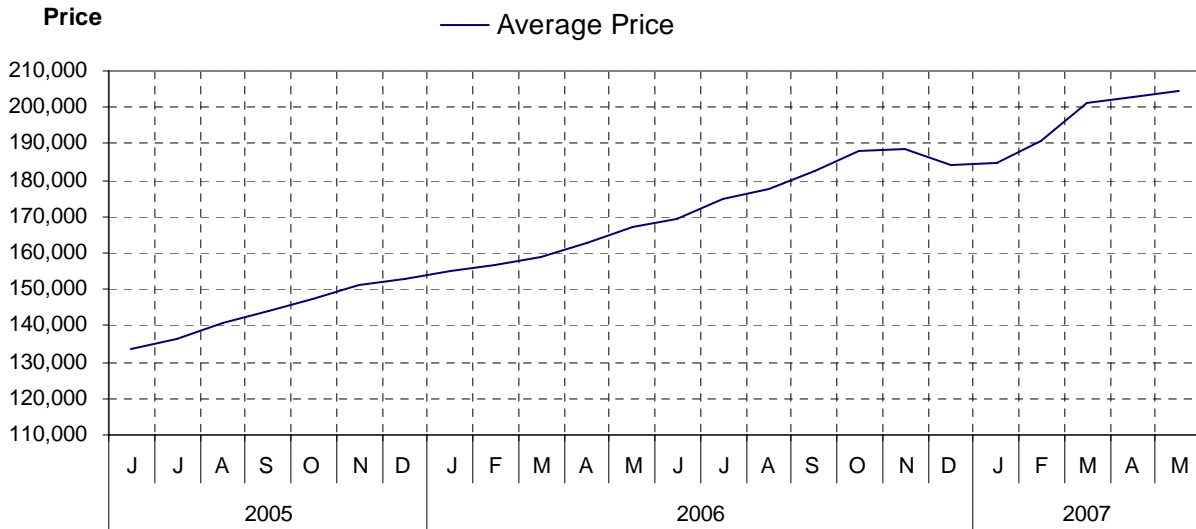


Port Alberni / West Coast

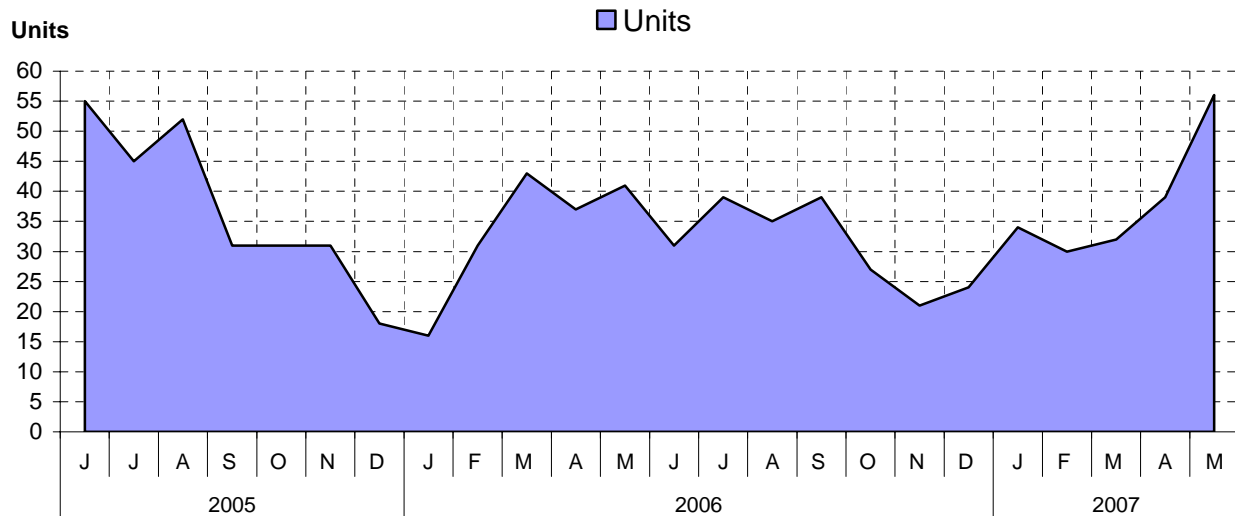
as at May 31, 2007

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

(Reported Sales – Unconditional Sales Only)

