

North Vancouver

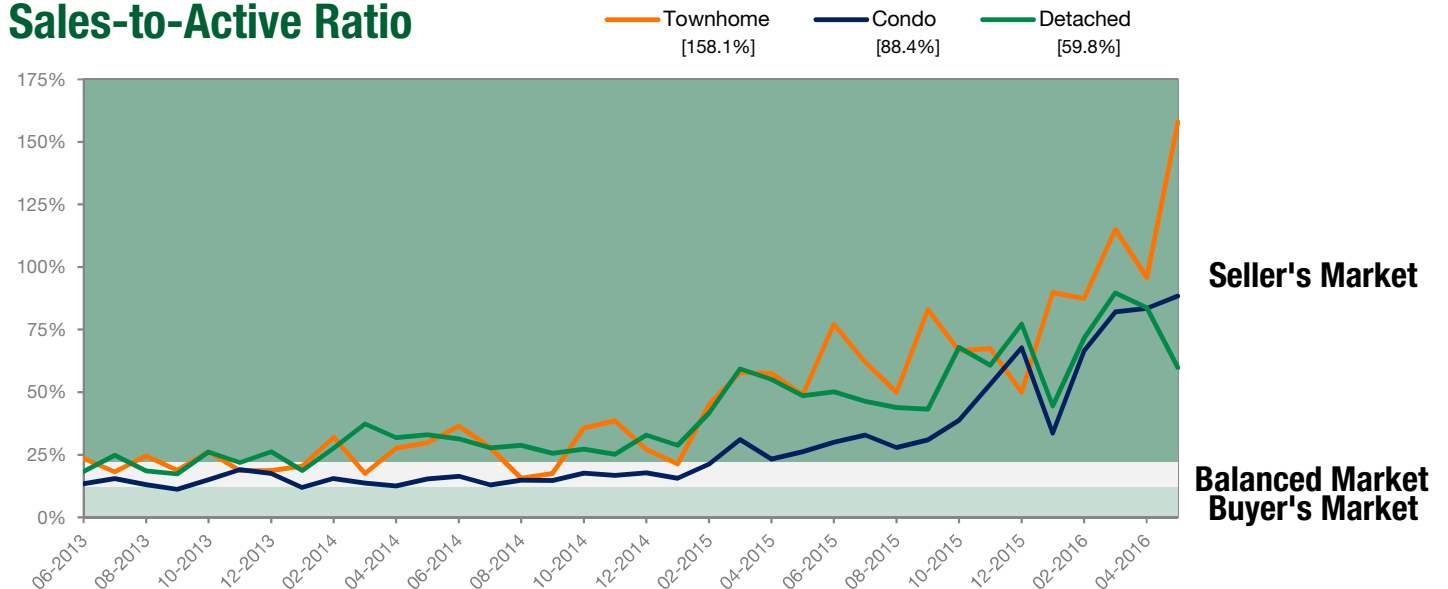
May 2016

Detached Properties	May			April		
	2016	2015	One-Year Change	2016	2015	One-Year Change
Activity Snapshot						
Total Active Listings	229	307	- 25.4%	191	305	- 37.4%
Sales	137	149	- 8.1%	160	168	- 4.8%
Days on Market Average	15	27	- 44.4%	17	20	- 15.0%
MLS® HPI Benchmark Price	\$1,607,600	\$1,167,800	+ 37.7%	\$1,487,600	\$1,138,900	+ 30.6%

Condos	May			April		
	2016	2015	One-Year Change	2016	2015	One-Year Change
Activity Snapshot						
Total Active Listings	164	465	- 64.7%	170	469	- 63.8%
Sales	145	122	+ 18.9%	142	109	+ 30.3%
Days on Market Average	14	44	- 68.2%	15	39	- 61.5%
MLS® HPI Benchmark Price	\$422,600	\$369,500	+ 14.4%	\$417,900	\$371,700	+ 12.4%

