REALTOR® Report

A Research Tool Provided by the Real Estate Board of Greater Vancouver

# Port Moody

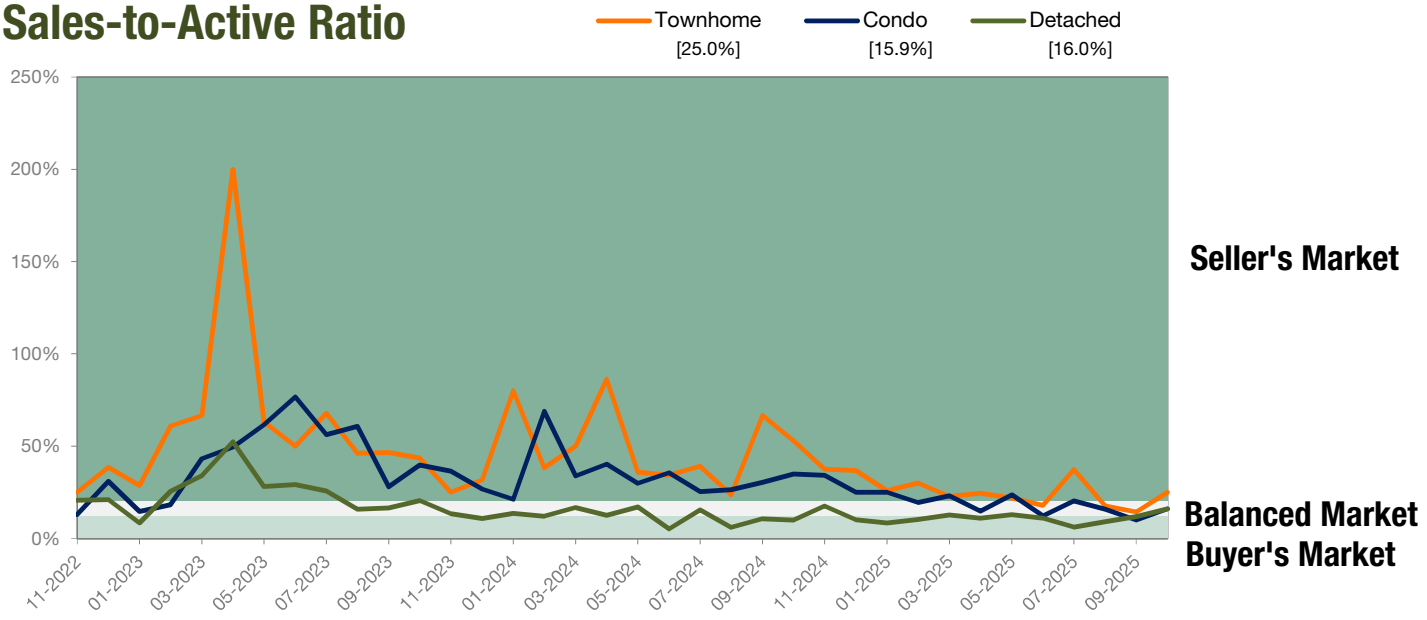
## October 2025

| Detached Properties | October | | | September | | |
|---|---|---|---|---|---|---|
| **Activity Snapshot** | **2025** | **2024** | One-Year Change | **2025** | **2024** | One-Year Change |
| Total Active Listings | **125** | 122 | + 2.5% | **127** | 123 | + 3.3% |
| Sales | **20** | 12 | + 66.7% | **15** | 13 | + 15.4% |
| Days on Market Average | **66** | 31 | + 112.9% | **53** | 29 | + 82.8% |
| MLS® HPI Benchmark Price | **$2,081,500** | $2,126,400 | - 2.1% | **$2,080,500** | $2,217,000 | - 6.2% |

