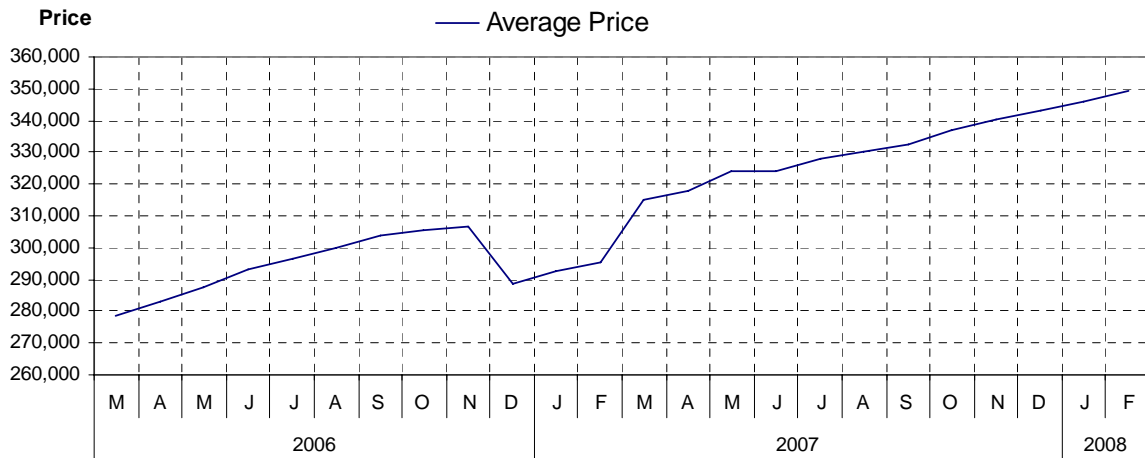


Nanaimo

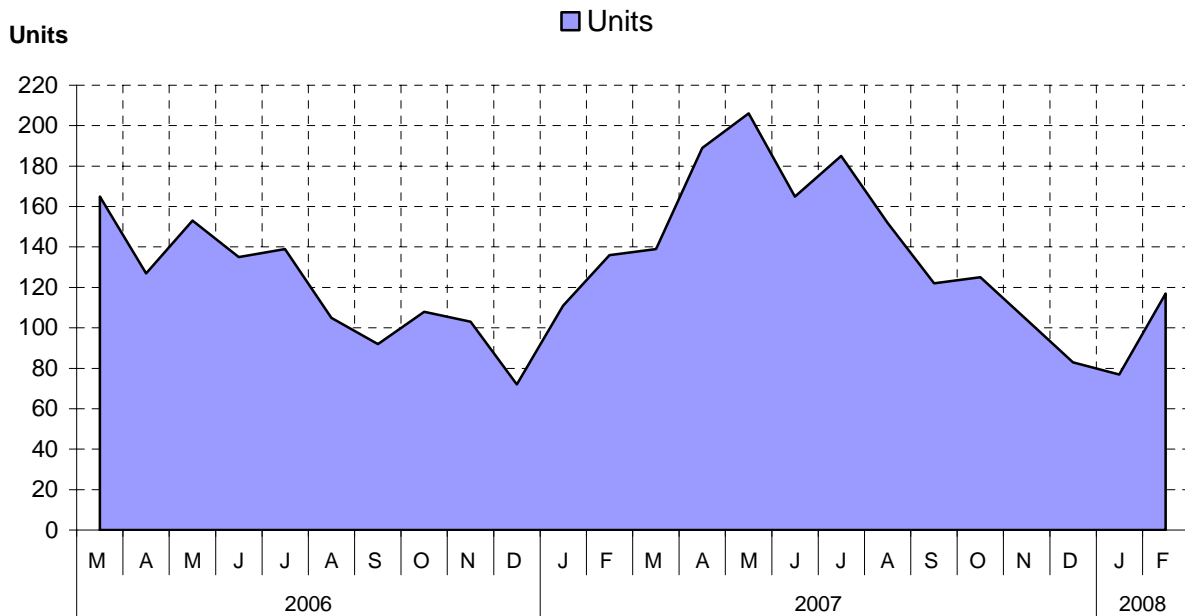
as at February 29, 2008

Cumulative Residential Average Single Family Sale Price



NOTE: Figures are based on a "rolling total" from the past 12 months – i.e. 12 months to date instead of the calendar "year to date".

