

NORTH OKANAGAN DIVISION

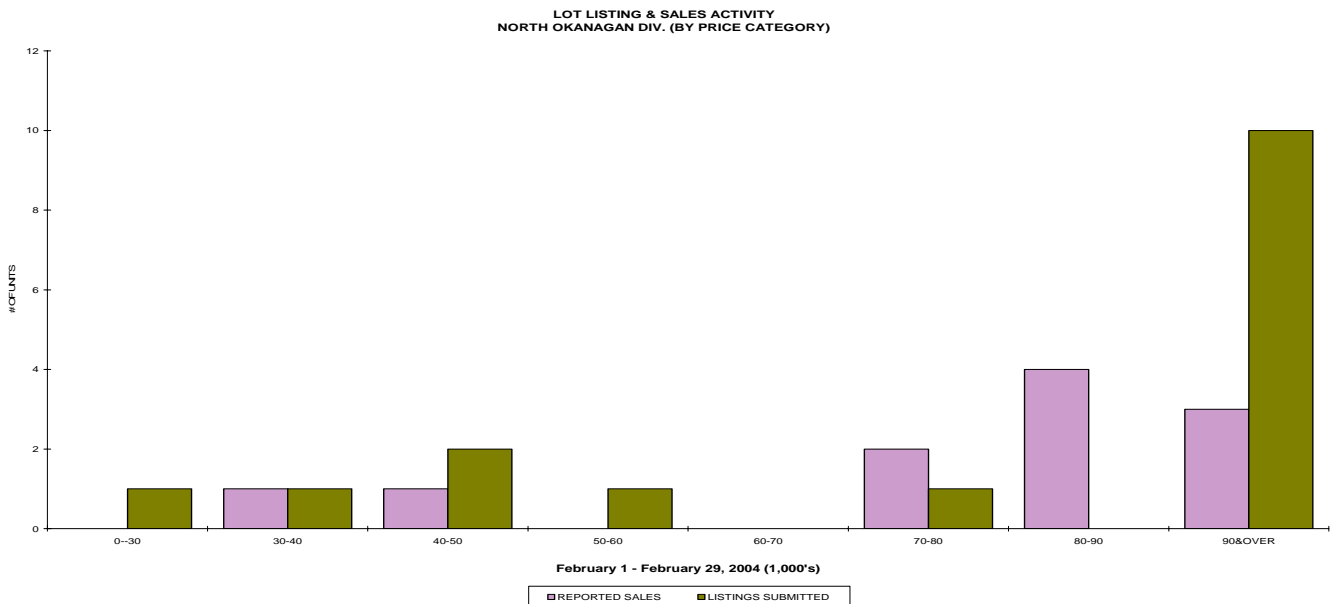
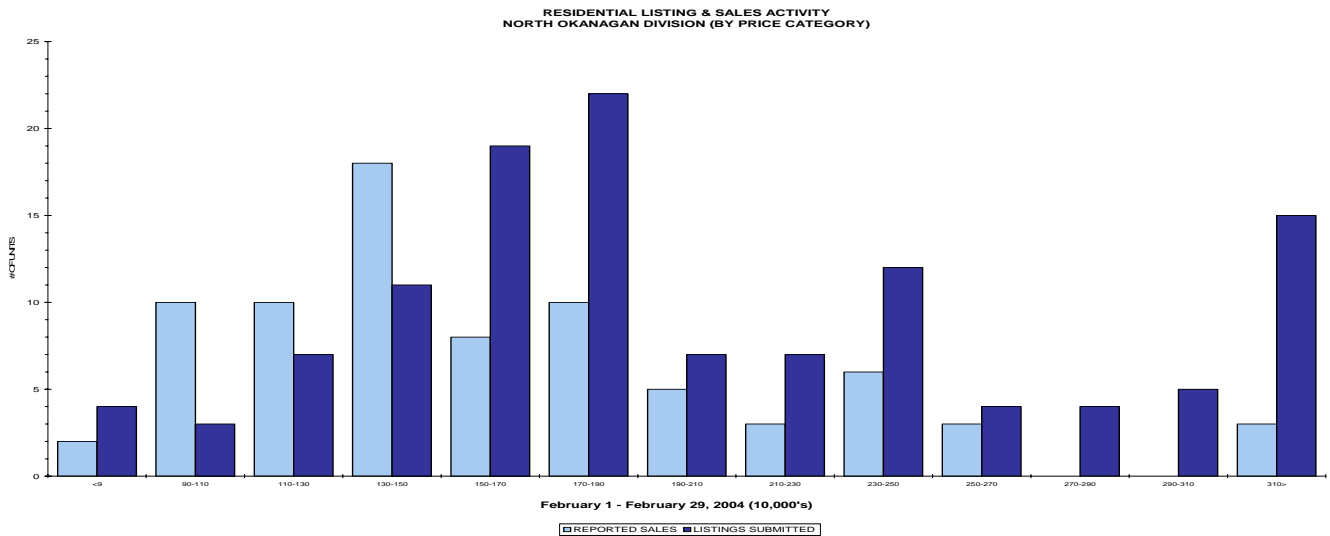
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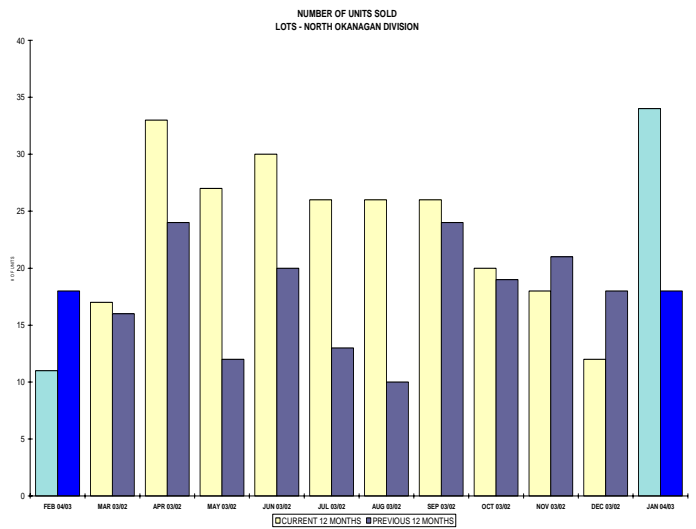
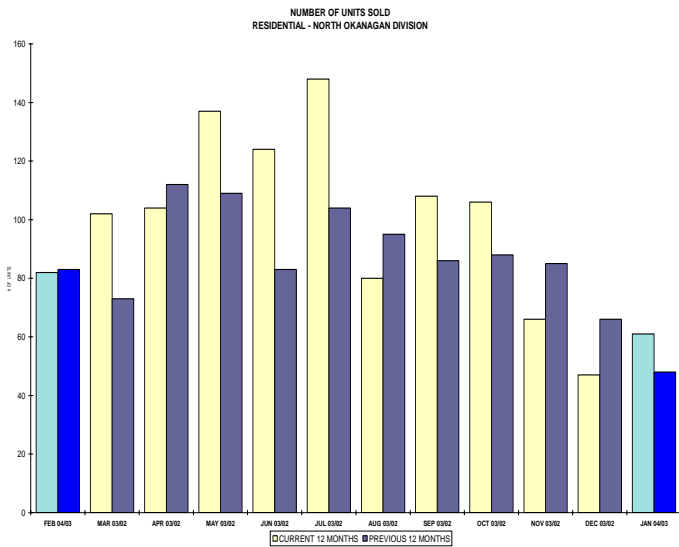
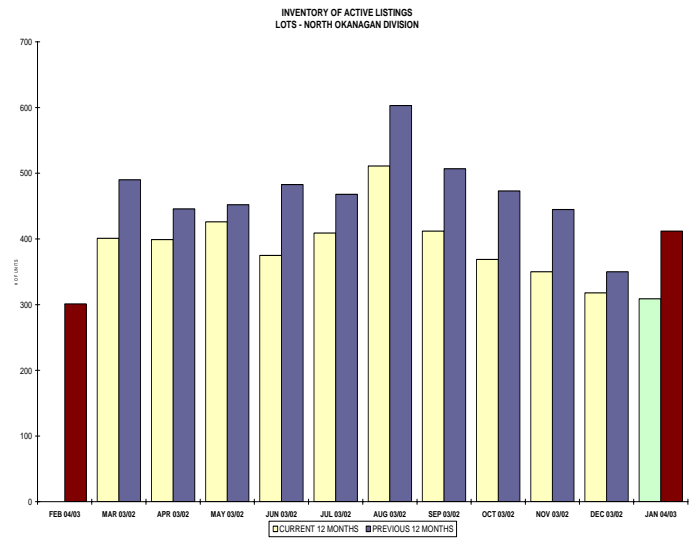
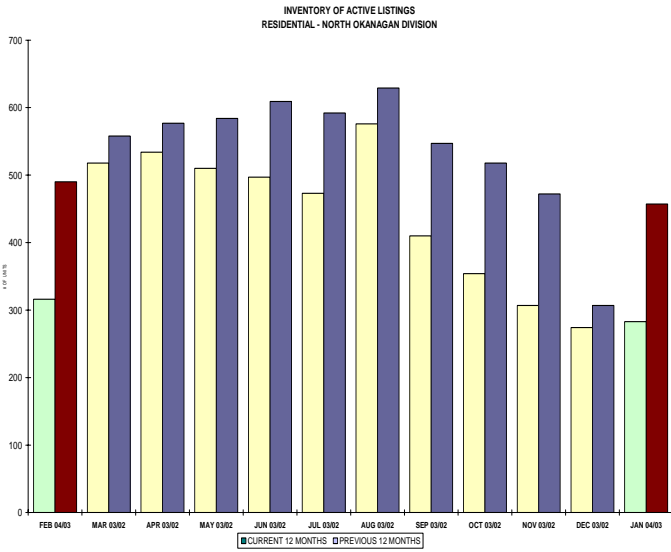
February 2004

QUICK SUMMARY

	TOTAL SALES VOLUME		RESIDENTIAL SALES		TOTAL LISTINGS	
	<u># of Units</u>	<u>\$ Value</u>	<u># of Units</u>	<u>\$ Value</u>	<u>Listings Taken</u>	<u>Inventory</u>
February 2004	178	\$28,858,275	82	\$13,668,800	261	1,221
January 2004	152	\$23,332,261	61	\$10,911,250	240	1,197
February 2003	148	\$24,914,900	83	\$16,414,350	290	1,654

The average number of listings-per-licensee is 5





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February 2004

Category	Sales	New Listings	Current Inventory	Sell/Inv. Ratio	Days To Sell
ACREAGE	3	10	99	3.03%	269
ACREAGE/HOUSE	17	32	146	11.64%	106
CONDO/APT	17	16	45	37.78%	96
CONDO/TWNHSE	21	18	58	36.21%	85
LOTS	9	6	202	4.46%	190
RESIDENTIAL	82	125	316	25.95%	63

AVERAGE HOUSE PRICE \$166,693

MEDIAN HOUSE PRICE \$149,700

Lots Include: Acreage Waterfront, Lots and Lots Waterfront