

**North Okanagan Monthly Statistics  
November 2019**

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## Zone Totals

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
<b>Area = Central Okanagan</b>						
1 Units Listed	587	643	-8.71%	10,299	10,675	-3.52%
2 Units Sold	405	319	26.96%	4,651	4,800	-3.10%
3 Sales Volume	\$243,400,747	\$169,923,504	43.24%	\$2,599,379,022	\$2,696,205,107	-3.59%
4 List/Sell Ratio	96.01%	96.44%		96.47%	97.11%	
5 Days to Sell	83	70	18.64%	74	63	17.69%
6 Active Listings	2,808	2,946	-4.68%			
<b>Area = North Okanagan</b>						
1 Units Listed	212	217	-2.30%	3,617	3,678	-1.66%
2 Units Sold	119	147	-19.05%	1,911	1,965	-2.75%
3 Sales Volume	\$69,357,912	\$76,485,191	-9.32%	\$918,405,221	\$918,288,961	0.01%
4 List/Sell Ratio	95.90%	95.92%		96.62%	96.56%	
5 Days to Sell	111	105	6.16%	87	86	0.85%
6 Active Listings	1,250	1,312	-4.73%			
<b>Area = Shuswap / Revels</b>						
1 Units Listed	122	92	32.61%	2,098	2,222	-5.58%
2 Units Sold	73	66	10.61%	1,056	1,185	-10.89%
3 Sales Volume	\$34,021,038	\$23,121,050	47.14%	\$431,310,786	\$437,141,277	-1.33%
4 List/Sell Ratio	95.67%	95.12%		95.59%	96.08%	
5 Days to Sell	120	163	-26.09%	108	116	-6.36%
6 Active Listings	860	870	-1.15%			
<b>Area = Grand Total</b>						
1 Units Listed	921	952	-3.26%	16,014	16,575	-3.38%
2 Units Sold	597	532	12.22%	7,618	7,950	-4.18%
3 Sales Volume	\$346,779,697	\$269,529,745	28.66%	\$3,949,095,028	\$4,051,635,345	-2.53%
4 List/Sell Ratio	95.95%	96.18%		96.41%	96.87%	
5 Days to Sell	93	91	2.36%	82	76	7.17%
6 Active Listings	4,918	5,128	-4.10%			

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North Okanagan Statistics -- November 2019

**Quick Summary Part 1**

			<b>Residential</b>	
<b>Description</b>	<b>Total Units Sold</b>	<b>Total Sales Volume</b>	<b>Total Units Sold</b>	<b>Total Sales Volume</b>
<b>This Month</b>	119	\$69,357,912	58	\$31,733,619
<b>Last Month</b>	177	\$82,975,031	78	\$43,639,550
<b>This Month Last Year</b>	147	\$76,485,191	68	\$33,117,513

  

<b>Description</b>	<b>Total Listings Taken</b>	<b>Inventory</b>
<b>This Month</b>	212	1,250
<b>Last Month</b>	259	1,360
<b>This Month Last Year</b>	217	1,312

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North Okanagan Statistics -- November 2019

## Quick Summary Part 2

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### Condo/Apt

Sales	7
New Listings	17
Current Inventory	71
Sell/Inv. Ratio	9.86%
Days to Sell	39
Average Price	\$205,914
Median Price	\$210,000

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### Condo/Townhouse

Sales	14
New Listings	26
Current Inventory	117
Sell/Inv. Ratio	11.97%
Days to Sell	99
Average Price	\$366,974
Median Price	\$358,500

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### Lots

Sales	9
New Listings	16
Current Inventory	259
Sell/Inv. Ratio	3.47%
Days to Sell	250
Average Price	\$293,400
Median Price	\$300,000

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### Residential

Sales	58
New Listings	80
Current Inventory	375
Sell/Inv. Ratio	15.47%
Days to Sell	92
Average Price	\$547,131
Median Price	\$481,450

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Ratio of Sales vs Inventory	13.73%
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North Okanagan Statistics -- November 2019