| Condos | October | | | September | | |
|---|---|---|---|---|---|---|
| **Activity Snapshot** | **2025** | **2024** | One-Year Change | **2025** | **2024** | One-Year Change |
| Total Active Listings | **182** | 103 | + 76.7% | **182** | 92 | + 97.8% |
| Sales | **29** | 36 | - 19.4% | **18** | 28 | - 35.7% |
| Days on Market Average | **34** | 20 | + 70.0% | **45** | 14 | + 221.4% |
| MLS® HPI Benchmark Price | **$727,900** | $746,600 | - 2.5% | **$711,100** | $758,400 | - 6.2% |

| Townhomes | October | | | September | | |
|---|---|---|---|---|---|---|
| **Activity Snapshot** | **2025** | **2024** | One-Year Change | **2025** | **2024** | One-Year Change |
| Total Active Listings | **56** | 34 | + 64.7% | **63** | 30 | + 110.0% |
| Sales | **14** | 18 | - 22.2% | **9** | 20 | - 55.0% |
| Days on Market Average | **43** | 21 | + 104.8% | **43** | 23 | + 87.0% |
| MLS® HPI Benchmark Price | **$1,014,600** | $1,046,400 | - 3.0% | **$1,023,800** | $1,060,900 | - 3.5% |

## Sales-to-Active Ratio

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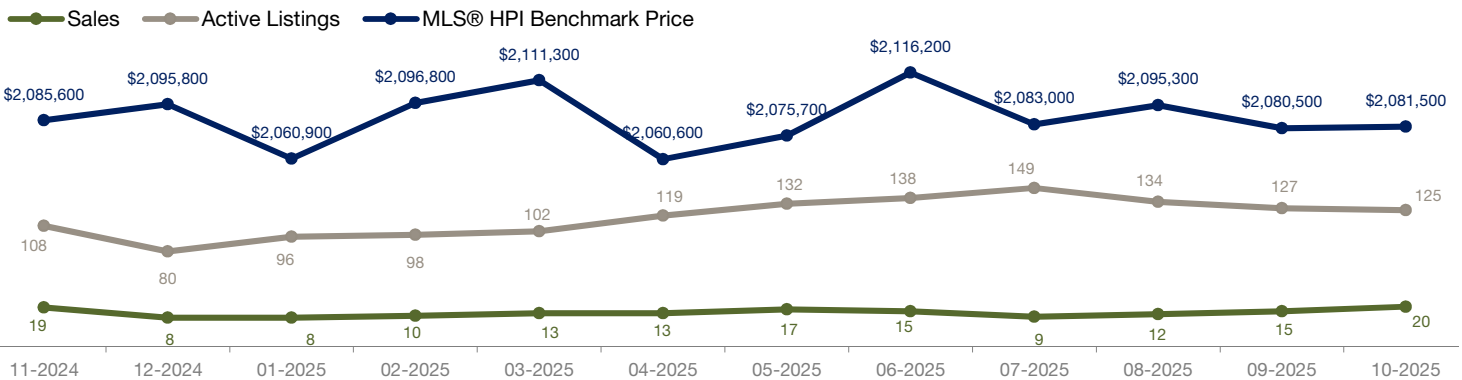
## Detached Properties Report – October 2025

| Price Range | Sales | Active Listings | Avg Days on Market |
|---|---|---|---|
| $99,999 and Below | 0 | 0 | 0 |
| $100,000 to $199,999 | 0 | 0 | 0 |
| $200,000 to $399,999 | 0 | 0 | 0 |
| $400,000 to $899,999 | 0 | 1 | 0 |
| $900,000 to $1,499,999 | 2 | 11 | 28 |
| $1,500,000 to $1,999,999 | 11 | 38 | 56 |
| $2,000,000 to $2,999,999 | 5 | 42 | 92 |
| $3,000,000 and $3,999,999 | 1 | 18 | 180 |
| $4,000,000 to $4,999,999 | 1 | 9 | 1 |
| $5,000,000 and Above | 0 | 6 | 0 |
| **TOTAL** | **20** | **125** | **66** |

