

Central Okanagan Monthly Statistics
February 2024

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Zone Totals

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
Area = Central Okanagan						
1 Units Listed	997	771	29.31%	1,709	1,503	13.71%
2 Units Sold	268	287	-6.62%	486	476	2.10%
3 Sales Volume	\$187,910,921	\$219,273,003	-14.30%	\$356,721,955	\$361,958,304	-1.45%
4 List/Sell Ratio	96.56%	96.23%		95.60%	95.94%	
5 Days to Sell	74	67	10.82%	74	72	3.87%
6 Active Listings	2,880	2,246	28.23%			
Area = North Okanagan						
1 Units Listed	259	210	23.33%	479	413	15.98%
2 Units Sold	104	106	-1.89%	181	170	6.47%
3 Sales Volume	\$63,333,984	\$65,590,909	-3.44%	\$109,601,586	\$109,796,743	-0.18%
4 List/Sell Ratio	91.90%	95.77%		93.49%	95.29%	
5 Days to Sell	92	72	28.70%	91	72	27.81%
6 Active Listings	1,070	853	25.44%			
Area = Shuswap / Revel						
1 Units Listed	181	144	25.69%	284	226	25.66%
2 Units Sold	50	39	28.21%	110	91	20.88%
3 Sales Volume	\$36,994,412	\$21,076,900	75.52%	\$69,540,716	\$51,785,663	34.29%
4 List/Sell Ratio	91.85%	95.54%		94.22%	96.69%	
5 Days to Sell	112	92	22.73%	118	106	11.19%
6 Active Listings	652	551	18.33%			
Area = South Okanagan						
1 Units Listed	386	305	26.56%	642	587	9.37%
2 Units Sold	113	117	-3.42%	185	183	1.09%
3 Sales Volume	\$68,211,800	\$76,289,971	-10.59%	\$115,244,250	\$107,472,071	7.23%
4 List/Sell Ratio	95.90%	95.97%		94.97%	95.84%	
5 Days to Sell	82	75	9.66%	101	79	28.21%
6 Active Listings	1,457	1,111	31.14%			
Area = South Peace Riv						
1 Units Listed	56	53	5.66%	120	107	12.15%
2 Units Sold	32	27	18.52%	54	49	10.20%
3 Sales Volume	\$9,636,777	\$9,261,900	4.05%	\$14,384,698	\$14,298,350	0.60%
4 List/Sell Ratio	93.16%	94.99%		94.12%	95.75%	
5 Days to Sell	210	150	39.42%	165	138	19.72%
6 Active Listings	358	383	-6.53%			
Area = Grand Total						
1 Units Listed	1,879	1,483	26.70%	3,234	2,836	14.03%
2 Units Sold	567	576	-1.56%	1,016	969	4.85%
3 Sales Volume	\$366,087,894	\$391,492,683	-6.49%	\$665,493,206	\$645,311,131	3.13%
4 List/Sell Ratio	95.02%	96.03%		94.96%	95.87%	
5 Days to Sell	90	75	20.11%	92	80	15.43%
6 Active Listings	6,417	5,144	24.75%			

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Central Okanagan Statistics -- February 2024

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	268	\$187,910,921	106	\$109,473,676
Last Month	218	\$168,811,034	79	\$80,603,450
This Month Last Year	287	\$219,273,003	125	\$132,102,968

Description	Total Listings Taken	Inventory
This Month	997	2,880
Last Month	712	2,563
This Month Last Year	771	2,246

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Central Okanagan Statistics -- February 2024

Quick Summary Part 2

Condo/Apt

Sales	64
New Listings	260
Current Inventory	589
Sell/Inv. Ratio	10.87%
Days to Sell	57
Average Price	\$467,664
Median Price	\$453,500

Condo/Townhouse

Sales	41
New Listings	160
Current Inventory	328
Sell/Inv. Ratio	12.50%
Days to Sell	58
Average Price	\$673,241
Median Price	\$665,000

Lots

Sales	3
New Listings	31
Current Inventory	272
Sell/Inv. Ratio	1.10%
Days to Sell	112
Average Price	\$378,333
Median Price	\$245,000

Residential

Sales	106
New Listings	351
Current Inventory	954
Sell/Inv. Ratio	11.11%
Days to Sell	77
Average Price	\$1,032,771
Median Price	\$939,625

Ratio of Sales vs Inventory	11.25%
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Central Okanagan Statistics -- February 2024

