

# **Shuswap Zone Monthly Statistics**

June 2007

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 = 2007</b>						
<b>Month = June</b>						
<b>Area = Central Zone</b>						
1 Units Listed	992	879	12.86%	5699	4953	15.06%
2 Units Sold	647	509	27.11%	3445	3002	14.76%
3 Sales Volume	\$284,111,712.	\$177,813,984.	59.78%	\$1,371,745,792.	\$1,001,444,800.	36.98%
4 List/Sell Ratio	96.41%	96.07%		96.78%	96.70%	
5 Days to Sell	66	69	-4.35%	70	74	-5.41%
6 Active Listings	2946	2457	19.90%			
<b>Area = North Zone</b>						
1 Units Listed	470	485	-3.09%	2420	2343	3.29%
2 Units Sold	274	254	7.87%	1393	1398	-0.36%
3 Sales Volume	\$95,785,736.	\$72,809,552.	31.56%	\$449,317,472.	\$384,311,008.	16.92%
4 List/Sell Ratio	96.59%	95.52%		96.49%	96.37%	
5 Days to Sell	78	63	23.81%	88	76	15.79%
6 Active Listings	1605	1371	17.07%			
<b>Area = Shuswap Zone</b>						
1 Units Listed	252	297	-15.15%	1439	1312	9.68%
2 Units Sold	151	141	7.09%	816	720	13.33%
3 Sales Volume	\$52,700,696.	\$33,064,940.	59.39%	\$254,293,392.	\$178,659,312.	42.33%
4 List/Sell Ratio	96.96%	95.46%		96.21%	96.02%	
5 Days to Sell	102	89	14.61%	111	110	0.91%
6 Active Listings	1010	930	8.60%			
<b>Area = Grand Total</b>						
1 Units Listed	1714	1661	3.19%	9558	8608	11.04%
2 Units Sold	1072	904	18.58%	5654	5120	10.43%
3 Sales Volume	\$432,598,144.	\$283,688,480.	52.49%	\$2,075,356,672.	\$1,564,415,104.	32.66%
4 List/Sell Ratio	96.53%	95.82%		96.62%	96.51%	
5 Days to Sell	74	71	4.23%	80	80	0.00%
6 Active Listings	5562	4758	16.90%			

# Quick Summary Part 1

Description	Total Units Sold	Total Sales Volume	Res. Units Sold	Res. Sales Volume
This Month	151	\$52,700,696.	62	\$22,173,368.
Last Month	182	\$61,673,536.	64	\$22,062,200.
This Month Last Year	141	\$33,064,940.	51	\$12,684,500.

Description	Total Listings Taken	Inventory
This Month	252	1010
Last Month	330	961
This Month Last Year	297	930

# Quick Summary Part 2

	<u>Description</u>	<u>This Month</u>
Year = 2007		
Month = 6		
Area = SH		
7	Ratio of Sales vs. Inventory	14.95%
8	Condo/Apt -- Sales	3
9	Condo/Apt -- New Listings	4
10	Condo/Apt -- Current Inventory	26
11	Condo/Apt -- Sell/Inv. Ratio	11.54%
12	Condo/Apt -- Days to Sell	55
13	Condo/Townhouse -- Sales	12
14	Condo/Townhouse -- New Listings	8
15	Condo/Townhouse -- Current Inventory	46
16	Condo/Townhouse -- Sell/Inv. Ratio	26.09%
17	Condo/Townhouse -- Days to Sell	179
18	Lots -- Sales	33
19	Lots -- New Listings	67
20	Lots -- Current Inventory	264
21	Lots -- Sell/Inv. Ratio	12.50%
22	Lots -- Days to Sell	123
23	Residential -- Sales	62
24	Residential -- New Listings	87
25	Residential -- Current Inventory	285
26	Residential -- Sell/Inv. Ratio	21.75%
27	Residential -- Days to Sell	65
28	Average House Price	\$357,634.96
29	Median House Price	\$347,000.