Single Family Units Reported Sold



Comparative Activity by Property Type

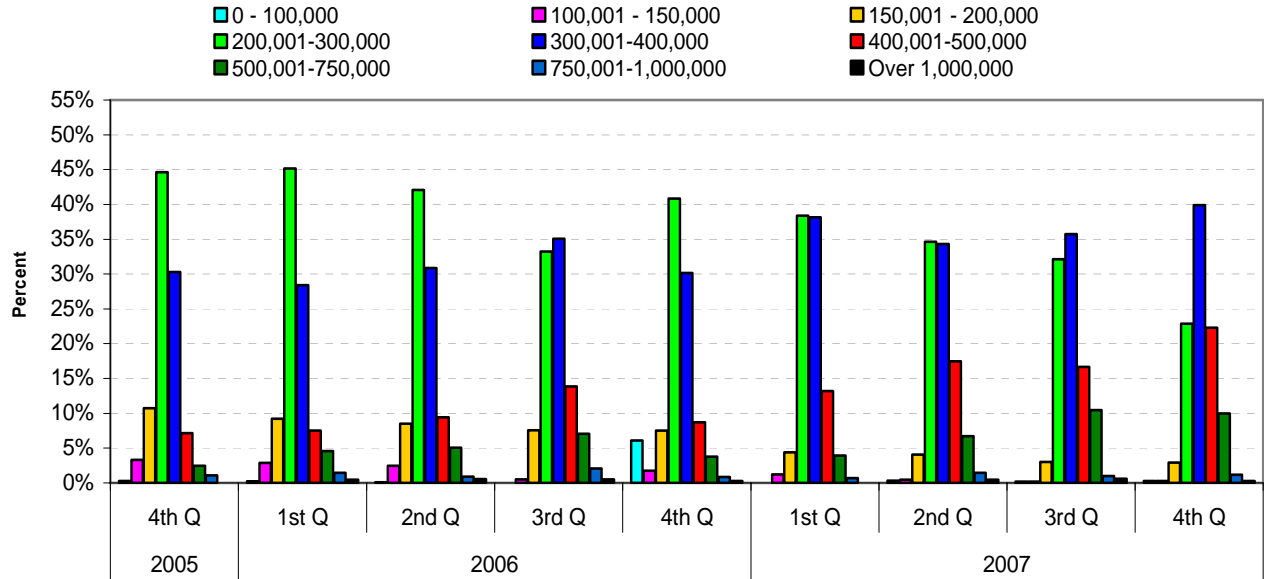
	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Lots						
Units Listed	105	32	228%	547	352	55%
Units Reported Sold	15	21	-29%	185	98	89%
Sell/List Ratio	14%	66%		34%	28%	
Reported Sales Dollars	\$2,359,500	\$3,398,500	-31%	\$31,095,486	\$15,585,280	100%
Average Sell Price / Unit	\$157,300	\$161,833	-3%	\$168,084	\$159,033	6%
Median Sell Price	\$155,000			\$157,000		
Sell Price / List Price Ratio	96%	99%		97%	97%	
Days to Sell	91	36	153%	80	63	28%
Active Listings	258					
Single Family						
Units Listed	211	195	8%	2569	2452	5%
Units Reported Sold	117	126	-7%	1661	1445	15%
Sell/List Ratio	55%	65%		65%	59%	
Reported Sales Dollars	\$43,390,966	\$40,301,647	8%	\$580,598,988	\$451,968,693	28%
Average Sell Price / Unit	\$370,863	\$319,854	16%	\$349,548	\$312,781	12%
Median Sell Price	\$357,500			\$337,500		
Sell Price / List Price Ratio	97%	97%		97%	97%	
Days to Sell	59	62	-5%	47	48	-2%
Active Listings	480					
Condos (apt)						
Units Listed	57	57	0%	506	578	-12%
Units Reported Sold	26	25	4%	330	282	17%
Sell/List Ratio	46%	44%		65%	49%	
Reported Sales Dollars	\$5,940,000	\$4,921,300	21%	\$71,667,735	\$54,909,741	31%
Average Sell Price / Unit	\$228,462	\$196,852	16%	\$217,175	\$194,715	12%
Median Sell Price	\$224,900			\$188,750		
Sell Price / List Price Ratio	97%	95%		96%	96%	
Days to Sell	48	67	-28%	56	53	7%
Active Listings	137					
Condos (townhse)						
Units Listed	32	20	60%	306	369	-17%
Units Reported Sold	15	20	-25%	203	211	-4%
Sell/List Ratio	47%	100%		66%	57%	
Reported Sales Dollars	\$3,481,200	\$4,238,900	-18%	\$50,126,971	\$46,340,123	8%
Average Sell Price / Unit	\$232,080	\$211,945	10%	\$246,931	\$219,621	12%
Median Sell Price	\$232,500			\$231,500		
Sell Price / List Price Ratio	97%	97%		98%	97%	
Days to Sell	81	46	76%	53	51	3%
Active Listings	58					

