

# **Shuswap Zone Monthly Statistics**

April 2010

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

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# Zone Totals

Description	Current Month This Year	Last Year	Increase	This YTD	Last YTD	Increase
<b>Year = 2010</b>						
<b>Month = April</b>						
<b>Area = Central Zone</b>						
1 Units Listed	1364	1169	16.68%	4843	4011	20.74%
2 Units Sold	404	321	25.86%	1384	843	64.18%
3 Sales Volume	\$163,443,680.	\$118,832,272.	37.54%	\$546,657,792.	\$305,923,104.	78.69%
4 List/Sell Ratio	95.76%	89.79%		95.41%	89.03%	
5 Days to Sell	108	102	5.88%	108	99	9.09%
6 Active Listings	5327	5305	0.41%			
<b>Area = North Zone</b>						
1 Units Listed	548	487	12.53%	1859	1523	22.06%
2 Units Sold	172	126	36.51%	518	345	50.14%
3 Sales Volume	\$59,752,224.	\$45,583,200.	31.08%	\$174,702,320.	\$115,827,920.	50.83%
4 List/Sell Ratio	95.89%	89.43%		95.39%	88.28%	
5 Days to Sell	107	125	-14.40%	118	129	-8.53%
6 Active Listings	2558	2483	3.02%			
<b>Area = Shuswap Zone</b>						
1 Units Listed	354	321	10.28%	1154	795	45.16%
2 Units Sold	71	48	47.92%	231	127	81.89%
3 Sales Volume	\$21,136,900.	\$12,732,056.	66.01%	\$69,876,992.	\$36,536,564.	91.25%
4 List/Sell Ratio	93.07%	85.06%		93.21%	84.40%	
5 Days to Sell	160	152	5.26%	156	149	4.70%
6 Active Listings	1725	1567	10.08%			
<b>Area = Grand Total</b>						
1 Units Listed	2266	1977	14.62%	7856	6329	24.13%
2 Units Sold	647	495	30.71%	2133	1315	62.21%
3 Sales Volume	\$244,332,800.	\$177,147,536.	37.93%	\$791,237,056.	\$458,287,584.	72.65%
4 List/Sell Ratio	95.49%	89.23%		95.16%	88.38%	
5 Days to Sell	114	112	1.79%	116	112	3.57%
6 Active Listings	9610	9355	2.73%			

# Quick Summary Part 1

Description	Total Units Sold	Total Sales Volume	Res. Units Sold	Res. Sales Volume
This Month	71	\$21,136,900.	31	\$10,542,500.
Last Month	53	\$18,206,720.	22	\$8,113,200.
This Month Last Year	48	\$12,732,056.	25	\$8,452,148.

Description	Total Listings Taken	Inventory
This Month	354	1725
Last Month	325	1531
This Month Last Year	321	1567

# Quick Summary Part 2

	<b>Description</b>	<b>This Month</b>
<b>Year = 2010</b>		
<b>Month = 4</b>		
<b>Area = SH</b>		
7	Ratio of Sales vs. Inventory	4.12%
8	Condo/Apt -- Sales	1
9	Condo/Apt -- New Listings	23
10	Condo/Apt -- Current Inventory	76
11	Condo/Apt -- Sell/Inv. Ratio	1.32%
12	Condo/Apt -- Days to Sell	513
13	Condo/Townhouse -- Sales	3
14	Condo/Townhouse -- New Listings	24
15	Condo/Townhouse -- Current Inventory	127
16	Condo/Townhouse -- Sell/Inv. Ratio	2.36%
17	Condo/Townhouse -- Days to Sell	109
18	Lots -- Sales	19
19	Lots -- New Listings	59
20	Lots -- Current Inventory	496
21	Lots -- Sell/Inv. Ratio	3.83%
22	Lots -- Days to Sell	276
23	Residential -- Sales	31
24	Residential -- New Listings	120
25	Residential -- Current Inventory	433
26	Residential -- Sell/Inv. Ratio	7.16%
27	Residential -- Days to Sell	91
28	Average House Price	\$340,080.65
29	Median House Price	\$335,000.

