

VICTORIA REAL ESTATE BOARD

Monthly Statistics

August 2025

RESIDENTIAL SALES

	Units Sold			Average Price		
	2024	2025	% diff.	2024	2025	% diff.
Single Family Greater Victoria	244	261	+ 7.0%	\$1,274,983	\$1,302,554	+ 2.2%
Single Family Other Areas	8	7	- 12.5%	\$950,625	\$990,643	+ 4.2%
Single Family Total ALL Areas	252	268	+ 6.3%	\$1,264,686	\$1,294,407	+ 2.4%
Condo/Apartment	181	152	- 16.0%	\$597,262	\$583,282	- 2.3%
Row/Townhouse	72	66	- 8.3%	\$823,291	\$870,978	+ 5.8%
Manufactured Home	15	14	- 6.7%	\$308,093	\$460,464	+ 49.5%
	2024	2025	% diff.	2024	2025	% diff.

RESIDENTIAL BENCHMARK PRICES

	Single Family		Condo / Apt		Row / Townhome	
	August 2025	% diff.	August 2025	% diff.	August 2025	% diff.
Greater Victoria	\$1,164,400	+ 1.6%	\$551,300	- 1.5%	\$785,200	- 0.7%
Core	\$1,308,100	+ 1.6%	\$551,300	- 1.4%	\$848,000	- 0.4%
Westshore	\$1,022,300	+ 0.8%	\$518,500	- 0.5%	\$707,700	- 0.4%
Peninsula	\$1,281,300	+ 4.5%	\$617,200	- 4.4%	\$821,000	- 4.3%

SUPPLY

	Active Listings		
	2024	2025	% diff.
Single Family Total	1,331	1,433	+ 7.7%
Condo / Apartment	762	865	+ 13.5%
Row / Townhouse	230	315	+ 37.0%
Other Residential	868	987	+ 13.7%
ALL PROPERTY TYPES	3,191	3,600	+ 12.8%

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Source: <https://vreb.org>
Current as of September 2025