| Neighbourhood | Sales | Active Listings | Benchmark Price | One-Year Change |
|---|---|---|---|---|
| Anmore | 2 | 23 | $3,132,600 | - 2.1% |
| Barber Street | 2 | 8 | $2,213,600 | + 1.7% |
| Belcarra | 2 | 13 | $0 | -- |
| College Park PM | 3 | 8 | $1,588,500 | - 7.8% |
| Glenayre | 2 | 3 | $1,524,800 | - 13.5% |
| Heritage Mountain | 5 | 7 | $2,033,200 | - 1.5% |
| Heritage Woods PM | 2 | 18 | $2,201,000 | + 0.0% |
| loco | 0 | 0 | $0 | -- |
| Mountain Meadows | 0 | 3 | $0 | -- |
| North Shore Pt Moody | 1 | 15 | $1,942,400 | - 1.2% |
| Port Moody Centre | 1 | 27 | $1,690,500 | - 4.6% |
| **TOTAL*** | **20** | **125** | **$2,081,500** | **- 2.1%** |

* This represents the total of the Port Moody area, not the sum of the areas above.

**Detached Homes - Port Moody**

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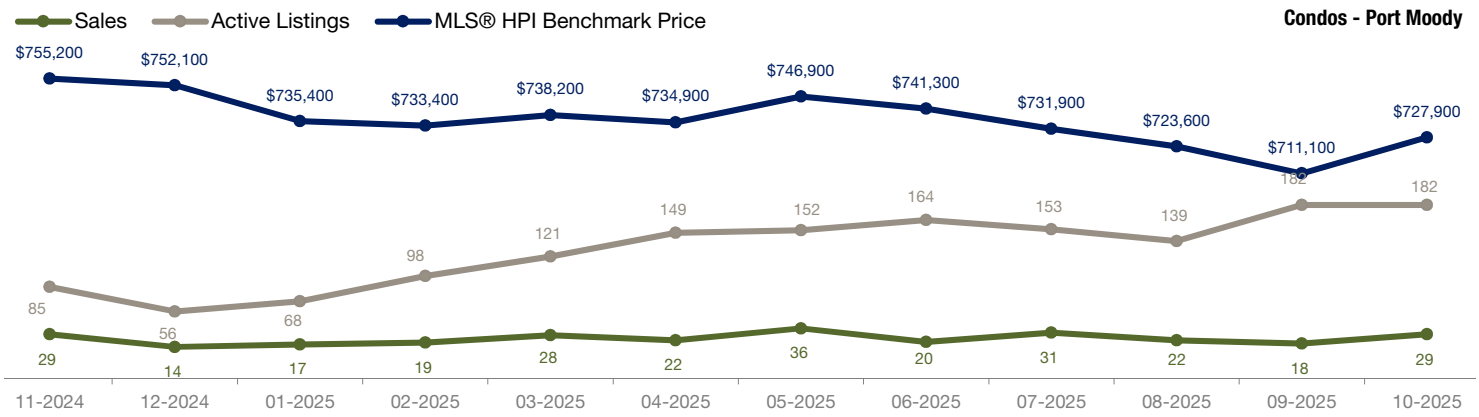
# Port Moody

## Condo Report – October 2025

| Price Range | Sales | Active Listings | Avg Days on Market |
|---|---|---|---|
| $99,999 and Below | 0 | 0 | 0 |
| $100,000 to $199,999 | 0 | 0 | 0 |
| $200,000 to $399,999 | 1 | 2 | 9 |
| $400,000 to $899,999 | 25 | 144 | 36 |
| $900,000 to $1,499,999 | 3 | 33 | 26 |
| $1,500,000 to $1,999,999 | 0 | 1 | 0 |
| $2,000,000 to $2,999,999 | 0 | 2 | 0 |
| $3,000,000 and $3,999,999 | 0 | 0 | 0 |
| $4,000,000 to $4,999,999 | 0 | 0 | 0 |
| $5,000,000 and Above | 0 | 0 | 0 |
| **TOTAL** | **29** | **182** | **34** |

