



North Vancouver

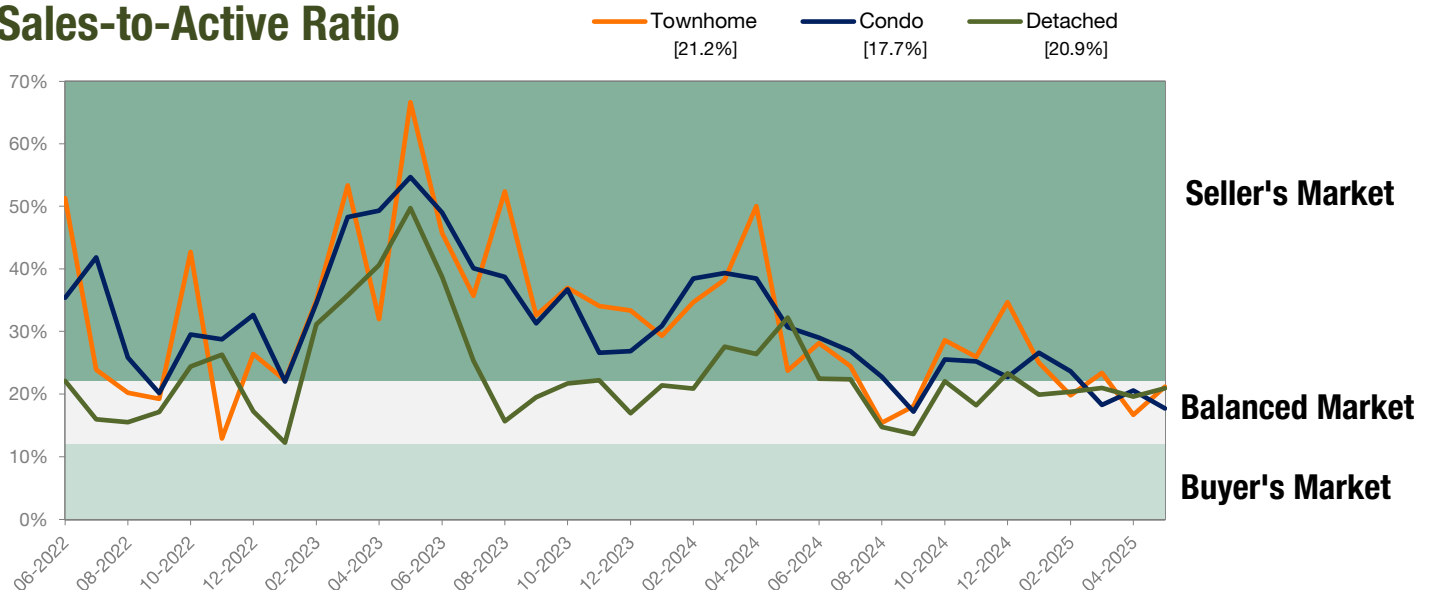
May 2025

Detached Properties	May			April		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	387	304	+ 27.3%	373	288	+ 29.5%
Sales	81	98	- 17.3%	73	76	- 3.9%
Days on Market Average	18	18	0.0%	17	13	+ 30.8%
MLS® HPI Benchmark Price	\$2,240,200	\$2,300,000	- 2.6%	\$2,199,000	\$2,256,800	- 2.6%

Condos	May			April		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	474	352	+ 34.7%	467	304	+ 53.6%
Sales	84	108	- 22.2%	96	117	- 17.9%
Days on Market Average	26	18	+ 44.4%	22	19	+ 15.8%
MLS® HPI Benchmark Price	\$815,900	\$823,600	- 0.9%	\$815,200	\$823,300	- 1.0%

Townhomes	May			April		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	156	139	+ 12.2%	144	98	+ 46.9%
Sales	33	33	0.0%	24	49	- 51.0%
Days on Market Average	16	10	+ 60.0%	20	13	+ 53.8%
MLS® HPI Benchmark Price	\$1,351,400	\$1,426,500	- 5.3%	\$1,325,300	\$1,387,300	- 4.5%

