

**North Okanagan Monthly Statistics  
December 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	430	387	11.11%	10,729	11,062	-3.01%
2 Units Sold	289	217	33.18%	4,940	5,017	-1.53%
3 Sales Volume	\$158,892,328	\$122,322,483	29.90%	\$2,758,271,349	\$2,818,527,590	-2.14%
4 List/Sell Ratio	96.69%	95.45%		96.48%	97.04%	
5 Days to Sell	89	83	7.76%	75	64	17.50%
6 Active Listings	2,483	2,565	-3.20%			
<b>Area = North Okanagan</b>						
1 Units Listed	119	121	-1.65%	3,734	3,799	-1.71%
2 Units Sold	116	111	4.50%	2,027	2,076	-2.36%
3 Sales Volume	\$55,656,425	\$52,428,262	6.16%	\$974,056,646	\$970,717,223	0.34%
4 List/Sell Ratio	95.90%	96.18%		96.58%	96.54%	
5 Days to Sell	106	116	-9.13%	88	88	0.23%
6 Active Listings	1,081	1,064	1.60%			
<b>Area = Shuswap / Revels</b>						
1 Units Listed	71	53	33.96%	2,169	2,275	-4.66%
2 Units Sold	64	42	52.38%	1,120	1,227	-8.72%
3 Sales Volume	\$25,042,790	\$17,133,500	46.16%	\$456,353,576	\$454,274,777	0.46%
4 List/Sell Ratio	94.88%	94.18%		95.55%	96.01%	
5 Days to Sell	155	141	9.84%	111	116	-4.76%
6 Active Listings	692	719	-3.76%			
<b>Area = Grand Total</b>						
1 Units Listed	620	561	10.52%	16,632	17,136	-2.94%
2 Units Sold	469	370	26.76%	8,087	8,320	-2.80%
3 Sales Volume	\$239,591,542	\$191,884,245	24.86%	\$4,188,681,571	\$4,243,519,590	-1.29%
4 List/Sell Ratio	96.31%	95.54%		96.40%	96.81%	
5 Days to Sell	102	99	2.83%	83	78	7.27%
6 Active Listings	4,256	4,348	-2.12%			

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

North Okanagan Statistics -- December 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>	116	\$55,656,425	52	\$24,919,801
<b>Last Month</b>	119	\$69,352,912	58	\$31,733,619
<b>This Month Last Year</b>	111	\$52,428,262	52	\$24,851,000

  

<b>Description</b>	<b>Total Listings Taken</b>	<b>Inventory</b>
<b>This Month</b>	119	1,081
<b>Last Month</b>	211	1,250
<b>This Month Last Year</b>	121	1,064

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North Okanagan Statistics -- December 2019

## Quick Summary Part 2

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### Condo/Apt

Sales	12
New Listings	14
Current Inventory	61
Sell/Inv. Ratio	19.67%
Days to Sell	80
Average Price	\$222,333
Median Price	\$207,500

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### Condo/Townhouse

Sales	17
New Listings	14
Current Inventory	104
Sell/Inv. Ratio	16.35%
Days to Sell	83
Average Price	\$344,221
Median Price	\$362,500

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### Lots

Sales	11
New Listings	11
Current Inventory	231
Sell/Inv. Ratio	4.76%
Days to Sell	221
Average Price	\$309,332
Median Price	\$239,000

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### Residential

Sales	52
New Listings	36
Current Inventory	293
Sell/Inv. Ratio	17.75%
Days to Sell	82
Average Price	\$479,227
Median Price	\$464,250
Ratio of Sales vs Inventory	15.33%