## Comparative Activity -- Listing Information

Description	LIST This Mo	This Mo Last Yr	Incr/Decr%	This YTD	Last YTD	Incr/Decr%	INVENT This Mo	This Mo Last Yr	Incr/Decr%
<b>Zone = SH</b>									
1 Acreage/House	41	31	32.26%	114	80	42.50%	177	157	12.74%
2 Duplex	2	4	-50.00%	4	8	-50.00%	13	25	-48.00%
3 Mobile Home	18	13	38.46%	55	52	5.77%	81	77	5.19%
4 Recreational	11	15	-26.67%	29	18	61.11%	45	29	55.17%
5 Residential	120	117	2.56%	378	264	43.18%	433	425	1.88%
6 Residential WF	19	21	-9.52%	66	34	94.12%	76	51	49.02%
7 3/4-Plex	0	1	-100.00%	2	2	0.00%	3	4	-25.00%
8 Timeshare	0	0	0.00%	0	0	0.00%	0	2	-100.00%
9 Apartment	23	8	187.50%	44	35	25.71%	76	85	-10.59%
10 Townhouse	24	15	60.00%	94	64	46.88%	127	112	13.39%
11 RES. TOTAL	258	225	14.67%	786	557	41.11%	1031	967	6.62%
12 FARMS	10	0	0.00%	23	5	360.00%	46	24	91.67%
13 MULTIFAMILY	0	0	0.00%	7	2	250.00%	12	6	100.00%
14 Acreage	19	19	0.00%	51	35	45.71%	100	97	3.09%
15 Acreage WF	1	6	-83.33%	4	10	-60.00%	27	16	68.75%
16 Lots	30	47	-36.17%	178	115	54.78%	337	295	14.24%
17 Lots WF	8	7	14.29%	21	22	-4.55%	32	27	18.52%
18 LOTS TOTAL	59	79	-25.32%	257	182	41.21%	496	435	14.02%
19 Business	7	3	133.33%	24	10	140.00%	47	42	11.90%
20 Commercial	9	6	50.00%	30	16	87.50%	52	36	44.44%
21 Land	6	6	0.00%	18	17	5.88%	27	45	-40.00%
22 Leases	0	2	-100.00%	1	6	-83.33%	5	12	-58.33%
23 IC&I TOTAL	22	17	29.41%	73	49	48.98%	131	135	-2.96%
24 GRAND TOTAL	354	321	10.28%	1154	795	45.16%	1725	1567	10.08%

## Comparative Activity -- Sales Information (Month)

Description	UNIT SALES	Mo	Last Yr	Incr/Decr%	SALES VOL	Mo	Last Yr	Incr/Decr%	L/S RATIO	Month	Last Yr
<b>Area = SH</b>											
1 Acreage/House	9		1	800.00%	\$5,048,500.		\$525,000.	861.62%	95.00%		90.53%
2 Duplex	1		1	0.00%	\$231,500.		\$209,708.75	10.39%	96.49%		83.91%
3 Mobile Home	2		10	-80.00%	\$215,500.		\$1,076,700.	-79.99%	94.24%		74.92%
4 Recreational	1		0	0.00%	\$460,000.		\$0.	0.00%	92.01%		0.00%
5 Residential	31		25	24.00%	\$10,542,500.		\$8,452,148.	24.73%	96.11%		87.06%
6 Residential WF	1		0	0.00%	\$986,000.		\$0.	0.00%	89.71%		0.00%
7 3/4-Plex	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
8 Timeshare	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
9 Apartment	1		3	-66.67%	\$565,000.		\$752,000.	-24.87%	94.95%		94.74%
10 Townhouse	3		1	200.00%	\$872,000.		\$145,000.	501.38%	96.38%		80.55%
11 RES. TOTAL	49		41	19.51%	\$18,921,000.		\$11,160,556.	69.53%	95.62%		84.51%
12 FARMS	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
13 MULTIFAMILY	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
14 Acreage	7		1	600.00%	\$774,000.		\$150,000.	416.00%	83.77%		88.28%
15 Acreage WF	0		1	-100.00%	\$0.		\$772,500.	0.00%	0.00%		98.40%
16 Lots	12		4	200.00%	\$1,101,900.		\$648,250.	69.98%	90.08%		82.89%
17 Lots WF	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
18 LOTS TOTAL	19		6	216.67%	\$1,875,900.		\$1,570,750.	19.43%	87.76%		86.37%
19 Business	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
20 Commercial	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
21 Land	3		0	0.00%	\$340,000.		\$0.	0.00%	85.08%		0.00%
22 Leases	0		1	-100.00%	\$0.		\$750.	0.00%	0.00%		100.00%
23 IC&I TOTAL	3		1	200.00%	\$340,000.		\$750.	45233.33%	85.08%		100.00%
24 GRAND TOTAL	71		48	47.92%	\$21,136,900.		\$12,732,056.	66.01%	93.07%		85.06%

