

Vancouver Island Market Report

February 2025

SUPPLY	2024	2025	% CHANGE
SINGLE-FAMILY	915	975	+ 6.6%
APARTMENTS	298	376	+ 26.2%
TOWNHOUSES	328	245	- 25.3%

	2024	2025	% CHANGE	2024	2025	% CHANGE
ZONE 1 - CAMPBELL RIVER	21	26	+ 23.8%	\$703,295	\$817,075	+ 16.2%
ZONE 2 - COMOX VALLEY	36	37	+ 2.8%	\$871,291	\$856,754	- 1.7%
ZONE 3 - COWICHAN VALLEY	49	50	+ 2.0%	\$802,336	\$829,229	+ 3.4%
ZONE 4 - NANAIMO	65	61	- 6.2%	\$839,418	\$834,447	- 0.6%
ZONE 5 - PARKSVILLE / QUALICUM	45	40	- 11.1%	\$992,432	\$1,006,597	+ 1.4%
ZONE 6 PORT ALBERNI / WEST COAST	26	18	- 30.8%	\$637,096	\$637,211	+ 0.0%
ZONE 1 TO 6 TOTALS	242	232	- 4.1%	\$4,845,868	\$4,981,313	+ 2.8%
BOARD TOTALS*	250	239	- 4.4%	\$823,839	\$838,098	+ 1.7%

UNIT SALES

AVG. SALE PRICE

NOTES:

- Chart includes single-family residential unit sales, average sale prices for all zones within the Board
- Board Totals figures include Zone 7 - North Island, Zone 9 - Out of Board properties, and Zone 10 - Islands figures which are not listed separately in this table

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SOURCE: <https://www.vireb.com/>

Current as of March 2025. All MLS® active listings for Vancouver Island and area may be found on the board's website at www.vireb.com.

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