## 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	23	28	-17.86%	125	138	-9.42%	95	107	-11.21%
2 Duplex	1	2	-50.00%	5	10	-50.00%	3	8	-62.50%
3 Mobile Home	17	14	21.43%	98	83	18.07%	50	41	21.95%
4 Recreational	6	8	-25.00%	41	25	64.00%	38	24	58.33%
5 Residential	87	113	-23.01%	521	490	6.33%	285	278	2.52%
6 Residential WF	6	11	-45.45%	53	41	29.27%	60	27	122.22%
7 3/4-Plex	2	1	100.00%	7	1	600.00%	3	1	200.00%
8 Timeshare	0	1	-100.00%	0	1	-100.00%	0	1	-100.00%
9 Apartment	4	11	-63.64%	33	43	-23.26%	26	35	-25.71%
10 Townhouse	8	16	-50.00%	100	49	104.08%	46	42	9.52%
11 RES. TOTAL	154	205	-24.88%	983	881	11.58%	606	564	7.45%
12 FARMS	4	3	33.33%	25	20	25.00%	23	18	27.78%
13 MULTIFAMILY	0	1	-100.00%	3	5	-40.00%	1	7	-85.71%
14 Acreage	20	16	25.00%	75	65	15.38%	77	54	42.59%
15 Acreage WF	1	7	-85.71%	7	12	-41.67%	13	6	116.67%
16 Lots	44	29	51.72%	238	214	11.21%	162	136	19.12%
17 Lots WF	2	5	-60.00%	14	14	0.00%	12	20	-40.00%
18 LOTS TOTAL	67	58	15.52%	334	307	8.79%	264	216	22.22%
19 Business	8	14	-42.86%	37	49	-24.49%	49	56	-12.50%
20 Commercial	9	6	50.00%	25	27	-7.41%	30	31	-3.23%
21 Land	8	3	166.67%	23	11	109.09%	22	24	-8.33%
22 Leases	2	7	-71.43%	9	12	-25.00%	15	14	7.14%
23 IC&I TOTAL	27	30	-10.00%	94	99	-5.05%	116	125	-7.20%
24 GRAND TOTAL	252	297	-15.15%	1439	1312	9.68%	1010	930	8.60%

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

## 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	18	10	80.00%	\$9,788,250.	\$5,116,600.	91.30%	95.23%	97.07%
2 Duplex	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
3 Mobile Home	11	16	-31.25%	\$1,762,165.	\$1,099,000.	60.34%	95.69%	89.91%
4 Recreational	1	4	-75.00%	\$175,000.	\$841,500.	-79.20%	97.76%	96.92%
5 Residential	62	51	21.57%	\$22,173,368.	\$12,684,500.	74.81%	97.24%	94.75%
6 Residential WF	0	5	-100.00%	\$0.	\$4,627,500.	0.00%	0.00%	93.22%
7 3/4-Plex	1	0	0.00%	\$452,500.	\$0.	0.00%	94.29%	0.00%
8 Timeshare	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
9 Apartment	3	2	50.00%	\$705,000.	\$333,500.	111.39%	98.32%	98.40%
10 Townhouse	12	7	71.43%	\$4,672,900.	\$1,605,539.	191.05%	100.22%	99.32%
11 RES. TOTAL	108	95	13.68%	\$39,729,184.	\$26,308,140.	51.01%	97.11%	94.60%
12 FARMS	2	0	0.00%	\$2,985,000.	\$0.	0.00%	95.93%	0.00%
13 MULTIFAMILY	2	0	0.00%	\$935,500.	\$0.	0.00%	106.19%	0.00%
14 Acreage	9	7	28.57%	\$1,766,500.	\$1,099,000.	60.74%	95.32%	96.17%
15 Acreage WF	0	1	-100.00%	\$0.	\$825,000.	0.00%	0.00%	91.67%
16 Lots	19	34	-44.12%	\$2,299,500.	\$3,473,800.	-33.80%	98.95%	97.97%
17 Lots WF	4	2	100.00%	\$1,741,000.	\$650,000.	167.85%	96.25%	93.77%
18 LOTS TOTAL	33	45	-26.67%	\$6,187,000.	\$6,131,800.	0.90%	97.52%	97.26%
19 Business	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
20 Commercial	1	0	0.00%	\$879,000.	\$0.	0.00%	95.64%	0.00%
21 Land	3	1	200.00%	\$1,435,000.	\$625,000.	129.60%	80.52%	96.30%
22 Leases	2	0	0.00%	\$550,014.	\$0.	0.00%	97.46%	0.00%
23 IC&I TOTAL	6	1	500.00%	\$2,864,014.	\$625,000.	358.24%	88.68%	96.30%
24 GRAND TOTAL	151	141	7.09%	\$52,700,696.	\$33,064,940.	59.39%	96.96%	95.46%