| Neighbourhood | Sales | Active Listings | Benchmark Price | One-Year Change |
|---|---|---|---|---|
| Anmore | 0 | 0 | $0 | -- |
| Barber Street | 0 | 0 | $0 | -- |
| Belcarra | 0 | 0 | $0 | -- |
| College Park PM | 4 | 10 | $467,100 | - 6.9% |
| Glenayre | 0 | 0 | $0 | -- |
| Heritage Mountain | 1 | 0 | $0 | -- |
| Heritage Woods PM | 0 | 0 | $0 | -- |
| loco | 0 | 0 | $0 | -- |
| Mountain Meadows | 0 | 0 | $0 | -- |
| North Shore Pt Moody | 4 | 21 | $776,600 | - 2.5% |
| Port Moody Centre | 20 | 151 | $729,400 | - 2.7% |
| **TOTAL*** | **29** | **182** | **$727,900** | **- 2.5%** |

* This represents the total of the Port Moody area, not the sum of the areas above.

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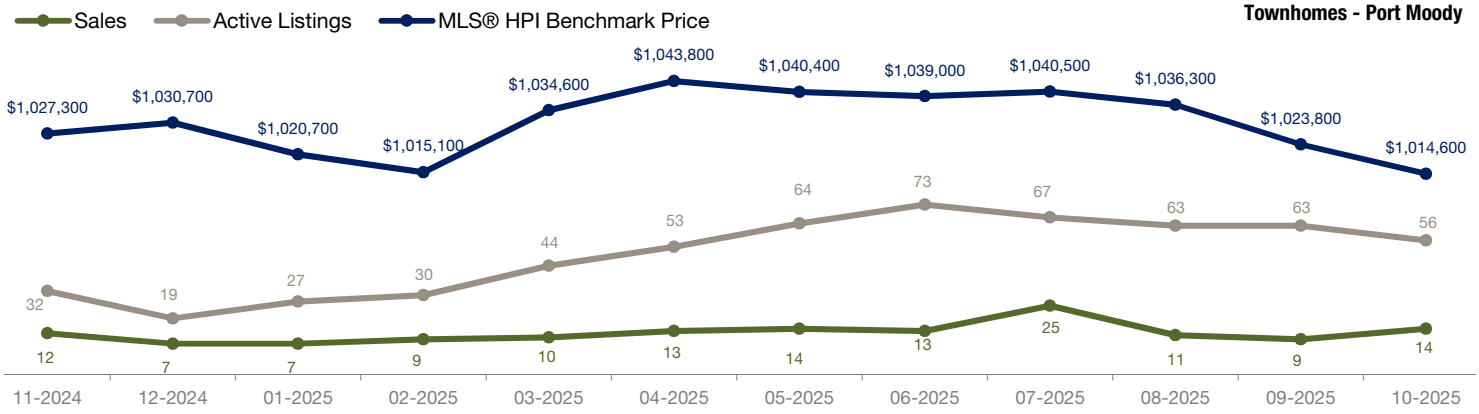
# Port Moody

## Townhomes Report – October 2025

| Price Range | Sales | Active Listings | Days on Market |
|---|---|---|---|
| $99,999 and Below | 0 | 0 | 0 |
| $100,000 to $199,999 | 0 | 0 | 0 |
| $200,000 to $399,999 | 0 | 0 | 0 |
| $400,000 to $899,999 | 7 | 15 | 45 |
| $900,000 to $1,499,999 | 7 | 41 | 40 |
| $1,500,000 to $1,999,999 | 0 | 0 | 0 |
| $2,000,000 to $2,999,999 | 0 | 0 | 0 |
| $3,000,000 and $3,999,999 | 0 | 0 | 0 |
| $4,000,000 to $4,999,999 | 0 | 0 | 0 |
| $5,000,000 and Above | 0 | 0 | 0 |
| **TOTAL** | **14** | **56** | **43** |