Sales-to-Active Ratio



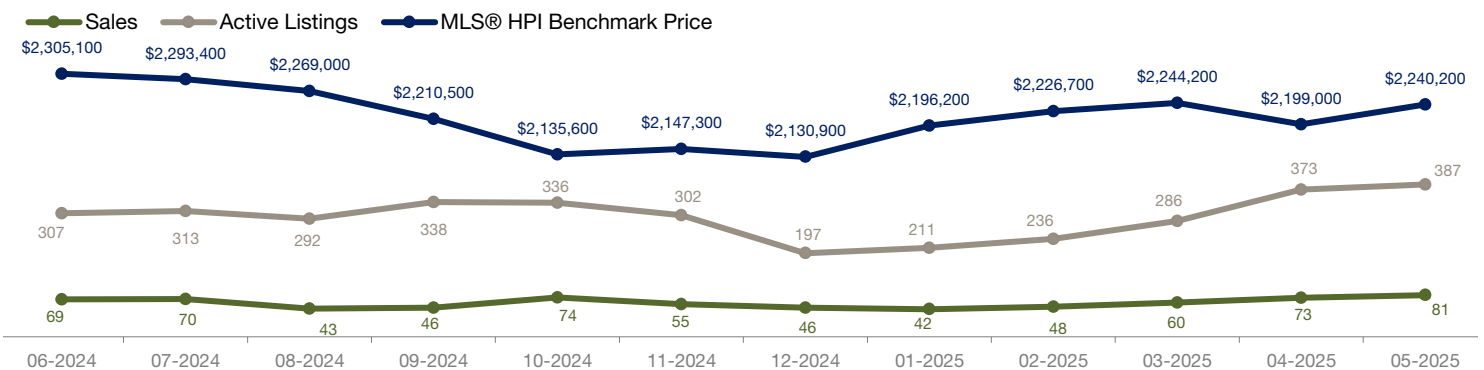
North Vancouver

Detached Properties Report – May 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	5	15	\$2,156,300	- 7.9%
\$100,000 to \$199,999	0	0	0	Boulevard	6	16	\$2,327,300	- 9.9%
\$200,000 to \$399,999	0	4	0	Braemar	0	6	\$0	--
\$400,000 to \$899,999	0	4	0	Calverhall	3	14	\$1,959,400	- 4.1%
\$900,000 to \$1,499,999	1	10	13	Canyon Heights NV	7	39	\$2,484,200	+ 1.4%
\$1,500,000 to \$1,999,999	29	96	19	Capilano NV	2	2	\$2,463,300	+ 1.8%
\$2,000,000 to \$2,999,999	35	181	12	Central Lonsdale	2	30	\$2,032,200	- 2.7%
\$3,000,000 and \$3,999,999	12	54	27	Deep Cove	5	16	\$1,940,400	- 8.0%
\$4,000,000 to \$4,999,999	4	23	34	Delbrook	1	5	\$2,452,300	+ 1.8%
\$5,000,000 and Above	0	15	0	Dollarton	2	13	\$2,487,100	- 9.9%
TOTAL	81	387	18	Edgemont	4	20	\$3,044,000	- 1.4%
				Forest Hills NV	1	14	\$3,276,800	+ 2.7%
				Grouse Woods	1	4	\$2,461,300	- 0.8%
				Harbourside	0	0	\$0	--
				Indian Arm	0	5	\$0	--
				Indian River	4	8	\$1,934,500	- 8.0%
				Lower Lonsdale	1	10	\$2,322,900	- 4.6%
				Lynn Valley	14	38	\$2,097,900	+ 0.9%
				Lynnmour	0	6	\$0	--
				Mosquito Creek	1	3	\$0	--
				Norgate	0	7	\$1,594,600	- 4.0%
				Northlands	0	4	\$0	--
				Pemberton Heights	0	13	\$2,257,700	- 4.5%
				Pemberton NV	2	6	\$1,614,800	- 5.2%
				Princess Park	1	5	\$2,179,000	+ 0.0%
				Queensbury	0	5	\$1,912,100	- 8.2%
				Roche Point	1	2	\$1,781,200	- 6.6%
				Seymour NV	3	8	\$1,945,600	- 7.1%
				Tempe	0	1	\$2,461,000	+ 5.6%
				Upper Delbrook	4	12	\$2,433,400	+ 0.7%
				Upper Lonsdale	5	37	\$2,293,400	+ 1.1%
				Westlynn	1	12	\$1,812,300	- 7.9%
				Westlynn Terrace	2	1	\$0	--
				Windsor Park NV	2	4	\$1,950,600	- 10.9%
				Woodlands-Sunshine-Cascade	1	6	\$0	--
				TOTAL*	81	387	\$2,240,200	- 2.6%