## 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%
<b>Zone = North Okanagan</b>									
Acreage/House	25	14	78.57%	356	362	-1.66	130	139	-6.47
Duplex	8	7	14.29%	99	121	-18.18	24	31	-22.58
Mobile Home	8	7	14.29%	120	124	-3.23	33	29	13.79
Recreational	0	1	-100.00%	35	57	-38.60	10	40	-75.00
Residential	80	76	5.26%	1,534	1,534	0.00	375	387	-3.10
Residential WF	4	4	0.00%	70	63	11.11	34	31	9.68
3/4-Plex	1	0	0.00%	7	12	-41.67	3	2	50.00
Timeshare	0	0	0.00%	0	0	0.00			
Apartment	17	18	-5.56%	236	277	-14.80	71	56	26.79
Townhouse	26	36	-27.78%	506	487	3.90	117	130	-10.00
RES TOTAL	169	163.00	3.68%	2,963	3,037	-2.44%	797	845	-5.68
FARMS	3	1	200.00%	41	60	-31.67	20	25	-20.00
MULTIFAMILY	0	1	-100.00%	9	6	50.00	3	2	50.00
Acreage	4	13	-69.23%	97	112	-13.39	78	97	-19.59
Acreage WF	1	1	0.00%	9	16	-43.75	10	16	-37.50
Lots	11	17	-35.29%	217	211	2.84	155	175	-11.43
Lots WF	0	0	0.00%	25	20	25.00	16	15	6.67
LOTS TOTAL	16	31.00	-48.39%	348	359	-3.06%	259	303	-14.52
Business	2	6	-66.67%	49	50	-2.00	33	28	17.86
Commercial	14	14	0.00%	160	141	13.48	97	93	4.30
Land	8	1	700.00%	47	25	88.00	41	16	156.25
COMM TOTAL	24	21.00	14.29%	256	216	18.52%	171	137	24.82
<b>GRAND TOTAL</b>	<b>212</b>	<b>217</b>	<b>-2.30%</b>	<b>3,617</b>	<b>3,678</b>	<b>-1.66%</b>	<b>1,250</b>	<b>1,312</b>	<b>-4.73</b>

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North Okanagan Statistics -- November 2019

## 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
<b>Zone = North Okanagan</b>								
Acreage/House	14	13	7.69%	\$9,678,800	\$17,643,000	-45.14%	95.97%	93.77%
Duplex	4	6	-33.33%	\$1,725,400	\$3,359,500	-48.64%	98.61%	99.16%
Mobile Home	2	6	-66.67%	\$140,000	\$875,900	-84.02%	89.86%	95.19%
Recreational	0	1	-100.00%	\$0	\$74,400	-100.00%	0.00%	85.03%
Residential	58	68	-14.71%	\$31,733,619	\$33,117,513	-4.18%	97.36%	98.01%
Residential WF	2	3	-33.33%	\$1,964,000	\$4,530,000	-56.64%	94.11%	87.64%
3/4-Plex	1	2	-50.00%	\$735,000	\$1,088,500	-32.48%	98.00%	98.96%
Apartment	7	15	-53.33%	\$1,441,400	\$3,122,900	-53.84%	97.27%	97.20%
Townhouse	14	19	-26.32%	\$5,137,639	\$6,509,000	-21.07%	97.67%	97.27%
RES TOTAL	102	133	-23.31%	\$52,555,858	\$70,320,713	-25.26%	97.03%	96.10%
FARMS	1	0	0.00%	\$2,000,000	\$0	0.00%	86.02%	0.00%
MULTIFAMILY	2	0	0.00%	\$9,835,000	\$0	0.00%	94.75%	0.00%
Acreage	5	2	150.00%	\$1,362,000	\$2,305,000	-40.91%	89.68%	92.20%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	4	7	-42.86%	\$1,278,600	\$1,109,478	15.24%	88.83%	86.41%
Lots WF	0	1	-100.00%	\$0	\$375,000	-100.00%	0.00%	93.98%
LOTS TOTAL	9	10	-10.00%	\$2,640,600	\$3,789,478	-30.32%	89.27%	90.59%
Business	1	1	0.00%	\$925,000	\$555,000	66.67%	92.59%	99.11%
Commercial	4	2	100.00%	\$1,401,454	\$1,265,000	10.79%	93.40%	88.78%
Land	0	1	-100.00%	\$0	\$555,000	-100.00%	0.00%	140.51%
COMM TOTAL	5	4	25.00%	\$2,326,454	\$2,375,000	-2.04%	93.08%	99.79%
<b>GRAND TOTAL</b>	<b>119</b>	<b>147</b>	<b>-19.05%</b>	<b>\$69,357,912</b>	<b>\$76,485,191</b>	<b>-9.32%</b>	<b>95.90%</b>	<b>95.92%</b>