Comparative Activity -- Listing Information

Description	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Inventory		
							Cur Mo	Lst Yr Mo	Incr/Decr%
Zone = Central Okanagan									
Acreage/House	21	16	31.25%	36	26	38.46	104	82	26.83
Duplex	20	15	33.33%	39	33	18.18	52	38	36.84
Mobile Home	37	32	15.63%	63	54	16.67	90	65	38.46
Recreational	14	5	180.00%	17	7	142.86	28	16	75.00
Residential	351	318	10.38%	611	571	7.01	954	760	25.53
Residential WF	8	5	60.00%	10	8	25.00	41	24	70.83
3/4-Plex	4	0	0.00%	8	6	33.33	19	2	850.00
Timeshare	0	0	0.00%	0	0	0.00			
Apartment	260	190	36.84%	425	373	13.94	589	465	26.67
Townhouse	160	88	81.82%	249	178	39.89	328	242	35.54
RES TOTAL	875	669	30.79%	1,458	1,256	16.08%	2,205	1,694	30.17
FARMS	3	8	-62.50%	5	10	-50.00	23	25	-8.00
MULTIFAMILY	3	2	50.00%	5	7	-28.57	18	13	38.46
Acreage	6	7	-14.29%	9	12	-25.00	32	30	6.67
Acreage WF	1	0	0.00%	1	2	-50.00	5	10	-50.00
Lots	24	32	-25.00%	73	83	-12.05	226	162	39.51
Lots WF	0	0	0.00%	0	3	-100.00	9	9	0.00
LOTS TOTAL	31	39	-20.51%	83	100	-17.00%	272	211	28.91
Business	12	3	300.00%	27	14	92.86	42	48	-12.50
Commercial	68	49	38.78%	120	109	10.09	287	214	34.11
Land	5	1	400.00%	11	7	57.14	33	41	-19.51
COMM TOTAL	85	53	60.38%	158	130	21.54%	362	303	19.47
GRAND TOTAL	997	771	29.31%	1,709	1,503	13.71%	2,880	2,246	28.23

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Central Okanagan Statistics -- February 2024

Comparative Activity -- Sales Information (Month)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo
Zone = Central Okanagan								
Acreage/House	2	3	-33.33%	\$2,625,000	\$7,640,000	-65.64%	94.50%	91.55%
Duplex	12	10	20.00%	\$9,510,000	\$6,990,000	36.05%	93.16%	95.47%
Mobile Home	22	12	83.33%	\$5,805,900	\$3,768,800	54.05%	95.42%	96.98%
Recreational	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential	106	125	-15.20%	\$109,473,676	\$132,102,968	-17.13%	96.69%	96.43%
Residential WF	0	1	-100.00%	\$0	\$640,000	-100.00%	0.00%	94.81%
3/4-Plex	1	0	0.00%	\$499,000	\$0	0.00%	100.00%	0.00%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	64	74	-13.51%	\$29,930,500	\$34,743,807	-13.85%	96.91%	96.84%
Townhouse	41	36	13.89%	\$27,602,900	\$27,338,800	0.97%	97.65%	97.71%
RES TOTAL	248	261	-4.98%	\$185,446,976	\$213,224,375	-13.03%	96.62%	96.45%
FARMS	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	0	3	-100.00%	\$0	\$1,795,000	-100.00%	0.00%	80.64%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	3	3	0.00%	\$1,135,000	\$720,000	57.64%	88.69%	91.73%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	3	6	-50.00%	\$1,135,000	\$2,515,000	-54.87%	88.69%	83.53%
Business	1	0	0.00%	\$107,000	\$0	0.00%	82.37%	0.00%
Commercial	16	20	-20.00%	\$1,221,945	\$3,533,628	-65.42%	97.76%	93.63%
Land	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
COMM TOTAL	17	20	-15.00%	\$1,328,945	\$3,533,628	-62.39%	96.31%	93.63%
GRAND TOTAL	268	287	-6.62%	\$187,910,921	\$219,273,003	-14.30%	96.56%	96.23%

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Central Okanagan Statistics -- February 2024

Comparative Activity -- Sales Information (YTD)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD
Zone = Central Okanagan								
Acreage/House	10	6	66.67%	\$12,699,000	\$12,387,000	2.52%	95.59%	90.99%
Duplex	23	12	91.67%	\$18,928,200	\$8,188,500	131.16%	95.07%	95.42%
Mobile Home	31	17	82.35%	\$7,538,100	\$4,943,800	52.48%	94.85%	96.25%
Recreational	2	0	0.00%	\$185,750	\$0	0.00%	93.15%	0.00%
Residential	185	189	-2.12%	\$190,077,126	\$192,857,721	-1.44%	96.33%	96.40%
Residential WF	3	5	-40.00%	\$5,250,000	\$14,430,000	-63.62%	96.00%	90.98%
3/4-Plex	3	0	0.00%	\$1,954,000	\$0	0.00%	99.29%	0.00%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	121	126	-3.97%	\$59,435,089	\$59,192,828	0.41%	96.51%	96.65%
Townhouse	69	71	-2.82%	\$46,842,700	\$52,210,138	-10.28%	97.54%	97.29%
RES TOTAL	447	426	4.93%	\$342,909,965	\$344,209,987	-0.38%	96.40%	96.11%
FARMS	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	2	3	-33.33%	\$2,950,000	\$1,795,000	64.35%	85.51%	80.64%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	9	4	125.00%	\$6,463,000	\$1,495,000	332.31%	91.47%	95.84%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	11	7	57.14%	\$9,413,000	\$3,290,000	186.11%	89.52%	86.90%
Business	1	2	-50.00%	\$107,000	\$325,000	-67.08%	82.37%	69.89%
Commercial	25	41	-39.02%	\$2,204,490	\$14,133,317	-84.40%	98.02%	95.17%
Land	2	0	0.00%	\$2,087,500	\$0	0.00%	45.88%	0.00%
COMM TOTAL	28	43	-34.88%	\$4,398,990	\$14,458,317	-69.57%	63.49%	94.41%
GRAND TOTAL	486	476	2.10%	\$356,721,955	\$361,958,304	-1.45%	95.60%	95.94%