Townhomes	May			April		
	2016	2015	One-Year Change	2016	2015	One-Year Change
Activity Snapshot						
Total Active Listings	31	94	- 67.0%	48	87	- 44.8%
Sales	49	46	+ 6.5%	46	50	- 8.0%
Days on Market Average	17	17	0.0%	14	40	- 65.0%
MLS® HPI Benchmark Price	\$798,400	\$633,400	+ 26.0%	\$753,300	\$625,000	+ 20.5%

Sales-to-Active Ratio

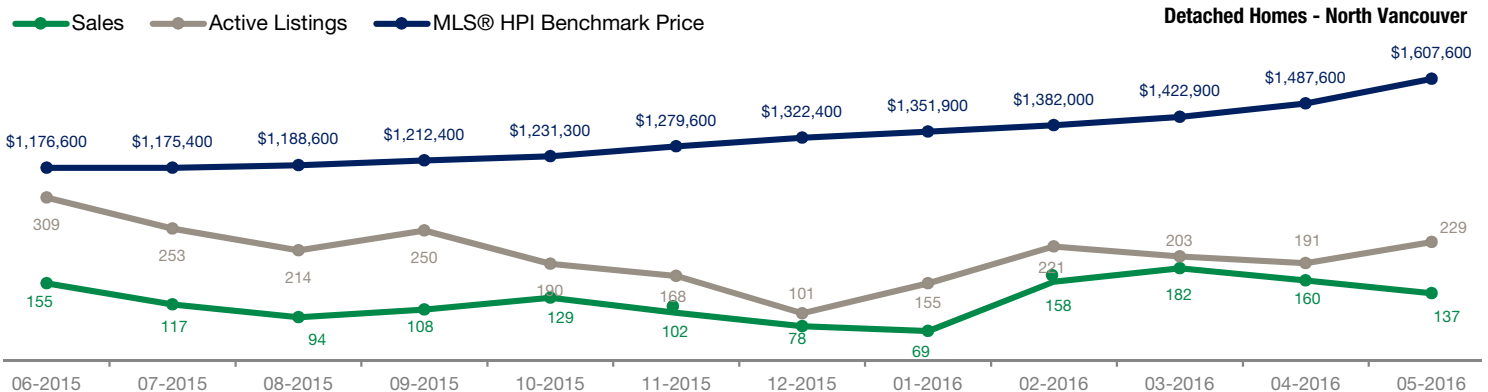


North Vancouver

Detached Properties Report – May 2016

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	9	\$1,542,700	+ 39.4%
\$100,000 to \$199,999	0	0	0	Boulevard	5	13	\$1,703,100	+ 42.1%
\$200,000 to \$399,999	0	4	0	Braemar	1	2	\$2,203,300	+ 29.0%
\$400,000 to \$899,999	1	7	9	Calverhall	0	8	\$1,508,800	+ 50.0%
\$900,000 to \$1,499,999	36	65	19	Canyon Heights NV	22	26	\$1,897,100	+ 32.5%
\$1,500,000 to \$1,999,999	43	75	10	Capilano NV	1	3	\$1,709,400	+ 33.3%
\$2,000,000 to \$2,999,999	48	56	16	Central Lonsdale	5	14	\$1,405,700	+ 42.2%
\$3,000,000 and \$3,999,999	6	14	5	Deep Cove	2	6	\$1,494,900	+ 34.2%
\$4,000,000 to \$4,999,999	2	6	26	Delbrook	1	2	\$1,836,400	+ 34.5%
\$5,000,000 and Above	1	2	2	Dollarton	1	5	\$1,702,600	+ 39.5%
TOTAL	137	229	15	Edgemont	13	10	\$2,082,400	+ 32.7%
				Forest Hills NV	4	5	\$1,942,600	+ 31.3%
				Grouse Woods	0	3	\$1,739,100	+ 32.0%
				Hamilton	4	3	\$1,353,300	+ 43.0%
				Hamilton Heights	1	2	\$0	--
				Indian Arm	1	6	\$0	--
				Indian River	4	1	\$1,444,100	+ 36.7%
				Lower Lonsdale	2	7	\$1,415,400	+ 43.9%
				Lynn Valley	11	16	\$1,463,700	+ 37.8%
				Lynnmour	2	9	\$1,158,900	+ 37.1%
				Norgate	4	3	\$1,367,400	+ 48.7%
				Northlands	2	1	\$2,145,500	+ 35.3%
				Pemberton Heights	7	8	\$1,742,400	+ 40.2%
				Pemberton NV	0	5	\$1,182,300	+ 40.5%
				Princess Park	1	1	\$1,588,500	+ 42.4%
				Queensbury	4	9	\$1,452,100	+ 43.8%
				Roche Point	0	3	\$1,342,300	+ 31.0%
				Seymour NV	0	0	\$0	--
				Tempe	0	2	\$1,730,100	+ 31.9%
				Upper Delbrook	5	3	\$1,911,800	+ 28.7%
				Upper Lonsdale	21	22	\$1,606,900	+ 41.4%
				Westlynn	1	8	\$1,339,400	+ 39.1%
				Westlynn Terrace	1	1	\$1,467,100	+ 36.9%
				Windsor Park NV	1	2	\$1,383,500	+ 39.4%
				Woodlands-Sunshine-Cascade	1	4	\$0	--
				TOTAL*	137	229	\$1,607,600	+ 37.7%