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North Okanagan Statistics -- November 2019

## 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
<b>Zone = North Okanagan</b>								
Acreage/House	150	159	-5.66%	\$106,857,729	\$132,420,800	-19.30%	95.89%	95.63%
Duplex	52	76	-31.58%	\$23,899,050	\$35,075,635	-31.86%	98.21%	99.03%
Mobile Home	91	96	-5.21%	\$15,923,650	\$15,245,908	4.45%	95.75%	96.10%
Recreational	11	10	10.00%	\$2,250,000	\$1,312,700	71.40%	94.32%	91.19%
Residential	914	879	3.98%	\$480,445,360	\$443,083,304	8.43%	97.52%	97.87%
Residential WF	26	20	30.00%	\$33,557,275	\$31,695,000	5.88%	93.11%	91.24%
3/4-Plex	4	10	-60.00%	\$1,687,500	\$4,602,900	-63.34%	97.33%	98.17%
Apartment	148	203	-27.09%	\$34,317,322	\$43,988,394	-21.99%	97.16%	97.31%
Townhouse	328	304	7.89%	\$115,150,110	\$102,622,697	12.21%	97.76%	97.74%
RES TOTAL	1,724	1,757	-1.88%	\$814,087,996	\$810,047,338	0.50%	97.10%	97.18%
FARMS	9	15	-40.00%	\$21,222,000	\$26,764,000	-20.71%	98.57%	91.54%
MULTIFAMILY	5	2	150.00%	\$16,464,000	\$2,317,000	610.57%	94.20%	103.58%
Acreage	40	40	0.00%	\$13,936,860	\$25,801,005	-45.98%	92.33%	93.07%
Acreage WF	1	4	-75.00%	\$804,000	\$1,417,500	-43.28%	89.43%	93.69%
Lots	67	86	-22.09%	\$13,845,000	\$16,967,828	-18.40%	93.50%	93.59%
Lots WF	4	4	0.00%	\$2,544,900	\$2,326,000	9.41%	86.96%	97.55%
LOTS TOTAL	112	134	-16.42%	\$31,130,760	\$46,512,333	-33.07%	92.30%	93.49%
Business	9	9	0.00%	\$4,016,500	\$2,938,400	36.69%	90.69%	93.02%
Commercial	48	37	29.73%	\$25,078,965	\$18,707,610	34.06%	92.48%	91.45%
Land	4	11	-63.64%	\$6,405,000	\$11,002,280	-41.78%	81.60%	87.39%
COMM TOTAL	61	57	7.02%	\$35,500,465	\$32,648,290	8.74%	90.11%	90.18%
<b>GRAND TOTAL</b>	<b>1,911</b>	<b>1,965</b>	<b>-2.75%</b>	<b>\$918,405,221</b>	<b>\$918,288,961</b>	<b>0.01%</b>	<b>96.62%</b>	<b>96.56%</b>

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North Okanagan Statistics -- November 2019

## 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%
<b>Zone = North Okanagan</b>									
Acreage/House	\$691,343	\$1,357,154	-49.06%	\$619,400	\$880,000	-29.61%	152	168	-9.60%
Duplex	\$431,350	\$559,917	-22.96%	\$370,500	\$598,500	-38.10%	54	91	-41.15%
Mobile Home	\$70,000	\$145,983	-52.05%	\$70,000	\$154,450	-54.68%	27	82	-67.68%
Recreational		\$74,400			\$74,400			146	
Residential	\$547,131	\$487,022	12.34%	\$481,450	\$454,950	5.82%	92	82	11.87%
Residential WF	\$982,000	\$1,510,000	-34.97%	\$982,000	\$1,850,000	-46.92%	120	265	-54.85%
3/4-Plex	\$735,000	\$544,250	35.05%	\$735,000	\$544,250	35.05%	56	70	-20.00%
Apartment	\$205,914	\$208,193	-1.09%	\$210,000	\$180,000	16.67%	39	95	-59.09%
Townhouse	\$366,974	\$342,579	7.12%	\$358,500	\$340,000	5.44%	99	83	19.21%
RES TOTAL	\$515,254	\$528,727	-2.55%	\$475,000	\$409,000	16.14%	95	97	-2.14%
FARMS	\$2,000,000			\$2,000,000			35		
MULTIFAMILY	\$4,917,500			\$4,917,500			108		
Acreage	\$272,400	\$1,152,500	-76.36%	\$315,000	\$1,152,500	-72.67%	158	163	-2.89%
Acreage WF									
Lots	\$319,650	\$158,497	101.68%	\$279,300	\$137,478	103.16%	366	185	97.82%
Lots WF		\$375,000			\$375,000			277	
LOTS TOTAL	\$293,400	\$378,948	-22.58%	\$300,000	\$162,500	84.62%	250	190	31.95%
Business	\$925,000	\$555,000	66.67%	\$925,000	\$555,000	66.67%	65	101	-35.64%
Commercial	\$350,363	\$632,500	-44.61%	\$724	\$632,500	-99.89%	238	216	10.07%
Land		\$555,000			\$555,000			31	
COMM TOTAL	\$465,291	\$593,750	-21.64%	\$1,437	\$555,000	-99.74%	203	141	44.11%
<b>GRAND TOTAL</b>	<b>\$582,840</b>	<b>\$520,307</b>	<b>12.02%</b>	<b>\$467,000</b>	<b>\$395,000</b>	<b>18.23%</b>	<b>111</b>	<b>105</b>	<b>6.16%</b>

