

RESIDENTIAL MARKET REPORT

West Vancouver

January 2025



West Vancouver Specialists



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About West Vancouver

West Vancouver is a suburb of Vancouver, bordering North Vancouver, Squamish and Vancouver, with approximately 45,406 (2022) residents living in a land area of 45,406 (2022) square kilometers. Currently there are homes for sale in West Vancouver, with an average price of 4,481,085, an average size of 3,982 sqft, and an average price per square feet of \$1,125.

West Vancouver Neighbourhoods

Altamont

Ambleside

Bayridge

British Properties

Canterbury

Caulfeild

Cedardale

Chartwell

Chelsea Park

Cypress

Cypress Park Estates

Deer Ridge

Dundarave

Eagle Harbour

Eagleridge

Furry Creek

Gleneagles

Glenmore

Horseshoe Bay

Howe Sound

Lions Bay

Olde Caulfeild

Panorama Village

Park Royal

Passage Island

Porteau

Queens

Rockridge

Sandy Cove

Sentinel Hill

Upper Caulfeild

West Bay

Westhill

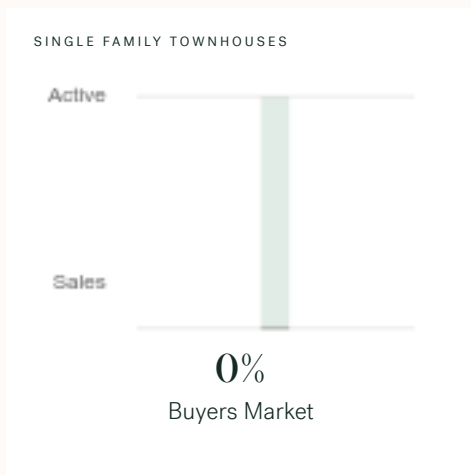
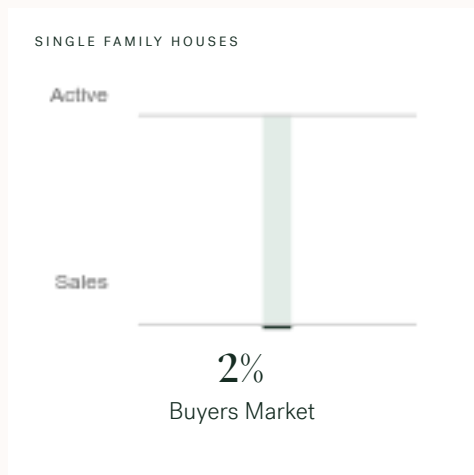
Westmount

Whitby Estates

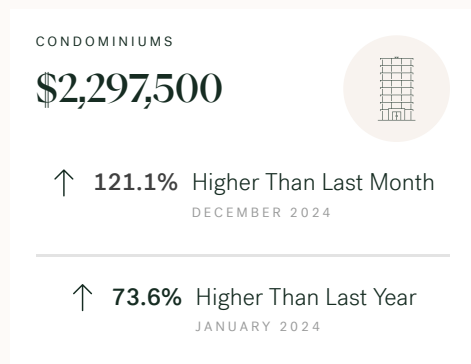
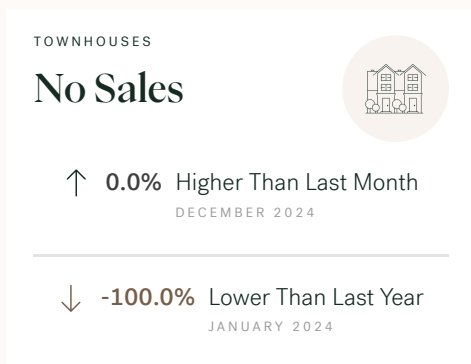
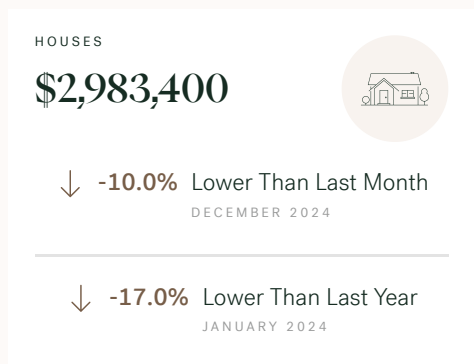
Whytecliff

