

RESIDENTIAL MARKET REPORT

New Westminster

March 2025



New Westminster Specialists



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About New Westminster

New Westminster is a suburb of Vancouver, bordering Burnaby, Coquitlam and Surrey, with approximately 85,708 (2022) residents living in a land area of 85,708 (2022) square kilometers. Currently there are homes for sale in New Westminster, with an average price of 1,442,897, an average size of 1,472 sqft, and an average price per square feet of \$980.

New Westminster Neighbourhoods

Brunette

Connaught Heights

Downtown New West

Fraserview

Glenbrooke North

Moody Park

North Arm

Quay

Queens Park

Queensborough

Sapperton

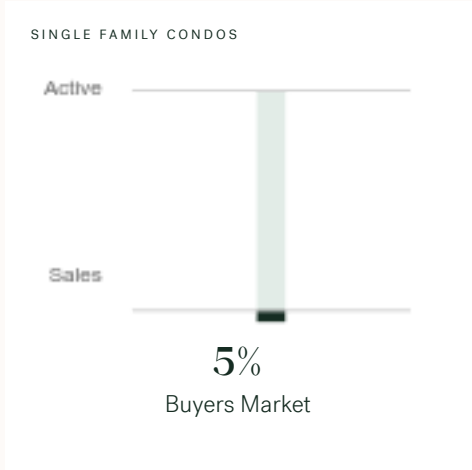
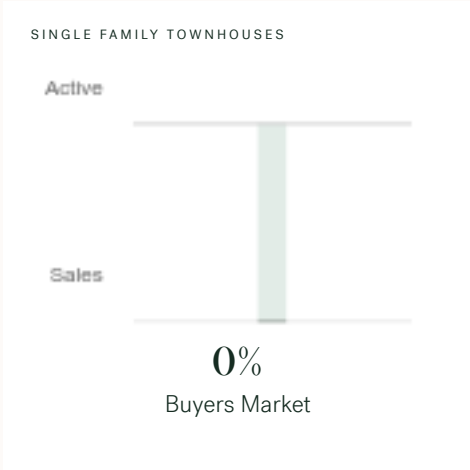
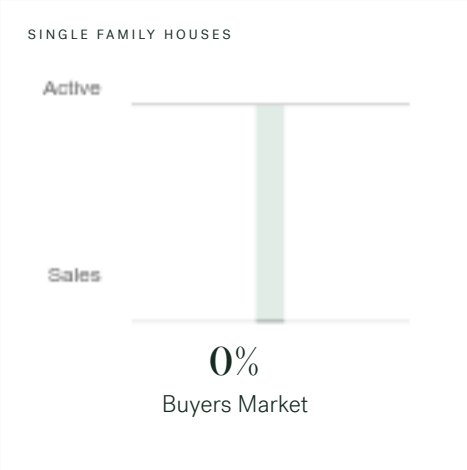
The Heights

Uptown

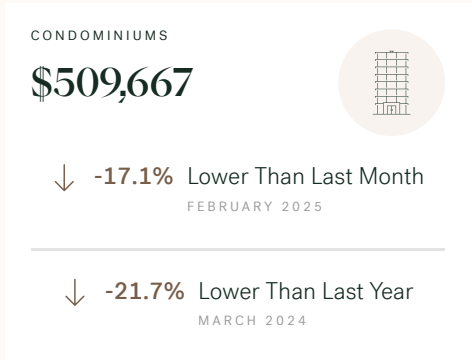
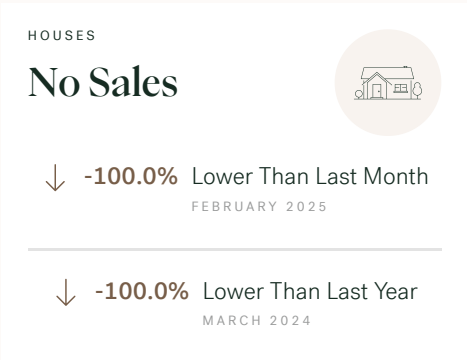
West End

