

Central Zone Monthly Statistics

December 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
Year = 2007						
Month = December						
Area = Central Zone						
1 Units Listed	555	342	62.28%	10887	9025	20.63%
2 Units Sold	277	229	20.96%	6192	5457	13.47%
3 Sales Volume	\$109,994,672.	\$86,990,176.	26.44%	\$2,526,107,904.	\$1,881,057,536.	34.29%
4 List/Sell Ratio	95.61%	95.04%		96.42%	96.17%	
5 Days to Sell	81	85	-4.71%	69	72	-4.17%
6 Active Listings	2948	2549	15.65%			
Area = North Zone						
1 Units Listed	136	145	-6.21%	4352	4269	1.94%
2 Units Sold	89	86	3.49%	2534	2544	-0.39%
3 Sales Volume	\$28,922,138.	\$28,072,050.	3.03%	\$876,472,192.	\$725,589,120.	20.79%
4 List/Sell Ratio	95.08%	94.68%		96.32%	95.88%	
5 Days to Sell	110	100	10.00%	85	80	6.25%
6 Active Listings	1370	1320	3.79%			
Area = Shuswap Zone						
1 Units Listed	75	58	29.31%	2616	2268	15.34%
2 Units Sold	57	54	5.56%	1485	1387	7.07%
3 Sales Volume	\$18,813,606.	\$11,447,773.	64.34%	\$480,225,792.	\$340,856,032.	40.89%
4 List/Sell Ratio	93.91%	93.83%		95.31%	94.65%	
5 Days to Sell	107	130	-17.69%	104	105	-0.95%
6 Active Listings	888	738	20.33%			
Area = Grand Total						
1 Units Listed	766	545	40.55%	17855	15562	14.73%
2 Units Sold	423	369	14.63%	10211	9388	8.77%
3 Sales Volume	\$157,730,416.	\$126,510,000.	24.68%	\$3,882,806,016.	\$2,947,502,592.	31.73%
4 List/Sell Ratio	95.27%	94.78%		96.23%	95.86%	
5 Days to Sell	91	95	-4.21%	78	79	-1.27%
6 Active Listings	5206	4607	13.00%			

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Quick Summary Part 1

Description	Total Units Sold	Total Sales Volume	Res. Units Sold	Res. Sales Volume
This Month	277	\$109,994,672.	115	\$57,192,024.
Last Month	366	\$153,097,296.	157	\$72,729,280.
This Month Last Year	229	\$86,990,176.	106	\$45,177,832.

Description	Total Listings Taken	Inventory
This Month	555	2948
Last Month	803	3147
This Month Last Year	342	2549

Quick Summary Part 2

<u>Description</u>	<u>This Month</u>
Year = 2007	
Month = 12	
Area = CO	
7 Ratio of Sales vs. Inventory	9.40%
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8 Condo/Apt -- Sales	56
9 Condo/Apt -- New Listings	159
10 Condo/Apt -- Current Inventory	685
11 Condo/Apt -- Sell/Inv. Ratio	8.18%
12 Condo/Apt -- Days to Sell	69
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13 Condo/Townhouse -- Sales	38
14 Condo/Townhouse -- New Listings	46
15 Condo/Townhouse -- Current Inventory	249
16 Condo/Townhouse -- Sell/Inv. Ratio	15.26%
17 Condo/Townhouse -- Days to Sell	56
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18 Lots -- Sales	14
19 Lots -- New Listings	53
20 Lots -- Current Inventory	367
21 Lots -- Sell/Inv. Ratio	3.82%
22 Lots -- Days to Sell	63
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23 Residential -- Sales	115
24 Residential -- New Listings	184
25 Residential -- Current Inventory	881
26 Residential -- Sell/Inv. Ratio	13.05%
27 Residential -- Days to Sell	76
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28 Average House Price	\$497,321.93
29 Median House Price	\$465,500.
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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%
Zone = CO									
1 Acreage/House	15	11	36.36%	373	243	53.50%	134	100	34.00%
2 Duplex	12	12	0.00%	262	263	-0.38%	48	51	-5.88%
3 Mobile Home	20	21	-4.76%	546	477	14.47%	128	80	60.00%
4 Recreational	4	3	33.33%	148	142	4.23%	59	57	3.51%
5 Residential	184	132	39.39%	4537	3796	19.52%	881	766	15.01%
6 Residential WF	3	2	50.00%	147	113	30.09%	34	36	-5.56%
7 3/4-Plex	2	0	0.00%	19	17	11.76%	4	5	-20.00%
8 Timeshare	0	1	-100.00%	16	9	77.78%	10	8	25.00%
9 Apartment	159	69	130.43%	2192	1590	37.86%	685	454	50.88%
10 Townhouse	46	34	35.29%	1080	906	19.21%	249	212	17.45%
11 RES. TOTAL	445	285	56.14%	9320	7556	23.35%	2232	1769	26.17%
12 FARMS	4	2	100.00%	107	85	25.88%	46	46	0.00%
13 MULTIFAMILY	0	0	0.00%	13	23	-43.48%	5	6	-16.67%
14 Acreage	4	6	-33.33%	148	112	32.14%	55	54	1.85%
15 Acreage WF	0	1	-100.00%	19	19	0.00%	10	9	11.11%
16 Lots	49	28	75.00%	756	677	11.67%	296	314	-5.73%
17 Lots WF	0	2	-100.00%	21	22	-4.55%	6	9	-33.33%
18 LOTS TOTAL	53	37	43.24%	947	830	14.10%	367	386	-4.92%
19 Business	6	5	20.00%	145	133	9.02%	74	73	1.37%
20 Commercial	8	3	166.67%	95	124	-23.39%	44	51	-13.73%
21 Land	12	0	0.00%	80	88	-9.09%	66	71	-7.04%
22 Leases	27	10	170.00%	179	185	-3.24%	114	147	-22.45%
23 IC&I TOTAL	53	18	194.44%	499	530	-5.85%	298	342	-12.87%
24 GRAND TOTAL	555	342	62.28%	10887	9025	20.63%	2948	2549	15.65%

