

**Central Okanagan Monthly Statistics
June 2018**

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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	1,193	1,212	-1.57%	6,133	5,790	5.92%
2 Units Sold	526	680	-22.65%	2,774	3,407	-18.58%
3 Sales Volume	\$317,808,039	\$379,062,495	-16.16%	\$1,560,109,996	\$1,790,393,987	-12.86%
4 List/Sell Ratio	97.49%	97.93%		97.48%	97.86%	
5 Days to Sell	49	61	-19.79%	60	61	-1.47%
6 Active Listings	3,245	2,669	21.58%			
Area = North Okanagan						
1 Units Listed	489	469	4.26%	2,177	2,161	0.74%
2 Units Sold	204	304	-32.89%	1,051	1,294	-18.78%
3 Sales Volume	\$102,563,512	\$141,086,455	-27.30%	\$479,137,449	\$528,835,578	-9.40%
4 List/Sell Ratio	96.14%	97.09%		97.08%	96.98%	
5 Days to Sell	74	93	-19.54%	86	103	-16.14%
6 Active Listings	1,555	1,494	4.08%			
Area = Shuswap / Revels						
1 Units Listed	307	302	1.66%	1,430	1,360	5.15%
2 Units Sold	156	180	-13.33%	607	669	-9.27%
3 Sales Volume	\$58,328,950	\$64,310,593	-9.30%	\$219,577,006	\$236,358,659	-7.10%
4 List/Sell Ratio	96.85%	97.45%		96.37%	96.58%	
5 Days to Sell	80	84	-3.77%	116	112	3.52%
6 Active Listings	1,230	1,156	6.40%			
Area = Grand Total						
1 Units Listed	1,989	1,983	0.30%	9,740	9,311	4.61%
2 Units Sold	886	1,164	-23.88%	4,432	5,370	-17.47%
3 Sales Volume	\$478,700,501	\$584,459,542	-18.10%	\$2,258,824,450	\$2,555,588,224	-11.61%
4 List/Sell Ratio	97.12%	97.67%		97.28%	97.56%	
5 Days to Sell	60	72	-17.01%	74	77	-4.50%
6 Active Listings	6,030	5,319	13.37%			

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

Central Okanagan Statistics -- June 2018

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	526	\$317,808,039	228	\$163,640,189
Last Month	558	\$312,477,822	240	\$173,579,263
This Month Last Year	680	\$379,062,495	283	\$202,762,132

Description	Total Listings Taken	Inventory
This Month	1,193	3,245
Last Month	1,295	3,053
This Month Last Year	1,212	2,669

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Central Okanagan Statistics -- June 2018

Quick Summary Part 2

Condo/Apt

Sales	122
New Listings	247
Current Inventory	551
Sell/Inv. Ratio	22.14%
Days to Sell	40
Average Price	\$359,860
Median Price	\$338,000

Condo/Townhouse

Sales	72
New Listings	142
Current Inventory	341
Sell/Inv. Ratio	21.11%
Days to Sell	51
Average Price	\$501,989
Median Price	\$482,500

Lots

Sales	22
New Listings	66
Current Inventory	393
Sell/Inv. Ratio	5.60%
Days to Sell	72
Average Price	\$242,925
Median Price	\$234,500

Residential

Sales	228
New Listings	565
Current Inventory	1,195
Sell/Inv. Ratio	19.08%
Days to Sell	42
Average Price	\$717,720
Median Price	\$671,000
Ratio of Sales vs Inventory	18.43%

