

RESIDENTIAL MARKET REPORT

# North Vancouver

July 2024



## North Vancouver Specialists



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## About North Vancouver

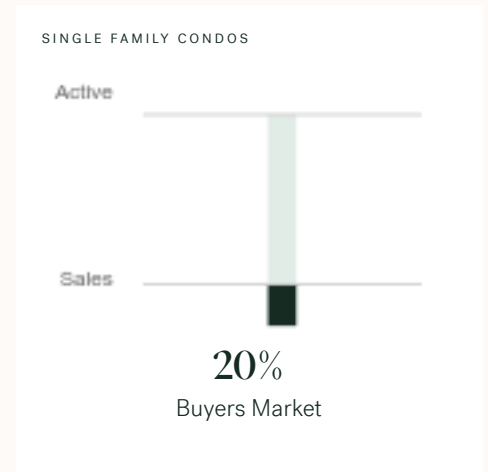
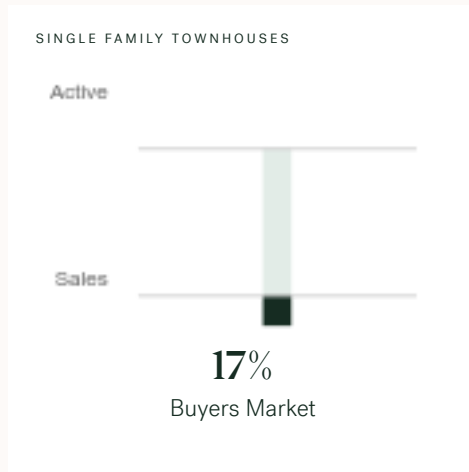
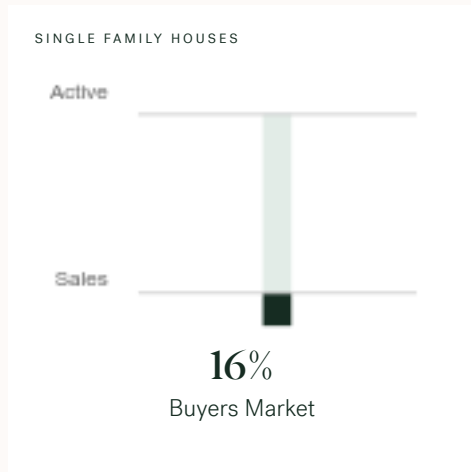
North Vancouver is a suburb of Vancouver, bordering West Vancouver, Vancouver and Burnaby, with approximately 154,363 (2022) residents living in a land area of 154,363 (2022) square kilometers. Currently there are homes for sale in North Vancouver, with an average price of 1,829,681, an average size of 1,930 sqft, and an average price per square feet of \$948.

## North Vancouver Neighbourhoods

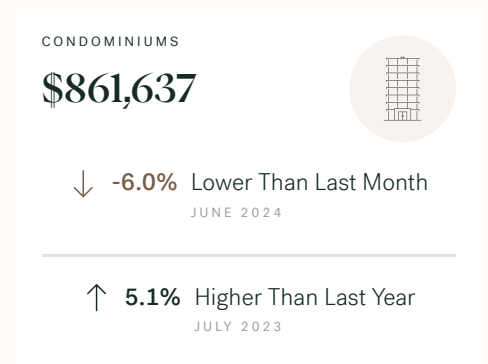
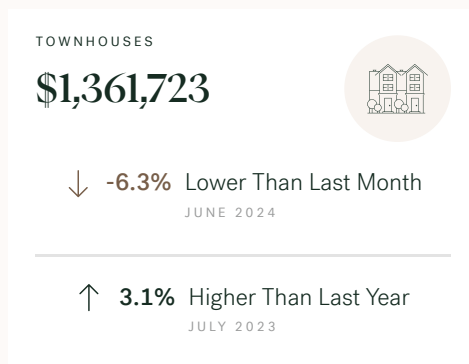
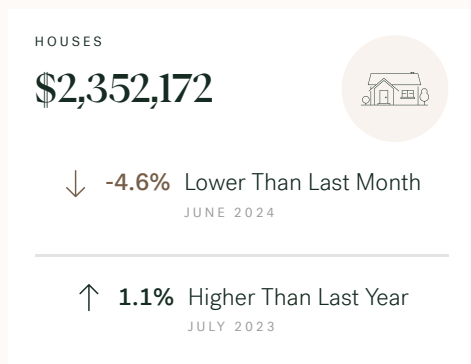
- Blueridge
- Boulevard
- Braemar
- Calverhall
- Canyon Heights
- Capilano
- Central Lonsdale
- Deep Cove
- Delbrook
- Dollarton
- Edgemont
- Forest Hills
- Grouse Woods
- Harbourside
- Indian Arm
- Indian River
- Lower Lonsdale
- Lynn Valley
- Lynnmour
- Mosquito Creek
- Norgate
- Northlands
- Pemberton
- Pemberton Heights
- Princess Park
- Queensbury
- Roche Point
- Seymour
- Tempe
- Upper Delbrook
- Upper Lonsdale
- Westlynn
- Westlynn Terrace
- Windsor Park
- Woodlands-Sunshine-Cascade

