



North Vancouver

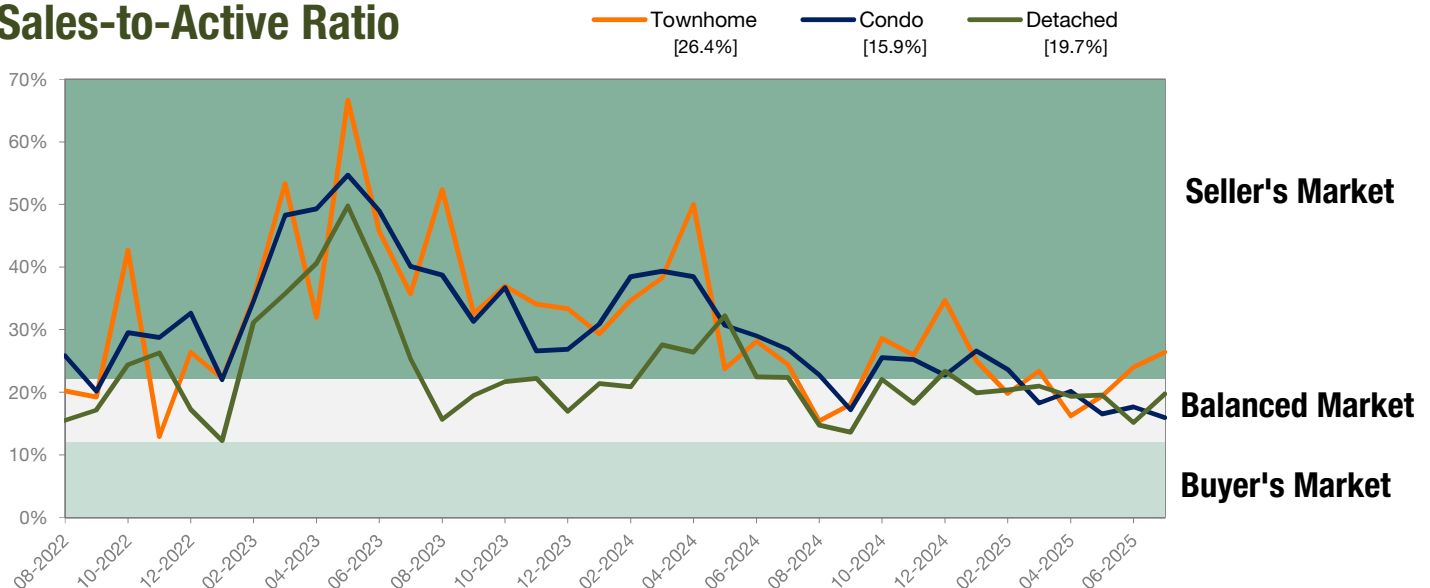
July 2025

Detached Properties	July			June		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	370	313	+ 18.2%	442	307	+ 44.0%
Sales	73	70	+ 4.3%	67	69	- 2.9%
Days on Market Average	34	20	+ 70.0%	26	20	+ 30.0%
MLS® HPI Benchmark Price	\$2,197,500	\$2,293,400	- 4.2%	\$2,214,800	\$2,305,100	- 3.9%

Condos	July			June		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	452	350	+ 29.1%	476	355	+ 34.1%
Sales	72	94	- 23.4%	84	103	- 18.4%
Days on Market Average	25	28	- 10.7%	33	19	+ 73.7%
MLS® HPI Benchmark Price	\$819,500	\$814,800	+ 0.6%	\$817,600	\$824,500	- 0.8%

Townhomes	July			June		
Activity Snapshot	2025	2024	One-Year Change	2025	2024	One-Year Change
Total Active Listings	144	131	+ 9.9%	171	135	+ 26.7%
Sales	38	32	+ 18.8%	41	38	+ 7.9%
Days on Market Average	26	29	- 10.3%	29	16	+ 81.3%
MLS® HPI Benchmark Price	\$1,314,500	\$1,352,100	- 2.8%	\$1,352,100	\$1,388,900	- 2.6%

