

RESIDENTIAL MARKET REPORT

Pitt Meadows

June 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 1,541,950, an average size of 1,759 sqft, and an average price per square feet of \$877.

Pitt Meadows Neighbourhoods

Central Meadows

Mid Meadows

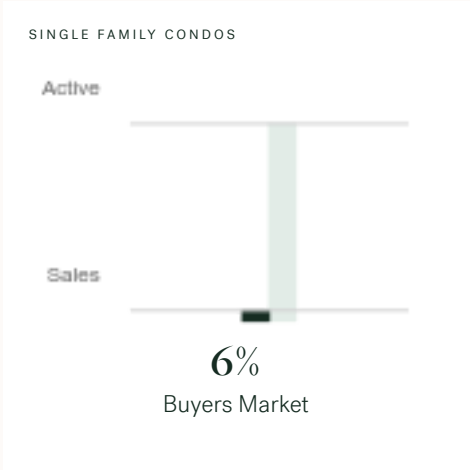
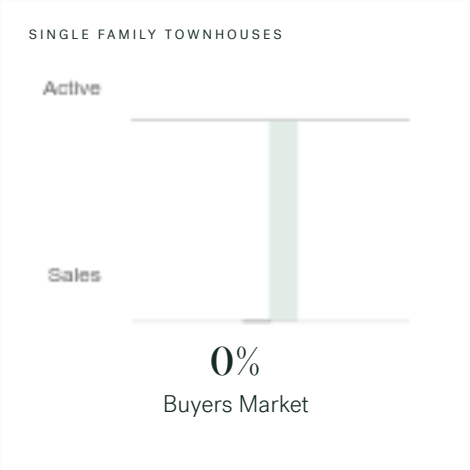
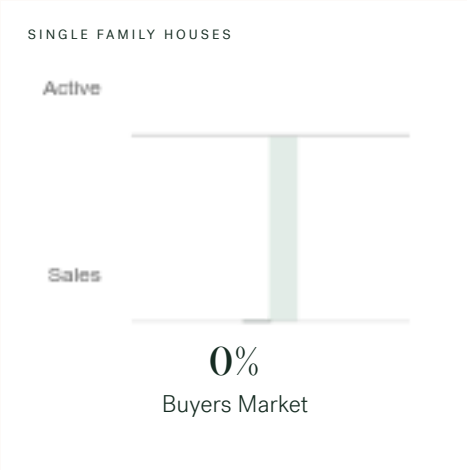
North Meadows

South Meadows

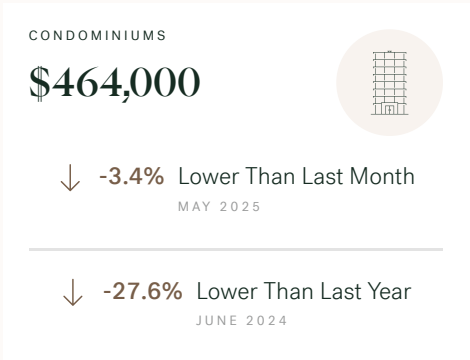
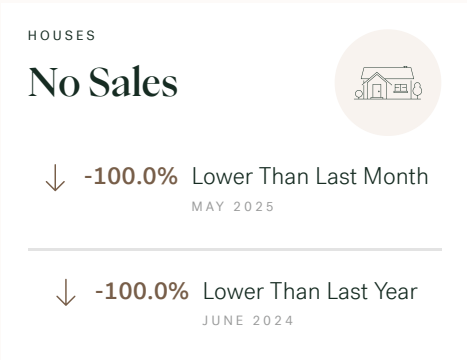
West Meadows