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

Detached Homes - North Vancouver



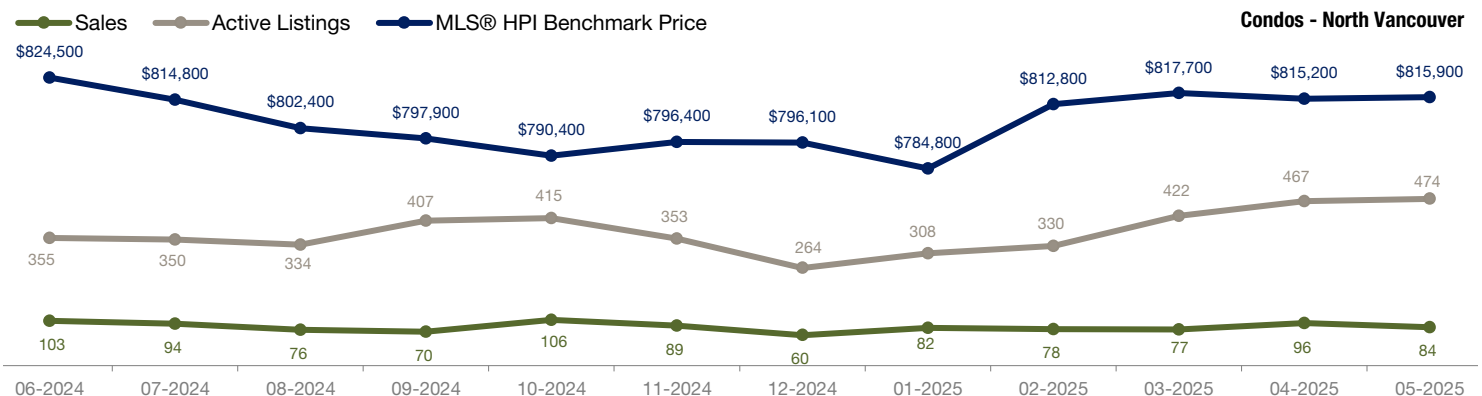
Current as of June 03, 2025. All data from the Real Estate Board of Greater Vancouver. Report © 2025 ShowingTime Plus, LLC. Percent changes are calculated using rounded figures.