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Central Okanagan Statistics -- February 2024

Average/Median price, Days to Sell (Month)

Description	Average Price			Median Price			Days to Sell		
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%
Zone = Central Okanagan									
Acreage/House	\$1,312,500	\$2,546,667	-48.46%	\$1,312,500	\$1,730,000	-24.13%	96	83	16.13%
Duplex	\$792,500	\$699,000	13.38%	\$759,500	\$685,000	10.88%	80	63	27.99%
Mobile Home	\$263,905	\$314,067	-15.97%	\$272,500	\$286,000	-4.72%	74	65	14.48%
Recreational									
Residential	\$1,032,771	\$1,056,824	-2.28%	\$939,625	\$950,000	-1.09%	77	60	28.11%
Residential WF		\$640,000			\$640,000			144	
3/4-Plex	\$499,000			\$499,000			21		
Timeshare									
Apartment	\$467,664	\$469,511	-0.39%	\$453,500	\$433,750	4.55%	57	76	-24.69%
Townhouse	\$673,241	\$759,411	-11.35%	\$665,000	\$715,500	-7.06%	58	44	30.80%
RES TOTAL	\$747,770	\$816,952	-8.47%	\$702,500	\$745,000	-5.70%	69	63	8.38%
FARMS									
MULTIFAMILY									
Acreage		\$598,333			\$560,000			54	
Acreage WF									
Lots	\$378,333	\$240,000	57.64%	\$245,000	\$165,000	48.48%	112	103	8.74%
Lots WF									
LOTS TOTAL	\$378,333	\$419,167	-9.74%	\$245,000	\$402,000	-39.05%	112	79	42.37%
Business	\$107,000			\$107,000			170		
Commercial	\$76,372	\$176,681	-56.77%	\$19	\$21	-9.58%	147	110	33.10%
Land									
COMM TOTAL	\$78,173	\$176,681	-55.75%	\$19	\$21	-7.88%	148	110	34.33%
GRAND TOTAL	\$701,160	\$764,017	-8.23%	\$668,000	\$725,000	-7.86%	74	67	10.82%

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Central Okanagan Statistics -- February 2024

Average/Median price, Days to Sell (YTD)

Description	Average Price			Median Price			Days to Sell		
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%
Zone = Central Okanagan									
Acreage/House	\$1,269,900	\$2,064,500	-38.49%	\$1,332,500	\$1,638,500	-18.68%	76	114	-33.88%
Duplex	\$822,965	\$682,375	20.60%	\$727,000	\$685,000	6.13%	72	59	21.74%
Mobile Home	\$243,165	\$290,812	-16.38%	\$248,500	\$282,000	-11.88%	67	61	8.47%
Recreational	\$92,875			\$92,875			103		
Residential	\$1,027,444	\$1,020,411	0.69%	\$915,000	\$922,500	-0.81%	77	68	12.87%
Residential WF	\$1,750,000	\$2,886,000	-39.36%	\$2,000,000	\$2,715,000	-26.34%	109	118	-7.19%
3/4-Plex	\$651,333			\$505,000			35		
Timeshare									
Apartment	\$491,199	\$469,784	4.56%	\$458,000	\$444,500	3.04%	58	71	-18.25%
Townhouse	\$678,880	\$735,354	-7.68%	\$665,000	\$710,000	-6.34%	64	48	31.60%
RES TOTAL	\$767,136	\$808,005	-5.06%	\$710,000	\$734,500	-3.34%	69	66	3.56%
FARMS									
MULTIFAMILY									
Acreage	\$1,475,000	\$598,333	146.52%	\$1,475,000	\$560,000	163.39%	157	54	188.96%
Acreage WF									
Lots	\$718,111	\$373,750	92.14%	\$550,000	\$292,000	88.36%	117	80	47.45%
Lots WF									
LOTS TOTAL	\$855,727	\$470,000	82.07%	\$650,000	\$419,000	55.13%	124	69	81.12%
Business	\$107,000	\$162,500	-34.15%	\$107,000	\$162,500	-34.15%	170	124	37.65%
Commercial	\$88,180	\$344,715	-74.42%	\$18	\$20	-5.74%	142	123	14.96%
Land	\$2,087,500			\$2,087,500			157		
COMM TOTAL	\$162,926	\$336,240	-51.54%	\$19	\$22	-13.64%	144	123	16.64%
GRAND TOTAL	\$735,509	\$760,417	-3.28%	\$689,000	\$700,000	-1.57%	74	72	3.87%

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February 2024

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Zone Totals

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2 Units Sold	32	27	18.52%	54	49	10.20%
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Area = Grand Total						
1 Units Listed	1,879	1,483	26.70%	3,234	2,836	14.03%
2 Units Sold	567	576	-1.56%	1,016	969	4.85%
3 Sales Volume	\$366,087,894	\$391,492,683	-6.49%	\$665,493,206	\$645,311,131	3.13%
4 List/Sell Ratio	95.02%	96.03%		94.96%	95.87%	
5 Days to Sell	90	75	20.11%	92	80	15.43%
6 Active Listings	6,417	5,144	24.75%			

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North Okanagan Statistics -- February 2024

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	104	\$63,333,984	50	\$34,166,620
Last Month	77	\$46,267,602	27	\$20,964,650
This Month Last Year	106	\$65,590,909	49	\$35,936,300