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
Area = CO											
1 Acreage/House	8		4	100.00%	\$6,716,000.		\$3,020,700.	122.33%	88.23%		96.12%
2 Duplex	8		4	100.00%	\$3,199,500.		\$1,177,000.	171.84%	97.46%		94.81%
3 Mobile Home	19		10	90.00%	\$2,154,100.		\$764,300.	181.84%	87.12%		92.59%
4 Recreational	3		1	200.00%	\$1,210,000.		\$850,000.	42.35%	95.60%		100.00%
5 Residential	115		106	8.49%	\$57,192,024.		\$45,177,832.	26.59%	95.33%		95.46%
6 Residential WF	1		2	-50.00%	\$972,500.		\$3,370,000.	-71.14%	100.00%		90.24%
7 3/4-Plex	1		1	0.00%	\$725,000.		\$499,000.	45.29%	91.78%		89.18%
8 Timeshare	0		1	-100.00%	\$0.		\$8,000.	0.00%	0.00%		88.88%
9 Apartment	56		44	27.27%	\$15,309,500.		\$10,430,677.	46.77%	95.88%		96.32%
10 Townhouse	38		33	15.15%	\$13,330,425.		\$11,626,650.	14.65%	98.01%		95.82%
11 RES. TOTAL	249		206	20.87%	\$100,809,048.		\$76,924,160.	31.05%	95.08%		95.47%
12 FARMS	2		2	0.00%	\$1,900,000.		\$1,875,000.	1.33%	76.64%		90.41%
13 MULTIFAMILY	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
14 Acreage	1		3	-66.67%	\$780,000.		\$1,290,000.	-39.53%	100.12%		93.24%
15 Acreage WF	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
16 Lots	13		8	62.50%	\$2,081,761.		\$1,144,000.	81.97%	109.21%		89.92%
17 Lots WF	0		0	0.00%	\$0.		\$0.	0.00%	0.00%		0.00%
18 LOTS TOTAL	14		11	27.27%	\$2,861,761.		\$2,434,000.	17.57%	108.56%		90.83%
19 Business	3		2	50.00%	\$443,500.		\$1,285,000.	-65.49%	59.06%		78.25%
20 Commercial	4		5	-20.00%	\$3,296,360.		\$4,204,955.	-21.61%	121.17%		95.31%
21 Land	1		0	0.00%	\$325,000.		\$0.	0.00%	90.30%		0.00%
22 Leases	4		3	33.33%	\$358,999.37		\$267,067.	34.42%	0.00%		0.00%
23 IC&I TOTAL	12		10	20.00%	\$4,423,859.50		\$5,757,022.	-23.16%	94.02%		90.43%
24 GRAND TOTAL	277		229	20.96%	\$109,994,672.		\$86,990,176.	26.44%	95.61%		95.04%