PLEASE NOTE:

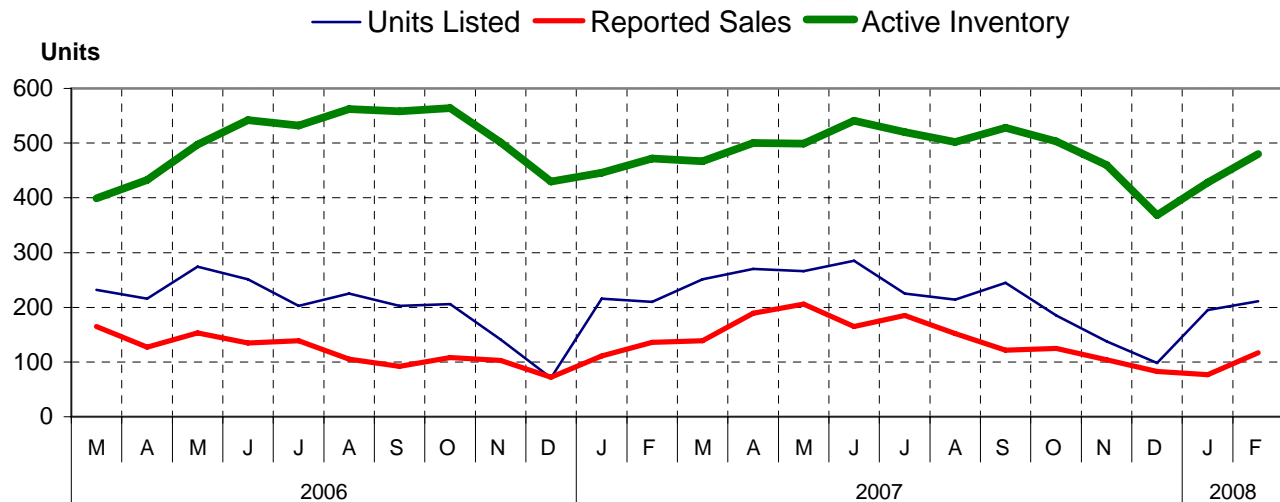
SINGLE FAMILY property does NOT INCLUDE acreage with house, condominiums, duplex/triplex, mobile homes/on pad, single family waterfront or single family strata.

LOTS do NOT INCLUDE acreage or waterfront acreage.