Description	Total Listings Taken	Inventory
This Month	259	1,070
Last Month	220	951
This Month Last Year	210	853

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North Okanagan Statistics -- February 2024

Quick Summary Part 2

Condo/Apt

Sales	10
New Listings	24
Current Inventory	68
Sell/Inv. Ratio	14.71%
Days to Sell	84
Average Price	\$306,050
Median Price	\$320,000

Condo/Townhouse

Sales	15
New Listings	26
Current Inventory	65
Sell/Inv. Ratio	23.08%
Days to Sell	60
Average Price	\$492,567
Median Price	\$500,000

Lots

Sales	5
New Listings	18
Current Inventory	193
Sell/Inv. Ratio	2.59%
Days to Sell	76
Average Price	\$362,780
Median Price	\$400,000

Residential

Sales	50
New Listings	120
Current Inventory	317
Sell/Inv. Ratio	15.77%
Days to Sell	102
Average Price	\$683,332
Median Price	\$625,000

Ratio of Sales vs Inventory	16.06%
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North Okanagan Statistics -- February 2024

Comparative Activity -- Listing Information

Description	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Inventory		
							Cur Mo	Lst Yr Mo	Incr/Decr%
Zone = North Okanagan									
Acreage/House	14	21	-33.33%	28	38	-26.32	99	90	10.00
Duplex	9	9	0.00%	25	30	-16.67	45	34	32.35
Mobile Home	11	11	0.00%	21	19	10.53	38	29	31.03
Recreational	7	0	0.00%	9	0	0.00	17	8	112.50
Residential	120	92	30.43%	186	176	5.68	317	241	31.54
Residential WF	4	3	33.33%	8	6	33.33	21	15	40.00
3/4-Plex	0	0	0.00%	0	2	-100.00	2	6	-66.67
Timeshare	0	0	0.00%	0	0	0.00	1		
Apartment	24	20	20.00%	48	33	45.45	68	49	38.78
Townhouse	26	19	36.84%	54	49	10.20	65	69	-5.80
RES TOTAL	215	175	22.86%	379	353	7.37%	673	541	24.40
FARMS	2	0	0.00%	3	1	200.00	20	20	0.00
MULTIFAMILY	0	2	-100.00%	0	2	-100.00	14	19	-26.32
Acreage	5	5	0.00%	9	9	0.00	48	41	17.07
Acreage WF	2	0	0.00%	2	1	100.00	3	1	200.00
Lots	10	14	-28.57%	37	24	54.17	137	101	35.64
Lots WF	1	0	0.00%	1	1	0.00	5	3	66.67
LOTS TOTAL	18	19	-5.26%	49	35	40.00%	193	146	32.19
Business	3	1	200.00%	7	4	75.00	19	18	5.56
Commercial	15	11	36.36%	33	16	106.25	114	65	75.38
Land	6	2	200.00%	8	2	300.00	37	44	-15.91
COMM TOTAL	24	14	71.43%	48	22	118.18%	170	127	33.86
GRAND TOTAL	259	210	23.33%	479	413	15.98%	1,070	853	25.44

Totals include variables in any given month, due to preceding month's collapsed sales and deleted listings. e & oe

North Okanagan Statistics -- February 2024

Comparative Activity -- Sales Information (Month)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo
Zone = North Okanagan								
Acreage/House	9	6	50.00%	\$10,943,000	\$7,345,000	48.99%	93.23%	89.32%
Duplex	4	6	-33.33%	\$2,794,000	\$3,863,500	-27.68%	98.88%	95.56%
Mobile Home	5	7	-28.57%	\$1,167,400	\$1,808,500	-35.45%	92.87%	97.75%
Recreational	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential	50	49	2.04%	\$34,166,620	\$35,936,300	-4.92%	96.52%	96.76%
Residential WF	1	1	0.00%	\$2,000,000	\$1,850,000	8.11%	95.24%	93.06%
3/4-Plex	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	10	9	11.11%	\$3,060,500	\$2,684,900	13.99%	96.12%	96.63%
Townhouse	15	17	-11.76%	\$7,388,500	\$7,163,146	3.15%	97.39%	97.85%
RES TOTAL	94	95	-1.05%	\$61,520,020	\$60,651,346	1.43%	95.99%	95.75%
FARMS	1	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	2	1	100.00%	\$993,900	\$1,400,000	-29.01%	98.61%	100.00%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	3	3	0.00%	\$820,000	\$699,500	17.23%	93.93%	89.23%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	5	4	25.00%	\$1,813,900	\$2,099,500	-13.60%	96.44%	96.14%
Business	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Commercial	4	7	-42.86%	\$64	\$2,840,063	-100.00%	0.00%	95.95%
Land	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
COMM TOTAL	4	7	-42.86%	\$64	\$2,840,063	-100.00%	0.00%	95.95%
GRAND TOTAL	104	106	-1.89%	\$63,333,984	\$65,590,909	-3.44%	91.90%	95.77%

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North Okanagan Statistics -- February 2024

