

RESIDENTIAL MARKET REPORT

Pitt Meadows

February 2025



Pitt Meadows Specialists



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About Pitt Meadows

Pitt Meadows is a suburb of Vancouver, bordering Maple Ridge, Port Coquitlam and Coquitlam, with approximately 20,399 (2022) residents living in a land area of 20,399 (2022) square kilometers. Currently there are homes for sale in Pitt Meadows, with an average price of 1,427,605, an average size of 1,992 sqft, and an average price per square feet of \$717.

Pitt Meadows Neighbourhoods

Central Meadows

Mid Meadows

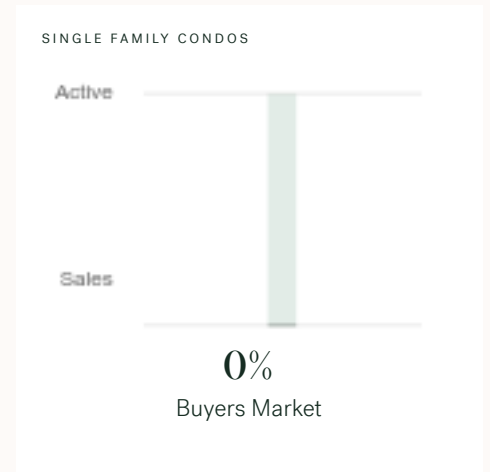
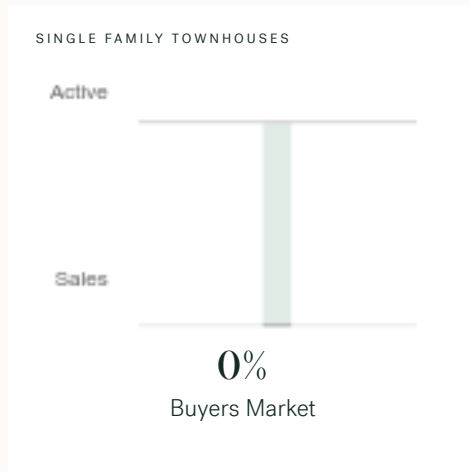
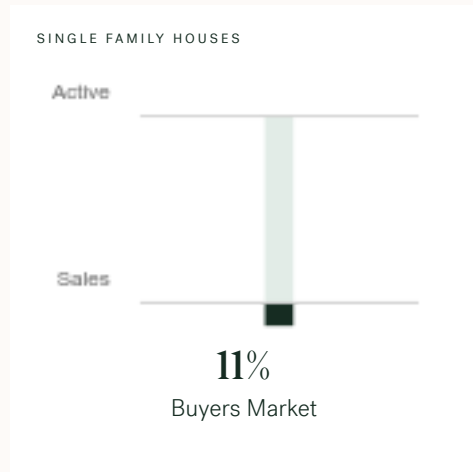
North Meadows

South Meadows

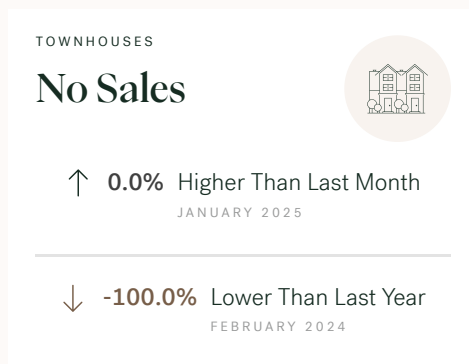
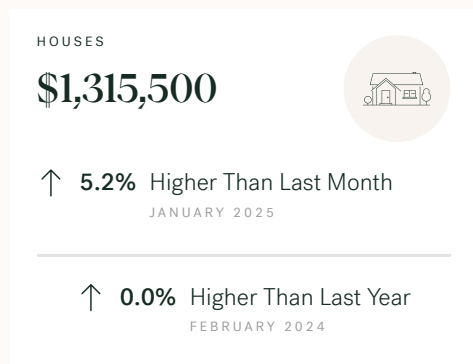
West Meadows

