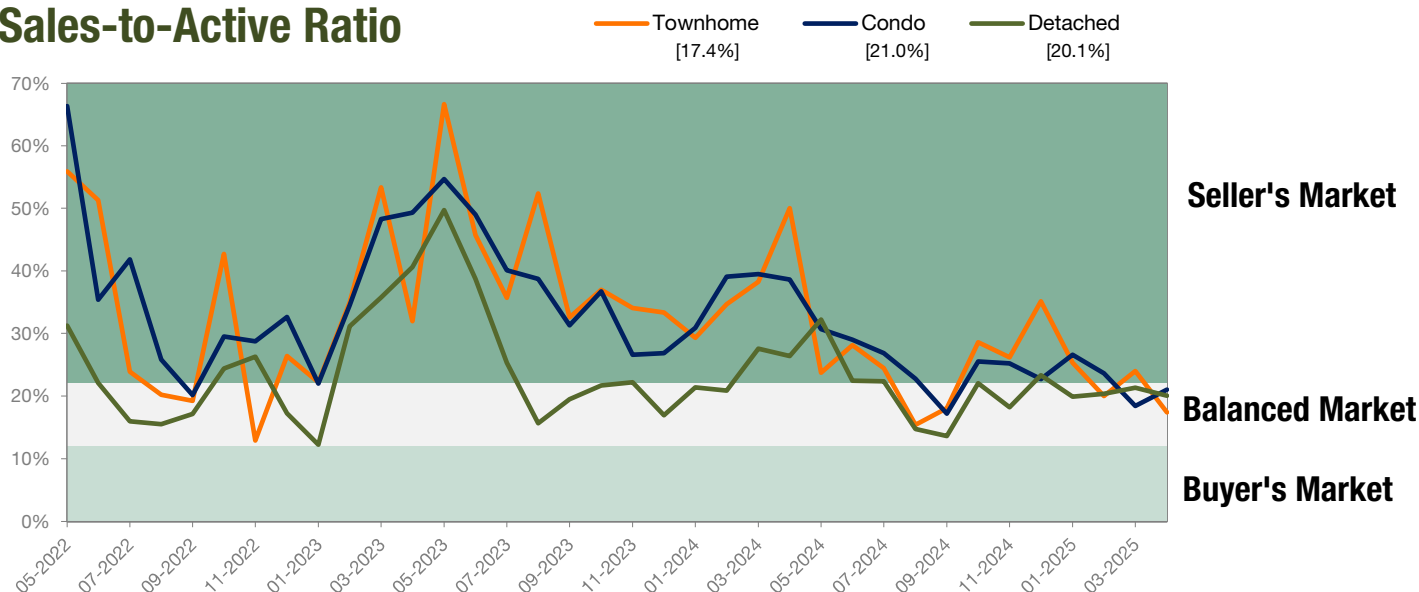
April 2025

Detached Properties	April			March		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	364	288	+ 26.4%	281	203	+ 38.4%
Sales	73	76	- 3.9%	60	56	+ 7.1%
Days on Market Average	17	13	+ 30.8%	23	18	+ 27.8%
MLS® HPI Benchmark Price	\$2,199,000	\$2,256,800	- 2.6%	\$2,244,200	\$2,228,400	+ 0.7%

Condos	April			March		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	457	303	+ 50.8%	418	238	+ 75.6%
Sales	96	117	- 17.9%	77	94	- 18.1%
Days on Market Average	22	19	+ 15.8%	22	17	+ 29.4%
MLS® HPI Benchmark Price	\$815,200	\$823,300	- 1.0%	\$817,700	\$821,700	- 0.5%

Townhomes	April			March		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	138	98	+ 40.8%	121	81	+ 49.4%
Sales	24	49	- 51.0%	29	31	- 6.5%
Days on Market Average	20	13	+ 53.8%	18	11	+ 63.6%
MLS® HPI Benchmark Price	\$1,325,300	\$1,387,300	- 4.5%	\$1,313,200	\$1,353,200	- 3.0%

