



HOUSING NOW

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Canada Mortgage and Housing Corporation

Vancouver CMA New Construction Activity

The Greater Vancouver housing market recorded 919 starts for the month of October up 16.6 percent from last year. Year-to-date, housing starts are up 15 percent from 9,359 in 2001 to 10,772 in 2002. Strong housing activity continues to be driven by two key factors - pent up demand and low interest rates.

On the single detached side, October housing starts edged up from September's lull to 513 units - an increase of 26 percent from 2001. Year-to-date, 4,205 single detached units have been started bringing the total number of units under construction to 2,553. Not since September 1996, has the number of single detached units under construction exceeded 2,500. However, even with this fervent construction activity the single detached market remains in balance. With absorptions averaging 356 units per month over the last three months and the sale of many single detached

homes prior to construction start, inventory levels continue to remain in check.

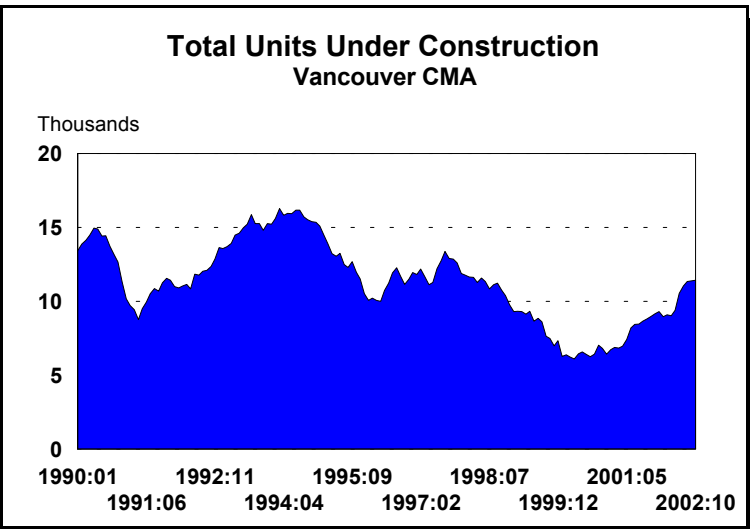
Conditions on the apartment condominium side remain active with 242 starts recorded in October. Year-to-date, apartment condo starts have increased 46 percent. Correspondingly, the total number of apartment condominium units under construction has increased by 36 percent from 3,477 in October of 2001 to 4,721 in 2002. The majority of this construction has been centered in Vancouver's Downtown, Richmond and Burnaby. On the demand side, apartment condominium absorptions continue to be strong with October recording 565 absorptions. Overall, with a significant number of pre-sales already achieved in the current units under construction and absorptions holding firm at an average of 388 units per month over the past three months the apartment condo market remains in balance.

Row condominium starts dipped in October to 75 units, the lowest number of starts in eight months. Year-to-date, row starts continue to surpass 2001 levels up 57 per cent to 1,365 units. Construction levels have followed suit nearly doubling from this time last year to the current 1,129 units. Currently, the row market is in balanced territory.

October 2002

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Table 1: Single Detached Market