	-----CURRENT MONTH-----			-----12 MONTHS TO DATE-----		
	THIS YEAR	LAST YEAR	% Change	THIS YEAR	LAST YEAR	% Change
LOTS						
UNITS LISTED	8	13	38-%	130	164	20-%
UNITS REPORTED SOLD	7	10	30-%	111	139	20-%
SELL/LIST RATIO	87 %	76 %		85 %	84 %	
REPORTED SALES DOLLARS	911,900	942,450	3-%	10,593,200	9,319,450	13 %
AVG SELL PRICE/UNIT	130,271	94,245	38 %	95,434	67,046	42 %
MEDIAN SELL PRICE	83,000			84,900		
PRICE RATIO	98 %	97 %		97 %	97 %	
DAYS TO SELL	132	22	500 %	98	100	2-%
ACTIVE LISTINGS	76	84	9-%			
SINGLE FAMILY						
UNITS LISTED	68	74	8-%	718	635	13 %
UNITS REPORTED SOLD	56	44	27 %	407	447	8-%
SELL/LIST RATIO	82 %	59 %		56 %	70 %	
REPORTED SALES DOLLARS	11,405,300	8,292,300	37 %	83,344,555	73,370,613	13 %
AVG SELL PRICE/UNIT	203,666	188,461	8 %	204,777	164,140	24 %
MEDIAN SELL PRICE	189,000			185,500		
PRICE RATIO	97 %	96 %		96 %	96 %	
DAYS TO SELL	56	65	13-%	63	50	26 %
ACTIVE LISTINGS	177	160	10 %			
CONDOMINIUM (APT)						
UNITS LISTED	9	3	200 %	68	56	21 %
UNITS REPORTED SOLD	2	1	100 %	17	38	55-%
SELL/LIST RATIO	22 %	33 %		25 %	67 %	
REPORTED SALES DOLLARS	673,500	442,250	52 %	4,973,980	6,121,230	18-%
AVG SELL PRICE/UNIT	336,750	442,250	23-%	292,587	161,085	81 %
MEDIAN SELL PRICE	519,000			235,000		
PRICE RATIO	99 %	98 %		97 %	99 %	
DAYS TO SELL	103	92-	211-%	116	69	68 %
ACTIVE LISTINGS	38	24	58 %			
CONDOMINIUM (TWNHSE)						
UNITS LISTED	5	31	83-%	53	58	8-%
UNITS REPORTED SOLD	4	3	33 %	37	21	76 %
SELL/LIST RATIO	80 %	9 %		69 %	36 %	
REPORTED SALES DOLLARS	452,621	819,000	44-%	7,741,771	2,270,900	240 %
AVG SELL PRICE/UNIT	113,155	273,000	58-%	209,237	108,138	93 %
MEDIAN SELL PRICE	139,500			170,000		
PRICE RATIO	97 %	89 %		96 %	93 %	
DAYS TO SELL	68	53	28 %	72	29	148 %
ACTIVE LISTINGS	20	34	41-%			