Sales-to-Active Ratio



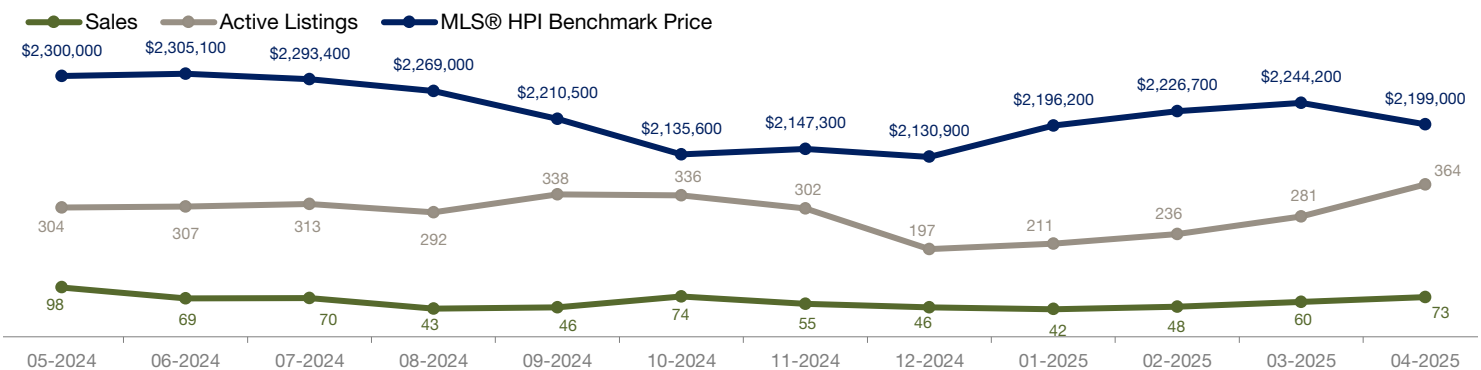
North Vancouver

Detached Properties Report – April 2025

Price Range	Sales	Active Listings	Avg Days on Market	Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
\$99,999 and Below	0	0	0	Blueridge NV	4	15	\$2,198,800	- 3.2%
\$100,000 to \$199,999	0	0	0	Boulevard	5	15	\$2,378,600	- 6.0%
\$200,000 to \$399,999	0	4	0	Braemar	0	4	\$0	--
\$400,000 to \$899,999	0	2	0	Calverhall	1	16	\$2,021,100	+ 1.0%
\$900,000 to \$1,499,999	4	5	31	Canyon Heights NV	6	40	\$2,372,100	- 0.6%
\$1,500,000 to \$1,999,999	26	91	12	Capilano NV	1	5	\$2,354,500	- 1.3%
\$2,000,000 to \$2,999,999	36	172	16	Central Lonsdale	2	26	\$2,023,800	- 3.8%
\$3,000,000 and \$3,999,999	5	48	36	Deep Cove	6	20	\$1,948,400	- 4.0%
\$4,000,000 to \$4,999,999	2	27	10	Delbrook	2	5	\$2,303,300	- 2.0%
\$5,000,000 and Above	0	15	0	Dollarton	0	11	\$2,535,900	- 5.8%
TOTAL	73	364	17	Edgemont	4	21	\$2,935,800	- 3.3%
				Forest Hills NV	0	14	\$3,193,400	+ 2.2%
				Grouse Woods	1	4	\$2,344,500	+ 0.5%
				Harbourside	0	0	\$0	--
				Indian Arm	1	4	\$0	--
				Indian River	1	7	\$1,985,200	- 3.3%
				Lower Lonsdale	3	6	\$2,297,300	- 4.3%
				Lynn Valley	10	33	\$2,005,100	- 1.6%
				Lynnmour	0	4	\$0	--
				Mosquito Creek	0	2	\$0	--
				Norgate	1	6	\$1,651,300	+ 0.6%
				Northlands	0	5	\$0	--
				Pemberton Heights	3	11	\$2,317,500	- 3.0%
				Pemberton NV	1	7	\$1,634,300	- 3.8%
				Princess Park	1	3	\$2,102,500	- 2.4%
				Queensbury	0	5	\$1,976,400	- 3.6%
				Roche Point	0	2	\$1,821,400	- 3.9%
				Seymour NV	1	7	\$1,965,600	- 3.9%
				Tempe	2	1	\$2,357,200	+ 1.8%
				Upper Delbrook	4	12	\$2,343,200	- 1.2%
				Upper Lonsdale	8	28	\$2,187,500	- 2.3%
				Westlynn	5	11	\$1,840,700	- 3.2%
				Westlynn Terrace	0	3	\$0	--
				Windsor Park NV	0	6	\$1,999,500	- 4.5%
				Woodlands-Sunshine-Cascade	0	5	\$0	--
				TOTAL*	73	364	\$2,199,000	- 2.6%