January 2025 West Vancouver Overview

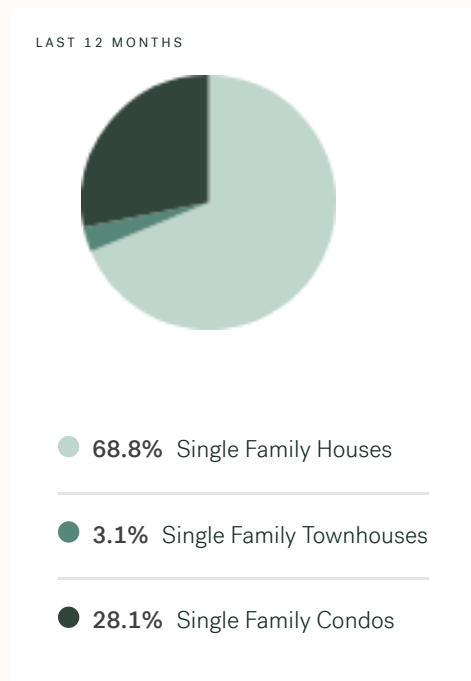
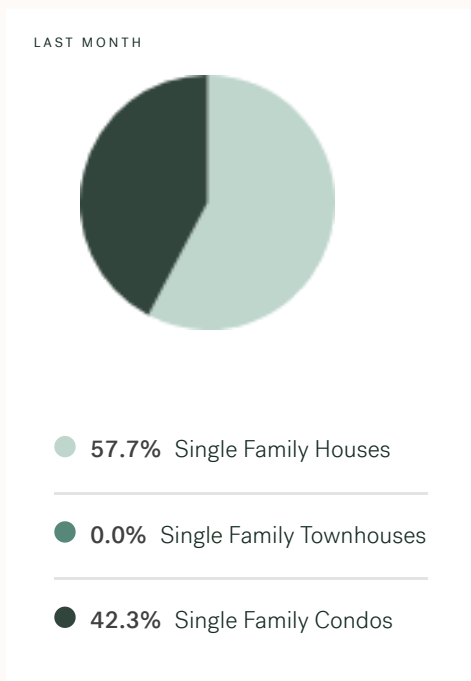
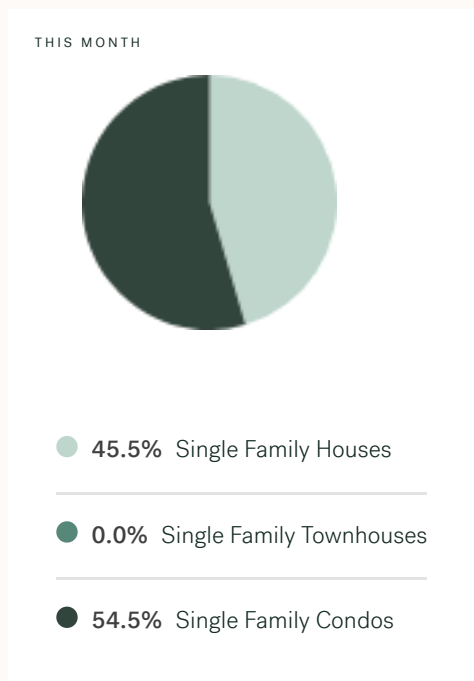
Sales-to-Active Ratio



HPI Benchmark Price (Average Price)



Market Share



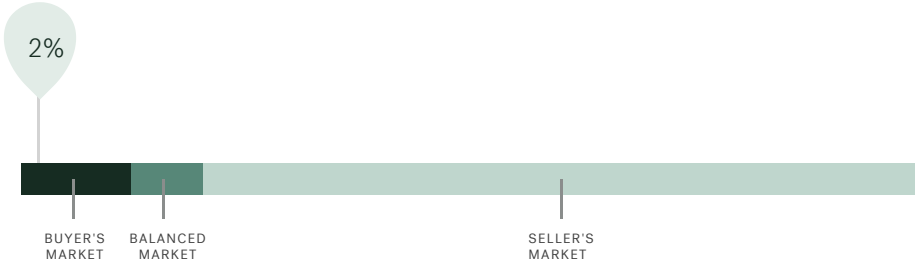
West Vancouver Single Family Houses

JANUARY 2025 - 5 YEAR TREND

Market Status

Buyers Market

West 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.