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North Okanagan Statistics -- December 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	12	11	9.09%	366	373	-1.88	122	119	2.52
Duplex	3	2	50.00%	102	123	-17.07	22	27	-18.52
Mobile Home	9	3	200.00%	129	127	1.57	32	28	14.29
Recreational	0	0	0.00%	35	57	-38.60	8	4	100.00
Residential	36	34	5.88%	1,570	1,568	0.13	293	285	2.81
Residential WF	0	0	0.00%	70	63	11.11	28	25	12.00
3/4-Plex	0	0	0.00%	7	12	-41.67	2	2	0.00
Timeshare	0	0	0.00%	0	0	0.00			
Apartment	14	17	-17.65%	250	294	-14.97	61	56	8.93
Townhouse	14	20	-30.00%	520	507	2.56	104	115	-9.57
RES TOTAL	88	87.00	1.15%	3,049	3,124	-2.40%	672	661	1.66
FARMS	1	1	0.00%	42	61	-31.15	19	22	-13.64
MULTIFAMILY	0	1	-100.00%	9	7	28.57	2	3	-33.33
Acreage	3	8	-62.50%	100	120	-16.67	70	88	-20.45
Acreage WF	1	0	0.00%	10	16	-37.50	9	12	-25.00
Lots	7	10	-30.00%	224	221	1.36	142	135	5.19
Lots WF	0	0	0.00%	25	20	25.00	10	10	0.00
LOTS TOTAL	11	18.00	-38.89%	359	377	-4.77%	231	245	-5.71
Business	2	1	100.00%	51	51	0.00	23	24	-4.17
Commercial	15	9	66.67%	175	150	16.67	97	92	5.43
Land	2	4	-50.00%	49	29	68.97	37	17	117.65
COMM TOTAL	19	14.00	35.71%	275	230	19.57%	157	133	18.05
<b>GRAND TOTAL</b>	<b>119</b>	<b>121</b>	<b>-1.65%</b>	<b>3,734</b>	<b>3,799</b>	<b>-1.71%</b>	<b>1,081</b>	<b>1,064</b>	<b>1.60</b>

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North Okanagan Statistics -- December 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	6	8	-25.00%	\$4,780,000	\$8,434,000	-43.32%	93.86%	95.91%
Duplex	4	3	33.33%	\$1,569,900	\$1,840,000	-14.68%	93.52%	97.99%
Mobile Home	3	2	50.00%	\$315,000	\$472,000	-33.26%	88.31%	95.78%
Recreational	1	0	0.00%	\$183,000	\$0	0.00%	94.33%	0.00%
Residential	52	52	0.00%	\$24,919,801	\$24,851,000	0.28%	97.29%	97.06%
Residential WF	1	0	0.00%	\$1,910,000	\$0	0.00%	85.96%	0.00%
3/4-Plex	1	0	0.00%	\$750,000	\$0	0.00%	93.76%	0.00%
Apartment	12	12	0.00%	\$2,668,000	\$2,434,500	9.59%	97.47%	94.99%
Townhouse	17	19	-10.53%	\$5,851,759	\$6,621,200	-11.62%	98.16%	97.58%
RES TOTAL	97	96	1.04%	\$42,947,460	\$44,652,700	-3.82%	96.18%	96.83%
FARMS	1	0	0.00%	\$750,000	\$0	0.00%	96.77%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	3	5	-40.00%	\$693,750	\$2,880,000	-75.91%	91.43%	89.86%
Acreage WF	1	0	0.00%	\$490,000	\$0	0.00%	93.33%	0.00%
Lots	7	3	133.33%	\$2,218,900	\$524,000	323.45%	92.82%	95.46%
Lots WF	0	1	-100.00%	\$0	\$240,000	-100.00%	0.00%	96.00%
LOTS TOTAL	11	9	22.22%	\$3,402,650	\$3,644,000	-6.62%	92.61%	91.01%
Business	1	0	0.00%	\$471,285	\$0	0.00%	85.84%	0.00%
Commercial	5	4	25.00%	\$6,575,030	\$2,436,562	169.85%	95.37%	94.75%
Land	1	2	-50.00%	\$1,510,000	\$1,695,000	-10.91%	101.34%	93.18%
COMM TOTAL	7	6	16.67%	\$8,556,315	\$4,131,562	107.10%	95.78%	94.10%
<b>GRAND TOTAL</b>	<b>116</b>	<b>111</b>	<b>4.50%</b>	<b>\$55,656,425</b>	<b>\$52,428,262</b>	<b>6.16%</b>	<b>95.90%</b>	<b>96.18%</b>