October 2002	STARTS		COMPLETIONS		ABSORPTIONS			U/Const. Current Month	INVENTORY		Absorbed Units	
	Current Month	Year To-Date	Current Month	Year To-Date	Current Month	Year To-Date	Last 12 Months		Previous Month	Current Month	Median Prices	Average Prices
ANMORE	0	19	0	11	0	9	9	13	2	2	--	--
BELCARRA	0	5	0	4	0	4	4	1	0	0	--	--
BOWEN ISLAND	2	21	1	11	1	11	14	56	0	0	--	--
Burnaby - North	10	79	8	61	7	58	71	57	7	8	--	--
Burnaby - Lougheed Mall	0	3	0	3	0	2	2	0	1	1	--	--
Burnaby - South & East	4	43	4	28	4	25	31	24	6	6	--	--
Burnaby - Central Park	2	19	0	3	0	5	7	19	0	0	--	--
Burnaby - Remainder	11	118	5	69	6	69	92	86	8	7	--	--
BURNABY TOTAL	26	261	17	164	17	159	203	186	22	22	\$448,000	\$440,512
COQUITLAM	1	94	6	84	5	94	108	58	6	7	\$510,000	\$539,600
Delta - Tsawwassen	2	14	2	18	1	17	20	8	0	1	--	--
Delta - Ladner	5	27	1	17	1	17	21	18	3	3	--	--
Delta - North	7	28	3	20	4	21	24	18	1	0	--	--
DELTA TOTAL	14	69	6	55	6	55	65	44	4	4	\$469,950	\$484,967
LANGLEY CITY	0	7	0	6	0	7	7	5	0	0	--	--
LANGLEY DISTRICT	14	207	23	124	20	120	152	132	15	18	\$357,450	\$398,650
LION'S BAY	0	0	0	0	0	0	0	0	0	0	--	--
MAPLE RIDGE	46	485	38	413	30	404	459	212	24	32	\$329,500	\$323,533
METRO INDIAN RESERVES	0	0	0	0	0	0	0	0	0	0	--	--
NEW WESTMINSTER	1	11	0	21	0	25	33	14	1	1	\$319,000	\$385,380
NORTH VANCOUVER City	0	22	2	18	1	14	18	20	4	5	--	--
NORTH VANCOUVER DM	7	60	8	61	9	65	72	52	3	2	\$579,000	\$674,444
PITT MEADOWS	2	25	3	45	4	47	54	16	2	1	--	--
PORT COQUITLAM	21	116	4	157	3	160	213	32	2	3	--	--
PORT MOODY	9	65	5	25	5	28	34	50	4	4	\$427,300	\$413,060
RICHMOND	21	348	20	262	21	268	297	217	32	31	\$510,000	\$555,448
Surrey - South	31	268	25	221	17	223	266	165	12	20	--	--
Surrey - Cloverdale	17	176	13	178	12	176	231	85	13	14	--	--
Surrey - North	120	925	78	650	72	649	784	513	47	53	--	--
Surrey - Guildford	5	37	2	18	2	17	21	26	1	1	--	--
Surrey - Whalley	23	134	12	76	8	70	79	95	3	7	--	--
SURREY TOTAL	196	1540	130	1143	111	1135	1381	884	76	95	\$389,900	\$435,429
U.E.L.	0	7	0	0	0	0	0	0	0	0	--	--
Van - West End (1)	0	0	0	0	0	0	0	0	0	0	--	--
Van - Downtown (2)	0	0	0	0	0	0	0	0	0	0	--	--
Van - Kitsilano (3)	1	5	0	3	0	4	5	5	0	0	--	--
Van - False Creek (4)	0	1	0	1	0	1	1	0	0	0	--	--
Van - Granville/Oak (5)	0	2	0	5	0	8	8	2	0	0	--	--
Van - Kerrisdale (6)	2	29	1	17	1	19	19	28	2	2	--	--
Van - Marpole (7)	3	35	3	20	1	20	23	24	1	3	--	--
Van - Eastside (8)	109	541	71	490	76	511	579	277	45	40	--	--
Van - Mt. Pleasant (9)	0	0	0	1	0	1	1	0	0	0	--	--
Van - Strath/Grand (10)	1	1	0	0	0	0	1	1	0	0	--	--
Van - Westside (11)	15	94	2	76	4	82	84	78	11	9	--	--
VANCOUVER TOTAL	131	708	77	613	82	646	721	415	59	54	\$458,907	\$533,514
WEST VANCOUVER	18	93	11	67	12	74	95	109	9	8	\$2,000,000	\$2,084,583
WHITE ROCK	4	42	2	22	1	18	20	31	3	4	--	--
VANCOUVER CMA TOTAL	513	4205	355	3314	330	3350	3967	2553	269	294	\$428,400	\$538,666