February 2025 Pitt Meadows Overview

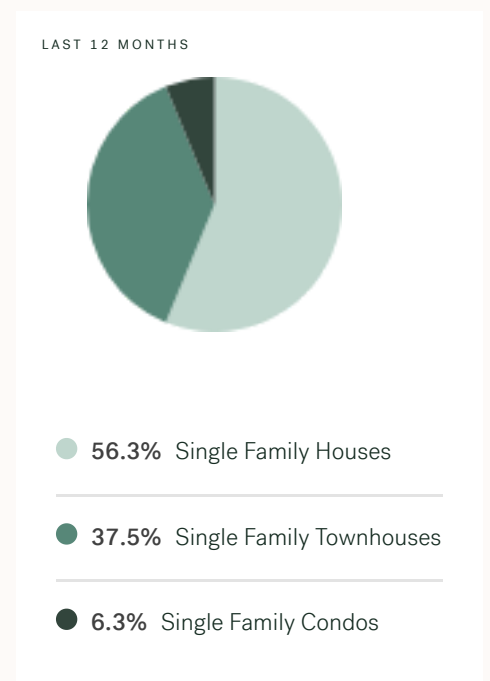
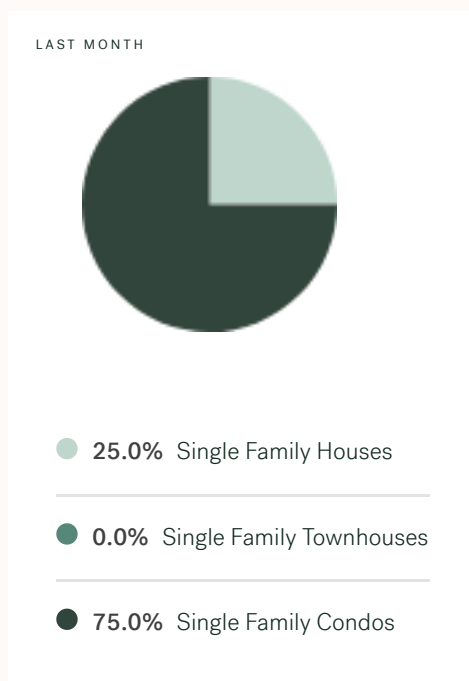
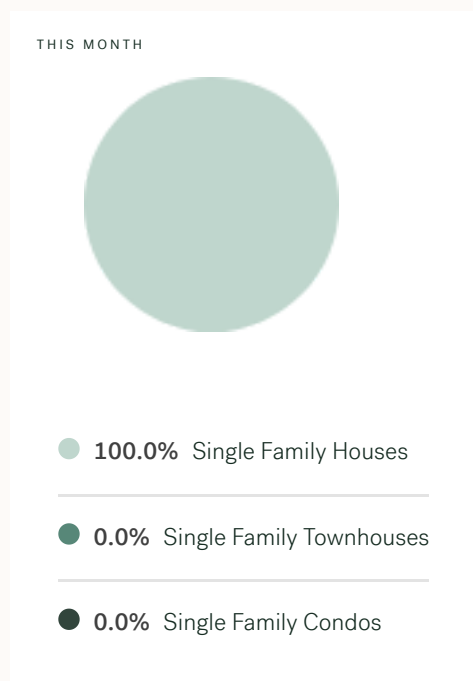
Sales-to-Active Ratio



HPI Benchmark Price (Average Price)



Market Share



Pitt Meadows Single Family Houses

FEBRUARY 2025 - 5 YEAR TREND

Market Status

Buyers Market

Pitt Meadows 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.



- 11% Of Single Family House Listings Sold IN PAST 30 DAYS
- 18 Active Single Family House Listings IN PAST 30 DAYS
- 2 Single Family House Listings Sold IN PAST 30 DAYS

Summary of Sales Price Change

- 5% ↑ Higher Than Last Month JANUARY 2025
- 0% ↑ Higher Than Last Year FEBRUARY 2024

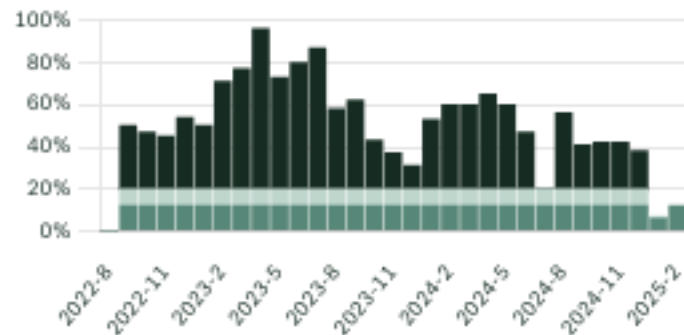
Summary of Sales Volume Change

- 100% ↑ Higher Than Last Month JANUARY 2025
- 78% ↓ Lower Than Last Year FEBRUARY 2024

