

RESIDENTIAL MARKET REPORT

North Vancouver

January 2025



North Vancouver Specialists



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About North Vancouver

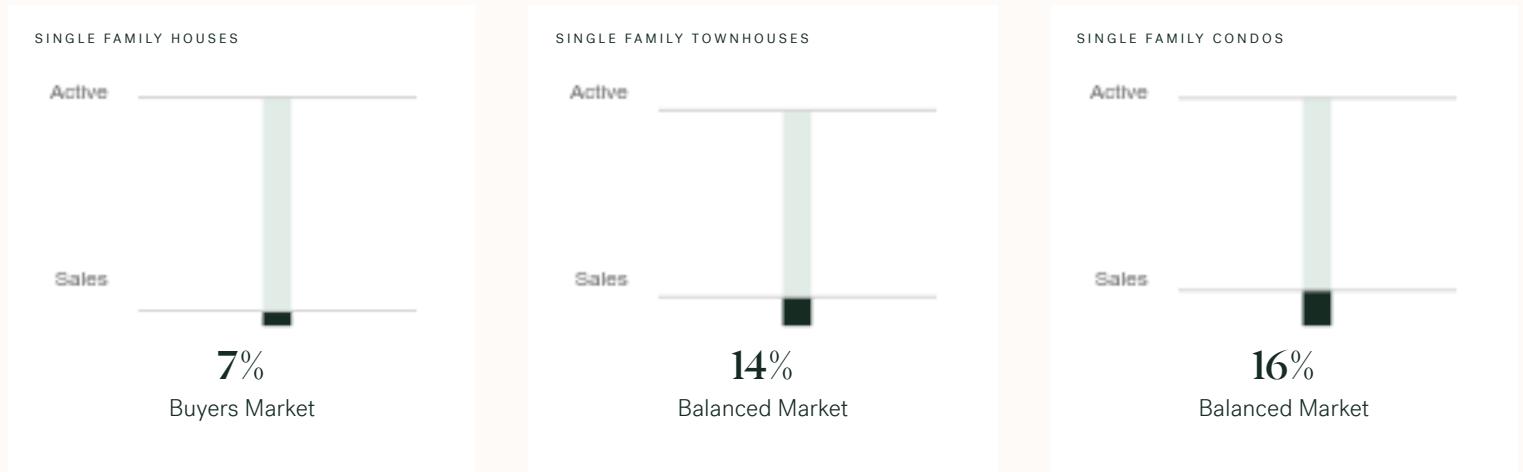
North Vancouver is a suburb of Vancouver, bordering West Vancouver, Vancouver and Burnaby, with approximately 154,363 (2022) residents living in a land area of 154,363 (2022) square kilometers. Currently there are homes for sale in North Vancouver, with an average price of 1,759,290, an average size of 1,829 sqft, and an average price per square feet of \$962.

North Vancouver Neighbourhoods

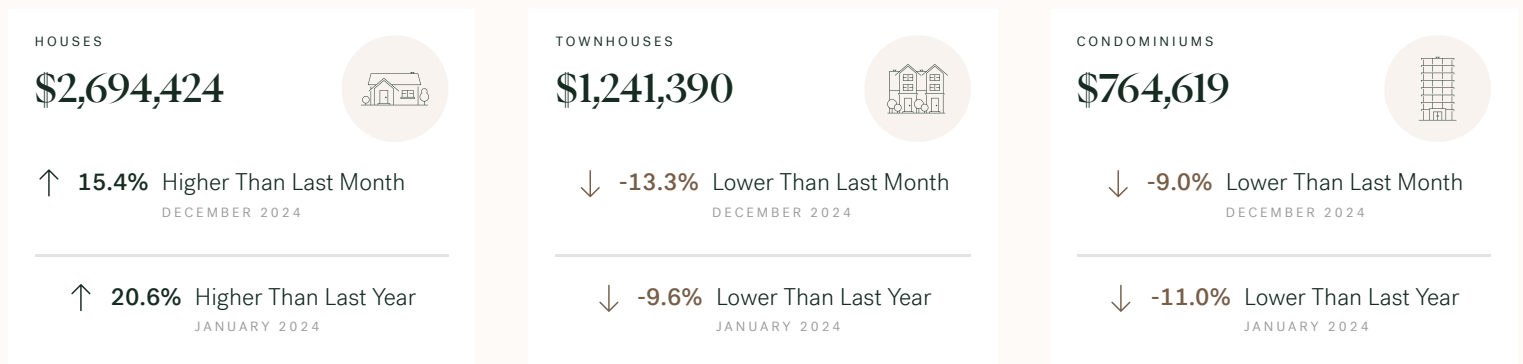
- Blueridge
- Boulevard
- Braemar
- Calverhall
- Canyon Heights
- Capilano
- Central Lonsdale
- Deep Cove
- Delbrook
- Dollarton
- Edgemont
- Forest Hills
- Grouse Woods
- Harbourside
- Indian Arm
- Indian River
- Lower Lonsdale
- Lynn Valley
- Lynnmour
- Mosquito Creek
- Norgate
- Northlands
- Pemberton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