# July 2024 North Vancouver Overview

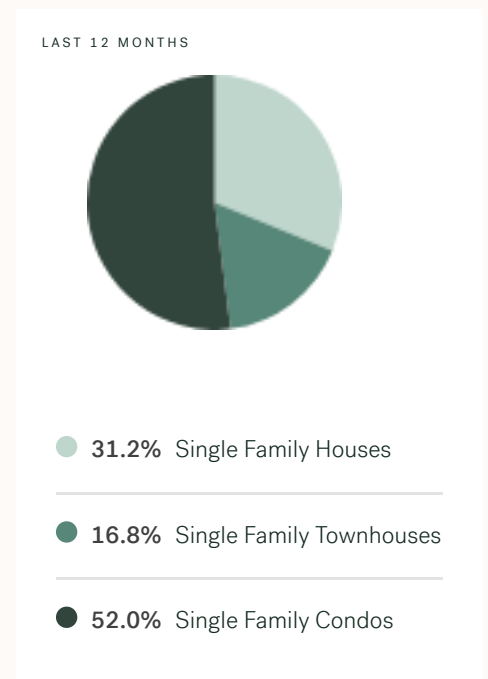
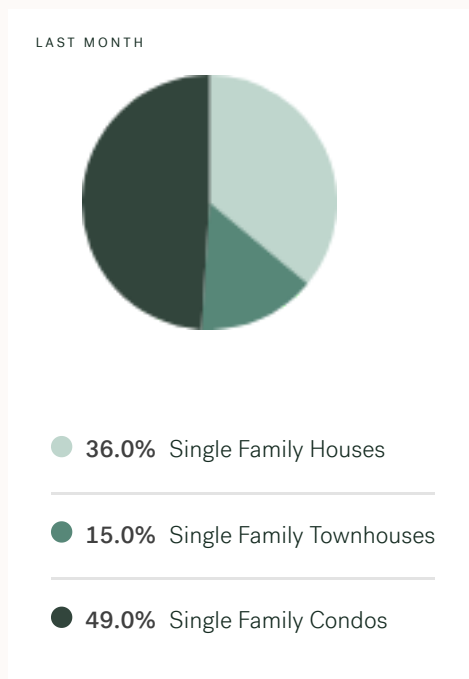
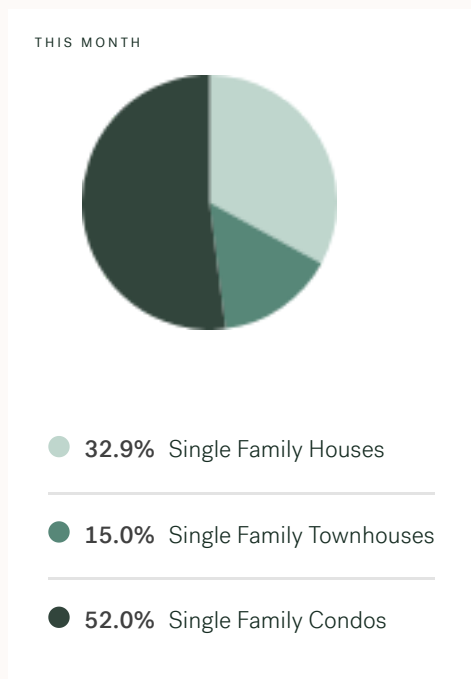
## Sales-to-Active Ratio