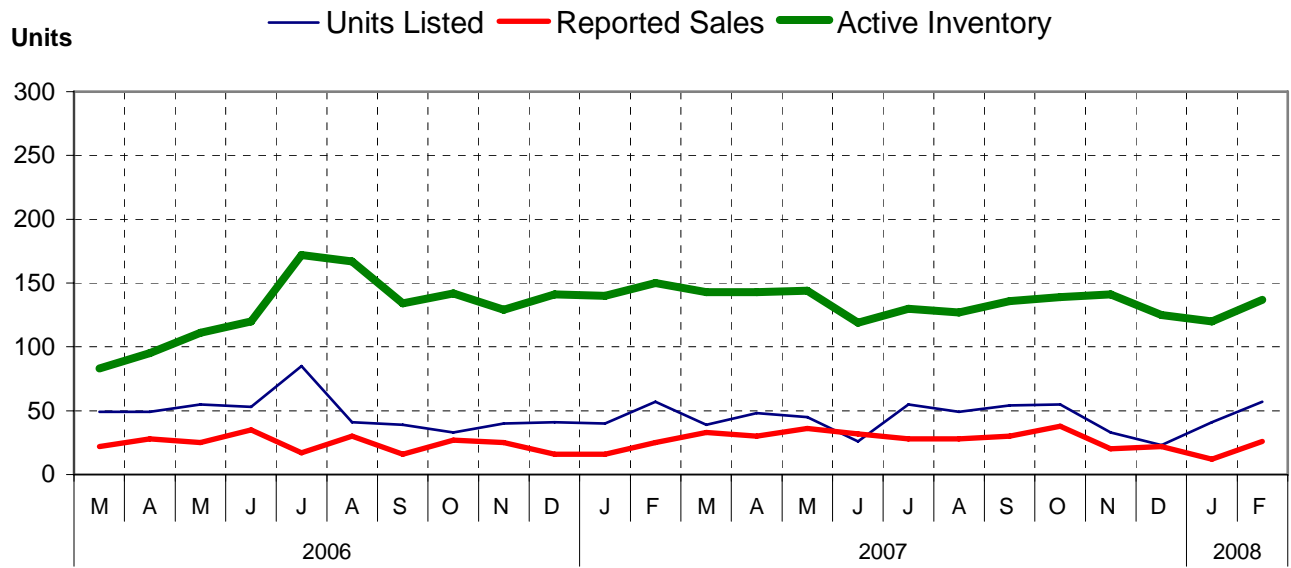
Percentage of Market Share by Price Range Nanaimo