* This represents the total of the North Vancouver area, not the sum of the areas above.

Detached Homes - North Vancouver



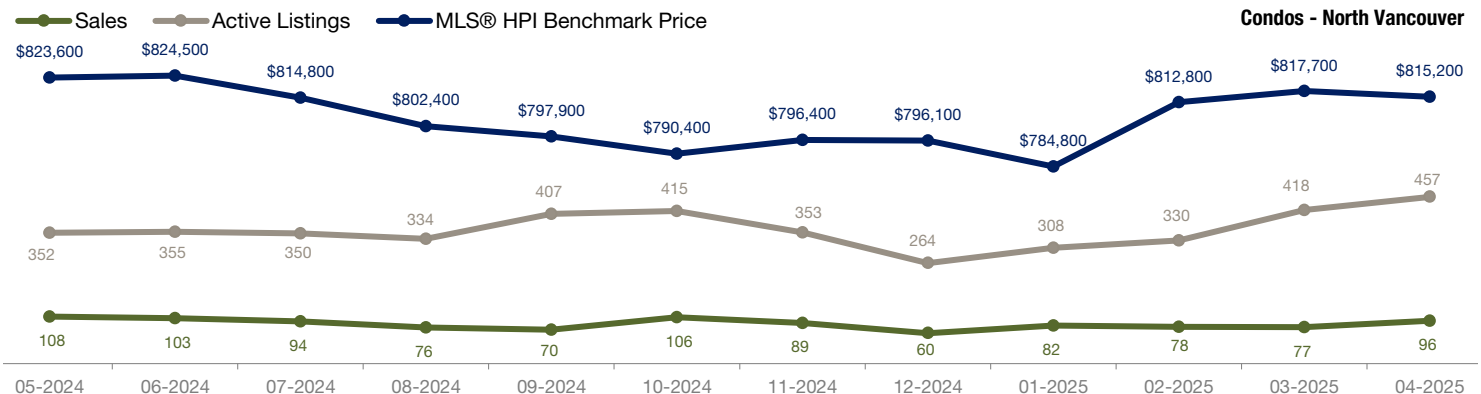
Current as of May 02, 2025. All data from the Real Estate Board of Greater Vancouver. Report © 2025 ShowingTime Plus, LLC. Percent changes are calculated using rounded figures.

North Vancouver

Condo Report – April 2025

Price Range	Sales	Active Listings	Avg Days on Market	Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
\$99,999 and Below	0	0	0	Blueridge NV	1	1	\$0	--
\$100,000 to \$199,999	0	0	0	Boulevard	0	0	\$0	--
\$200,000 to \$399,999	2	0	6	Braemar	0	0	\$0	--
\$400,000 to \$899,999	56	260	19	Calverhall	0	2	\$0	--
\$900,000 to \$1,499,999	31	160	23	Canyon Heights NV	0	0	\$0	--
\$1,500,000 to \$1,999,999	4	20	29	Capilano NV	0	3	\$1,066,000	- 4.1%
\$2,000,000 to \$2,999,999	3	11	59	Central Lonsdale	13	84	\$830,000	- 1.8%
\$3,000,000 and \$3,999,999	0	5	0	Deep Cove	0	0	\$0	--
\$4,000,000 to \$4,999,999	0	0	0	Delbrook	0	1	\$0	--
\$5,000,000 and Above	0	1	0	Dollarton	0	0	\$0	--
TOTAL	96	457	22	Edgemont	0	3	\$1,254,700	- 5.5%
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	0	0	\$0	--
				Harbourside	3	5	\$928,200	- 5.6%
				Indian Arm	0	0	\$0	--
				Indian River	0	2	\$881,300	- 1.2%
				Lower Lonsdale	27	122	\$815,400	- 1.8%
				Lynn Valley	16	40	\$933,800	+ 1.5%
				Lynnmour	9	62	\$932,400	+ 1.0%
				Mosquito Creek	3	10	\$712,400	- 0.9%
				Norgate	1	7	\$834,700	- 4.5%
				Northlands	2	4	\$1,011,400	+ 0.8%
				Pemberton Heights	0	1	\$0	--
				Pemberton NV	10	57	\$522,100	- 4.7%
				Princess Park	0	0	\$0	--
				Queensbury	2	4	\$0	--
				Roche Point	6	43	\$782,000	+ 1.1%
				Seymour NV	0	0	\$0	--
				Tempe	0	0	\$0	--
				Upper Delbrook	0	0	\$0	--
				Upper Lonsdale	3	5	\$724,000	+ 3.6%
				Westlynn	0	1	\$0	--
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	0	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	96	457	\$815,200	- 1.0%