Sales-to-Active Ratio





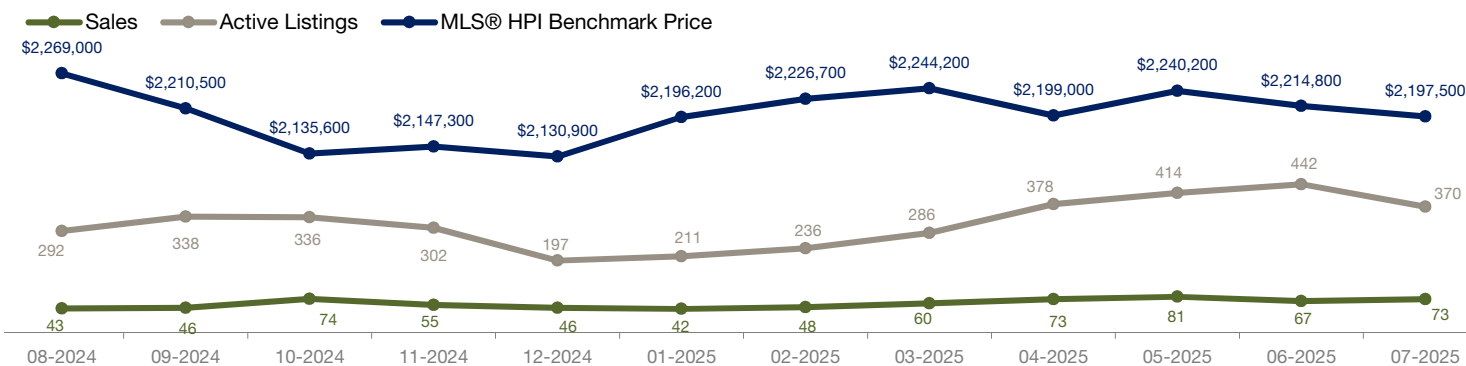
North Vancouver

Detached Properties Report – July 2025

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	4	11	\$2,175,800	- 4.8%
\$100,000 to \$199,999	0	0	0	Boulevard	4	17	\$2,321,000	- 8.8%
\$200,000 to \$399,999	3	1	14	Braemar	0	3	\$0	--
\$400,000 to \$899,999	0	3	0	Calverhall	4	13	\$1,932,400	- 6.3%
\$900,000 to \$1,499,999	4	20	42	Canyon Heights NV	4	42	\$2,380,700	- 3.5%
\$1,500,000 to \$1,999,999	31	86	29	Capilano NV	0	3	\$2,360,200	- 3.9%
\$2,000,000 to \$2,999,999	31	167	35	Central Lonsdale	5	32	\$2,032,000	- 1.5%
\$3,000,000 and \$3,999,999	2	55	23	Deep Cove	3	21	\$1,952,000	- 4.1%
\$4,000,000 to \$4,999,999	1	22	99	Delbrook	1	4	\$2,362,400	- 3.0%
\$5,000,000 and Above	1	16	154	Dollarton	0	13	\$2,485,100	- 7.6%
TOTAL	73	370	34	Edgemont	6	18	\$2,971,300	- 3.2%
				Forest Hills NV	1	10	\$3,181,000	- 2.3%
				Grouse Woods	1	3	\$2,351,000	- 1.0%
				Harbourside	0	0	\$0	--
				Indian Arm	2	4	\$0	--
				Indian River	3	3	\$1,958,700	- 5.4%
				Lower Lonsdale	1	11	\$2,329,300	+ 2.0%
				Lynn Valley	11	34	\$2,040,200	- 2.3%
				Lynnmour	2	4	\$0	--
				Mosquito Creek	0	1	\$0	--
				Norgate	1	6	\$1,542,800	- 11.8%
				Northlands	2	3	\$0	--
				Pemberton Heights	3	11	\$2,292,900	- 1.8%
				Pemberton NV	0	6	\$1,615,600	- 3.3%
				Princess Park	1	5	\$2,130,300	- 3.7%
				Queensbury	1	6	\$1,975,400	- 4.5%
				Roche Point	1	5	\$1,789,600	- 5.5%
				Seymour NV	1	7	\$1,913,000	- 6.4%
				Tempe	0	1	\$2,415,500	+ 0.1%
				Upper Delbrook	0	12	\$2,343,200	- 4.8%
				Upper Lonsdale	6	37	\$2,216,800	- 3.7%
				Westlynn	4	13	\$1,811,000	- 5.4%
				Westlynn Terrace	0	1	\$0	--
				Windsor Park NV	1	5	\$1,986,900	- 6.9%
				Woodlands-Sunshine-Cascade	0	5	\$0	--
				TOTAL*	73	370	\$2,197,500	- 4.2%