January 2025 North Vancouver Overview

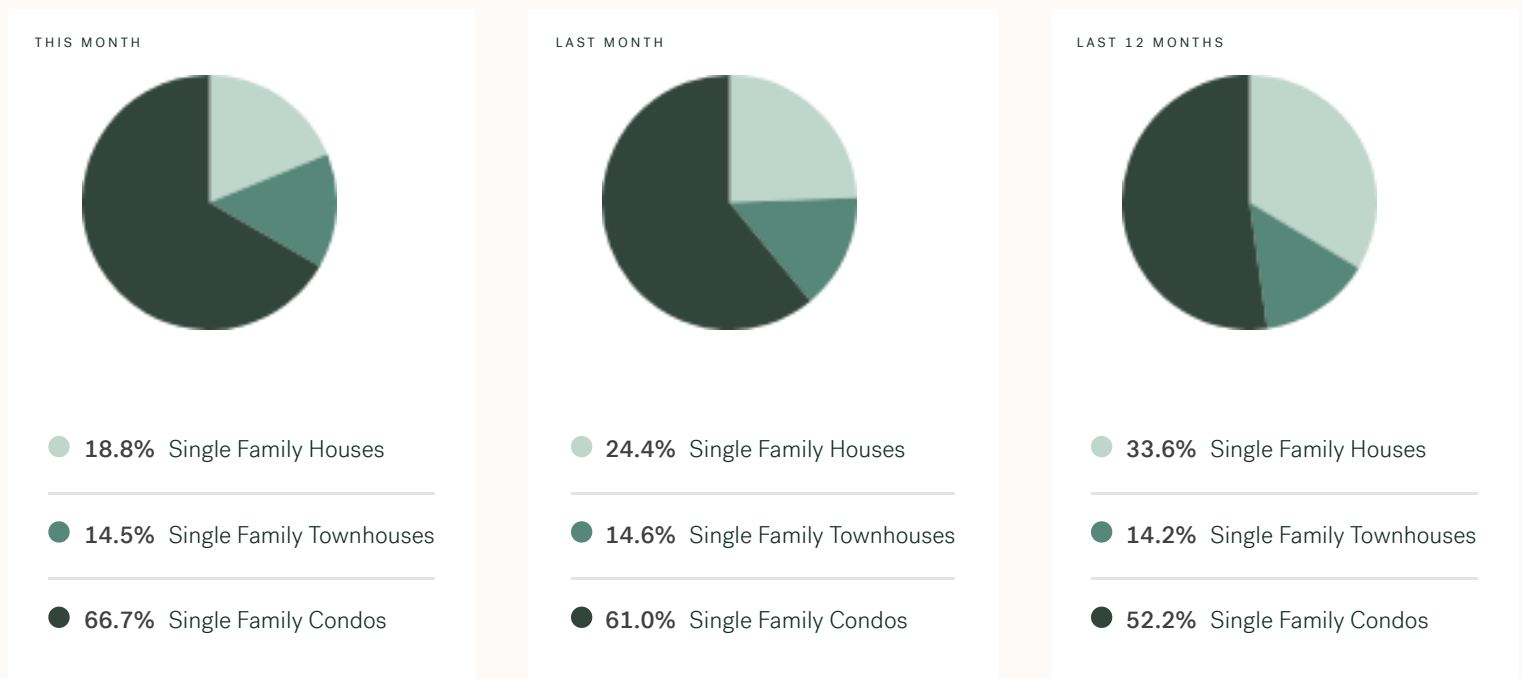
Sales-to-Active Ratio



HPI Benchmark Price (Average Price)



Market Share



North Vancouver Single Family Houses

JANUARY 2025 - 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.