March 2025 New Westminster Overview

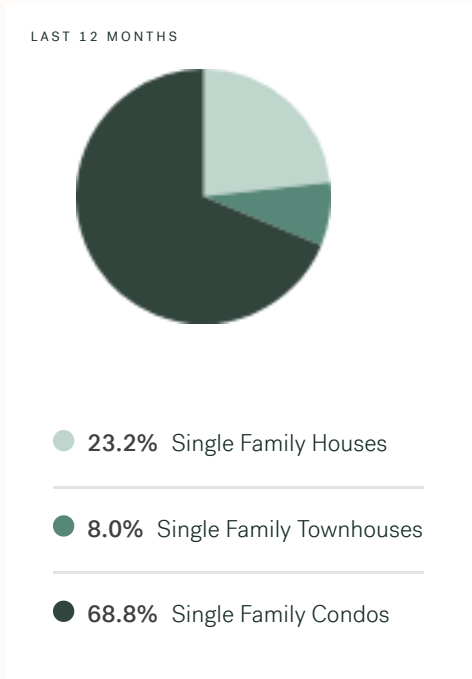
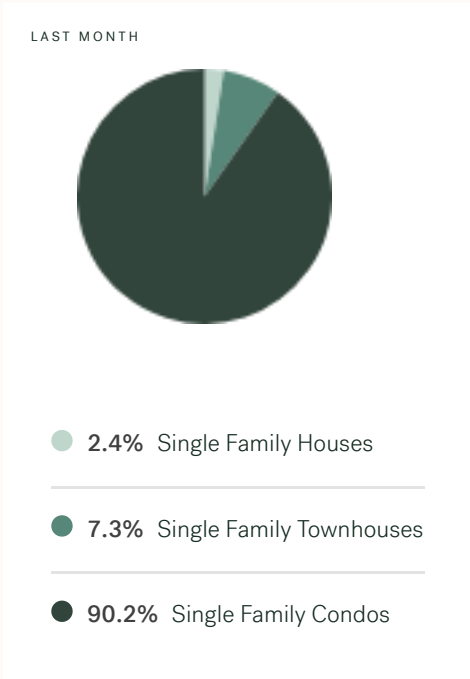
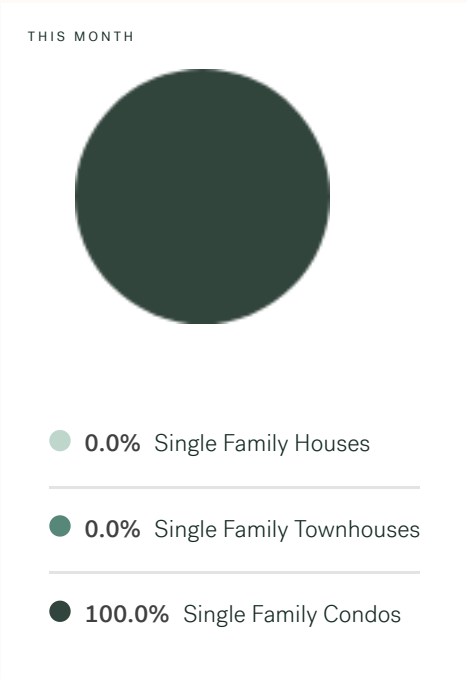
Sales-to-Active Ratio



HPI Benchmark Price (Average Price)



Market Share



New Westminster Single Family Houses

MARCH 2025 - 5 YEAR TREND

Market Status

Buyers Market

New Westminster 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 House Listings Sold
IN PAST 30 DAYS