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

Detached Homes - North Vancouver



Current as of August 04, 2025. All data from the Real Estate Board of Greater Vancouver. Report © 2025 ShowingTime Plus, LLC. Percent changes are calculated using rounded figures.



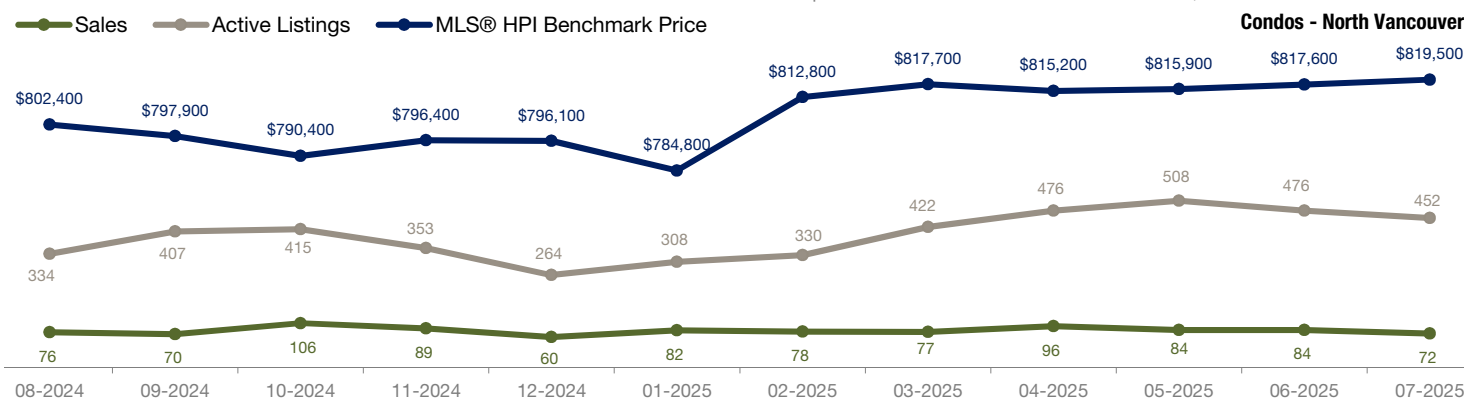
North Vancouver

Condo Report – July 2025

Price Range	Sales	Active Listings	Avg Days on Market
\$99,999 and Below	0	0	0
\$100,000 to \$199,999	0	0	0
\$200,000 to \$399,999	1	5	87
\$400,000 to \$899,999	48	260	22
\$900,000 to \$1,499,999	23	148	28
\$1,500,000 to \$1,999,999	0	24	0
\$2,000,000 to \$2,999,999	0	10	0
\$3,000,000 and \$3,999,999	0	4	0
\$4,000,000 to \$4,999,999	0	0	0
\$5,000,000 and Above	0	1	0
TOTAL	72	452	25

