



DON EILERS

NORTH VANCOUVER MARKET UPDATE

'Talk from Don'

STABLE

The real estate market in North Vancouver ended the year at what could be best described as "stable". Prices for the year were in fact down 2% over the past year; however, going back five years they still remain up over 24%, according to the Real Estate Board housing price index. Sales also fell in 2010 from the previous year, with 944 last year versus 1,113 home sales in 2009.

So far this year we are seeing sales all over the map. We have had a few go through with multiple offers and then some just sit there. Clearly the market is very price sensitive, which can be expected in light of the activity we have been seeing.

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.

ATTACHED HOMES		
	NOV 2010	DEC 2010
New Listings	161	70
Sales	94	60
Median Price	\$395,000	\$418,000
Med. Sale Price Dec 2009	\$430,000	

SINGLE FAMILY HOMES		
	NOV 2010	DEC 2010
New Listings	71	22
Sales	83	49
Median Price	\$840,000	\$823,000
Med. Sale Price Dec 2009	\$869,000	

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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