North Vancouver

Condo Report – May 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	0	1	\$0	--
\$100,000 to \$199,999	0	0	0	Boulevard	0	1	\$0	--
\$200,000 to \$399,999	0	3	0	Braemar	0	0	\$0	--
\$400,000 to \$899,999	53	274	25	Calverhall	0	1	\$0	--
\$900,000 to \$1,499,999	26	159	28	Canyon Heights NV	0	0	\$0	--
\$1,500,000 to \$1,999,999	4	19	21	Capilano NV	2	3	\$1,130,000	+ 1.6%
\$2,000,000 to \$2,999,999	1	14	67	Central Lonsdale	15	79	\$835,700	- 2.6%
\$3,000,000 and \$3,999,999	0	3	0	Deep Cove	0	0	\$0	--
\$4,000,000 to \$4,999,999	0	1	0	Delbrook	0	1	\$0	--
\$5,000,000 and Above	0	1	0	Dollarton	0	0	\$0	--
TOTAL	84	474	26	Edgemont	0	5	\$1,214,400	- 9.0%
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	0	0	\$0	--
				Harbourside	0	7	\$977,400	- 1.1%
				Indian Arm	0	0	\$0	--
				Indian River	0	2	\$894,000	- 1.9%
				Lower Lonsdale	24	128	\$797,800	- 3.8%
				Lynn Valley	9	47	\$936,700	+ 3.2%
				Lynnmour	12	76	\$936,500	+ 3.2%
				Mosquito Creek	2	10	\$713,200	- 1.2%
				Norgate	3	4	\$868,500	- 0.0%
				Northlands	2	2	\$1,000,900	- 2.0%
				Pemberton Heights	1	1	\$0	--
				Pemberton NV	2	64	\$542,400	0.0%
				Princess Park	0	0	\$0	--
				Queensbury	1	5	\$0	--
				Roche Point	10	29	\$780,100	- 0.1%
				Seymour NV	0	0	\$0	--
				Tempe	0	0	\$0	--
				Upper Delbrook	0	1	\$0	--
				Upper Lonsdale	1	6	\$725,500	+ 3.9%
				Westlynn	0	1	\$0	--
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	0	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	84	474	\$815,900	- 0.9%