Summary of Sales Price Change



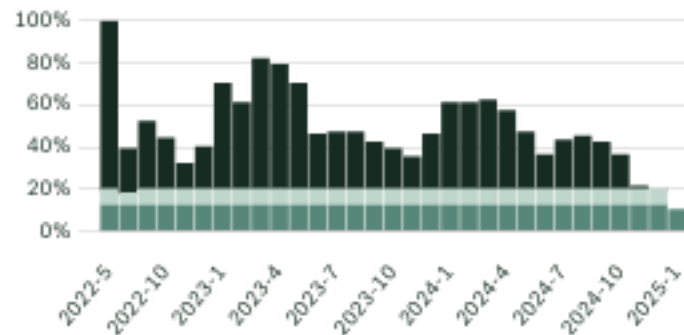
Summary of Sales Volume Change



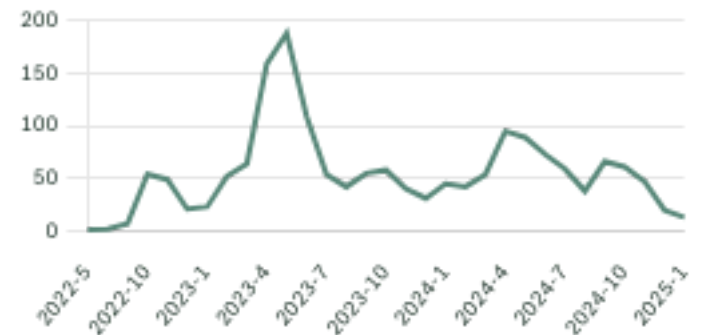
Sales Price



Sales-to-Active Ratio



Number of Transactions



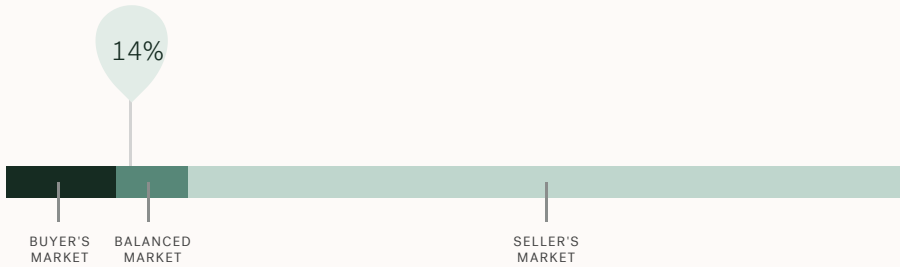
North Vancouver Single Family Townhomes

JANUARY 2025 - 5 YEAR TREND

Market Status

Balanced Market

North Vancouver is currently a **Balanced Market**. This means that **between 12% and 20%** of listings are sold within **30 days**. There may not be an advantage either way when negotiating prices.



- 14% Of Single Family Townhouse Listings Sold IN PAST 30 DAYS
- 74 Active Single Family Townhouse Listings IN PAST 30 DAYS
- 10 Single Family Townhouse Listings Sold IN PAST 30 DAYS

Summary of Sales Price Change



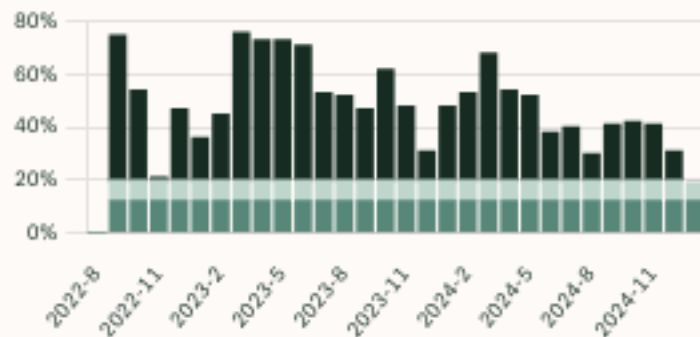
Sales Price



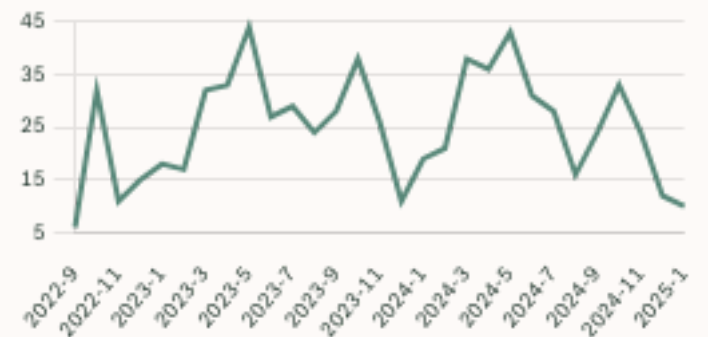
Summary of Sales Volume Change



Sales-to-Active Ratio



Number of Transactions



North Vancouver Single Family Condos

JANUARY 2025 - 5 YEAR TREND

Market Status

Balanced Market

North Vancouver is currently a **Balanced Market**. This means that **between 12% and 20%** of listings are sold within **30 days**. There may not be an advantage either way when negotiating prices.



- 16% Of Single Family Condo Listings Sold IN PAST 30 DAYS
- 293 Active Single Family Condo Listings IN PAST 30 DAYS
- 46 Single Family Condo Listings Sold IN PAST 30 DAYS

Summary of Sales Price Change



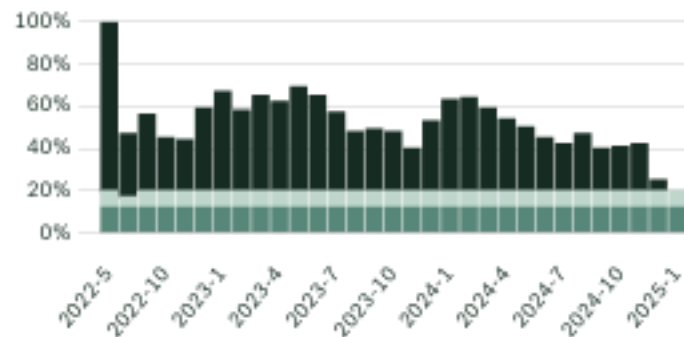
Summary of Sales Volume Change



Sales Price



Sales-to-Active Ratio



Number of Transactions



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