June 2025 Pitt Meadows Overview

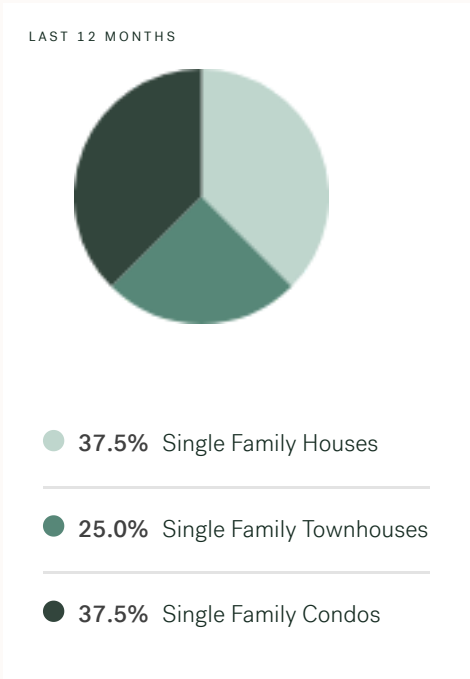
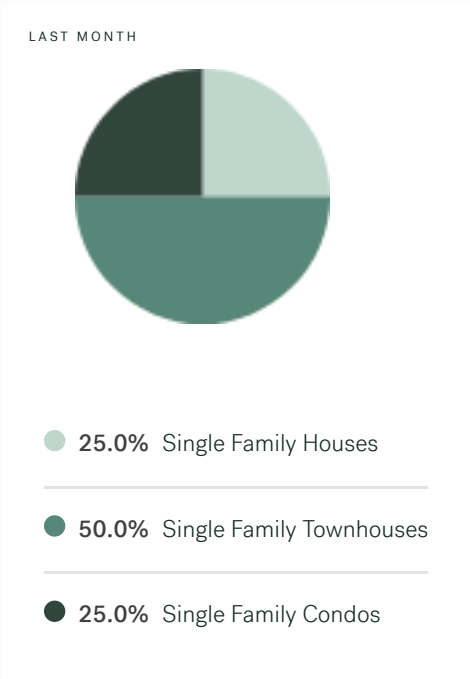
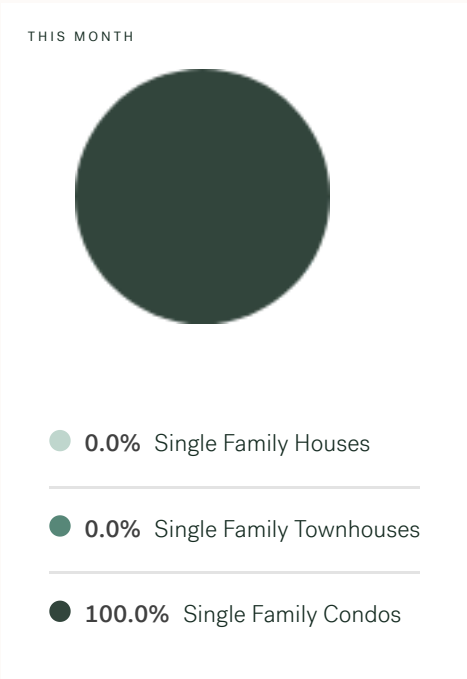
Sales-to-Active Ratio



HPI Benchmark Price (Average Price)



Market Share



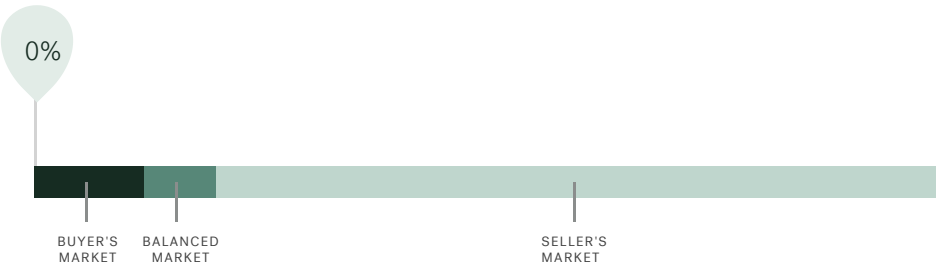
Pitt Meadows Single Family Houses

JUNE 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 House Listings Sold
IN PAST 30 DAYS