Adjustments may have been made which effect inventory and/or under construction

Source: CMHC

Table 2: Semi Detached Market

October 2002	STARTS		COMPLETIONS		ABSORPTIONS			U/Const. Current Month	INVENTORY		Absorbed Units	
	Current Month	Year To-Date	Current Month	Year To-Date	Current Month	Year To-Date	Last 12 Months		Previous Month	Current Month	Median Prices	Average Prices
ANMORE	0	0	0	0	0	0	0	0	0	0	--	--
BELCARRA	0	0	0	0	0	0	0	0	0	0	--	--
BOWEN ISLAND	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - North	0	10	0	8	0	11	11	10	0	0	--	--
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - South & East	0	34	4	18	0	18	23	28	1	5	--	--
Burnaby - Central Park	2	22	0	16	0	17	20	18	1	1	--	--
Burnaby - Remainder	6	136	8	106	9	104	123	76	20	19	--	--
BURNABY TOTAL	8	202	12	148	9	150	177	132	22	25	\$328,000	\$345,700
COQUITLAM	4	18	0	6	0	6	12	16	1	1	--	--
Delta - Tsawwassen	0	0	0	0	0	0	0	0	0	0	--	--
Delta - Ladner	0	2	0	2	0	4	4	2	0	0	--	--
Delta - North	0	0	0	0	0	0	0	0	0	0	--	--
DELTA TOTAL	0	2	0	2	0	4	4	2	0	0	--	--
LANGLEY CITY	0	0	0	0	0	0	0	0	0	0	--	--
LANGLEY DISTRICT	0	36	4	12	4	9	9	30	3	3	--	--
LION'S BAY	0	0	0	0	0	0	0	0	0	0	--	--
MAPLE RIDGE	0	10	0	0	0	0	0	10	0	0	--	--
METRO INDIAN RESERVES	0	0	0	0	0	0	0	0	0	0	--	--
NEW WESTMINSTER	0	2	0	4	0	8	12	2	0	0	--	--
NORTH VANCOUVER City	2	12	0	14	2	19	27	6	2	0	--	--
NORTH VANCOUVER DM	0	26	0	12	0	6	6	26	6	6	--	--
PITT MEADOWS	0	4	0	4	0	0	0	0	4	4	--	--
PORT COQUITLAM	0	2	0	2	0	2	6	2	0	0	--	--
PORT MOODY	0	10	0	2	0	4	5	8	0	0	--	--
RICHMOND	2	28	0	32	0	32	36	28	0	0	--	--
Surrey - South	8	92	6	134	8	138	154	56	14	12	--	--
Surrey - Cloverdale	6	6	4	6	3	7	9	6	0	1	--	--
Surrey - North	0	32	4	22	2	10	10	30	10	12	--	--
Surrey - Guildford	0	0	0	0	0	0	0	0	0	0	--	--
Surrey - Whalley	0	0	0	0	0	0	0	0	0	0	--	--
SURREY TOTAL	14	130	14	162	13	155	173	92	24	25	\$349,900	\$345,069
U.E.L.	0	0	0	0	0	0	0	0	0	0	--	--
Van - West End (1)	0	6	0	0	0	0	0	8	0	0	--	--
Van - Downtown (2)	0	0	0	0	0	0	0	4	0	0	--	--
Van - Kitsilano (3)	0	6	2	12	0	12	14	0	0	2	--	--
Van - False Creek (4)	0	0	0	0	0	0	0	0	0	0	--	--
Van - Granville/Oak (5)	0	12	4	6	4	6	6	6	1	1	--	--
Van - Kerrisdale (6)	0	0	0	0	0	1	1	0	0	0	--	--
Van - Marpole (7)	2	12	6	14	2	16	17	4	0	4	--	--
Van - Eastside (8)	8	38	12	18	5	15	17	26	0	7	--	--
Van - Mt. Pleasant (9)	2	24	4	20	2	15	15	16	4	6	--	--
Van - Strath/Grand (10)	2	18	0	26	4	17	17	2	13	9	--	--
Van - Westside (11)	0	2	2	6	2	8	8	0	0	0	--	--
VANCOUVER TOTAL	14	118	30	102	19	90	95	66	18	29	\$349,000	\$756,947
WEST VANCOUVER	0	6	0	26	0	24	24	6	2	2	--	--
WHITE ROCK	0	2	0	0	0	0	0	2	0	0	--	--
VANCOUVER CMA TOTAL	44	608	60	528	47	509	586	428	82	95	\$328,000	\$504,868