## HPI Benchmark Price (Average Price)



## Market Share



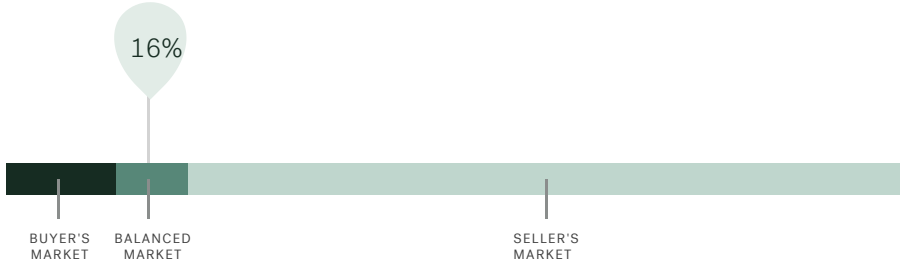
# North Vancouver Single Family Houses

JULY 2024 - 5 YEAR TREND

## Market Status

# Buyers Market

North Vancouver is currently a **Buyers Market**. This means that **less than 12%** of listings are sold within **30 days**. Buyers may have a **slight advantage** when negotiating prices.

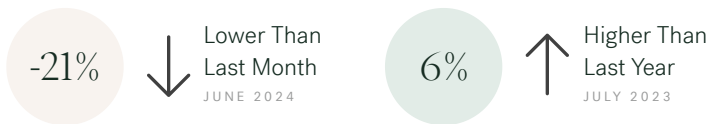


- 16% Of Single Family House Listings Sold IN PAST 30 DAYS
- 363 Active Single Family House Listings IN PAST 30 DAYS
- 57 Single Family House Listings Sold IN PAST 30 DAYS

## Summary of Sales Price Change



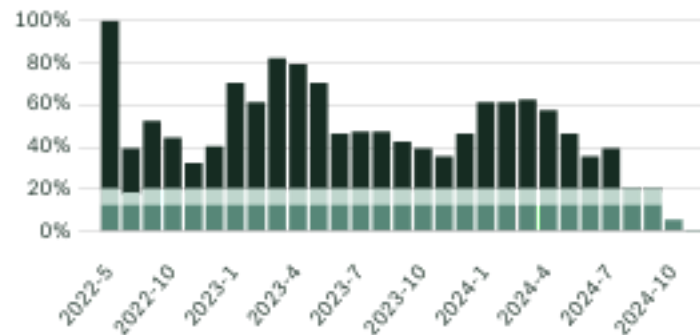
## Summary of Sales Volume Change



## Sales Price



## Sales-to-Active Ratio



## Number of Transactions



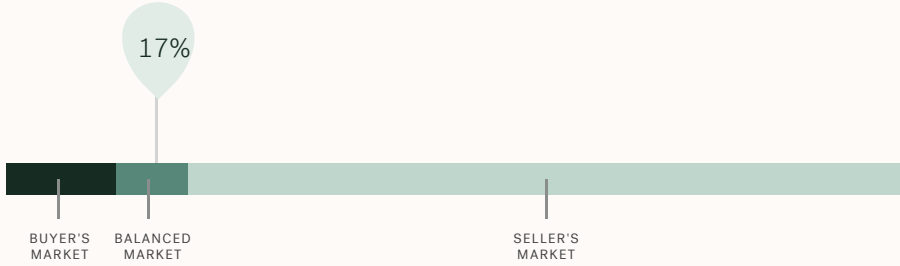
# North Vancouver Single Family Townhomes