16

Active Single Family House Listings
IN PAST 30 DAYS

0

Single Family House Listings Sold
IN PAST 30 DAYS

Summary of Sales Price Change

-100%

↓ Lower Than Last Month
MAY 2025

-100%

↓ Lower Than Last Year
JUNE 2024

Summary of Sales Volume Change

-100%

↓ Lower Than Last Month
MAY 2025

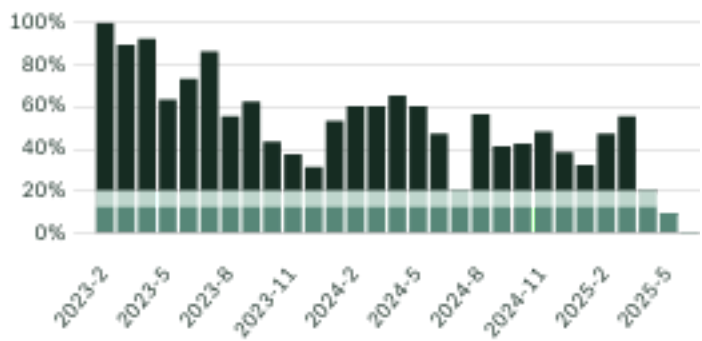
-100%

↓ Lower Than Last Year
JUNE 2024

Sales Price



Sales-to-Active Ratio



Number of Transactions



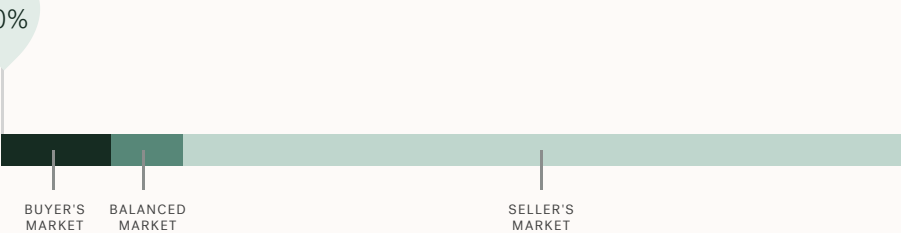
Pitt Meadows Single Family Townhomes

JUNE 2025 - 5 YEAR TREND

Market Status

Buyers Market

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0%

Of Single Family
Townhouse Listings Sold
IN PAST 30 DAYS

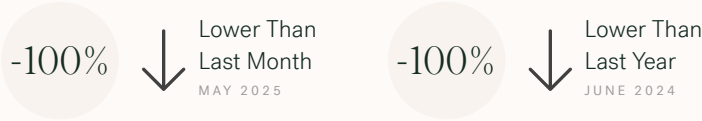
13

Active Single Family
Townhouse Listings
IN PAST 30 DAYS

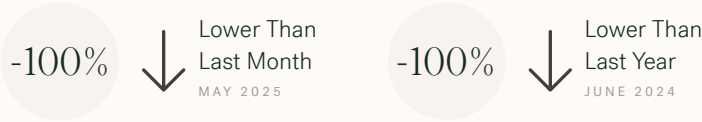
0

Single Family
Townhouse Listings Sold
IN PAST 30 DAYS

Summary of Sales Price Change



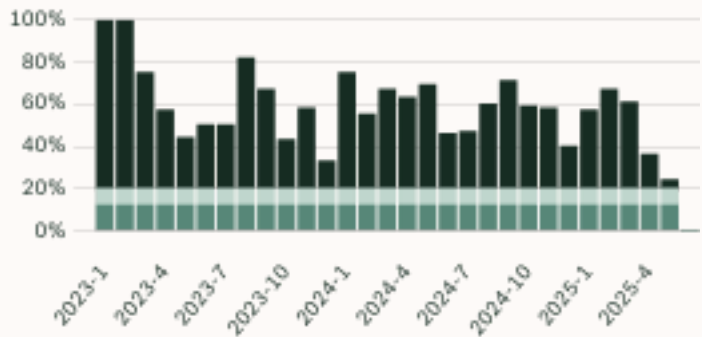
Summary of Sales Volume Change



Sales Price



Sales-to-Active Ratio



Number of Transactions



Pitt Meadows Single Family Condos

JUNE 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.



6%

Of Single Family
Condo Listings Sold
IN PAST 30 DAYS

17

Active Single Family
Condo Listings
IN PAST 30 DAYS

1

Single Family
Condo Listings Sold
IN PAST 30 DAYS

Summary of Sales Price Change

-3%

↓ Lower Than
Last Month
MAY 2025

-28%

↓ Lower Than
Last Year
JUNE 2024

Summary of Sales Volume Change

-50%

↓ Lower Than
Last Month
MAY 2025

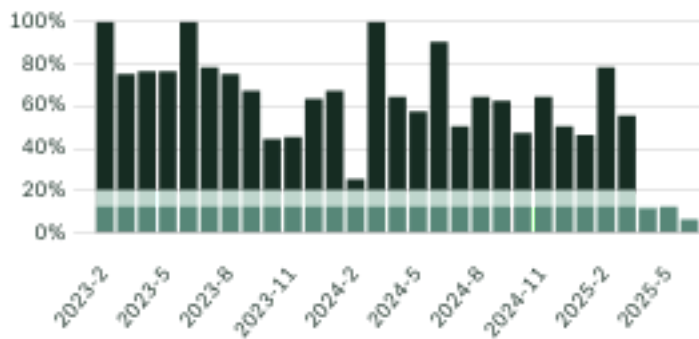
-89%

↓ Lower Than
Last Year
JUNE 2024

Sales Price



Sales-to-Active Ratio



Number of Transactions



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