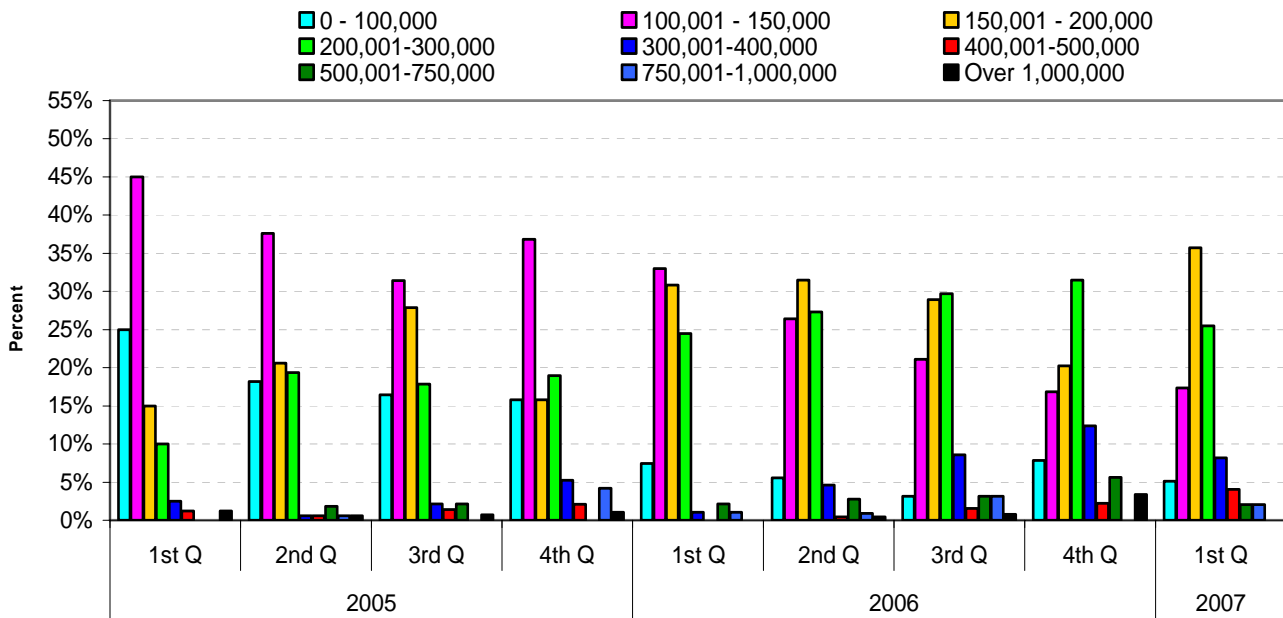
PLEASE NOTE:

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

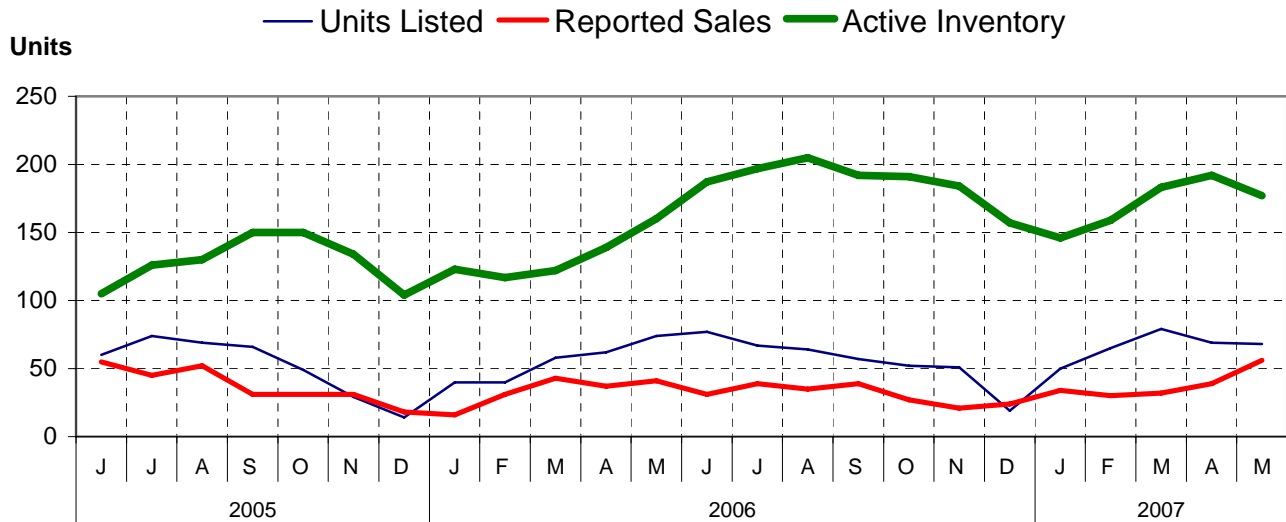
LOTS do NOT INCLUDE acreage or waterfront acreage.