Adjustments may have been made which effect inventory and/or under construction

Source: CMHC

Table 3: Row Condominium Market

October 2002	STARTS		COMPLETIONS		ABSORPTIONS			U/Const. Current Month	INVENTORY		ABSORBED UNITS		
	Current Month	Year To-Date	Current Month	Year To-Date	Current Month	Year To-Date	Last 12 Months		Previous Month	Current Month	Median Prices	Average Prices	
ANMORE	0	0	0	0	0	0	0	0	0	0	--	--	
BELCARRA	0	0	0	0	0	0	0	0	0	0	--	--	
BOWEN ISLAND	0	0	0	0	0	0	0	0	0	0	--	--	
Burnaby - North	0	35	0	0	0	0	3	4	19	0	0	--	--
Burnaby - Lougheed Mall	19	29	0	0	0	0	0	0	29	0	0	--	--
Burnaby - South & East	0	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - Central Park	0	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - Remainder	0	22	0	0	0	0	6	15	22	0	0	--	--
BURNABY TOTAL	19	86	0	0	0	0	9	19	70	0	0	--	--
COQUITLAM	0	11	0	14	0	0	23	26	17	0	0	--	--
Delta - Tsawwassen	0	0	0	0	0	0	0	0	0	0	0	--	--
Delta - Ladner	0	12	0	0	0	0	3	5	12	0	0	--	--
Delta - North	0	0	0	0	0	0	0	0	0	0	0	--	--
DELTA TOTAL	0	12	0	0	0	0	3	5	12	0	0	--	--
LANGLEY CITY	0	0	0	0	0	0	0	0	0	0	0	--	--
LANGLEY DISTRICT	14	202	4	97	4	0	97	98	135	0	0	--	--
LION'S BAY	0	0	0	0	0	0	0	0	0	0	0	--	--
MAPLE RIDGE	0	50	0	0	0	0	0	4	50	0	0	--	--
METRO INDIAN RESERVES	0	0	0	0	0	0	0	0	0	0	0	--	--
NEW WESTMINSTER	0	0	0	0	0	0	0	0	0	0	0	--	--
NORTH VANCOUVER City	0	21	3	23	0	0	43	52	18	0	3	--	--
NORTH VANCOUVER DM	8	52	0	14	0	0	17	24	52	0	0	--	--
PITT MEADOWS	0	11	11	11	5	0	5	5	0	0	6	\$182,000	\$181,600
PORT COQUITLAM	5	39	0	51	0	0	51	57	27	2	2	--	--
PORT MOODY	0	61	0	33	0	0	33	33	16	0	0	--	--
RICHMOND	0	66	0	126	0	0	157	160	66	9	9	--	--
Surrey - South	14	81	3	26	6	0	65	77	66	3	0	--	--
Surrey - Cloverdale	0	58	0	56	0	0	48	55	58	18	18	--	--
Surrey - North	0	433	46	286	49	0	373	443	297	31	28	--	--
Surrey - Guildford	0	0	0	0	0	0	0	1	0	0	0	--	--
Surrey - Whalley	0	0	0	0	0	0	16	21	0	6	6	--	--
SURREY TOTAL	14	572	49	368	55	0	502	597	421	58	52	\$183,400	\$203,900
U.E.L.	0	0	0	0	0	0	0	0	0	0	0	--	--
Van - West End	0	49	0	10	0	0	14	14	88	0	0	--	--
Van - Downtown	4	35	0	17	0	0	17	17	51	0	0	--	--
Van - Kitsilano	0	19	0	0	0	0	0	0	19	0	0	--	--
Van - False Creek	0	0	0	0	0	0	0	0	14	0	0	--	--
Van - Granville/Oak	0	6	0	6	0	0	8	13	0	0	0	--	--
Van - Kerrisdale	0	0	0	0	0	0	0	0	0	0	0	--	--
Van - Marpole	11	26	0	0	0	0	0	0	26	0	0	--	--
Van - Eastside	0	44	0	0	0	0	2	5	44	0	0	--	--
Van - Mt. Pleasant	0	3	3	3	0	0	0	0	3	0	3	--	--
Van - Strath/Grand	0	0	0	4	0	0	1	1	0	4	4	--	--
Van - Westside	0	0	0	0	0	0	0	0	0	0	0	--	--
VANCOUVER TOTAL	15	182	3	40	0	0	42	50	245	4	7	--	--
WEST VANCOUVER	0	0	0	12	0	0	12	12	0	0	0	--	--
WHITE ROCK	0	0	0	0	0	0	0	0	0	0	0	--	--
VANCOUVER CMA TOTAL	75	1365	70	789	64	0	994	1142	1129	73	79	\$205,650	\$212,231