Sales Price



Sales-to-Active Ratio



Number of Transactions



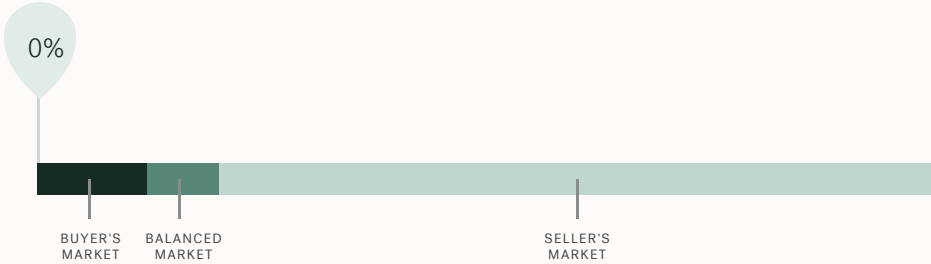
Pitt Meadows Single Family Townhomes

FEBRUARY 2025 - 5 YEAR TREND

Market Status

Buyers Market

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Summary of Sales Price Change



Sales Price



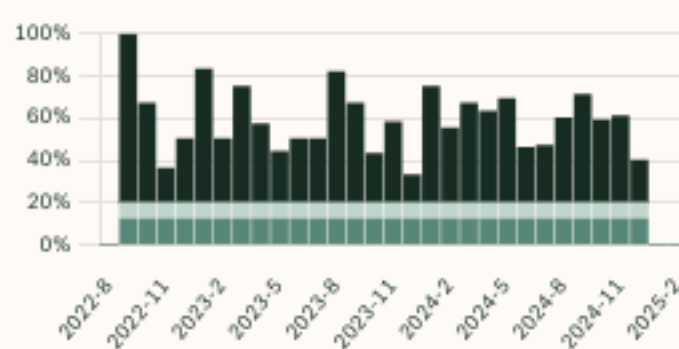
Summary of Sales Volume Change



Number of Transactions



Sales-to-Active Ratio



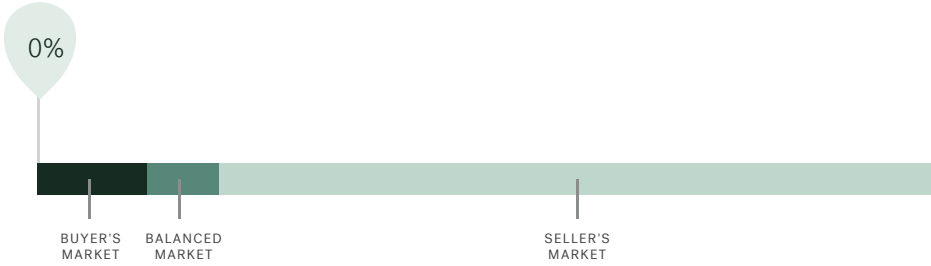
Pitt Meadows Single Family Condos

FEBRUARY 2025 - 5 YEAR TREND

Market Status

Buyers Market

Pitt Meadows 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.



- 0% Of Single Family Condo Listings Sold IN PAST 30 DAYS
- 10 Active Single Family Condo Listings IN PAST 30 DAYS
- 0 Single Family Condo Listings Sold IN PAST 30 DAYS

Summary of Sales Price Change



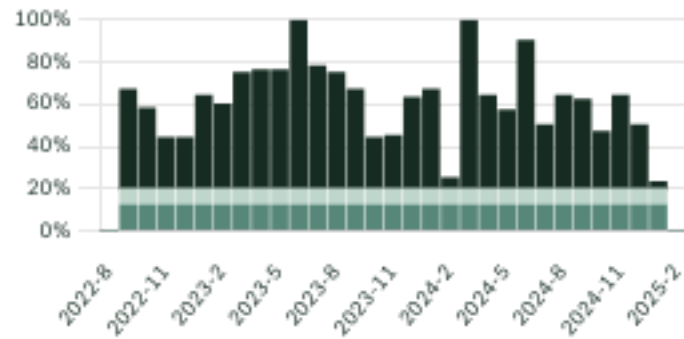
Sales Price



Summary of Sales Volume Change



Sales-to-Active Ratio



Number of Transactions



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