Comparative Activity -- Sales Information (YTD)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD
Zone = North Okanagan								
Acreage/House	13	12	8.33%	\$14,487,000	\$14,810,000	-2.18%	92.97%	90.80%
Duplex	8	7	14.29%	\$5,151,000	\$4,698,500	9.63%	97.07%	95.93%
Mobile Home	10	10	0.00%	\$2,037,900	\$2,378,400	-14.32%	92.18%	94.57%
Recreational	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential	77	77	0.00%	\$55,131,270	\$56,372,110	-2.20%	96.75%	96.47%
Residential WF	1	2	-50.00%	\$2,000,000	\$4,650,000	-56.99%	95.24%	95.13%
3/4-Plex	1	0	0.00%	\$560,000	\$0	0.00%	97.82%	0.00%
Timeshare	1	0	0.00%	\$132,000	\$0	0.00%	94.96%	0.00%
Apartment	19	15	26.67%	\$6,513,400	\$4,505,199	44.58%	96.47%	97.41%
Townhouse	25	27	-7.41%	\$12,219,500	\$11,411,046	7.08%	97.54%	97.80%
RES TOTAL	155	150	3.33%	\$98,232,070	\$98,825,255	-0.60%	96.14%	95.63%
FARMS	1	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	3	4	-25.00%	\$1,293,900	\$5,850,000	-77.88%	96.72%	90.03%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	13	5	160.00%	\$4,460,500	\$1,394,500	219.86%	91.52%	94.93%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	16	9	77.78%	\$5,754,400	\$7,244,500	-20.57%	92.64%	90.93%
Business	0	1	-100.00%	\$0	\$207,000	-100.00%	0.00%	75.27%
Commercial	9	10	-10.00%	\$5,615,116	\$3,519,988	59.52%	95.17%	96.71%
Land	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
COMM TOTAL	9	11	-18.18%	\$5,615,116	\$3,726,988	50.66%	95.17%	95.20%
GRAND TOTAL	181	170	6.47%	\$109,601,586	\$109,796,743	-0.18%	93.49%	95.29%

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North Okanagan Statistics -- February 2024

Average/Median price, Days to Sell (Month)

Description	Average Price			Median Price			Days to Sell		
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%
Zone = North Okanagan									
Acreage/House	\$1,215,889	\$1,224,167	-0.68%	\$1,070,000	\$985,000	8.63%	122	116	5.38%
Duplex	\$698,500	\$643,917	8.48%	\$735,000	\$496,250	48.11%	75	53	40.60%
Mobile Home	\$233,480	\$258,357	-9.63%	\$160,000	\$163,500	-2.14%	82	67	21.87%
Recreational									
Residential	\$683,332	\$733,394	-6.83%	\$625,000	\$680,000	-8.09%	102	79	29.73%
Residential WF	\$2,000,000	\$1,850,000	8.11%	\$2,000,000	\$1,850,000	8.11%	88	8	1,000.00%
3/4-Plex									
Timeshare									
Apartment	\$306,050	\$298,322	2.59%	\$320,000	\$296,900	7.78%	84	70	20.29%
Townhouse	\$492,567	\$421,362	16.90%	\$500,000	\$409,000	22.25%	60	38	59.98%
RES TOTAL	\$654,468	\$638,435	2.51%	\$579,500	\$582,000	-0.43%	93	70	33.52%
FARMS							64		
MULTIFAMILY									
Acreage	\$496,950	\$1,400,000	-64.50%	\$496,950	\$1,400,000	-64.50%	87	87	-0.57%
Acreage WF									
Lots	\$273,333	\$233,167	17.23%	\$330,000	\$234,500	40.72%	70	61	13.59%
Lots WF									
LOTS TOTAL	\$362,780	\$524,875	-30.88%	\$400,000	\$292,250	36.87%	76	68	12.77%
Business									
Commercial	\$16	\$405,723	-100.00%	\$17	\$13	28.85%	104	103	1.39%
Land									
COMM TOTAL	\$16	\$405,723	-100.00%	\$17	\$13	28.85%	104	103	1.39%
GRAND TOTAL	\$614,893	\$618,782	-0.63%	\$570,000	\$552,450	3.18%	92	72	28.70%

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North Okanagan Statistics -- February 2024

Average/Median price, Days to Sell (YTD)

Description	Average Price			Median Price			Days to Sell		
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%
Zone = North Okanagan									
Acreage/House	\$1,114,385	\$1,234,167	-9.71%	\$999,000	\$997,500	0.15%	116	109	5.96%
Duplex	\$643,875	\$671,214	-4.07%	\$602,000	\$497,500	21.01%	51	70	-27.02%
Mobile Home	\$203,790	\$237,840	-14.32%	\$152,950	\$206,750	-26.02%	86	65	33.13%
Recreational									
Residential	\$715,991	\$732,105	-2.20%	\$635,000	\$686,010	-7.44%	99	69	43.41%
Residential WF	\$2,000,000	\$2,325,000	-13.98%	\$2,000,000	\$2,325,000	-13.98%	88	20	340.00%
3/4-Plex	\$560,000			\$560,000			52		
Timeshare	\$132,000			\$132,000			40		
Apartment	\$342,811	\$300,347	14.14%	\$310,000	\$300,000	3.33%	69	64	8.61%
Townhouse	\$488,780	\$422,631	15.65%	\$495,000	\$409,000	21.03%	57	54	5.85%
RES TOTAL	\$633,755	\$658,835	-3.81%	\$571,000	\$581,050	-1.73%	86	68	26.20%
FARMS							64		
MULTIFAMILY									
Acreage	\$431,300	\$1,462,500	-70.51%	\$408,900	\$1,087,500	-62.40%	139	130	7.59%
Acreage WF									
Lots	\$343,115	\$278,900	23.02%	\$369,000	\$340,000	8.53%	130	77	69.87%
Lots WF									
LOTS TOTAL	\$359,650	\$804,944	-55.32%	\$372,000	\$355,000	4.79%	132	100	31.83%
Business		\$207,000			\$207,000			181	
Commercial	\$623,902	\$351,999	77.25%	\$18	\$13	34.62%	114	84	34.86%
Land									
COMM TOTAL	\$623,902	\$338,817	84.14%	\$18	\$13	34.62%	114	93	22.10%
GRAND TOTAL	\$608,898	\$645,863	-5.72%	\$549,907	\$544,500	0.99%	91	72	27.81%