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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	23	46	-50.00%	162	191	-15.18	144	154	-6.49
Duplex	33	22	50.00%	152	106	43.40	69	32	115.63
Mobile Home	41	33	24.24%	205	177	15.82	83	69	20.29
Recreational	1	2	-50.00%	16	12	33.33	14	10	40.00
Residential	565	533	6.00%	2,610	2,390	9.21	1,195	898	33.07
Residential WF	15	9	66.67%	88	71	23.94	87	57	52.63
3/4-Plex	5	5	0.00%	15	16	-6.25	9	8	12.50
Timeshare	0	0	0.00%	0	1	-100.00	1	1	0.00
Apartment	247	261	-5.36%	1,330	1,217	9.29	551	417	32.13
Townhouse	142	156	-8.97%	788	741	6.34	341	261	30.65
RES TOTAL	1,072	1,067.00	0.47%	5,366	4,922	9.02%	2,494	1,907	30.78
FARMS	4	9	-55.56%	36	45	-20.00	31	35	-11.43
MULTIFAMILY	4	5	-20.00%	9	12	-25.00	7	8	-12.50
Acreage	11	10	10.00%	40	66	-39.39	41	62	-33.87
Acreage WF	5	0	0.00%	12	9	33.33	14	12	16.67
Lots	46	68	-32.35%	363	379	-4.22	322	264	21.97
Lots WF	4	4	0.00%	15	12	25.00	16	16	0.00
LOTS TOTAL	66	82.00	-19.51%	430	466	-7.73%	393	354	11.02
Business	13	11	18.18%	69	61	13.11	64	64	0.00
Commercial	23	27	-14.81%	182	218	-16.51	206	229	-10.04
Land	11	11	0.00%	40	66	-39.39	50	72	-30.56
COMM TOTAL	47	49.00	-4.08%	291	345	-15.65%	320	365	-12.33
GRAND TOTAL	1,193	1,212	-1.57%	6,132	5,790	5.91%	3,245	2,669	21.58

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Central Okanagan Statistics -- June 2018

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	11	16	-31.25%	\$12,257,900	\$19,111,500	-35.86%	96.68%	95.23%
Duplex	14	9	55.56%	\$6,647,100	\$4,254,588	56.23%	97.41%	98.84%
Mobile Home	27	31	-12.90%	\$3,961,150	\$4,490,000	-11.78%	95.06%	96.87%
Recreational	1	0	0.00%	\$135,500	\$0	0.00%	90.94%	0.00%
Residential	228	283	-19.43%	\$163,640,189	\$202,762,132	-19.29%	98.05%	98.37%
Residential WF	7	5	40.00%	\$24,414,500	\$8,677,250	181.36%	97.01%	93.02%
3/4-Plex	2	0	0.00%	\$1,315,000	\$0	0.00%	97.49%	0.00%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	122	154	-20.78%	\$43,902,954	\$49,371,000	-11.08%	97.99%	98.44%
Townhouse	72	97	-25.77%	\$36,143,233	\$44,510,595	-18.80%	98.26%	98.96%
RES TOTAL	484	595	-18.66%	\$292,417,526	\$333,177,065	-12.23%	97.86%	98.11%
FARMS	3	0	0.00%	\$4,310,000	\$0	0.00%	90.05%	0.00%
MULTIFAMILY	0	1	-100.00%	\$0	\$2,750,000	-100.00%	0.00%	94.83%
Acreage	1	2	-50.00%	\$430,000	\$635,000	-32.28%	86.02%	91.51%
Acreage WF	0	2	-100.00%	\$0	\$2,284,500	-100.00%	0.00%	92.49%
Lots	21	55	-61.82%	\$4,914,349	\$16,605,459	-70.41%	95.66%	97.72%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	22	59	-62.71%	\$5,344,349	\$19,524,959	-72.63%	94.80%	96.86%
Business	2	2	0.00%	\$1,186,000	\$620,000	91.29%	79.07%	87.57%
Commercial	15	21	-28.57%	\$14,550,164	\$8,106,471	79.49%	95.50%	91.88%
Land	0	2	-100.00%	\$0	\$14,884,000	-100.00%	0.00%	99.89%
COMM TOTAL	17	25	-32.00%	\$15,736,164	\$23,610,471	-33.35%	94.03%	96.64%
GRAND TOTAL	526	680	-22.65%	\$317,808,039	\$379,062,495	-16.16%	97.49%	97.93%

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Central Okanagan Statistics -- June 2018