**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	72	50	44.00%	\$34,759,536.	\$20,554,550.	69.11%	94.74%	95.35%
2 Duplex	4	4	0.00%	\$1,244,500.	\$448,000.	177.79%	91.59%	86.67%
3 Mobile Home	65	63	3.17%	\$5,971,065.	\$3,404,050.	75.41%	93.17%	90.39%
4 Recreational	8	11	-27.27%	\$2,489,500.	\$2,351,000.	5.89%	95.96%	88.98%
5 Residential	327	265	23.40%	\$105,870,272.	\$69,911,144.	51.44%	96.69%	96.29%
6 Residential WF	19	21	-9.52%	\$16,850,204.	\$14,895,000.	13.13%	91.41%	97.23%
7 3/4-Plex	4	0	0.00%	\$1,447,500.	\$0.	0.00%	96.10%	0.00%
8 Timeshare	0	0	0.00%	\$0.	\$0.	0.00%	0.00%	0.00%
9 Apartment	30	22	36.36%	\$6,384,100.	\$5,916,004.	7.91%	99.67%	99.79%
10 Townhouse	70	46	52.17%	\$25,579,400.	\$11,705,757.	118.52%	98.07%	104.28%
11 RES. TOTAL	599	482	24.27%	\$200,596,080.	\$129,185,504.	55.28%	96.17%	96.14%
12 FARMS	6	4	50.00%	\$5,430,500.	\$4,420,000.	22.86%	93.83%	85.13%
13 MULTIFAMILY	2	4	-50.00%	\$935,500.	\$2,579,000.	-63.73%	106.19%	100.76%
14 Acreage	36	45	-20.00%	\$15,098,300.	\$7,177,800.	110.35%	95.74%	96.99%
15 Acreage WF	0	2	-100.00%	\$0.	\$930,000.	0.00%	0.00%	86.25%
16 Lots	136	150	-9.33%	\$15,607,791.	\$11,906,000.	31.09%	97.58%	96.74%
17 Lots WF	7	4	75.00%	\$2,921,000.	\$956,000.	205.54%	96.05%	100.88%
18 LOTS TOTAL	180	202	-10.89%	\$34,007,092.	\$21,053,800.	61.52%	97.14%	96.76%
19 Business	10	11	-9.09%	\$3,378,000.	\$10,425,000.	-67.60%	90.41%	85.36%
20 Commercial	8	11	-27.27%	\$5,602,500.	\$5,600,000.	0.04%	89.84%	89.52%
21 Land	7	5	40.00%	\$3,649,900.	\$5,341,000.	-31.66%	90.17%	97.24%
22 Leases	4	1	300.00%	\$693,827.50	\$55,000.	1161.50%	97.46%	0.00%
23 IC&I TOTAL	29	28	3.57%	\$13,324,228.	\$21,421,000.	-37.80%	90.70%	89.26%
24 GRAND TOTAL	816	720	13.33%	\$254,293,392.	\$178,659,312.	42.33%	96.21%	96.02%

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**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	\$543,791.68	\$511,660.	6.28%	\$469,000.	\$377,500.	24.24%	102	133	-23.31%
2 Duplex	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
3 Mobile Home	\$160,196.81	\$68,687.50	133.23%	\$96,000.	\$53,450.	79.61%	82	73	12.33%
4 Recreational	\$175,000.	\$210,375.	-16.82%	\$175,000.	\$205,750.	-14.95%	99	87	13.79%
5 Residential	\$357,634.96	\$248,715.68	43.79%	\$347,000.	\$239,900.	44.64%	65	54	20.37%
6 Residential WF	\$0.	\$925,500.	0.00%	\$0.	\$1,000,000.	0.00%	0	80	0.00%
7 3/4-Plex	\$452,500.	\$0.	0.00%	\$452,500.	\$0.	0.00%	34	0	0.00%
8 Timeshare	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
9 Apartment	\$235,000.	\$166,750.	40.93%	\$269,000.	\$166,750.	61.32%	55	25	120.00%
10 Townhouse	\$389,408.34	\$229,362.71	69.78%	\$283,750.	\$194,000.	46.26%	179	125	43.20%
11 RES. TOTAL	\$367,862.81	\$276,927.78	32.84%	\$344,499.50	\$232,000.	48.49%	85	73	16.44%
12 FARMS	\$1,492,500.	\$0.	0.00%	\$1,492,500.	\$0.	0.00%	176	0	0.00%
13 MULTIFAMILY	\$467,750.	\$0.	0.00%	\$467,750.	\$0.	0.00%	140	0	0.00%
14 Acreage	\$196,277.78	\$157,000.	25.02%	\$190,000.	\$125,000.	52.00%	130	102	27.45%
15 Acreage WF	\$0.	\$825,000.	0.00%	\$0.	\$825,000.	0.00%	0	40	0.00%
16 Lots	\$121,026.31	\$102,170.58	18.46%	\$95,000.	\$88,750.	7.04%	101	110	-8.18%
17 Lots WF	\$435,250.	\$325,000.	33.92%	\$473,500.	\$325,000.	45.69%	149	92	61.96%
18 LOTS TOTAL	\$187,484.84	\$136,262.21	37.59%	\$134,000.	\$96,500.	38.86%	123	108	13.89%
19 Business	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
20 Commercial	\$879,000.	\$0.	0.00%	\$879,000.	\$0.	0.00%	130	0	0.00%
21 Land	\$478,333.34	\$625,000.	-23.47%	\$330,000.	\$625,000.	-47.20%	425	722	-41.14%
22 Leases	\$275,007.	\$0.	0.00%	\$275,007.	\$0.	0.00%	37	0	0.00%
23 IC&I TOTAL	\$477,335.65	\$625,000.	-23.63%	\$440,000.	\$625,000.	-29.60%	246	722	-65.93%
24 GRAND TOTAL	\$349,011.25	\$234,503.10	48.83%	\$325,000.	\$187,000.	73.80%	102	89	14.61%

