



DON EILERS

NORTH VANCOUVER MARKET UPDATE

'Talk from Don'

PRICE STABILITY

We have seen prices stabilize, as well there is less volatility in the past few months. Inventory levels are consistent with last year with 125 new properties coming onto the market in October, which is exactly the same as October 2009. Sales fell from 117 in 2009 to 77 this year, which is giving buyers a little breathing room to make a buying decision. Total year-to-date sales in North Vancouver are 812 homes versus 955 last year at this time. Prices for the year are up 3% so far this year, and up 37% for the past 5 years.

As always, it remains an exciting time in the real estate market here on the North Shore. If you'd like more details, or have questions or comments, please contact me directly at 604-889-9449 or don@doneilers.com.

SINGLE FAMILY HOMES			ATTACHED HOMES		
	SEPT 2010	OCT 2010		SEPT 2010	OCT 2010
New Listings	168	125	New Listings	237	163
Sales	63	77	Sales	94	100
Median Price	\$835,000	\$885,000	Median Price	\$431,000	\$406,500
Med. Sale Price Oct 2009	\$872,500		Med. Sale Price Oct 2009	\$395,000	

WORKING HARD TO EARN YOUR FUTURE BUSINESS

The Don Eilers Team continues to strive to give you a world class real estate experience. We want to earn your trust and appreciation for our advice, counsel and service, so much so, that you won't "keep us a secret" and will recommend us to friends, again and again.

DON EILERS
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