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	49	58	-15.52%	\$56,829,300	\$70,929,158	-19.88%	95.19%	95.33%
Duplex	53	74	-28.38%	\$29,097,313	\$33,492,257	-13.12%	97.35%	99.24%
Mobile Home	118	129	-8.53%	\$20,234,930	\$17,973,649	12.58%	96.38%	96.60%
Recreational	3	3	0.00%	\$758,300	\$446,000	70.02%	96.75%	95.73%
Residential	1,157	1,401	-17.42%	\$828,728,686	\$942,436,403	-12.07%	98.07%	98.48%
Residential WF	25	19	31.58%	\$69,959,340	\$36,061,750	94.00%	94.17%	95.59%
3/4-Plex	6	9	-33.33%	\$4,917,500	\$6,230,688	-21.08%	95.92%	96.31%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	748	846	-11.58%	\$262,758,238	\$283,287,451	-7.25%	98.04%	98.21%
Townhouse	380	507	-25.05%	\$186,090,468	\$231,064,347	-19.46%	98.34%	98.98%
RES TOTAL	2,539	3,046	-16.64%	\$1,459,374,076	\$1,621,921,703	-10.02%	97.74%	98.28%
FARMS	6	13	-53.85%	\$16,010,000	\$17,663,500	-9.36%	87.60%	94.23%
MULTIFAMILY	1	4	-75.00%	\$1,310,000	\$5,120,000	-74.41%	101.16%	95.61%
Acreage	10	26	-61.54%	\$5,972,000	\$14,803,500	-59.66%	92.23%	94.59%
Acreage WF	1	6	-83.33%	\$2,050,000	\$3,059,500	-33.00%	82.00%	93.45%
Lots	115	213	-46.01%	\$32,934,725	\$59,962,806	-45.07%	97.14%	97.34%
Lots WF	1	2	-50.00%	\$280,000	\$1,150,000	-75.65%	93.36%	93.95%
LOTS TOTAL	127	247	-48.58%	\$41,236,725	\$78,975,806	-47.79%	95.50%	96.60%
Business	7	6	16.67%	\$2,119,000	\$1,772,900	19.52%	82.05%	87.13%
Commercial	87	78	11.54%	\$30,075,195	\$31,302,476	-3.92%	95.43%	92.19%
Land	6	13	-53.85%	\$9,262,000	\$33,637,602	-72.47%	94.63%	90.10%
COMM TOTAL	100	97	3.09%	\$41,456,195	\$66,712,978	-37.86%	94.46%	90.98%
GRAND TOTAL	2,773	3,407	-18.61%	\$1,559,386,996	\$1,790,393,987	-12.90%	97.48%	97.86%

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Central Okanagan Statistics -- June 2018

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	\$1,114,355	\$1,194,469	-6.71%	\$1,120,000	\$1,112,500	0.67%	70	114	-38.52%
Duplex	\$474,793	\$472,732	0.44%	\$430,250	\$400,000	7.56%	50	37	34.14%
Mobile Home	\$146,709	\$144,839	1.29%	\$130,000	\$132,000	-1.52%	53	58	-8.42%
Recreational	\$135,500			\$135,500			14		
Residential	\$717,720	\$716,474	0.17%	\$671,000	\$644,000	4.19%	42	43	-2.26%
Residential WF	\$3,487,786	\$1,735,450	100.97%	\$2,600,000	\$1,450,000	79.31%	98	67	46.05%
3/4-Plex	\$657,500			\$657,500			91		
Timeshare									
Apartment	\$359,860	\$320,591	12.25%	\$338,000	\$309,500	9.21%	40	43	-7.22%
Townhouse	\$501,989	\$458,872	9.40%	\$482,500	\$423,000	14.07%	51	43	19.02%
RES TOTAL	\$604,168	\$559,961	7.89%	\$546,500	\$490,000	11.53%	45	46	-1.15%
FARMS	\$1,436,667			\$1,510,000			92		
MULTIFAMILY		\$2,750,000			\$2,750,000			329	
Acreage	\$430,000	\$317,500	35.43%	\$430,000	\$317,500	35.43%	50	366	-86.32%
Acreage WF		\$1,142,250			\$1,142,250			310	
Lots	\$234,017	\$301,917	-22.49%	\$230,000	\$269,999	-14.81%	73	122	-40.15%
Lots WF									
LOTS TOTAL	\$242,925	\$330,932	-26.59%	\$234,500	\$279,000	-15.95%	72	137	-47.32%
Business	\$593,000	\$310,000	91.29%	\$593,000	\$310,000	91.29%	102	226	-55.09%
Commercial	\$970,011	\$386,022	151.28%	\$30	\$21	42.86%	107	229	-53.39%
Land		\$7,442,000			\$7,442,000			155	
COMM TOTAL	\$925,657	\$944,419	-1.99%	\$161,000	\$120,000	34.17%	106	223	-52.37%
GRAND TOTAL	\$604,198	\$557,445	8.39%	\$532,000	\$461,000	15.40%	49	61	-19.79%