| Neighbourhood | Sales | Active Listings | Benchmark Price | One-Year Change |
|---|---|---|---|---|
| Anmore | 0 | 0 | $0 | -- |
| Barber Street | 0 | 0 | $0 | -- |
| Belcarra | 0 | 0 | $0 | -- |
| College Park PM | 1 | 14 | $939,400 | - 0.5% |
| Glenayre | 0 | 0 | $0 | -- |
| Heritage Mountain | 3 | 7 | $1,121,800 | - 1.9% |
| Heritage Woods PM | 1 | 9 | $999,000 | - 9.5% |
| Ioco | 0 | 0 | $0 | -- |
| Mountain Meadows | 0 | 0 | $0 | -- |
| North Shore Pt Moody | 4 | 8 | $783,100 | - 2.3% |
| Port Moody Centre | 5 | 18 | $1,119,400 | - 3.7% |
| **TOTAL*** | **14** | **56** | **$1,014,600** | **- 3.0%** |

* This represents the total of the Port Moody area, not the sum of the areas above.

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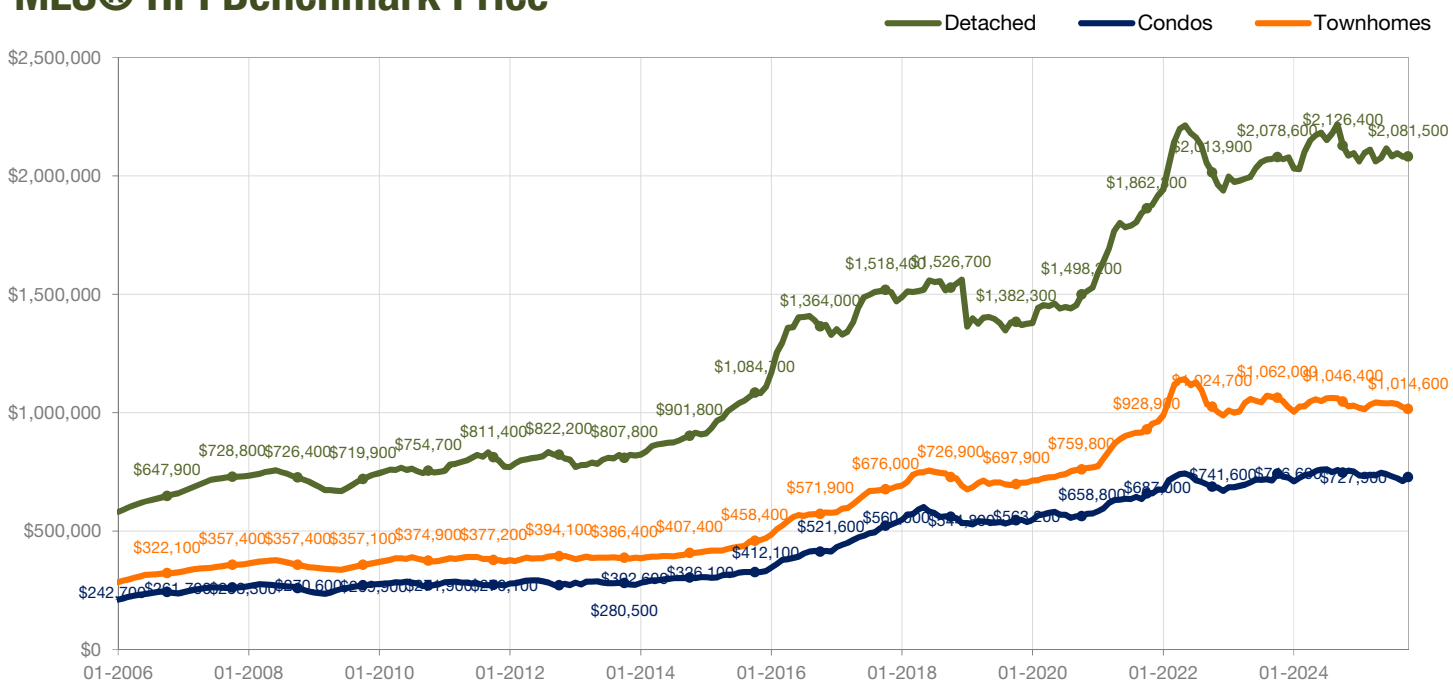
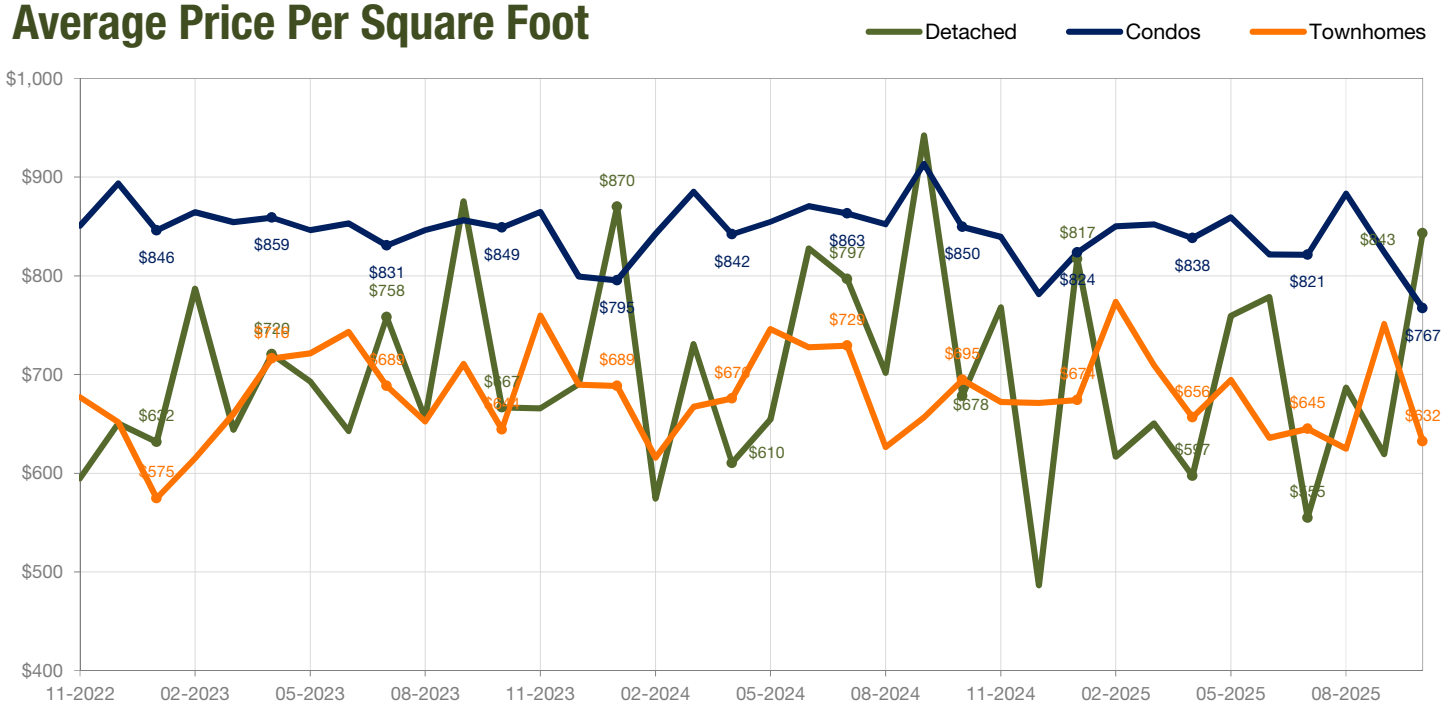
## MLS® HPI Benchmark Price




Note: $0 means that there is no sales activity, not $0 as an MLS® HPI Benchmark Price.

## Average Price Per Square Foot




Note: $0 means that there is no sales activity, not $0 as an Average Price Per Square Foot.

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