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**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	\$482,771.31	\$411,091.	17.44%	\$412,500.	\$334,000.	23.50%	124	102	21.57%
2 Duplex	\$311,125.	\$112,000.	177.79%	\$276,250.	\$106,000.	160.61%	99	109	-9.17%
3 Mobile Home	\$91,862.53	\$54,032.53	70.01%	\$71,900.	\$48,000.	49.79%	65	65	0.00%
4 Recreational	\$311,187.50	\$213,727.26	45.60%	\$255,000.	\$150,000.	70.00%	65	116	-43.97%
5 Residential	\$323,762.28	\$263,815.65	22.72%	\$321,900.	\$268,000.	20.11%	83	68	22.06%
6 Residential WF	\$886,852.87	\$709,285.68	25.03%	\$925,000.	\$639,500.	44.64%	104	139	-25.18%
7 3/4-Plex	\$361,875.	\$0.	0.00%	\$401,250.	\$0.	0.00%	37	0	0.00%
8 Timeshare	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
9 Apartment	\$212,803.32	\$268,909.28	-20.86%	\$193,250.	\$272,450.	-29.07%	204	82	148.78%
10 Townhouse	\$365,420.	\$254,472.98	43.60%	\$305,000.	\$237,000.	28.69%	157	190	-17.37%
11 RES. TOTAL	\$334,884.93	\$268,019.71	24.95%	\$309,000.	\$246,500.	25.35%	101	88	14.77%
12 FARMS	\$905,083.31	\$1,105,000.	-18.09%	\$714,000.	\$1,265,000.	-43.56%	151	166	-9.04%
13 MULTIFAMILY	\$467,750.	\$644,750.	-27.45%	\$467,750.	\$705,000.	-33.65%	140	368	-61.96%
14 Acreage	\$419,397.21	\$159,506.67	162.93%	\$224,500.	\$138,000.	62.68%	184	157	17.20%
15 Acreage WF	\$0.	\$465,000.	0.00%	\$0.	\$465,000.	0.00%	0	175	0.00%
16 Lots	\$114,763.17	\$79,373.33	44.59%	\$100,000.	\$79,450.	25.87%	119	116	2.59%
17 Lots WF	\$417,285.71	\$239,000.	74.60%	\$402,000.	\$197,000.	104.06%	109	159	-31.45%
18 LOTS TOTAL	\$188,928.28	\$104,226.73	81.27%	\$114,450.	\$84,950.	34.73%	133	127	4.72%
19 Business	\$337,800.	\$947,727.25	-64.36%	\$315,000.	\$989,000.	-68.15%	135	177	-23.73%
20 Commercial	\$700,312.50	\$509,090.90	37.56%	\$563,000.	\$260,000.	116.54%	161	376	-57.18%
21 Land	\$521,414.28	\$1,068,200.	-51.19%	\$810,000.	\$3,550,000.	-77.18%	342	451	-24.17%
22 Leases	\$173,456.87	\$55,000.	215.38%	\$11,913.75	\$55,000.	-78.34%	95	323	-70.59%
23 IC&I TOTAL	\$459,456.12	\$765,035.68	-39.94%	\$355,000.	\$249,500.	42.28%	187	309	-39.48%
24 GRAND TOTAL	\$311,634.06	\$248,137.92	25.59%	\$275,000.	\$199,000.	38.19%	111	110	0.91%