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



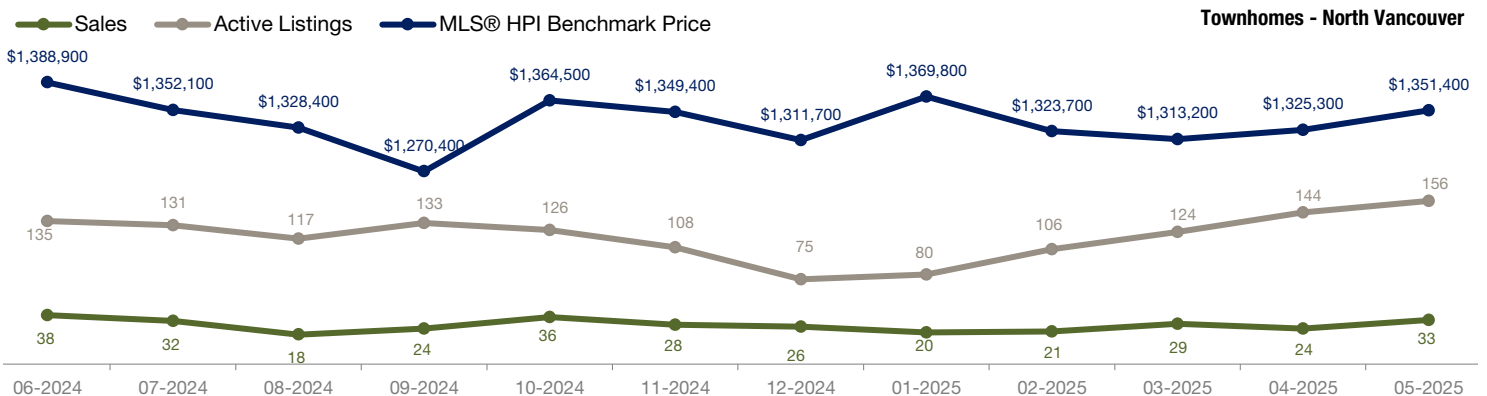


North Vancouver

Townhomes Report – May 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	4	9	20	Calverhall	0	0	\$0	--
\$900,000 to \$1,499,999	22	95	10	Canyon Heights NV	0	2	\$0	--
\$1,500,000 to \$1,999,999	6	46	36	Capilano NV	0	1	\$0	--
\$2,000,000 to \$2,999,999	1	5	2	Central Lonsdale	4	15	\$1,370,300	- 4.1%
\$3,000,000 and \$3,999,999	0	1	0	Deep Cove	1	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	33	156	16	Edgemont	1	7	\$1,850,600	- 5.5%
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	0	1	\$0	--
				Harbourside	0	0	\$0	--
				Indian Arm	0	0	\$0	--
				Indian River	2	2	\$1,462,000	- 6.3%
				Lower Lonsdale	6	41	\$1,448,000	- 3.9%
				Lynn Valley	3	13	\$1,161,600	- 6.8%
				Lynnmour	4	17	\$1,164,100	- 7.0%
				Mosquito Creek	3	3	\$1,221,900	- 6.3%
				Norgate	0	2	\$1,205,800	- 3.0%
				Northlands	0	7	\$1,466,100	- 7.3%
				Pemberton Heights	0	0	\$0	--
				Pemberton NV	1	19	\$1,511,200	- 2.0%
				Princess Park	1	2	\$0	--
				Queensbury	0	2	\$0	--
				Roche Point	3	6	\$1,386,100	- 5.3%
				Seymour NV	2	4	\$1,271,900	- 6.7%
				Tempe	0	0	\$0	--
				Upper Delbrook	0	0	\$0	--
				Upper Lonsdale	1	7	\$1,117,900	- 3.5%
				Westlynn	1	5	\$1,273,200	- 5.6%
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	0	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	33	156	\$1,351,400	- 5.3%