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

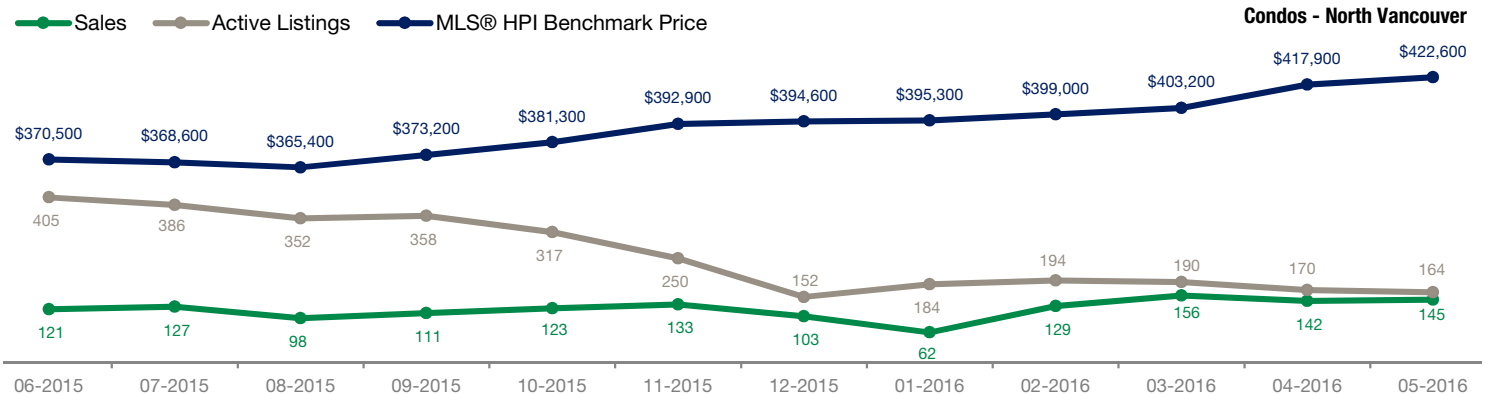


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Condo Report – May 2016

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	0	\$0	--
\$100,000 to \$199,999	0	0	0	Boulevard	0	0	\$0	--
\$200,000 to \$399,999	51	38	15	Braemar	0	0	\$0	--
\$400,000 to \$899,999	80	102	12	Calverhall	0	0	\$0	--
\$900,000 to \$1,499,999	10	17	10	Canyon Heights NV	0	0	\$0	--
\$1,500,000 to \$1,999,999	3	5	49	Capilano NV	3	1	\$0	--
\$2,000,000 to \$2,999,999	1	2	15	Central Lonsdale	29	58	\$455,600	+ 21.7%
\$3,000,000 and \$3,999,999	0	0	0	Deep Cove	1	1	\$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	145	164	14	Edgemont	0	2	\$0	--
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	0	0	\$0	--
				Hamilton	8	7	\$487,700	+ 39.0%
				Hamilton Heights	1	0	\$0	--
				Indian Arm	0	0	\$0	--
				Indian River	2	0	\$0	--
				Lower Lonsdale	45	39	\$407,200	+ 7.0%
				Lynn Valley	7	16	\$464,600	+ 16.3%
				Lynnmour	12	13	\$405,900	+ 20.5%
				Norgate	1	5	\$500,200	+ 34.6%
				Northlands	5	4	\$542,500	- 1.8%
				Pemberton Heights	0	0	\$0	--
				Pemberton NV	11	6	\$350,500	+ 33.1%
				Princess Park	0	0	\$0	--
				Queensbury	0	0	\$0	--
				Roche Point	13	7	\$391,900	- 1.6%
				Seymour NV	0	0	\$0	--
				Tempe	0	0	\$0	--
				Upper Delbrook	0	0	\$0	--
				Upper Lonsdale	5	4	\$439,600	+ 16.9%
				Westlynn	0	0	\$0	--
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	1	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	145	164	\$422,600	+ 14.4%