* This represents the total of the North Vancouver area, not the sum of the areas above.

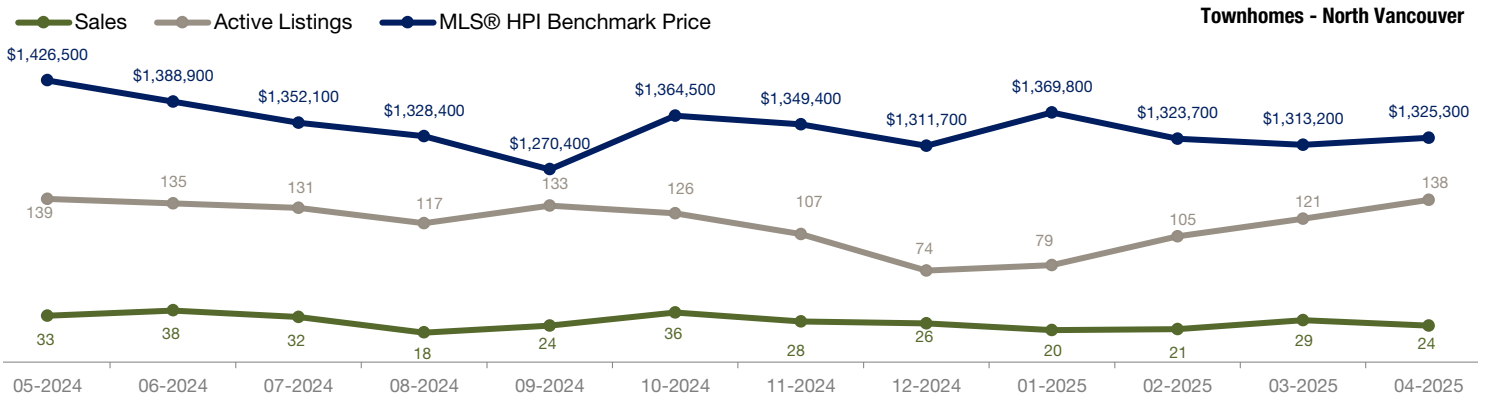


North Vancouver

Townhomes Report – April 2025

Price Range	Sales	Active Listings	Days on Market	Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
\$99,999 and Below	0	0	0	Blueridge NV	0	0	\$0	--
\$100,000 to \$199,999	0	0	0	Boulevard	0	0	\$0	--
\$200,000 to \$399,999	0	0	0	Braemar	0	0	\$0	--
\$400,000 to \$899,999	3	12	16	Calverhall	0	0	\$0	--
\$900,000 to \$1,499,999	15	80	16	Canyon Heights NV	0	2	\$0	--
\$1,500,000 to \$1,999,999	6	39	32	Capilano NV	1	1	\$0	--
\$2,000,000 to \$2,999,999	0	6	0	Central Lonsdale	2	12	\$1,367,700	- 1.8%
\$3,000,000 and \$3,999,999	0	1	0	Deep Cove	0	0	\$0	--
\$4,000,000 to \$4,999,999	0	0	0	Delbrook	0	0	\$0	--
\$5,000,000 and Above	0	0	0	Dollarton	0	0	\$0	--
TOTAL	24	138	20	Edgemont	0	5	\$1,883,200	- 2.0%
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	0	1	\$0	--
				Harbourside	0	0	\$0	--
				Indian Arm	0	0	\$0	--
				Indian River	1	2	\$1,393,300	- 8.0%
				Lower Lonsdale	6	41	\$1,461,400	- 0.7%
				Lynn Valley	2	10	\$1,098,100	- 9.3%
				Lynnmoor	5	16	\$1,118,700	- 8.3%
				Mosquito Creek	1	5	\$1,218,500	- 2.6%
				Norgate	2	0	\$1,229,800	+ 0.6%
				Northlands	1	3	\$1,392,200	- 8.9%
				Pemberton Heights	0	0	\$0	--
				Pemberton NV	1	15	\$1,485,700	- 2.3%
				Princess Park	0	1	\$0	--
				Queensbury	0	1	\$0	--
				Roche Point	1	7	\$1,319,700	- 7.3%
				Seymour NV	1	3	\$1,201,400	- 8.8%
				Tempe	0	0	\$0	--
				Upper Delbrook	0	0	\$0	--
				Upper Lonsdale	0	8	\$1,118,900	+ 0.1%
				Westlynn	0	5	\$1,208,000	- 7.9%
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	0	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	24	138	\$1,325,300	- 4.5%