Neighbourhood	Sales	Active Listings	Benchmark Price	One-Year Change
Blueridge NV	0	1	\$0	--
Boulevard	0	1	\$0	--
Braemar	0	0	\$0	--
Calverhall	0	1	\$0	--
Canyon Heights NV	0	0	\$0	--
Capilano NV	1	1	\$1,157,500	+ 7.4%
Central Lonsdale	16	90	\$831,200	- 2.3%
Deep Cove	0	0	\$0	--
Delbrook	0	2	\$0	--
Dollarton	0	0	\$0	--
Edgemont	1	3	\$1,285,400	- 0.3%
Forest Hills NV	0	0	\$0	--
Grouse Woods	0	0	\$0	--
Harbourside	3	8	\$1,004,200	+ 5.6%
Indian Arm	0	0	\$0	--
Indian River	0	1	\$935,000	- 1.3%
Lower Lonsdale	20	112	\$809,100	+ 2.6%
Lynn Valley	9	45	\$905,500	- 3.0%
Lynnmour	9	60	\$910,500	- 2.5%
Mosquito Creek	1	10	\$709,400	- 1.9%
Norgate	1	4	\$895,400	+ 4.8%
Northlands	2	3	\$1,043,900	+ 0.7%
Pemberton Heights	0	0	\$0	--
Pemberton NV	4	65	\$563,700	+ 5.6%
Princess Park	0	0	\$0	--
Queensbury	0	3	\$0	--
Roche Point	5	35	\$806,500	- 0.3%
Seymour NV	0	1	\$0	--
Tempe	0	0	\$0	--
Upper Delbrook	0	0	\$0	--
Upper Lonsdale	0	6	\$700,400	- 2.3%
Westlynn	0	0	\$0	--
Westlynn Terrace	0	0	\$0	--
Windsor Park NV	0	0	\$0	--
Woodlands-Sunshine-Cascade	0	0	\$0	--
TOTAL*	72	452	\$819,500	+ 0.6%