Adjustments may have been made which effect current month inventory and/or under construction

Source: CMHC

Table 4: LOW-RISE Apartment Condominium Market

October 2002	STARTS		COMPLETIONS		ABSORPTIONS			U/Const. Current Month	INVENTORY		ABSORBED UNITS	
	Current Month	Year To-Date	Current Month	Year To-Date	Current Month	Year To-Date	Last 12 Months		Previous Month	Current Month	Median Prices	Average Prices
ANMORE	0	0	0	0	0	0	0	0	0	0	--	--
BELCARRA	0	0	0	0	0	0	0	0	0	0	--	--
BOWEN ISLAND	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - North	0	14	0	0	0	0	0	1	30	0	--	--
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - South & East	0	65	0	0	0	0	0	65	0	0	--	--
Burnaby - Central Park	0	0	0	0	0	0	0	0	0	0	--	--
Burnaby - Remainder	0	76	0	0	0	0	0	76	0	0	--	--
BURNABY TOTAL	0	155	0	0	0	0	0	171	0	0	--	--
COQUITLAM	0	0	0	0	0	0	15	34	0	0	--	--
Delta - Tsawwassen	0	18	0	0	0	0	0	18	0	0	--	--
Delta - Ladner	0	0	0	24	2	25	35	0	12	12	--	--
Delta - North	0	0	0	0	0	0	0	0	0	0	--	--
DELTA TOTAL	0	18	0	24	2	25	35	18	12	12	--	--
LANGLEY CITY	0	0	0	0	0	0	0	0	0	0	--	--
LANGLEY DISTRICT	0	0	0	0	0	0	5	6	0	0	--	--
LION'S BAY	0	0	0	0	0	0	0	0	0	0	--	--
MAPLE RIDGE	0	0	0	0	0	0	4	9	0	0	--	--
METRO INDIAN RESERVES	0	0	0	0	0	0	0	0	0	0	--	--
NEW WESTMINSTER	0	83	0	83	0	89	95	83	0	0	--	--
NORTH VANCOUVER City	0	0	0	0	0	0	1	5	0	0	--	--
NORTH VANCOUVER DM	0	201	59	123	72	115	115	142	21	8	\$187,500	\$193,192
PITT MEADOWS	0	0	0	0	0	0	0	0	0	0	--	--
PORT COQUITLAM	0	0	0	105	2	108	108	0	7	5	--	--
PORT MOODY	0	85	0	10	0	10	15	75	0	0	--	--
RICHMOND	0	139	0	70	0	115	161	69	0	0	--	--
Surrey - South	0	0	0	0	2	22	29	0	4	2	--	--
Surrey - Cloverdale	0	0	0	0	0	0	0	0	0	0	--	--
Surrey - North	0	0	0	0	12	20	27	0	23	11	--	--
Surrey - Guildford	0	0	0	0	0	15	24	0	1	1	--	--
Surrey - Whalley	0	85	0	50	0	47	47	126	3	3	--	--
SURREY TOTAL	0	85	0	50	14	104	127	126	31	17	\$132,900	\$141,400
U.E.L.	0	0	0	0	0	0	2	0	0	0	--	--
Van - West End	0	41	0	0	0	0	0	36	0	0	--	--
Van - Downtown	0	0	0	0	0	0	0	0	0	0	--	--
Van - Kitsilano	0	8	0	0	0	0	1	8	0	0	--	--
Van - False Creek	0	18	0	0	0	0	0	18	0	0	--	--
Van - Granville/Oak	0	42	0	87	0	87	89	94	0	0	--	--
Van - Kerrisdale	20	20	0	0	0	2	2	20	0	0	--	--
Van - Marpole	0	0	0	43	0	43	43	0	0	0	--	--
Van - Eastside	0	108	0	0	0	21	30	152	7	7	--	--
Van - Mt. Pleasant	0	4	0	0	0	0	0	4	0	0	--	--
Van - Strath/Grand	0	0	0	0	0	0	0	0	0	0	--	--
Van - Westside	0	0	0	139	0	194	215	21	2	2	--	--
VANCOUVER TOTAL	20	241	0	269	0	347	380	353	9	9	--	--
WEST VANCOUVER	0	0	0	0	0	0	0	0	0	0	--	--
WHITE ROCK	0	3	0	3	0	4	8	0	0	0	--	--
VANCOUVER CMA TOTAL	20	1010	59	737	90	942	1101	1037	80	80	\$181,450	\$183,186