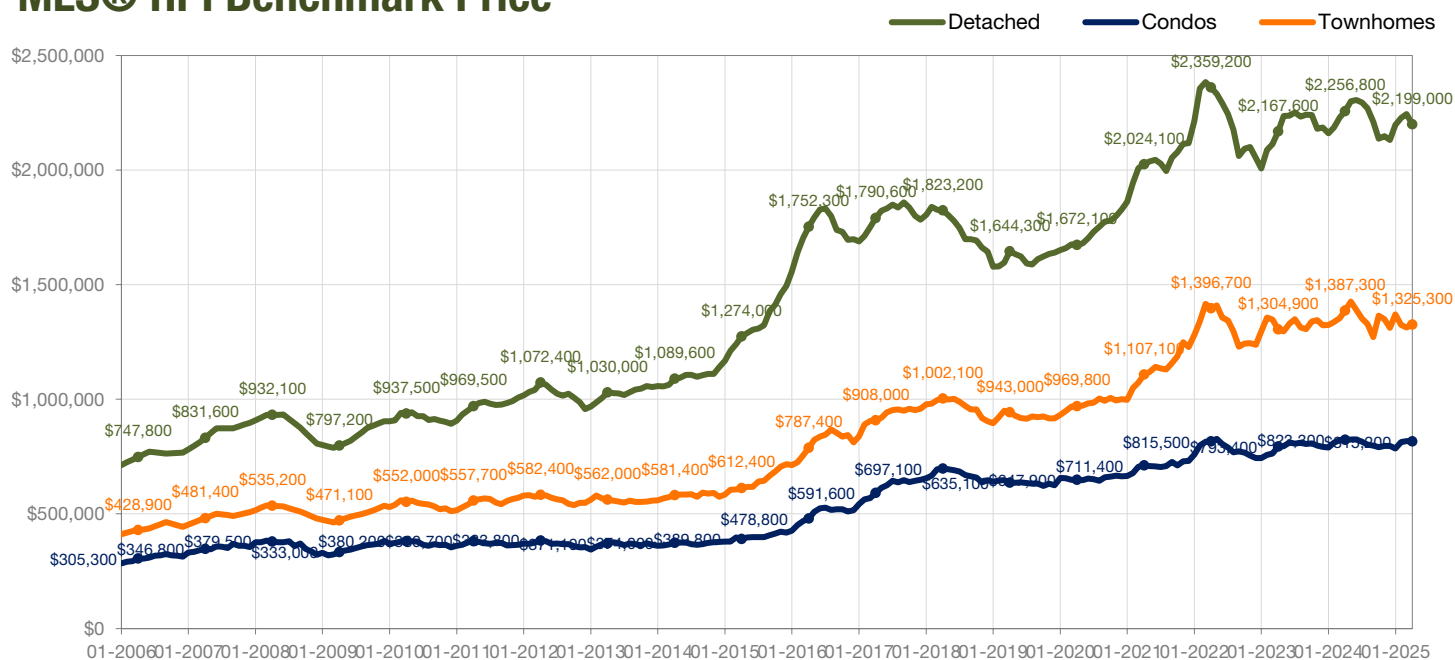
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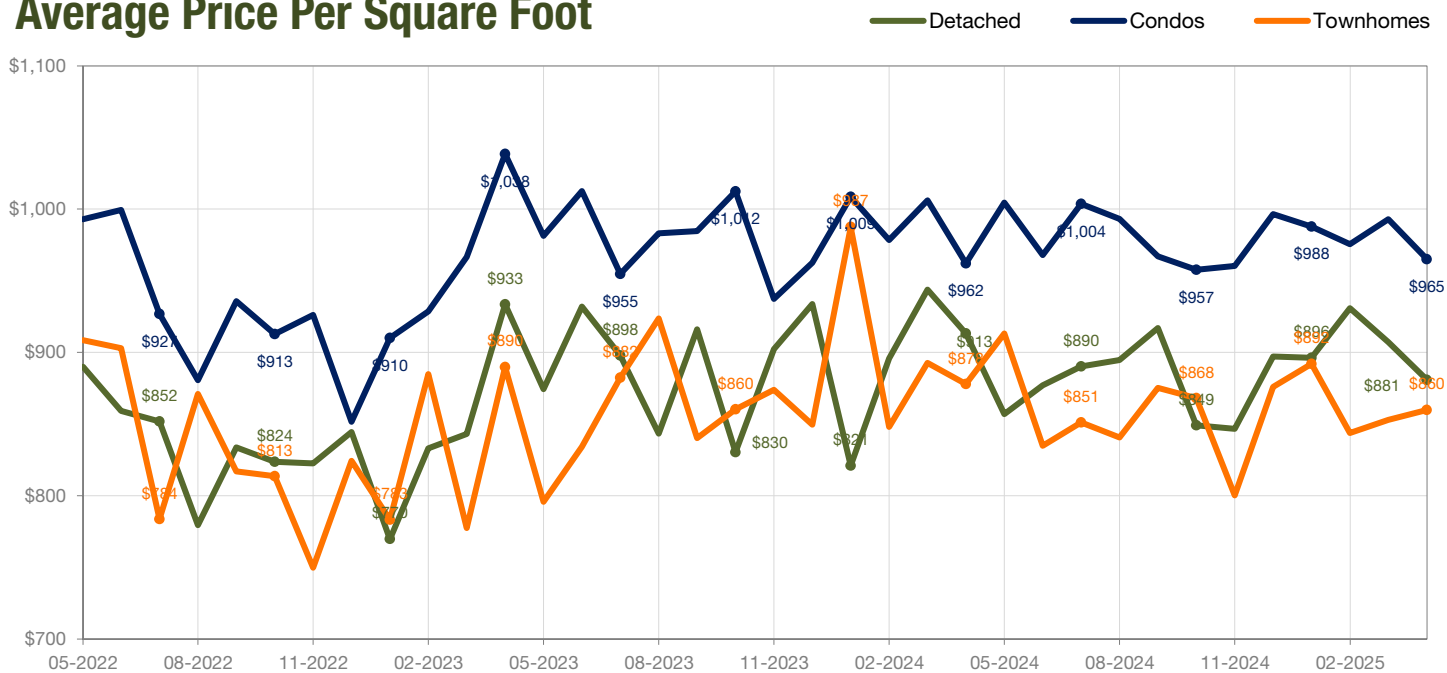
April 2025

MLS® HPI Benchmark Price



Note: \$0 means that there is no sales activity, not \$0 as an MLS® HPI Benchmark Price.

Average Price Per Square Foot



Note: \$0 means that there is no sales activity, not \$0 as an Average Price Per Square Foot.