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North Okanagan Statistics -- November 2019

## 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%
<b>Zone = North Okanagan</b>									
Acreage/House	\$712,385	\$832,835	-14.46%	\$656,250	\$776,000	-15.43%	119	118	0.83%
Duplex	\$459,597	\$461,522	-0.42%	\$430,150	\$436,500	-1.45%	68	85	-19.35%
Mobile Home	\$174,985	\$158,812	10.18%	\$167,000	\$142,500	17.19%	79	92	-13.95%
Recreational	\$204,545	\$131,270	55.82%	\$152,000	\$73,200	107.65%	187	90	107.04%
Residential	\$525,651	\$504,077	4.28%	\$483,700	\$465,000	4.02%	70	64	9.49%
Residential WF	\$1,290,664	\$1,584,750	-18.56%	\$1,185,000	\$1,575,000	-24.76%	135	146	-7.41%
3/4-Plex	\$421,875	\$460,290	-8.35%	\$355,750	\$461,200	-22.86%	36	115	-68.91%
Apartment	\$231,874	\$216,692	7.01%	\$216,000	\$183,000	18.03%	68	69	-1.34%
Townhouse	\$351,067	\$337,575	4.00%	\$345,000	\$331,000	4.23%	71	58	22.75%
RES TOTAL	\$472,209	\$461,040	2.42%	\$429,721	\$409,000	5.07%	76	72	5.83%
FARMS	\$2,358,000	\$1,784,267	32.16%	\$2,250,000	\$1,600,000	40.63%	185	176	4.88%
MULTIFAMILY	\$3,292,800	\$1,158,500	184.23%	\$640,000	\$1,158,500	-44.76%	88	113	-21.78%
Acreage	\$348,422	\$645,025	-45.98%	\$315,000	\$337,500	-6.67%	211	210	0.77%
Acreage WF	\$804,000	\$354,375	126.88%	\$804,000	\$320,000	151.25%	46	175	-73.68%
Lots	\$206,642	\$197,300	4.73%	\$181,500	\$195,000	-6.92%	212	199	6.37%
Lots WF	\$636,225	\$581,500	9.41%	\$487,500	\$341,500	42.75%	34	153	-77.98%
LOTS TOTAL	\$277,953	\$347,107	-19.92%	\$215,000	\$226,475	-5.07%	204	200	1.80%
Business	\$446,278	\$326,489	36.69%	\$260,000	\$405,000	-35.80%	130	148	-12.03%
Commercial	\$522,478	\$505,611	3.34%	\$245,000	\$223,750	9.50%	166	223	-25.25%
Land	\$1,601,250	\$1,000,207	60.09%	\$900,000	\$899,000	0.11%	197	340	-42.19%
COMM TOTAL	\$581,975	\$572,777	1.61%	\$350,000	\$335,000	4.48%	163	234	-30.18%
<b>GRAND TOTAL</b>	<b>\$480,589</b>	<b>\$467,323</b>	<b>2.84%</b>	<b>\$420,000</b>	<b>\$399,000</b>	<b>5.26%</b>	<b>87</b>	<b>86</b>	<b>0.85%</b>

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