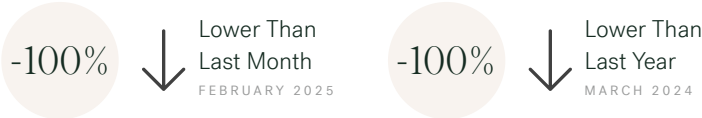
28

Active Single Family House Listings
IN PAST 30 DAYS

0

Single Family House Listings Sold
IN PAST 30 DAYS

Summary of Sales Price Change



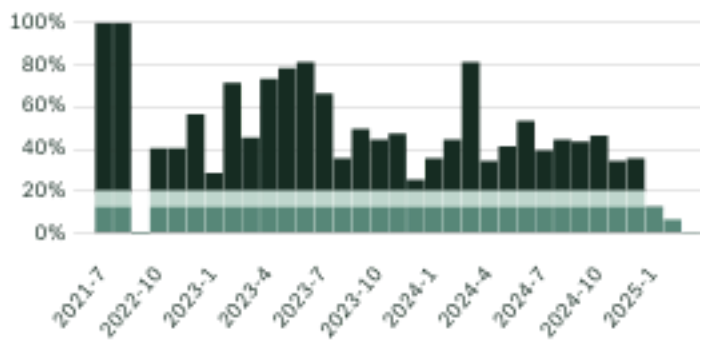
Summary of Sales Volume Change



Sales Price



Sales-to-Active Ratio



Number of Transactions



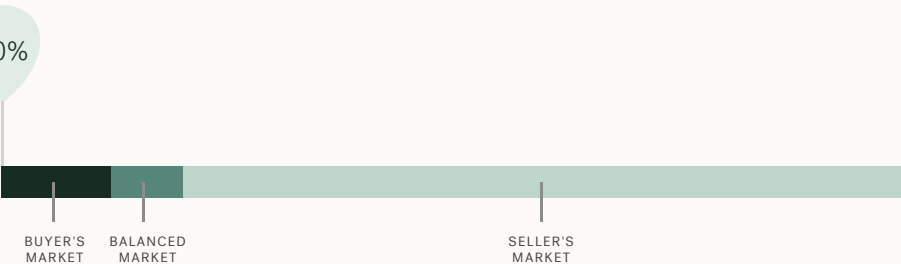
New Westminster Single Family Townhomes

MARCH 2025 - 5 YEAR TREND

Market Status

Buyers Market

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0%

Of Single Family
Townhouse Listings Sold
IN PAST 30 DAYS

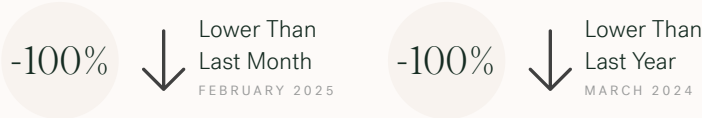
17

Active Single Family
Townhouse Listings
IN PAST 30 DAYS

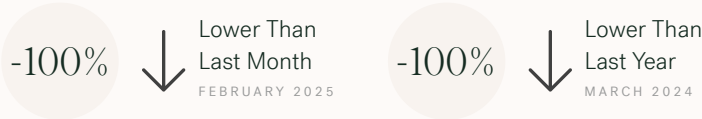
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Single Family
Townhouse Listings Sold
IN PAST 30 DAYS