Adjustments may have been made which effect inventory and/or under construction

Source: CMHC

Table 5: HIGH-RISE Apartment Condominium Market

October 2002	STARTS		COMPLETIONS		ABSORPTIONS			U/Const.	INVENTORY		ABSORBED UNITS		
	Current Month	Year To-Date	Current Month	Year To-Date	Current Month	Year To-Date	Last 12 Months	Current Month	Previous Month	Current Month	Median Prices	Average Prices	
ANMORE	0	0	0	0	0	0	0	0	0	0	--	--	
BELCARRA	0	0	0	0	0	0	0	0	0	0	--	--	
BOWEN ISLAND	0	0	0	0	0	0	0	0	0	0	--	--	
Burnaby - North	0	0	0	0	0	0	47	75	131	3	3	--	--
Burnaby - Lougheed Mall	0	0	0	0	0	0	0	0	0	0	--	--	
Burnaby - South & East	0	0	0	0	0	0	0	0	0	0	--	--	
Burnaby - Central Park	0	0	0	0	0	9	17	20	0	9	0	--	--
Burnaby - Remainder	0	115	236	236	187	199	199	129	0	49	--	--	
BURNABY TOTAL	0	115	236	236	196	263	294	260	12	52	\$279,000	\$282,936	
COQUITLAM	0	0	0	0	1	7	8	0	6	5	--	--	
Delta - Tsawwassen	0	0	0	0	0	0	0	0	0	0	--	--	
Delta - Ladner	0	0	0	0	0	0	0	0	0	0	--	--	
Delta - North	0	0	0	0	0	0	0	0	0	0	--	--	
DELTA TOTAL	0	0	0	0	0	0	0	0	0	0	--	--	
LANGLEY CITY	0	0	0	0	0	0	0	0	0	0	--	--	
LANGLEY DISTRICT	0	0	0	0	0	0	0	0	0	0	--	--	
LION'S BAY	0	0	0	0	0	0	0	0	0	0	--	--	
MAPLE RIDGE	0	0	0	0	0	0	0	0	0	0	--	--	
METRO INDIAN RESERVES	0	0	0	0	0	0	0	0	0	0	--	--	
NEW WESTMINSTER	0	75	0	0	0	0	0	75	0	0	--	--	
NORTH VANCOUVER City	0	0	0	51	1	54	58	0	24	24	--	--	
NORTH VANCOUVER DM	0	0	0	94	0	63	64	0	38	38	--	--	
PITT MEADOWS	0	0	0	0	0	0	0	0	0	0	--	--	
PORT COQUITLAM	0	0	0	0	0	0	0	0	0	0	--	--	
PORT MOODY	0	0	0	0	0	0	0	0	0	0	--	--	
RICHMOND	0	413	0	0	0	0	3	4	413	1	1	--	--
Surrey - South	0	0	0	0	0	0	0	0	0	0	--	--	
Surrey - Cloverdale	0	0	0	0	0	0	0	0	0	0	--	--	
Surrey - North	0	0	0	0	0	0	0	0	0	0	--	--	
Surrey - Guildford	0	0	0	0	0	0	0	0	0	0	--	--	
Surrey - Whalley	0	0	0	0	0	0	0	0	0	0	--	--	
SURREY TOTAL	0	0	0	0	0	0	0	0	0	0	--	--	
U.E.L.	0	0	0	0	0	0	0	0	0	0	--	--	
Van - West End	0	466	0	318	0	322	322	949	1	1	--	--	
Van - Downtown	196	998	275	886	249	905	985	1368	0	26	--	--	
Van - Kitsilano	0	0	0	0	0	0	0	0	0	0	--	--	
Van - False Creek	0	0	0	0	0	2	3	76	0	0	--	--	
Van - Granville/Oak	0	0	0	0	4	4	6	0	15	11	--	--	
Van - Kerrisdale	0	0	0	0	5	32	37	0	14	9	--	--	
Van - Marpole	0	0	0	0	0	0	0	0	0	0	--	--	
Van - Eastside	0	181	0	179	0	228	229	181	0	0	--	--	
Van - Mt. Pleasant	0	80	0	0	0	0	0	80	0	0	--	--	
Van - Strath/Grand	0	0	0	0	0	0	0	0	0	0	--	--	
Van - Westside	0	0	0	0	5	44	47	120	10	5	--	--	
VANCOUVER TOTAL	196	1725	275	1383	263	1537	1629	2774	40	52	\$529,000	\$576,033	
WEST VANCOUVER	0	0	0	0	0	0	0	0	0	0	--	--	
WHITE ROCK	0	0	0	0	0	1	4	0	0	0	--	--	
VANCOUVER CMA TOTAL	196	2328	511	1764	461	1928	2061	3522	121	171	\$529,000	\$556,672	