COLLAPSE RATE – The collapse rate for all properties within the Board area was 0.8% for the current month.

Percentage of Market Share by Price Range Port Alberni/West Coast

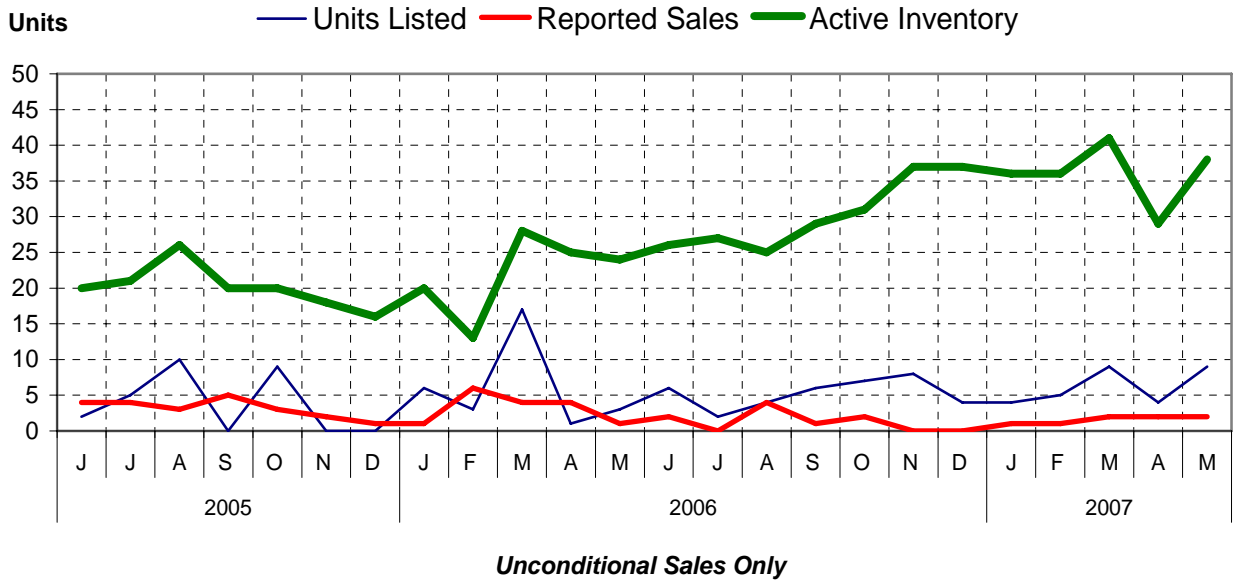


Single Family Comparisons between

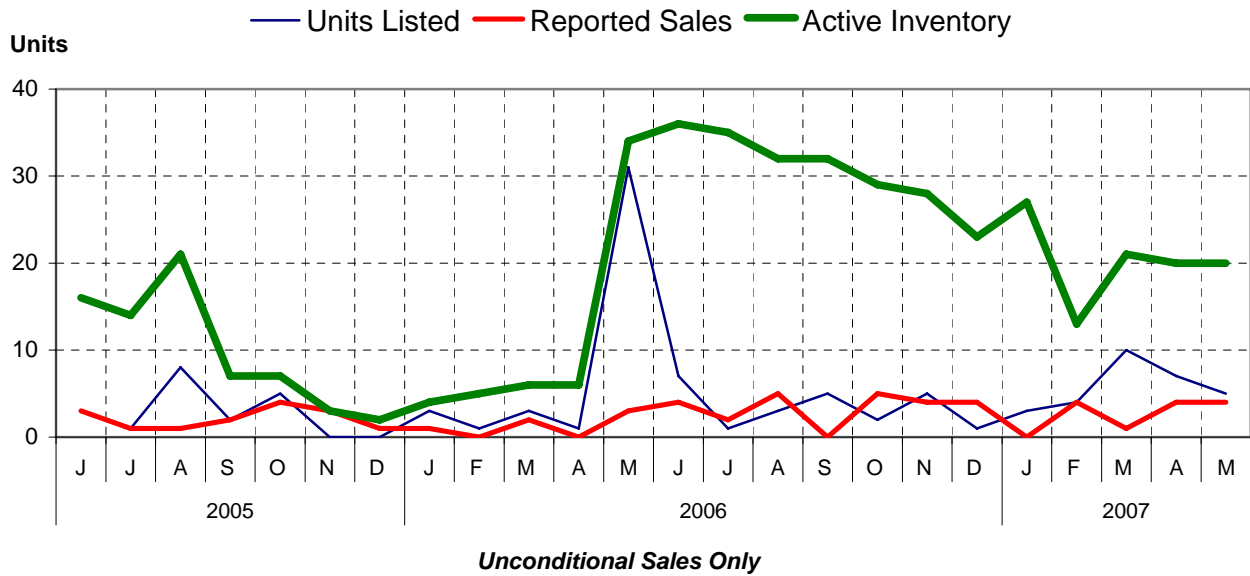


Unconditional Sales Only

Condominium (Apartment) Comparisons between



Condominium (Townhouse) Comparisons between



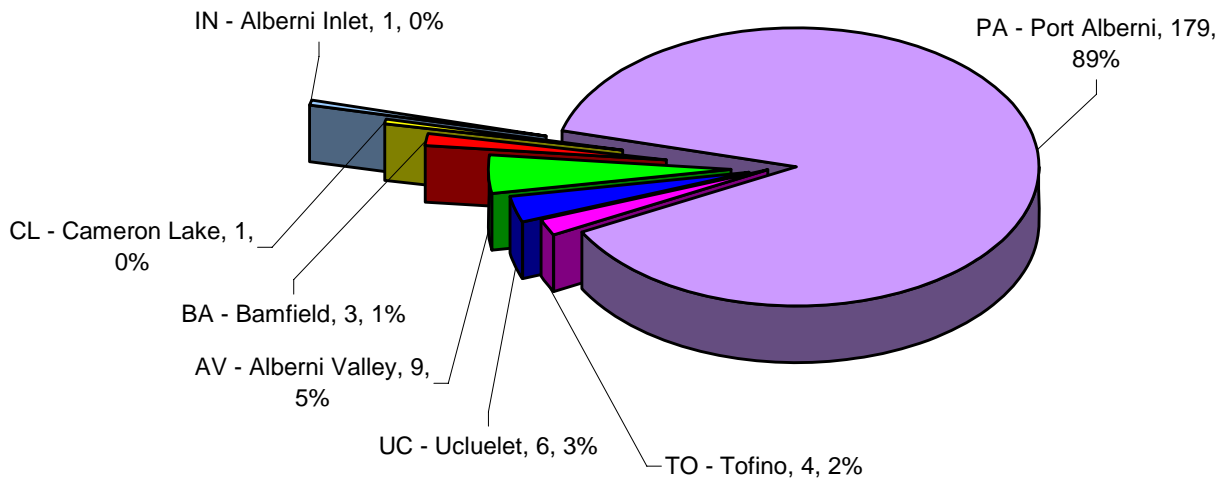
MLS® Single Family Sales Analysis

Unconditional Sales from January 1 to May 31, 2007

-----SUB-AREAS-----

RANGE	TOTAL	AV	BA	CL	IN	PA	TO	UC
0 - 100,000	5					4		1
100,001- 150,000	32					32		
150,001- 200,000	75	1				74		
200,001- 300,000	65	5		1	1	58		
300,001- 400,000	16	3	1			9	1	2
400,001- 500,000	5					1	2	2
500,001- 750,000	2						1	1
750,001-1,000,000	3		2			1		
OVER 1,000,000	0							
ZONE 6 TOTALS	203	9	3	1	1	179	4	6

Single Family Sales - Port Alberni-West Coast by Subarea



Total Unconditional Sales January 1 to May 31, 2007 = 203