- 2% Of Single Family House Listings Sold IN PAST 30 DAYS
- 229 Active Single Family House Listings IN PAST 30 DAYS
- 5 Single Family House Listings Sold IN PAST 30 DAYS

Summary of Sales Price Change



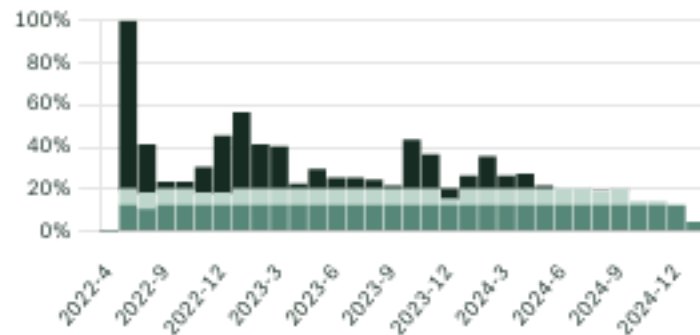
Summary of Sales Volume Change



Sales Price



Sales-to-Active Ratio



Number of Transactions



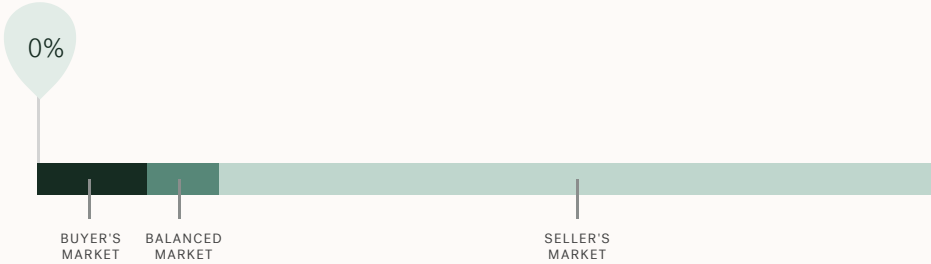
West Vancouver Single Family Townhomes

JANUARY 2025 - 5 YEAR TREND

Market Status

Buyers Market

West 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.



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

Summary of Sales Price Change



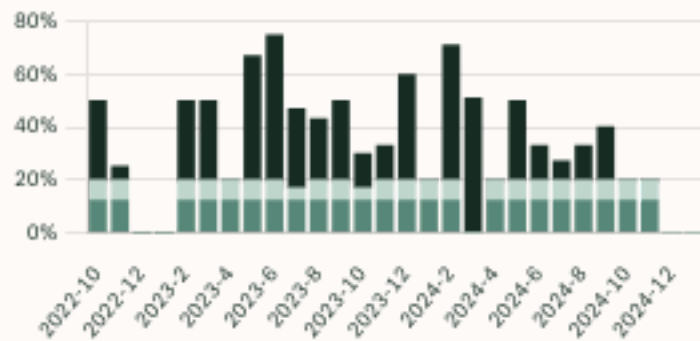
Summary of Sales Volume Change



Sales Price



Sales-to-Active Ratio



Number of Transactions



West Vancouver Single Family Condos

JANUARY 2025 - 5 YEAR TREND

Market Status

Buyers Market

West 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.



- 9% Of Single Family Condo Listings Sold IN PAST 30 DAYS
- 70 Active Single Family Condo Listings IN PAST 30 DAYS
- 6 Single Family Condo Listings Sold IN PAST 30 DAYS

Summary of Sales Price Change



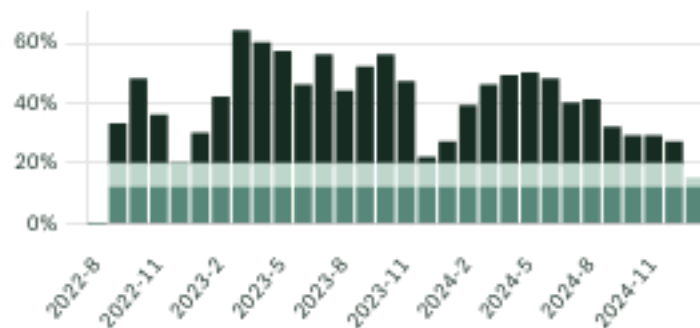
Sales Price



Summary of Sales Volume Change



Sales-to-Active Ratio



Number of Transactions



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