Adjustments may have been made which effect inventory and/or under construction

Source: CMHC

Table 6: TOTAL: All Dwelling Types

October 2002	STARTS		COMPLETIONS		ABSORPTIONS			U/Const.	INVENTORY	
	Current Month	Year To-Date	Current Month	Year To-Date	Current Month	Year To-Date	Last 12 Months	Current Month	Previous Month	Current Month
ANMORE	0	19	0	11	0	9	7	13	2	2
BELCARRA	0	5	0	4	0	4	3	1	0	0
BOWEN ISLAND	2	33	1	10	1	11	23	58	-1	-1
Burnaby - North	10	138	8	68	6	118	233	254	12	14
Burnaby - Lougheed Mall	19	32	0	3	0	2	0	29	1	1
Burnaby - South & East	4	142	7	45	4	43	54	129	8	11
Burnaby - Central Park	4	41	0	19	9	39	81	40	12	3
Burnaby - Remainder	17	526	249	412	203	379	333	428	23	69
BURNABY TOTAL	54	879	264	547	222	581	701	880	56	98
COQUITLAM	13	267	20	274	18	311	399	205	27	29
Delta - Tsawwassen	2	175	2	19	1	15	24	166	3	4
Delta - Ladner	5	143	1	42	3	50	67	34	13	11
Delta - North	7	28	3	21	4	21	27	18	2	1
DELTA TOTAL	14	346	6	82	8	86	118	218	18	16
LANGLEY CITY	0	107	0	26	0	40	111	105	5	5
LANGLEY DISTRICT	28	589	31	233	28	231	234	441	18	21
LION'S BAY	0	0	0	0	0	0	0	0	0	0
MAPLE RIDGE	46	545	38	514	43	487	430	272	59	54
METRO INDIAN RESERVES	0	0	0	0	0	0	0	0	0	0
NEW WESTMINSTER	3	193	0	122	0	136	126	188	1	1
NORTH VANCOUVER City	2	71	9	130	9	167	243	79	55	55
NORTH VANCOUVER DM	15	339	67	396	87	312	234	272	120	100
PITT MEADOWS	2	40	14	60	9	52	55	16	6	11
PORT COQUITLAM	26	161	4	353	5	364	408	65	11	10
PORT MOODY	9	272	23	94	69	145	69	224	4	-42
RICHMOND	23	994	20	552	21	619	634	793	60	59
Surrey - South	53	441	34	381	33	448	527	289	32	33
Surrey - Cloverdale	23	240	17	240	15	231	315	142	29	31
Surrey - North	120	1390	192	1056	199	1150	1250	964	110	103
Surrey - Guildford	5	86	2	18	2	32	46	77	2	2
Surrey - Whalley	23	219	12	126	8	133	154	218	16	20
SURREY TOTAL	224	2376	257	1821	257	1994	2292	1690	189	189
U.E.L.	0	7	2	44	9	27	178	42	24	17
Van - West End	0	562	0	928	18	766	386	1558	189	171
Van - Downtown	245	1209	275	1205	249	1224	1078	1995	0	26
Van - Kitsilano	1	38	2	142	0	83	101	32	91	93
Van - False Creek	0	19	0	172	5	133	105	108	46	41
Van - Granville/Oak	0	64	4	104	8	113	151	235	16	12
Van - Kerrisdale	22	49	1	17	6	54	92	47	17	12
Van - Marpole	16	164	9	75	3	78	80	147	-1	5
Van - Eastside	133	950	83	792	81	906	1011	785	59	60
Van - Mt. Pleasant	2	139	7	151	10	108	130	131	47	44
Van - Strath/Grand	3	19	81	254	85	242	246	84	17	13
Van - Westside	15	171	4	223	11	329	484	293	24	17
VANCOUVER TOTAL	437	3384	466	4063	476	4036	3864	5467	505	494
WEST VANCOUVER	18	99	11	105	12	110	126	115	11	10
WHITE ROCK	4	47	2	25	1	23	38	33	3	4
VANCOUVER CMA TOTAL	920	10773	1235	9466	1275	9745	10293	11479	1172	1156