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

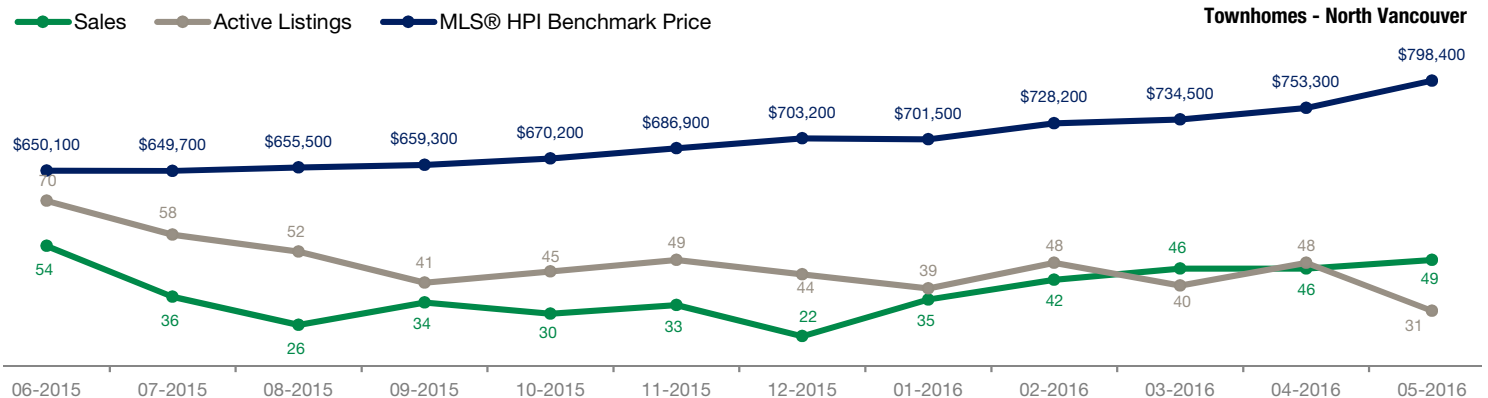


North Vancouver

Townhomes Report – May 2016

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	23	17	18	Calverhall	0	0	\$0	--
\$900,000 to \$1,499,999	25	13	17	Canyon Heights NV	1	0	\$0	--
\$1,500,000 to \$1,999,999	1	0	14	Capilano NV	3	0	\$0	--
\$2,000,000 to \$2,999,999	0	1	0	Central Lonsdale	4	7	\$784,600	+ 19.0%
\$3,000,000 and \$3,999,999	0	0	0	Deep Cove	0	0	\$0	--
\$4,000,000 to \$4,999,999	0	0	0	Delbrook	1	0	\$0	--
\$5,000,000 and Above	0	0	0	Dollarton	0	0	\$0	--
TOTAL	49	31	17	Edgemont	1	1	\$0	--
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	0	0	\$0	--
				Hamilton	5	0	\$689,300	+ 22.5%
				Hamilton Heights	0	0	\$0	--
				Indian Arm	0	0	\$0	--