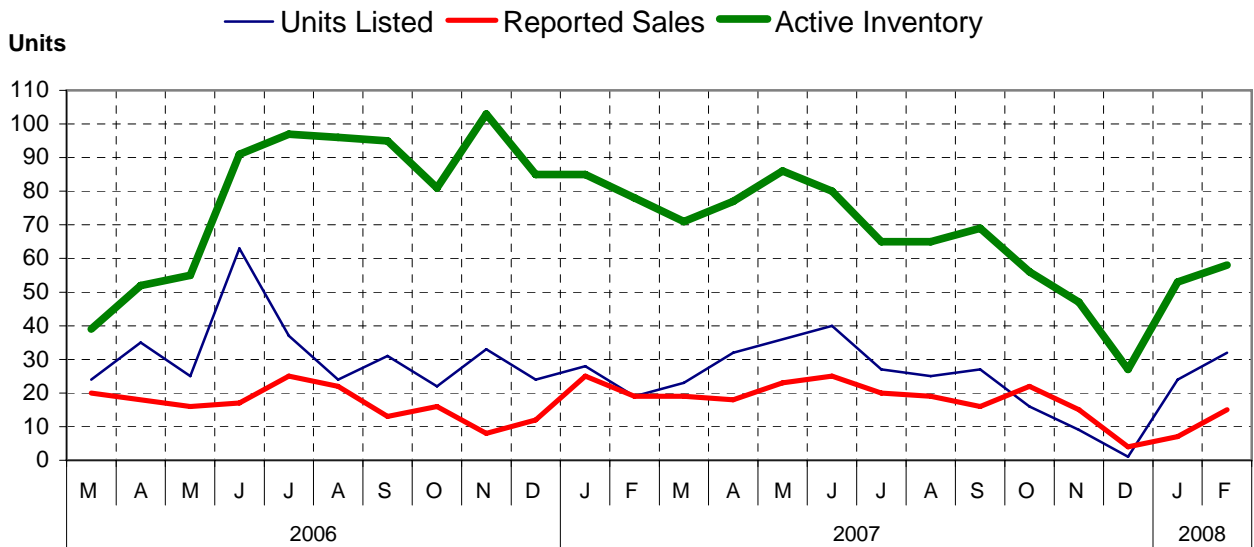
Single Family Comparisons between



Condominium (Apartment) Comparisons between



Condominium (Townhouse) Comparisons between

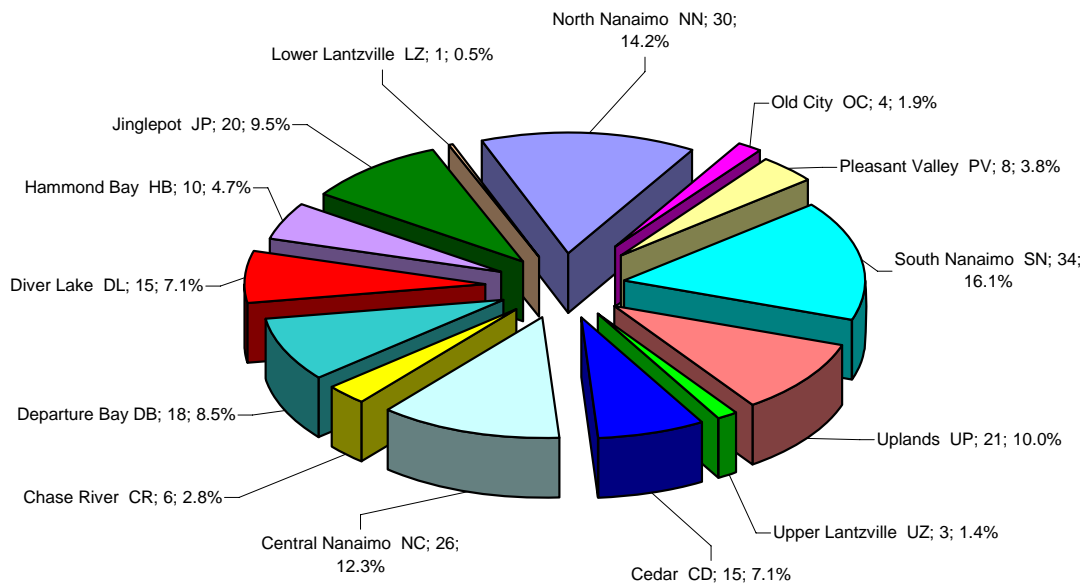


MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to February 29, 2008

	0 - 100,000	100,001- 150,000	150,001- 200,000	200,001- 300,000	300,001- 400,000	400,001- 500,000	500,001- 750,000	750,001- 1,000,000	OVER 1,000,000	Total
Cedar CD	0	0	0	1	3	5	5	1	0	15
Central Nanaimo NC	0	1	0	12	12	1	0	0	0	26
Chase River CR	0	0	0	1	3	1	1	0	0	6
Departure Bay DB	0	0	0	1	12	3	2	0	0	18
Diver Lake DL	0	0	0	2	11	2	0	0	0	15
Hammond Bay HB	0	0	0	0	2	3	5	0	0	10
Jinglepot JP	0	0	0	1	6	9	3	1	0	20
Lower Lantzville LZ	0	0	0	1	0	0	0	0	0	1
North Nanaimo NN	0	0	0	3	5	15	6	1	0	30
Old City OC	0	0	0	2	2	0	0	0	0	4
Pleasant Valley PV	0	0	0	0	7	1	0	0	0	8
South Nanaimo SN	0	1	2	22	8	1	0	0	0	34
Uplands UP	0	0	0	4	11	6	0	0	0	21
Upper Lantzville UZ	0	0	0	1	1	0	1	0	0	3
ZONE 4 TOTALS	0	2	2	51	83	47	23	3	0	211