Summary of Sales Price Change



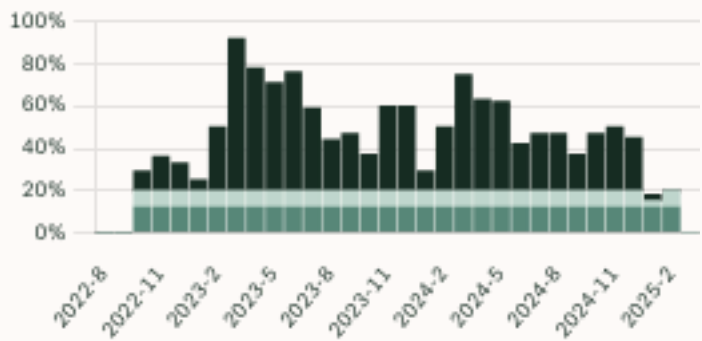
Summary of Sales Volume Change



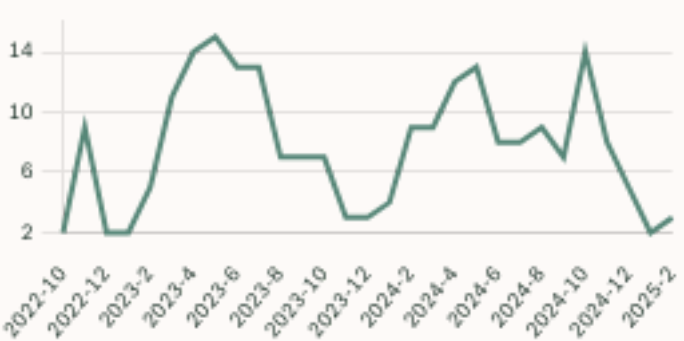
Sales Price



Sales-to-Active Ratio



Number of Transactions



New Westminster Single Family Condos

MARCH 2025 - 5 YEAR TREND

Market Status

Buyers Market

New Westminster 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.



5%

Of Single Family
Condo Listings Sold
IN PAST 30 DAYS

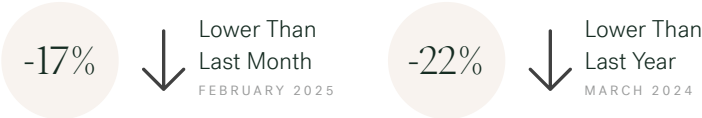
119

Active Single Family
Condo Listings
IN PAST 30 DAYS

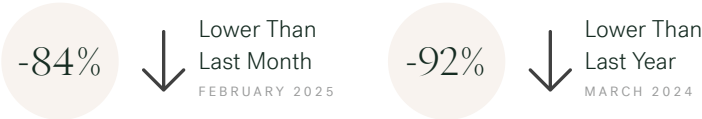
6

Single Family
Condo Listings Sold
IN PAST 30 DAYS

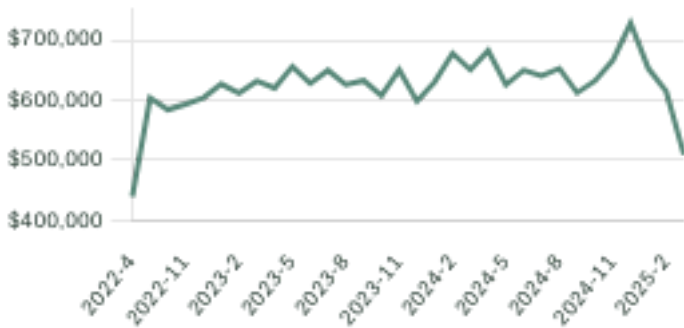
Summary of Sales Price Change



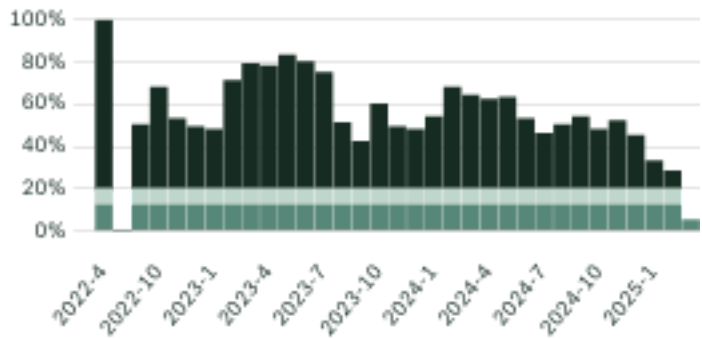
Summary of Sales Volume Change



Sales Price



Sales-to-Active Ratio



Number of Transactions



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Sources: Real Estate Board of Greater Vancouver, Commercial Edge, Canadian Real Estate Association, MLS®, Altus Group, Statistics Canada, Landcor, RealNet. Disclaimer: Data has been obtained from sources considered to be reliable as of September 31, 2023. However, no representation or warranty, expressed or implied, is made as to the accuracy of any of the information, projections or conclusions contained herein, and the same is submitted subject to errors and omissions, without any obligation to update or correct.