				Indian River	1	3	\$966,400	+ 32.1%
				Lower Lonsdale	13	9	\$821,200	+ 22.0%
				Lynn Valley	3	1	\$791,700	+ 29.3%
				Lynnmour	9	3	\$687,900	+ 31.8%
				Norgate	0	3	\$767,700	+ 18.5%
				Northlands	2	1	\$1,045,500	+ 35.4%
				Pemberton Heights	0	0	\$0	--
				Pemberton NV	0	0	\$0	--
				Princess Park	0	0	\$0	--
				Queensbury	0	0	\$0	--
				Roche Point	2	1	\$870,500	+ 31.1%
				Seymour NV	0	0	\$0	--
				Tempe	0	0	\$0	--
				Upper Delbrook	0	0	\$0	--
				Upper Lonsdale	2	1	\$0	--
				Westlynn	0	0	\$733,100	+ 32.9%
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	0	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	49	31	\$798,400	+ 26.0%

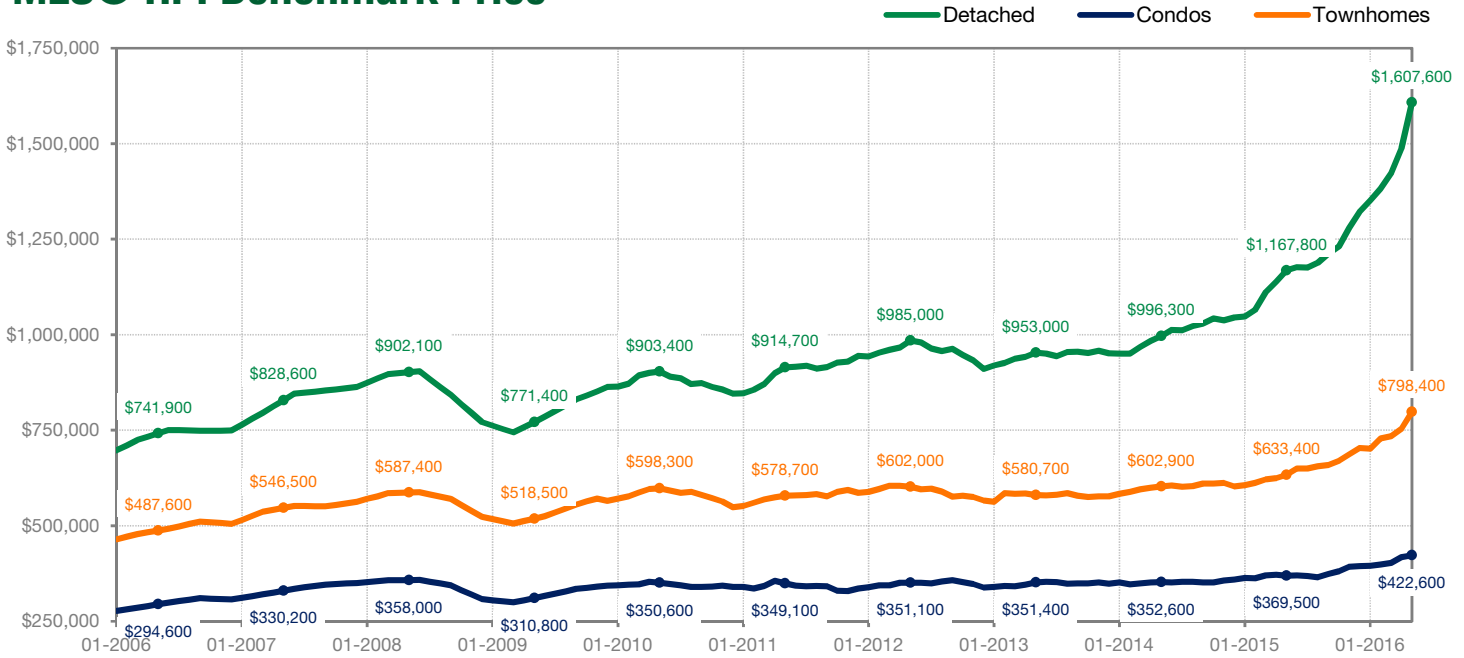
* This represents the total of the North Vancouver area, not the sum of the areas above.