Single Family Sales - Nanaimo by Subarea



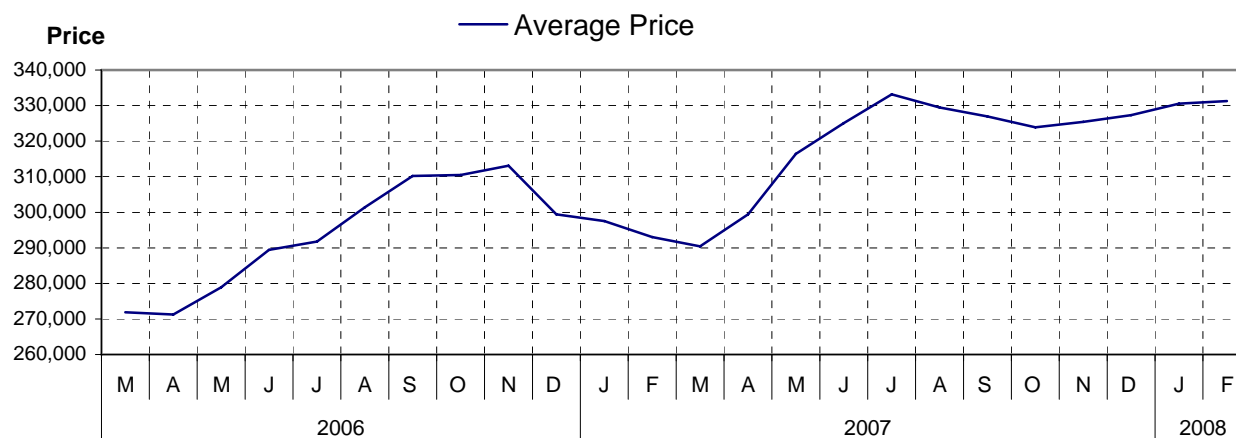
Total Unconditional Sales January 1 to February 29, 2008 = 211

GABRIOLA ISLAND

Comparative Activity by Property Type

	Current Month			12 Months to Date		
	This Year	Last Year	% Change	This Year	Last Year	% Change
Lots						
Units Listed	7	1	600%	63	66	-5%
Units Reported Sold	0	2		38	42	-10%
Sell/List Ratio	0%	200%		60%	64%	
Reported Sales Dollars	\$0	\$192,500	-100%	\$5,328,600	\$4,995,900	7%
Average Sell Price / Unit		\$96,250		\$140,226	\$118,950	18%
Median Sell Price				\$135,000		
Sell Price / List Price Ratio		88%		93%	96%	
Days to Sell		164		62	41	51%
Active Listings	14					
Single Family						
Units Listed	8	6	33%	120	110	9%
Units Reported Sold	4	2	100%	65	69	-6%
Sell/List Ratio	50%	33%		54%	63%	
Reported Sales Dollars	\$1,088,000	\$377,000	189%	\$21,534,400	\$20,281,100	6%
Average Sell Price / Unit	\$272,000	\$188,500	44%	\$331,298	\$293,929	13%
Median Sell Price	\$294,000			\$300,000		
Sell Price / List Price Ratio	98%	94%		96%	95%	
Days to Sell	56	101	-44%	59	56	5%
Active Listings	22					

Cumulative Residential Average Single Family Sale Price



PLEASE NOTE:

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LOTS do NOT INCLUDE acreage or waterfront acreage.