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Shuswap / Revelstoke Monthly Statistics
February 2024

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Zone Totals

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
Area = Central Okanagan						
1 Units Listed	997	771	29.31%	1,709	1,503	13.71%
2 Units Sold	268	287	-6.62%	486	476	2.10%
3 Sales Volume	\$187,910,921	\$219,273,003	-14.30%	\$356,721,955	\$361,958,304	-1.45%
4 List/Sell Ratio	96.56%	96.23%		95.60%	95.94%	
5 Days to Sell	74	67	10.82%	74	72	3.87%
6 Active Listings	2,880	2,246	28.23%			
Area = North Okanagan						
1 Units Listed	259	210	23.33%	479	413	15.98%
2 Units Sold	104	106	-1.89%	181	170	6.47%
3 Sales Volume	\$63,333,984	\$65,590,909	-3.44%	\$109,601,586	\$109,796,743	-0.18%
4 List/Sell Ratio	91.90%	95.77%		93.49%	95.29%	
5 Days to Sell	92	72	28.70%	91	72	27.81%
6 Active Listings	1,070	853	25.44%			
Area = Shuswap / Revel						
1 Units Listed	181	144	25.69%	284	226	25.66%
2 Units Sold	50	39	28.21%	110	91	20.88%
3 Sales Volume	\$36,994,412	\$21,076,900	75.52%	\$69,540,716	\$51,785,663	34.29%
4 List/Sell Ratio	91.85%	95.54%		94.22%	96.69%	
5 Days to Sell	112	92	22.73%	118	106	11.19%
6 Active Listings	652	551	18.33%			
Area = South Okanagan						
1 Units Listed	386	305	26.56%	642	587	9.37%
2 Units Sold	113	117	-3.42%	185	183	1.09%
3 Sales Volume	\$68,211,800	\$76,289,971	-10.59%	\$115,244,250	\$107,472,071	7.23%
4 List/Sell Ratio	95.90%	95.97%		94.97%	95.84%	
5 Days to Sell	82	75	9.66%	101	79	28.21%
6 Active Listings	1,457	1,111	31.14%			
Area = South Peace Riv						
1 Units Listed	56	53	5.66%	120	107	12.15%
2 Units Sold	32	27	18.52%	54	49	10.20%
3 Sales Volume	\$9,636,777	\$9,261,900	4.05%	\$14,384,698	\$14,298,350	0.60%
4 List/Sell Ratio	93.16%	94.99%		94.12%	95.75%	
5 Days to Sell	210	150	39.42%	165	138	19.72%
6 Active Listings	358	383	-6.53%			
Area = Grand Total						
1 Units Listed	1,879	1,483	26.70%	3,234	2,836	14.03%
2 Units Sold	567	576	-1.56%	1,016	969	4.85%
3 Sales Volume	\$366,087,894	\$391,492,683	-6.49%	\$665,493,206	\$645,311,131	3.13%
4 List/Sell Ratio	95.02%	96.03%		94.96%	95.87%	
5 Days to Sell	90	75	20.11%	92	80	15.43%
6 Active Listings	6,417	5,144	24.75%			

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Shuswap / Revelstoke Statistics -- February 2024

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	50	\$36,994,412	23	\$17,874,500
Last Month	60	\$32,546,304	25	\$18,144,125
This Month Last Year	39	\$21,076,900	17	\$10,500,900

Description	Total Listings Taken	Inventory
This Month	181	652
Last Month	103	584
This Month Last Year	144	551

Totals include variables in any given month, due to preceding month's collapsed sales and deleted listings. e & oe

Shuswap / Revelstoke Statistics -- February 2024

Quick Summary Part 2

Condo/Apt

Sales	3
New Listings	11
Current Inventory	17
Sell/Inv. Ratio	17.65%
Days to Sell	97
Average Price	\$416,000
Median Price	\$430,000

Condo/Townhouse

Sales	7
New Listings	7
Current Inventory	32
Sell/Inv. Ratio	21.88%
Days to Sell	166
Average Price	\$594,857
Median Price	\$550,000

Lots

Sales	6
New Listings	27
Current Inventory	175
Sell/Inv. Ratio	3.43%
Days to Sell	115
Average Price	\$429,583
Median Price	\$156,250