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



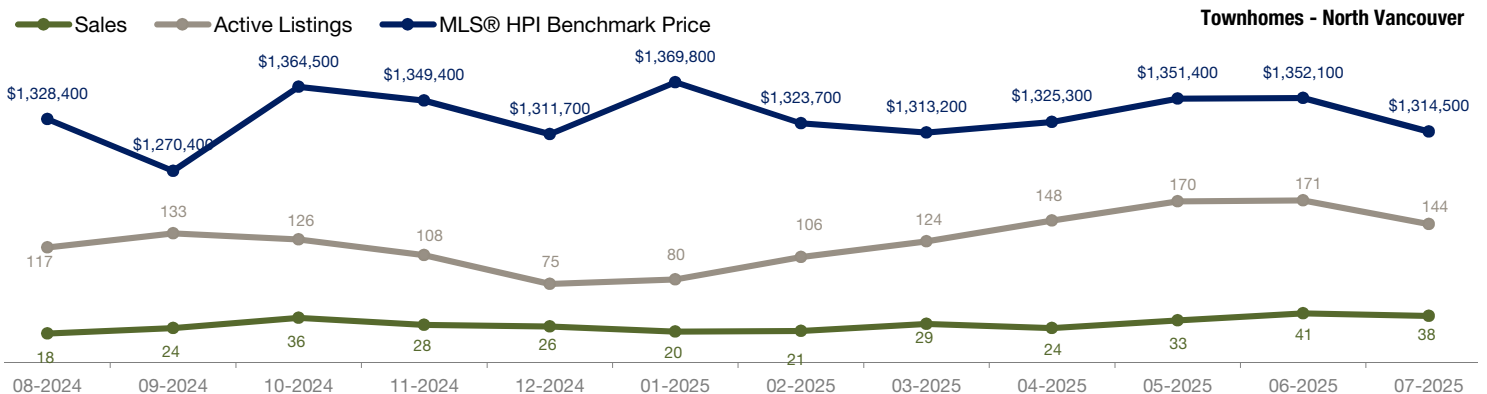


North Vancouver

Townhomes Report – July 2025

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	4	12	56	Calverhall	0	0	\$0	--
\$900,000 to \$1,499,999	29	86	19	Canyon Heights NV	0	3	\$0	--
\$1,500,000 to \$1,999,999	4	43	50	Capilano NV	0	2	\$0	--
\$2,000,000 to \$2,999,999	1	3	22	Central Lonsdale	1	19	\$1,322,700	- 5.9%
\$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	1	0	\$0	--
\$5,000,000 and Above	0	0	0	Dollarton	0	0	\$0	--
TOTAL	38	144	26	Edgemont	1	3	\$1,825,500	- 6.8%
				Forest Hills NV	0	0	\$0	--
				Grouse Woods	1	1	\$0	--
				Harbourside	0	0	\$0	--
				Indian Arm	0	0	\$0	--
				Indian River	2	2	\$1,441,700	+ 2.7%
				Lower Lonsdale	7	32	\$1,394,200	- 5.8%
				Lynn Valley	4	13	\$1,130,000	+ 1.2%
				Lynnmour	5	10	\$1,146,900	+ 0.2%
				Mosquito Creek	2	6	\$1,179,800	- 6.5%
				Norgate	0	2	\$1,173,800	- 6.4%
				Northlands	0	8	\$1,437,500	+ 0.7%
				Pemberton Heights	0	0	\$0	--
				Pemberton NV	3	16	\$1,446,200	- 5.5%
				Princess Park	2	3	\$0	--
				Queensbury	0	1	\$0	--
				Roche Point	5	6	\$1,369,100	+ 3.0%
				Seymour NV	0	8	\$1,249,300	+ 1.1%
				Tempe	0	0	\$0	--
				Upper Delbrook	0	0	\$0	--
				Upper Lonsdale	3	7	\$1,049,800	- 8.3%
				Westlynn	0	1	\$1,264,700	+ 3.1%
				Westlynn Terrace	0	0	\$0	--
				Windsor Park NV	0	0	\$0	--
				Woodlands-Sunshine-Cascade	0	0	\$0	--
				TOTAL*	38	144	\$1,314,500	- 2.8%