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Central Okanagan Statistics -- June 2018

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	\$1,159,782	\$1,222,917	-5.16%	\$945,000	\$1,094,400	-13.65%	120	115	4.76%
Duplex	\$549,006	\$452,598	21.30%	\$475,000	\$414,900	14.49%	51	46	9.26%
Mobile Home	\$171,482	\$139,331	23.08%	\$168,000	\$130,000	29.23%	61	70	-13.19%
Recreational	\$252,767	\$148,667	70.02%	\$142,800	\$180,000	-20.67%	24	38	-35.96%
Residential	\$716,274	\$672,688	6.48%	\$667,000	\$616,000	8.28%	52	48	8.99%
Residential WF	\$2,798,374	\$1,897,987	47.44%	\$2,450,000	\$2,010,000	21.89%	95	100	-5.05%
3/4-Plex	\$819,583	\$692,299	18.39%	\$790,000	\$352,888	123.87%	71	40	77.23%
Timeshare									
Apartment	\$351,281	\$334,855	4.91%	\$331,500	\$308,150	7.58%	47	46	1.10%
Townhouse	\$489,712	\$455,748	7.45%	\$475,000	\$435,000	9.20%	51	47	9.75%
RES TOTAL	\$574,783	\$532,476	7.95%	\$523,000	\$475,000	10.11%	53	50	5.76%
FARMS	\$2,668,333	\$1,358,731	96.38%	\$1,480,000	\$1,428,000	3.64%	89	167	-46.56%
MULTIFAMILY	\$1,310,000	\$1,280,000	2.34%	\$1,310,000	\$940,000	39.36%	28	102	-72.62%
Acreage	\$597,200	\$569,365	4.89%	\$481,500	\$494,500	-2.63%	159	204	-22.04%
Acreage WF	\$2,050,000	\$509,917	302.03%	\$2,050,000	\$250,000	720.00%	133	234	-43.16%
Lots	\$286,389	\$281,516	1.73%	\$265,000	\$270,000	-1.85%	125	124	0.54%
Lots WF	\$280,000	\$575,000	-51.30%	\$280,000	\$575,000	-51.30%	252	669	-62.30%
LOTS TOTAL	\$324,699	\$319,740	1.55%	\$279,999	\$285,900	-2.06%	129	140	-7.90%
Business	\$302,714	\$295,483	2.45%	\$170,000	\$104,950	61.98%	129	156	-17.12%
Commercial	\$345,692	\$401,314	-13.86%	\$23	\$24	-2.13%	163	208	-21.52%
Land	\$1,543,667	\$2,587,508	-40.34%	\$1,570,000	\$1,175,000	33.62%	149	141	5.21%
COMM TOTAL	\$414,562	\$687,763	-39.72%	\$29	\$44,428	-99.94%	160	196	-18.32%
GRAND TOTAL	\$562,347	\$525,505	7.01%	\$500,000	\$455,000	9.89%	60	61	-1.48%

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