Residential

Sales	23
New Listings	67
Current Inventory	191
Sell/Inv. Ratio	12.04%
Days to Sell	97
Average Price	\$777,152
Median Price	\$655,000

Ratio of Sales vs Inventory	14.72%
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Totals include variables in any given month, due to preceding month's collapsed sales and deleted listings. e & oe

Shuswap / Revelstoke Statistics -- February 2024

Comparative Activity -- Listing Information

Description	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Inventory		
							Cur Mo	Lst Yr Mo	Incr/Decr%
Zone = Shuswap / Revelstoke									
Acreage/House	18	10	80.00%	27	21	28.57	59	60	-1.67
Duplex	1	0	0.00%	2	3	-33.33	5	8	-37.50
Mobile Home	12	5	140.00%	20	9	122.22	28	17	64.71
Recreational	16	4	300.00%	22	10	120.00	46	20	130.00
Residential	67	55	21.82%	101	83	21.69	191	150	27.33
Residential WF	6	4	50.00%	9	6	50.00	18	13	38.46
3/4-Plex	0	0	0.00%	0	0	0.00	2		
Apartment	11	10	10.00%	12	17	-29.41	17	23	-26.09
Townhouse	7	10	-30.00%	19	17	11.76	32	35	-8.57
RES TOTAL	138	98	40.82%	212	166	27.71%	398	326	22.09
FARMS	0	0	0.00%	2	0	0.00	5	3	66.67
MULTIFAMILY	0	1	-100.00%	0	1	-100.00	5	2	150.00
Acreage	2	4	-50.00%	7	5	40.00	25	21	19.05
Acreage WF	0	0	0.00%	0	0	0.00	2	5	-60.00
Lots	25	24	4.17%	36	35	2.86	146	115	26.96
Lots WF	0	7	-100.00%	1	8	-87.50	2	14	-85.71
LOTS TOTAL	27	35	-22.86%	44	48	-8.33%	175	155	12.90
Business	2	3	-33.33%	2	3	-33.33	4	14	-71.43
Commercial	12	5	140.00%	21	6	250.00	53	31	70.97
Land	2	2	0.00%	3	2	50.00	12	20	-40.00
COMM TOTAL	16	10	60.00%	26	11	136.36%	69	65	6.15
GRAND TOTAL	181	144	25.69%	284	226	25.66%	652	551	18.33

Totals include variables in any given month, due to preceding month's collapsed sales and deleted listings. e & oe

Shuswap / Revelstoke Statistics -- February 2024

Comparative Activity -- Sales Information (Month)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo
Zone = Shuswap / Revelstoke								
Acreage/House	4	5	-20.00%	\$4,804,000	\$5,290,000	-9.19%	88.34%	95.42%
Duplex	1	1	0.00%	\$740,000	\$420,000	76.19%	98.80%	84.17%
Mobile Home	2	3	-33.33%	\$406,400	\$441,000	-7.85%	84.86%	86.66%
Recreational	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential	23	17	35.29%	\$17,874,500	\$10,500,900	70.22%	95.35%	96.38%
Residential WF	2	0	0.00%	\$3,080,000	\$0	0.00%	96.25%	0.00%
3/4-Plex	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	3	5	-40.00%	\$1,248,000	\$2,107,500	-40.78%	93.14%	96.73%
Townhouse	7	1	600.00%	\$4,164,000	\$420,000	891.43%	92.62%	98.82%
RES TOTAL	42	32	31.25%	\$32,316,900	\$19,179,400	68.50%	93.82%	95.65%
FARMS	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	1	1	0.00%	\$1,880,000	\$140,000	1,242.86%	80.00%	93.96%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	5	5	0.00%	\$697,500	\$1,682,500	-58.54%	89.54%	95.49%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	6	6	0.00%	\$2,577,500	\$1,822,500	41.43%	82.37%	95.37%
Business	0	1	-100.00%	\$0	\$75,000	-100.00%	0.00%	75.76%
Commercial	2	0	0.00%	\$2,100,012	\$0	0.00%	77.78%	0.00%
Land	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
COMM TOTAL	2	1	100.00%	\$2,100,012	\$75,000	2,700.02%	77.78%	75.76%
GRAND TOTAL	50	39	28.21%	\$36,994,412	\$21,076,900	75.52%	91.85%	95.54%

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Shuswap / Revelstoke Statistics -- February 2024

Comparative Activity -- Sales Information (YTD)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD
Zone = Shuswap / Revelstoke								
Acreage/House	7	6	16.67%	\$7,026,500	\$5,970,000	17.70%	90.86%	95.63%
Duplex	1	1	0.00%	\$740,000	\$420,000	76.19%	98.80%	84.17%
Mobile Home	8	7	14.29%	\$1,518,400	\$1,305,000	16.35%	90.07%	91.79%
Recreational	0	1	-100.00%	\$0	\$158,000	-100.00%	0.00%	98.81%
Residential	48	36	33.33%	\$36,018,625	\$24,066,900	49.66%	96.01%	96.48%
Residential WF	3	0	0.00%	\$3,745,000	\$0	0.00%	96.52%	0.00%
3/4-Plex	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	9	11	-18.18%	\$6,088,000	\$4,869,500	25.02%	96.06%	95.49%
Townhouse	12	7	71.43%	\$7,020,400	\$3,417,900	105.40%	95.07%	97.98%
RES TOTAL	88	69	27.54%	\$62,156,925	\$40,207,300	54.59%	95.21%	96.06%
FARMS	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	3	2	50.00%	\$2,235,000	\$390,000	473.08%	81.58%	93.10%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	12	16	-25.00%	\$2,768,500	\$5,386,900	-48.61%	89.94%	94.40%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	15	18	-16.67%	\$5,003,500	\$5,776,900	-13.39%	86.00%	94.31%
Business	0	2	-100.00%	\$0	\$300,000	-100.00%	0.00%	92.59%
Commercial	7	1	600.00%	\$2,380,291	\$1,463	162,654.97%	88.04%	0.00%
Land	0	1	-100.00%	\$0	\$5,500,000	-100.00%	0.00%	104.76%
COMM TOTAL	7	4	75.00%	\$2,380,291	\$5,801,463	-58.97%	88.04%	104.05%
GRAND TOTAL	110	91	20.88%	\$69,540,716	\$51,785,663	34.29%	94.22%	96.69%