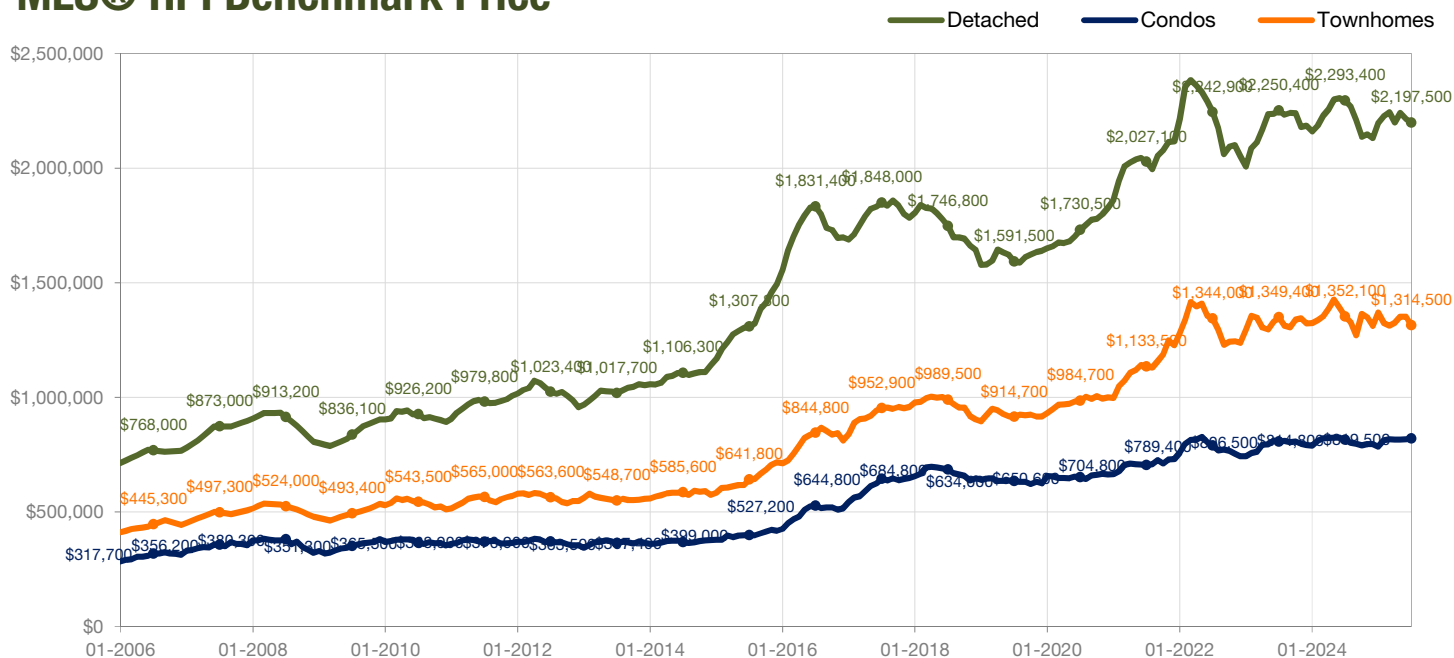
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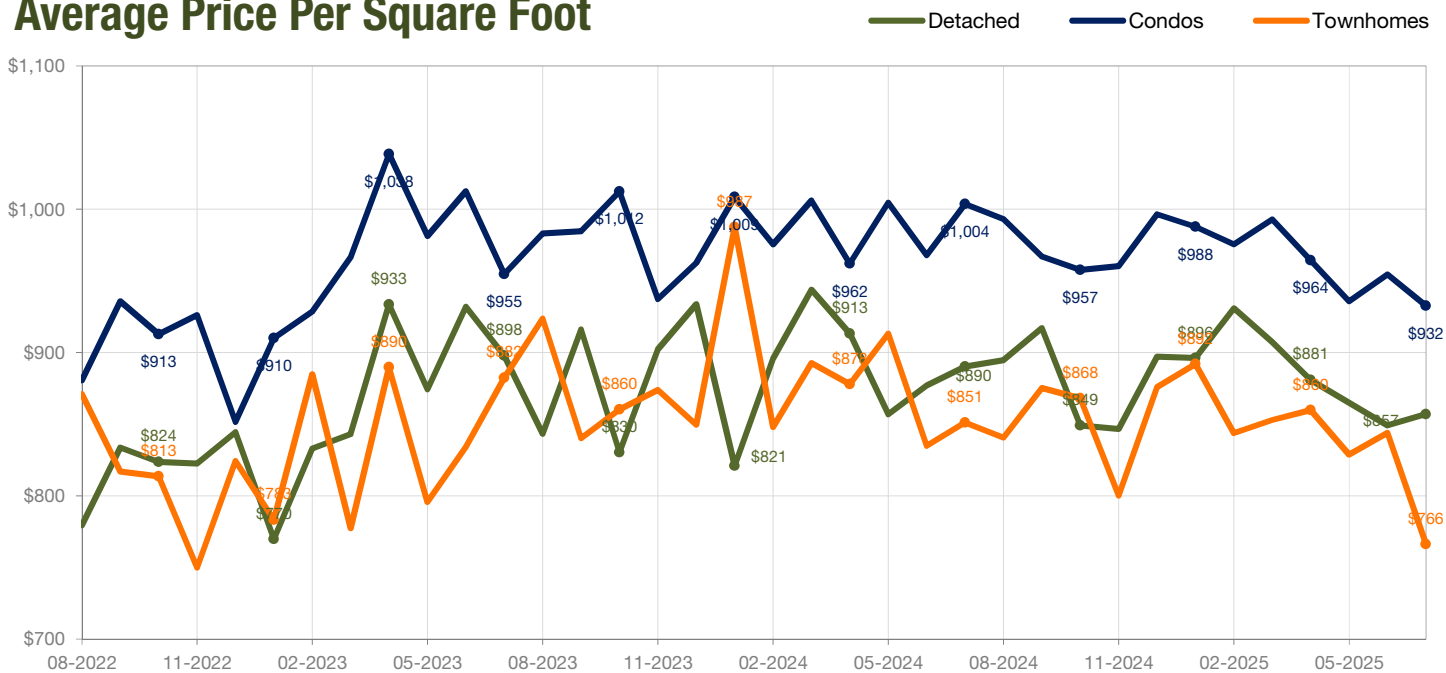
July 2025

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.