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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
Area = CO								
1 Acreage/House	121	100	21.00%	\$110,326,400.	\$69,058,520.	59.76%	94.12%	93.73%
2 Duplex	192	166	15.66%	\$69,028,336.	\$52,403,544.	31.72%	96.83%	96.48%
3 Mobile Home	301	355	-15.21%	\$32,778,692.	\$27,961,354.	17.23%	91.92%	90.56%
4 Recreational	56	28	100.00%	\$20,427,050.	\$10,487,200.	94.78%	95.55%	94.54%
5 Residential	2845	2496	13.98%	\$1,355,662,336.	\$1,004,504,384.	34.96%	96.98%	96.80%
6 Residential WF	51	53	-3.77%	\$98,430,224.	\$92,349,752.	6.58%	91.53%	92.01%
7 3/4-Plex	15	10	50.00%	\$7,172,500.	\$3,610,900.	98.63%	94.89%	96.17%
8 Timeshare	5	2	150.00%	\$33,200.	\$16,000.	107.50%	87.47%	88.88%
9 Apartment	1262	990	27.47%	\$339,838,496.	\$234,452,432.	44.95%	96.89%	96.99%
10 Townhouse	736	589	24.96%	\$256,720,224.	\$180,113,584.	42.53%	97.10%	97.12%
11 RES. TOTAL	5584	4789	16.60%	\$2,290,417,408.	\$1,674,957,696.	36.74%	96.56%	96.27%
12 FARMS	21	18	16.67%	\$21,773,900.	\$17,697,500.	23.03%	90.53%	90.82%
13 MULTIFAMILY	6	10	-40.00%	\$10,562,000.	\$11,045,100.	-4.37%	93.28%	93.99%
14 Acreage	44	60	-26.67%	\$31,887,300.	\$37,027,228.	-13.88%	93.94%	93.90%
15 Acreage WF	3	3	0.00%	\$7,949,000.	\$3,920,000.	102.78%	98.42%	94.74%
16 Lots	321	383	-16.19%	\$67,005,208.	\$63,775,008.	5.06%	96.98%	97.70%
17 Lots WF	6	13	-53.85%	\$7,240,000.	\$14,317,400.	-49.43%	93.86%	92.20%
18 LOTS TOTAL	374	459	-18.52%	\$114,081,512.	\$119,039,640.	-4.17%	96.58%	97.03%
19 Business	26	32	-18.75%	\$12,067,580.	\$4,381,990.	175.39%	72.77%	76.06%
20 Commercial	49	62	-20.97%	\$32,916,496.	\$28,325,696.	16.21%	96.88%	94.34%
21 Land	33	15	120.00%	\$33,401,000.	\$16,384,500.	103.86%	95.26%	95.04%
22 Leases	99	72	37.50%	\$10,887,958.	\$9,225,411.	18.02%	90.07%	0.00%
23 IC&I TOTAL	207	181	14.36%	\$89,273,032.	\$58,317,596.	53.08%	90.55%	89.07%
24 GRAND TOTAL	6192	5457	13.47%	\$2,526,107,904.	\$1,881,057,536.	34.29%	96.42%	96.17%

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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 %
Area = CO									
1 Acreage/House	\$839,500.	\$755,175.	11.17%	\$779,000.	\$626,850.	24.27%	196	109	79.82%
2 Duplex	\$399,937.50	\$294,250.	35.92%	\$376,000.	\$281,000.	33.81%	88	43	104.65%
3 Mobile Home	\$113,373.68	\$76,430.	48.34%	\$96,000.	\$84,000.	14.29%	84	42	100.00%
4 Recreational	\$403,333.34	\$850,000.	-52.55%	\$455,000.	\$850,000.	-46.47%	98	27	262.96%
5 Residential	\$497,321.93	\$426,205.93	16.69%	\$465,500.	\$379,500.	22.66%	76	67	13.43%
6 Residential WF	\$972,500.	\$1,685,000.	-42.28%	\$972,500.	\$1,685,000.	-42.28%	8	26	-69.23%
7 3/4-Plex	\$725,000.	\$499,000.	45.29%	\$725,000.	\$499,000.	45.29%	26	54	-51.85%
8 Timeshare	\$0.	\$8,000.	0.00%	\$0.	\$8,000.	0.00%	0	86	0.00%
9 Apartment	\$273,383.93	\$237,060.84	15.32%	\$255,900.	\$222,500.	15.01%	69	97	-28.87%
10 Townhouse	\$350,800.65	\$352,322.71	-0.43%	\$328,250.	\$294,900.	11.31%	56	67	-16.42%
11 RES. TOTAL	\$404,855.62	\$373,418.25	8.42%	\$395,000.	\$334,750.	18.00%	76	72	5.56%
12 FARMS	\$950,000.	\$937,500.	1.33%	\$950,000.	\$937,500.	1.33%	186	310	-40.00%
13 MULTIFAMILY	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
14 Acreage	\$780,000.	\$430,000.	81.40%	\$780,000.	\$480,000.	62.50%	77	345	-77.68%
15 Acreage WF	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
16 Lots	\$160,135.46	\$143,000.	11.98%	\$129,900.	\$155,000.	-16.19%	62	127	-51.18%
17 Lots WF	\$0.	\$0.	0.00%	\$0.	\$0.	0.00%	0	0	0.00%
18 LOTS TOTAL	\$204,411.50	\$221,272.73	-7.62%	\$144,950.	\$180,000.	-19.47%	63	186	-66.13%
19 Business	\$147,833.32	\$642,500.	-76.99%	\$63,500.	\$642,500.	-90.12%	106	108	-1.85%
20 Commercial	\$824,090.	\$840,991.	-2.01%	\$850,000.	\$600,000.	41.67%	183	110	66.36%
21 Land	\$325,000.	\$0.	0.00%	\$325,000.	\$0.	0.00%	134	0	0.00%
22 Leases	\$89,749.84	\$89,022.33	0.82%	\$52,930.68	\$170,707.	-68.99%	267	366	-27.05%
23 IC&I TOTAL	\$368,654.93	\$575,702.18	-35.96%	\$264,844.	\$500,000.	-47.03%	188	186	1.08%
24 GRAND TOTAL	\$397,092.65	\$379,869.78	4.53%	\$385,000.	\$333,500.	15.44%	81	85	-4.71%