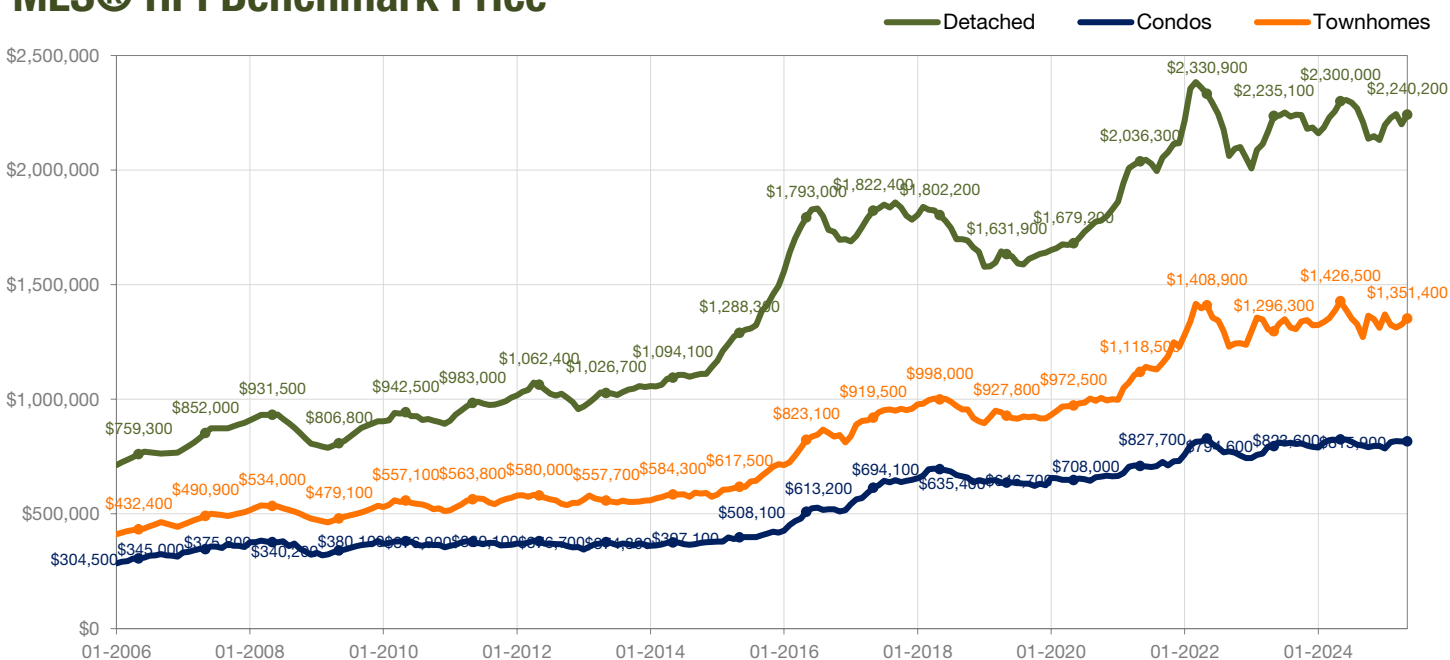
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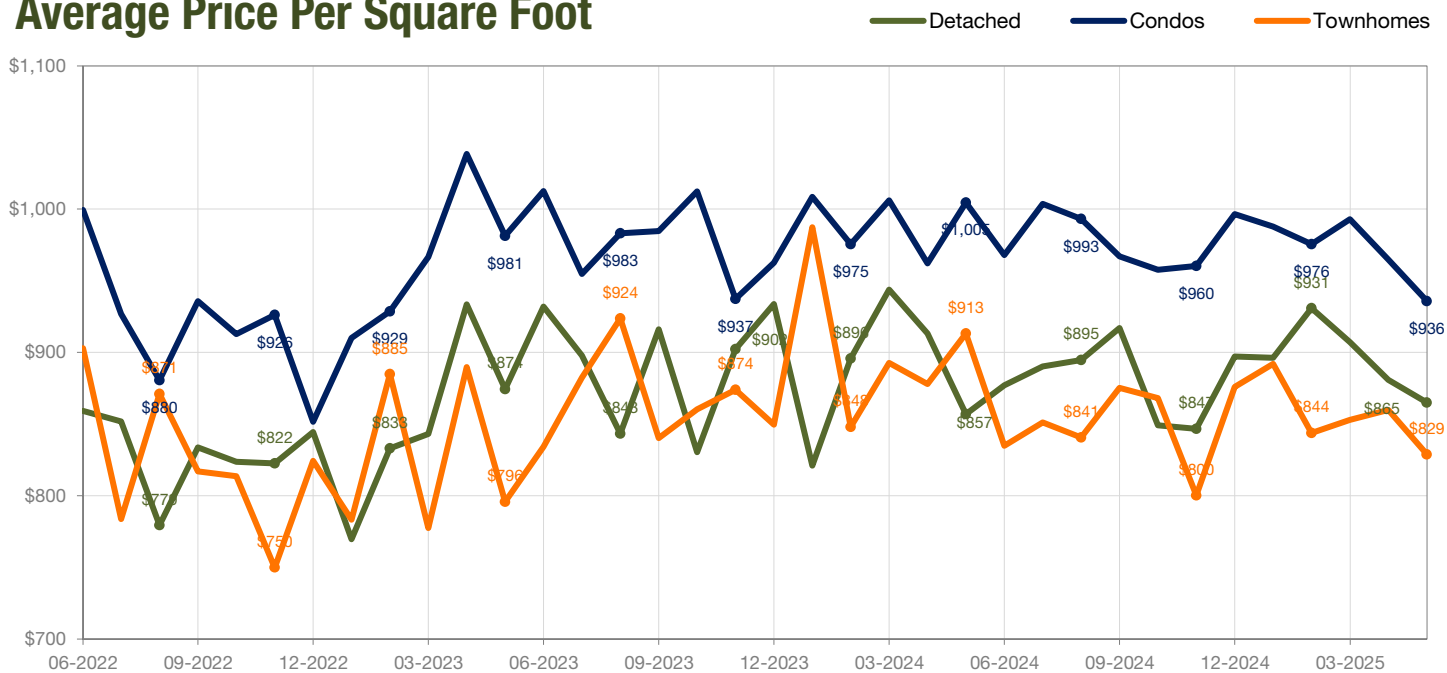
May 2025

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.