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

## Comparative Activity -- Sales Information (YTD)

Description	UNIT SALES YTD	Last YTD	Incr/Decr%	SALES VOL YTD	Last YTD	Incr/Decr%	L/S RATIO YTD	Last YTD
<b>Area = SH</b>								
1 Acreage/House	24	11	118.18%	\$10,694,000.	\$5,026,000.	112.77%	93.99%	87.54%
2 Duplex	2	2	0.00%	\$601,500.	\$530,208.75	13.45%	95.08%	83.48%
3 Mobile Home	20	21	-4.76%	\$1,475,000.	\$1,980,901.	-25.54%	88.52%	77.20%
4 Recreational	3	1	200.00%	\$983,000.	\$300,000.	227.67%	85.83%	57.80%
5 Residential	103	56	83.93%	\$34,428,200.	\$19,184,054.	79.46%	95.10%	86.64%
6 Residential WF	3	0	0.00%	\$2,511,000.	\$0.	0.00%	94.44%	0.00%
7 3/4-Plex	0	1	-100.00%	\$0.	\$418,000.	0.00%	0.00%	95.14%
8 Timeshare	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
9 Apartment	8	7	14.29%	\$1,783,000.	\$2,331,900.	-23.54%	95.95%	89.86%
10 Townhouse	13	16	-18.75%	\$3,845,265.	\$3,692,500.	4.14%	95.31%	81.47%
11 RES. TOTAL	176	115	53.04%	\$56,320,964.	\$33,463,564.	68.31%	94.09%	84.25%
12 FARMS	2	0	0.00%	\$5,602,120.	\$0.	0.00%	91.57%	0.00%
13 MULTIFAMILY	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
14 Acreage	17	2	750.00%	\$2,418,500.	\$303,000.	698.18%	89.67%	92.25%
15 Acreage WF	2	1	100.00%	\$475,000.	\$772,500.	-38.51%	87.36%	98.40%
16 Lots	26	6	333.33%	\$3,174,600.	\$821,750.	286.32%	90.88%	85.76%
17 Lots WF	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
18 LOTS TOTAL	45	9	400.00%	\$6,068,100.	\$1,897,250.	219.84%	90.27%	88.60%
19 Business	1	1	0.00%	\$230,000.	\$750,000.	-69.33%	88.49%	55.55%
20 Commercial	2	1	100.00%	\$1,275,000.	\$425,000.	200.00%	94.83%	77.28%
21 Land	3	0	0.00%	\$340,000.	\$0.	0.00%	85.08%	0.00%
22 Leases	2	1	100.00%	\$40,805.75	\$750.	5340.77%	100.00%	100.00%
23 IC&I TOTAL	8	3	166.67%	\$1,885,805.75	\$1,175,750.	60.39%	90.48%	77.61%
24 GRAND TOTAL	231	127	81.89%	\$69,876,992.	\$36,536,564.	91.25%	93.21%	84.40%

**Average/Median Price, Days to Sell (Month)**

Description	AVG PR Month	Last Yr	Incr/Decr %	MED PR Month	Last Yr	Incr/Decr %	DAYS Month	Last Yr	Incr/Decr %
<b>Area = SH</b>									
1 Acreage/House	\$560,944.43	\$525,000.	6.85%	\$410,000.	\$525,000.	-21.90%	207	32	546.88%
2 Duplex	\$231,500.	\$209,708.75	10.39%	\$231,500.	\$209,708.75	10.39%	69	142	-51.41%
3 Mobile Home	\$107,750.	\$107,670.	0.07%	\$107,750.	\$87,750.	22.79%	87	172	-49.42%
4 Recreational	\$460,000.	\$0.	0.00%	\$460,000.	\$0.	0.00%	167	0	0.00%
5 Residential	\$340,080.65	\$338,085.90	0.59%	\$335,000.	\$320,000.	4.69%	91	148	-38.51%
6 Residential WF	\$986,000.	\$0.	0.00%	\$986,000.	\$0.	0.00%	75	0	0.00%
7 3/4-Plex	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
8 Timeshare	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
9 Apartment	\$565,000.	\$250,666.67	125.40%	\$565,000.	\$197,000.	186.80%	513	86	496.51%
10 Townhouse	\$290,666.65	\$145,000.	100.46%	\$280,000.	\$145,000.	93.10%	109	243	-55.14%
11 RES. TOTAL	\$386,142.84	\$272,208.68	41.86%	\$356,500.	\$310,000.	15.00%	123	149	-17.45%
12 FARMS	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
13 MULTIFAMILY	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
14 Acreage	\$110,571.42	\$150,000.	-26.29%	\$112,500.	\$150,000.	-25.00%	208	52	300.00%
15 Acreage WF	\$0.	\$772,500.	0.00%	\$0.	\$772,500.	0.00%	0	28	0.00%
16 Lots	\$91,825.	\$162,062.50	-43.34%	\$78,750.	\$135,375.	-41.83%	316	238	32.77%
17 Lots WF	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
18 LOTS TOTAL	\$98,731.57	\$261,791.67	-62.29%	\$95,000.	\$160,375.	-40.76%	276	172	60.47%
19 Business	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
20 Commercial	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
21 Land	\$113,333.33	\$0.	0.00%	\$119,000.	\$0.	0.00%	48	0	0.00%
22 Leases	\$0.	\$750.	0.00%	\$0.	\$750.	0.00%	0	169	0.00%
23 IC&I TOTAL	\$113,333.33	\$750.	15011.11%	\$119,000.	\$750.	15766.67%	48	169	-71.60%
24 GRAND TOTAL	\$297,702.81	\$265,251.15	12.23%	\$300,000.	\$281,500.	6.57%	160	152	5.26%