JULY 2024 - 5 YEAR TREND

## Market Status

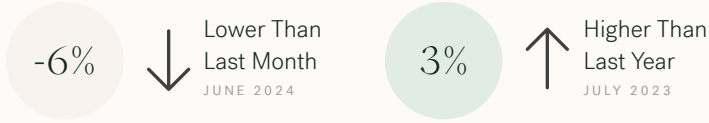
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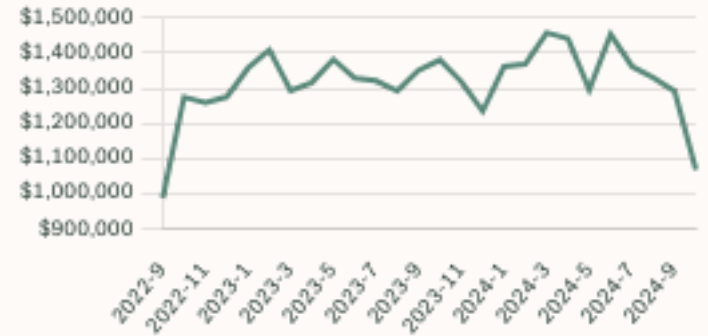


- 17% Of Single Family Townhouse Listings Sold IN PAST 30 DAYS
- 152 Active Single Family Townhouse Listings IN PAST 30 DAYS
- 26 Single Family Townhouse Listings Sold IN PAST 30 DAYS

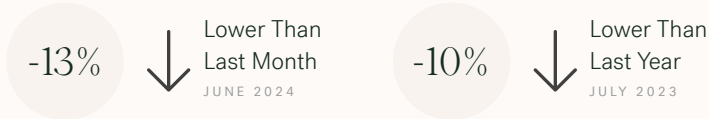
## Summary of Sales Price Change



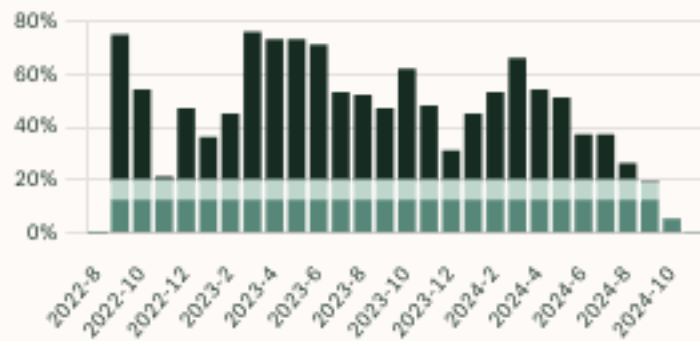
## Sales Price



## Summary of Sales Volume Change



## Sales-to-Active Ratio



## Number of Transactions



# North Vancouver Single Family Condos

JULY 2024 - 5 YEAR TREND

## Market Status

# Buyers Market

North Vancouver is currently a **Buyers Market**. This means that **less than 12%** of listings are sold within **30 days**. Buyers may have a **slight advantage** when negotiating prices.



- 20% Of Single Family Condo Listings Sold IN PAST 30 DAYS
- 453 Active Single Family Condo Listings IN PAST 30 DAYS
- 90 Single Family Condo Listings Sold IN PAST 30 DAYS

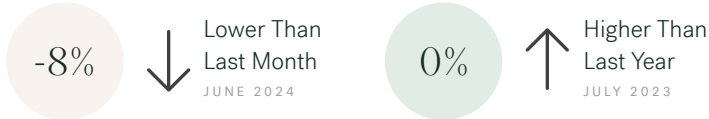
## Summary of Sales Price Change



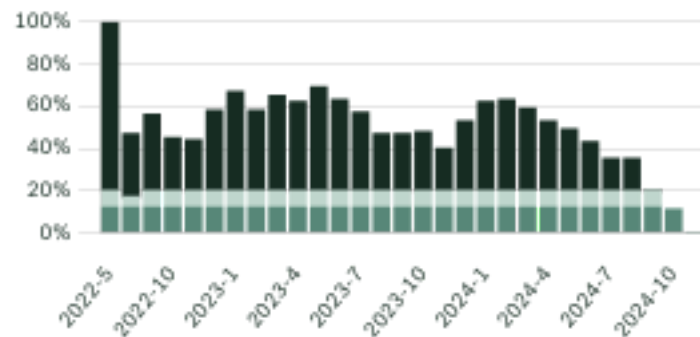
## Sales Price



## Summary of Sales Volume Change



## Sales-to-Active Ratio



## Number of Transactions





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