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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%
Area = CO									
1 Acreage/House	\$911,788.43	\$690,585.18	32.03%	\$768,000.	\$599,000.	28.21%	100	92	8.70%
2 Duplex	\$359,522.56	\$315,684.	13.89%	\$324,450.	\$272,750.	18.96%	51	50	2.00%
3 Mobile Home	\$108,899.30	\$78,764.37	38.26%	\$102,000.	\$74,000.	37.84%	62	52	19.23%
4 Recreational	\$364,768.75	\$374,542.84	-2.61%	\$322,500.	\$328,750.	-1.90%	127	135	-5.93%
5 Residential	\$476,506.96	\$402,445.68	18.40%	\$439,000.	\$370,000.	18.65%	57	56	1.79%
6 Residential WF	\$1,930,004.37	\$1,742,448.12	10.76%	\$1,650,000.	\$1,545,000.	6.80%	89	92	-3.26%
7 3/4-Plex	\$478,166.65	\$361,090.	32.42%	\$470,000.	\$327,500.	43.51%	60	80	-25.00%
8 Timeshare	\$6,640.	\$8,000.	-17.00%	\$5,700.	\$8,000.	-28.75%	207	58	256.90%
9 Apartment	\$269,285.65	\$236,820.62	13.71%	\$245,000.	\$215,000.	13.95%	65	76	-14.47%
10 Townhouse	\$348,804.65	\$305,795.56	14.06%	\$327,500.	\$275,000.	19.09%	55	56	-1.79%
11 RES. TOTAL	\$410,175.03	\$349,751.03	17.28%	\$369,250.	\$319,900.	15.43%	61	61	0.00%
12 FARMS	\$1,036,852.37	\$983,194.43	5.46%	\$920,000.	\$801,250.	14.82%	122	142	-14.08%
13 MULTIFAMILY	\$1,760,333.37	\$1,104,510.	59.38%	\$1,953,500.	\$1,462,500.	33.57%	65	58	12.07%
14 Acreage	\$724,711.37	\$617,120.50	17.43%	\$425,500.	\$400,000.	6.38%	121	151	-19.87%
15 Acreage WF	\$2,649,666.75	\$1,306,666.62	102.78%	\$1,400,000.	\$775,000.	80.65%	116	81	43.21%
16 Lots	\$208,738.96	\$166,913.64	25.06%	\$193,000.	\$142,955.	35.01%	116	144	-19.44%
17 Lots WF	\$1,206,666.62	\$1,101,338.50	9.56%	\$1,242,500.	\$1,082,000.	14.83%	157	114	37.72%
18 LOTS TOTAL	\$305,030.78	\$259,881.31	17.37%	\$209,462.50	\$149,950.	39.69%	117	144	-18.75%
19 Business	\$464,137.68	\$136,937.18	238.94%	\$91,250.	\$50,000.	82.50%	208	168	23.81%
20 Commercial	\$671,765.18	\$456,866.06	47.04%	\$1,275,000.	\$830,000.	53.61%	117	110	6.36%
21 Land	\$1,012,151.50	\$1,092,300.	-7.34%	\$800,000.	\$1,200,000.	-33.33%	227	169	34.32%
22 Leases	\$109,871.64	\$128,130.71	-14.25%	\$101,207.13	\$193,548.12	-47.71%	220	231	-4.76%
23 IC&I TOTAL	\$432,779.09	\$322,196.65	34.32%	\$162,000.	\$124,775.	29.83%	195	173	12.72%
24 GRAND TOTAL	\$408,009.59	\$344,766.03	18.34%	\$359,500.	\$306,950.	17.12%	69	72	-4.17%

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