**Average/Median Price, Days to Sell (YTD)**

Description	AVG PR YTD	Last YTD	Incr/Decr%	MED PR YTD	Last YTD	Incr/Decr%	DAYS YTD	Last YTD	Incr/Decr%
<b>Area = SH</b>									
1 Acreage/House	\$445,583.34	\$456,909.09	-2.48%	\$392,500.	\$465,000.	-15.59%	169	142	19.01%
2 Duplex	\$300,750.	\$265,104.37	13.45%	\$300,750.	\$265,104.37	13.45%	53	144	-63.19%
3 Mobile Home	\$73,750.	\$94,328.61	-21.82%	\$58,200.	\$82,000.	-29.02%	139	170	-18.24%
4 Recreational	\$327,666.65	\$300,000.	9.22%	\$275,000.	\$300,000.	-8.33%	177	299	-40.80%
5 Residential	\$334,254.37	\$342,572.37	-2.43%	\$320,000.	\$337,500.	-5.19%	115	142	-19.01%
6 Residential WF	\$837,000.	\$0.	0.00%	\$800,000.	\$0.	0.00%	71	0	0.00%
7 3/4-Plex	\$0.	\$418,000.	0.00%	\$0.	\$418,000.	0.00%	0	28	0.00%
8 Timeshare	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
9 Apartment	\$222,875.	\$333,128.56	-33.10%	\$167,000.	\$330,000.	-49.39%	162	101	60.40%
10 Townhouse	\$295,789.62	\$230,781.25	28.17%	\$290,000.	\$227,500.	27.47%	116	160	-27.50%
11 RES. TOTAL	\$320,005.46	\$290,987.50	9.97%	\$302,500.	\$300,500.	0.67%	127	148	-14.19%
12 FARMS	\$2,801,060.	\$0.	0.00%	\$2,801,060.	\$0.	0.00%	325	0	0.00%
13 MULTIFAMILY	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
14 Acreage	\$142,264.70	\$151,500.	-6.10%	\$139,000.	\$151,500.	-8.25%	236	34	594.12%
15 Acreage WF	\$237,500.	\$772,500.	-69.26%	\$237,500.	\$772,500.	-69.26%	714	28	2450.00%
16 Lots	\$122,100.	\$136,958.32	-10.85%	\$100,950.	\$95,000.	6.26%	263	215	22.33%
17 Lots WF	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
18 LOTS TOTAL	\$134,846.67	\$210,805.56	-36.03%	\$135,000.	\$150,000.	-10.00%	273	154	77.27%
19 Business	\$230,000.	\$750,000.	-69.33%	\$230,000.	\$750,000.	-69.33%	109	277	-60.65%
20 Commercial	\$637,500.	\$425,000.	50.00%	\$637,500.	\$425,000.	50.00%	77	84	-8.33%
21 Land	\$113,333.33	\$0.	0.00%	\$95,000.	\$0.	0.00%	48	0	0.00%
22 Leases	\$20,402.87	\$750.	2620.38%	\$20,402.87	\$750.	2620.38%	203	169	20.12%
23 IC&I TOTAL	\$235,725.71	\$391,916.65	-39.85%	\$122,500.	\$425,000.	-71.18%	101	176	-42.61%
24 GRAND TOTAL	\$302,497.78	\$287,689.46	5.15%	\$277,500.	\$295,000.	-5.93%	156	149	4.70%

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