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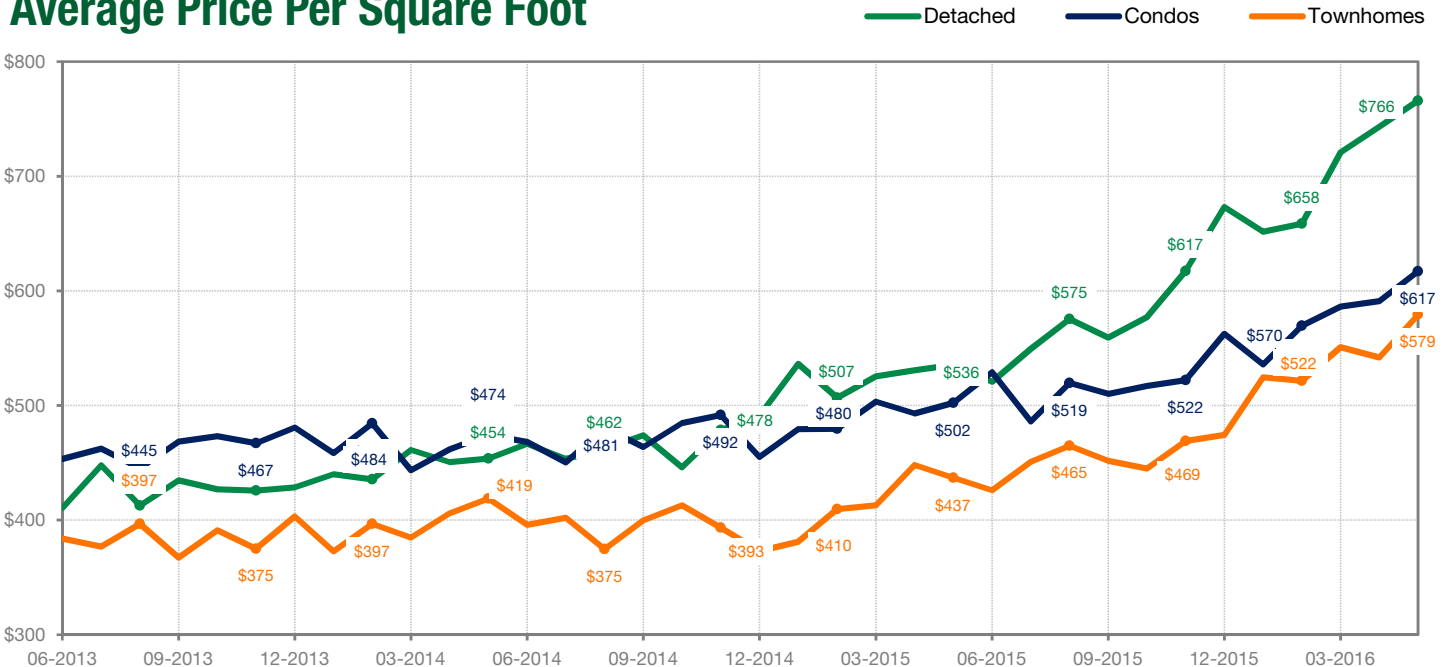
May 2016

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.