Adjustments may have been made which effect inventory and/or under construction

Source: CMHC

Table 7 HOUSING ACTIVITY SUMMARY - VANCOUVER CMA October 2002

	OWNERSHIP				RENTAL				GRAND TOTAL
	Single	Semi	Condominium*		Private		Assisted		
			Row	APT	Row	APT	Row	APT	
STARTS									
October 2002	513	44	75	242	0	45	0	0	919
October 2001	405	56	154	92	0	0	0	81	788
Year-to-date 2002	4,205	608	1,365	3,568	15	824	0	187	10,772
Year-to-date 2001	2,939	500	868	2,503	62	1,400	128	959	9,359
UNDER CONSTRUCTION									
October 2002	2,553	428	1,129	4,721	48	1,996	0	190	11,065
October 2001	1,691	346	608	3,477	62	1,549	67	1,013	8,813
COMPLETIONS									
October 2002	355	60	70	588	18	0	0	196	1,287
October 2001	335	62	52	194	0	0	0	0	643
Year-to-date 2002	3,314	528	789	2,703	79	1,238	90	726	9,467
Year-to-date 2001	2,645	434	941	1,391	93	660	135	627	6,926
COMPLETE & UNOCCUPIED									
October 2002	294	95	79	248	11	447	0	0	1,174
October 2001	350	93	292	740	0	139	0	0	1,614
TOTAL SUPPLY									
October 2002	2,847	523	1,208	4,969	59	2,443	0	190	12,239
October 2001	2,041	439	900	4,217	62	1,688	67	1,013	10,427
ABSORPTIONS									
October 2002	330	47	64	565	13	60	0	196	1,275
3 Month Average	356	48	92	388	10	169	0	128	1,191
12 Month Average	331	49	95	280	6	80	8	73	921

*includes Other

Source: CMHC

Summary Table 7b: HOUSING SUPPLY AND DEMAND - VANCOUVER CMA October 2002

	Under Construction	Vacant Inventory	Total Supply	Monthly Absorption Forecast	Market Classification
Single Family	2,553	294	2,847	300	balanced
Semi-Detached	428	95	523	50	balanced
Row Condo	1,129	79	1,208	100	balanced
Apartment Condo	4,721	248	4,969	250	moving towards balanced
Private Row Rental	48	11	59	10	Undersupplied
Private Apt Rental	1,996	447	2,443	75	Oversupplied
Assumes completion and selling period of:					
Single Detached:	7 months	Row Condo:	10 months	Row Rental:	10 months
Semi Detached:	9 months	Apt Condo:	14 months	Apt Rental:	14 months

Source: CMHC

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