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MAKING A DIFFERENCE WITH EVERY MOVE YOU MAKE

HOUSING SUPPLY AND DEMAND REACH CLOSER ALIGNMENT IN JANUARY

Diverse selection and favourable interest rates continue to drive demand in the Greater Vancouver housing market. The Real Estate Board of Greater Vancouver reports that residential property sales in Greater Vancouver totalled 1,923 in January 2010, an increase of 152.4 per cent compared to January 2009 when 762 sales were recorded.

Over the last 12 months, the benchmark price for residential properties in Greater Vancouver increased 17.2 per cent from \$489,007 to \$573,241. This price is 0.8 per cent above the previous high point in the market in May 2008 when the residential benchmark price sat at \$568,411. Although home prices in the region have largely returned to their previous peaks, we still see a significant number of first-time and move-up buyers in the market, thanks to low interest rates and the diverse range of properties available today.

Have a great month, Debbie & Miles

	BENCHMARK PRICE	1 YEAR CHANGE	3 YEAR CHANGE	5 YEAR CHANGE
DETACHED	\$846,363	+30.2%	+29.9%	+77.9%
ATTACHED	\$499,626	+17.8%	+22.5%	+66.2%
APARTMENT	\$326,709	+18.9%	+18.8%	+69.5%

RICHMOND HOUSING PRICE INDEX

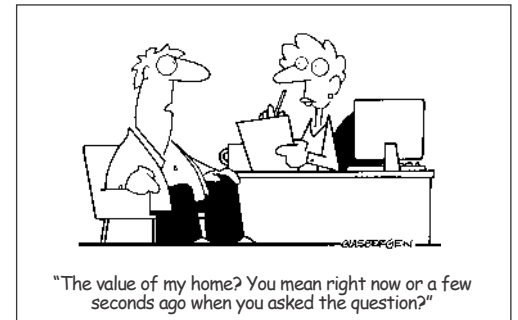
SOURCE: Real Estate Board of Greater Vancouver - January 2010

3 BEDROOM, 3 BATH HOME ON PARK-LIKE LOT!



3 Bedroom, 3 Bath home originally built by builder as his own home. Inside boasts large spacious rooms with many built-ins and loads of storage with lots of space for a growing family. Large 11,361 sq.ft. park-like lot - \$729,000 Visit www.MurphyTimmis.com for more pictures & details.

THE LIGHTER SIDE OF REAL ESTATE!



DAVID COLE
Mortgage Specialist
RBC Royal Bank
(604) 916-3444

THINKING OF BUYING?

David Cole has been helping clients purchase their homes for over 9 years. David's success as a Mortgage Specialist is based on his ability to get fast approvals from financial institutions at extremely competitive rates. Contact David for a free mortgage review or home purchase pre-approval.



**Disposal
Bin
Service**

Thinking of selling and need to clean out your garage or yard? Get a 10 yard bin (10' x 8' x 4') for \$339.00

Call **604-306-8599** to book now!

For more details visit www.DisposalKing.com