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Shuswap / Revelstoke Statistics -- February 2024

Average/Median price, Days to Sell (Month)

Description	Average Price			Median Price			Days to Sell		
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%
Zone = Shuswap / Revelstoke									
Acreage/House	\$1,201,000	\$1,058,000	13.52%	\$1,169,500	\$875,000	33.66%	174	68	157.77%
Duplex	\$740,000	\$420,000	76.19%	\$740,000	\$420,000	76.19%	30	90	-66.67%
Mobile Home	\$203,200	\$147,000	38.23%	\$203,200	\$142,000	43.10%	132	186	-29.16%
Recreational									
Residential	\$777,152	\$617,700	25.81%	\$655,000	\$575,000	13.91%	97	81	18.90%
Residential WF	\$1,540,000			\$1,540,000			33		
3/4-Plex									
Apartment	\$416,000	\$421,500	-1.30%	\$430,000	\$415,000	3.61%	97	123	-21.66%
Townhouse	\$594,857	\$420,000	41.63%	\$550,000	\$420,000	30.95%	166	12	1,284.52%
RES TOTAL	\$769,450	\$599,356	28.38%	\$652,500	\$568,450	14.79%	113	94	20.29%
FARMS									
MULTIFAMILY									
Acreage	\$1,880,000	\$140,000	1,242.86%	\$1,880,000	\$140,000	1,242.86%	169	12	1,308.33%
Acreage WF									
Lots	\$139,500	\$336,500	-58.54%	\$130,000	\$360,000	-63.89%	105	90	16.22%
Lots WF									
LOTS TOTAL	\$429,583	\$303,750	41.43%	\$156,250	\$300,000	-47.92%	115	77	49.78%
Business		\$75,000			\$75,000			115	
Commercial	\$1,050,006			\$1,050,006			100		
Land									
COMM TOTAL	\$1,050,006	\$75,000	1,300.01%	\$1,050,006	\$75,000	1,300.01%	100	115	-13.04%
GRAND TOTAL	\$739,888	\$540,433	36.91%	\$623,000	\$520,000	19.81%	112	92	22.73%

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Shuswap / Revelstoke Statistics -- February 2024

Average/Median price, Days to Sell (YTD)

Description	Average Price			Median Price			Days to Sell		
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%
Zone = Shuswap / Revelstoke									
Acreage/House	\$1,003,786	\$995,000	0.88%	\$839,000	\$777,500	7.91%	128	102	25.70%
Duplex	\$740,000	\$420,000	76.19%	\$740,000	\$420,000	76.19%	30	90	-66.67%
Mobile Home	\$189,800	\$186,429	1.81%	\$203,200	\$217,000	-6.36%	116	106	9.52%
Recreational		\$158,000			\$158,000			7	
Residential	\$750,388	\$668,525	12.25%	\$713,500	\$637,750	11.88%	95	84	13.50%
Residential WF	\$1,248,333			\$1,480,000			41		
3/4-Plex									
Apartment	\$676,444	\$442,682	52.81%	\$440,000	\$429,000	2.56%	89	117	-23.92%
Townhouse	\$585,033	\$488,271	19.82%	\$555,000	\$460,000	20.65%	125	43	190.69%
RES TOTAL	\$706,329	\$582,714	21.21%	\$668,750	\$569,900	17.35%	100	88	14.44%
FARMS									
MULTIFAMILY									
Acreage	\$745,000	\$195,000	282.05%	\$220,000	\$195,000	12.82%	127	24	429.17%
Acreage WF									
Lots	\$230,708	\$336,681	-31.48%	\$235,000	\$244,950	-4.06%	243	184	32.16%
Lots WF									
LOTS TOTAL	\$333,567	\$320,939	3.93%	\$235,000	\$244,950	-4.06%	220	166	32.31%
Business		\$150,000			\$150,000			224	
Commercial	\$340,042	\$1,463	23,150.71%	\$2,750	\$1,463	88.03%	121	55	119.74%
Land		\$5,500,000			\$5,500,000			109	
COMM TOTAL	\$340,042	\$1,450,366	-76.55%	\$2,750	\$150,000	-98.17%	121	153	-21.01%
GRAND TOTAL	\$632,188	\$569,073	11.09%	\$605,000	\$488,000	23.98%	118	106	11.19%

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