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North Okanagan Statistics -- December 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	156	167	-6.59%	\$111,632,729	\$140,854,800	-20.75%	95.79%	95.65%
Duplex	56	79	-29.11%	\$25,468,950	\$36,915,635	-31.01%	97.90%	98.97%
Mobile Home	94	98	-4.08%	\$16,238,650	\$15,717,908	3.31%	95.60%	96.09%
Recreational	12	10	20.00%	\$2,433,000	\$1,312,700	85.34%	94.32%	91.19%
Residential	966	931	3.76%	\$505,365,161	\$467,934,304	8.00%	97.50%	97.83%
Residential WF	27	20	35.00%	\$35,467,275	\$31,695,000	11.90%	92.69%	91.24%
3/4-Plex	5	10	-50.00%	\$2,437,500	\$4,602,900	-47.04%	96.20%	98.17%
Apartment	160	215	-25.58%	\$36,985,322	\$46,422,894	-20.33%	97.18%	97.18%
Townhouse	345	323	6.81%	\$121,001,869	\$109,243,897	10.76%	97.78%	97.73%
RES TOTAL	1,821	1,853	-1.73%	\$857,030,456	\$854,700,038	0.27%	97.06%	97.16%
FARMS	10	15	-33.33%	\$21,972,000	\$26,764,000	-17.90%	98.51%	91.54%
MULTIFAMILY	5	2	150.00%	\$16,464,000	\$2,317,000	610.57%	94.20%	103.58%
Acreage	43	45	-4.44%	\$14,630,610	\$28,681,005	-48.99%	92.29%	92.74%
Acreage WF	2	4	-50.00%	\$1,294,000	\$1,417,500	-8.71%	90.87%	93.69%
Lots	74	89	-16.85%	\$16,063,900	\$17,491,828	-8.16%	93.41%	93.65%
Lots WF	4	5	-20.00%	\$2,544,900	\$2,566,000	-0.82%	86.96%	97.40%
LOTS TOTAL	123	143	-13.99%	\$34,533,410	\$50,156,333	-31.15%	92.33%	93.31%
Business	10	9	11.11%	\$4,487,785	\$2,938,400	52.73%	90.16%	93.02%
Commercial	53	41	29.27%	\$31,653,994	\$21,144,172	49.71%	93.07%	91.82%
Land	5	13	-61.54%	\$7,915,000	\$12,697,280	-37.66%	84.75%	88.12%
COMM TOTAL	68	63	7.94%	\$44,056,779	\$36,779,852	19.79%	91.16%	90.60%
<b>GRAND TOTAL</b>	<b>2,027</b>	<b>2,076</b>	<b>-2.36%</b>	<b>\$974,056,646</b>	<b>\$970,717,223</b>	<b>0.34%</b>	<b>96.58%</b>	<b>96.54%</b>

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North Okanagan Statistics -- December 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	\$796,667	\$1,054,250	-24.43%	\$750,000	\$975,000	-23.08%	154	275	-44.17%
Duplex	\$392,475	\$613,333	-36.01%	\$318,450	\$575,000	-44.62%	62	110	-43.69%
Mobile Home	\$105,000	\$236,000	-55.51%	\$136,000	\$236,000	-42.37%	85	95	-10.53%
Recreational	\$183,000			\$183,000			237		
Residential	\$479,227	\$477,904	0.28%	\$464,250	\$442,000	5.03%	82	94	-12.99%
Residential WF	\$1,910,000			\$1,910,000			169		
3/4-Plex	\$750,000			\$750,000			28		
Apartment	\$222,333	\$202,875	9.59%	\$207,500	\$186,250	11.41%	80	84	-3.98%
Townhouse	\$344,221	\$348,484	-1.22%	\$362,500	\$350,000	3.57%	83	99	-16.13%
RES TOTAL	\$442,757	\$465,132	-4.81%	\$395,000	\$400,000	-1.25%	88	110	-19.94%
FARMS	\$750,000			\$750,000			147		
<b>MULTIFAMILY</b>									
Acreage	\$231,250	\$576,000	-59.85%	\$175,000	\$292,000	-40.07%	244	248	-1.77%
Acreage WF	\$490,000			\$490,000			203		
Lots	\$316,986	\$174,667	81.48%	\$239,000	\$192,000	24.48%	214	117	82.63%
Lots WF		\$240,000			\$240,000			107	
LOTS TOTAL	\$309,332	\$404,889	-23.60%	\$239,000	\$280,000	-14.64%	221	189	17.12%
Business	\$471,285			\$471,285			136		
Commercial	\$1,315,006	\$609,141	115.88%	\$12	\$168,275	-99.99%	175	126	38.30%
Land	\$1,510,000	\$847,500	78.17%	\$1,510,000	\$847,500	78.17%	149	87	71.26%
COMM TOTAL	\$1,222,331	\$688,594	77.51%	\$471,285	\$375,000	25.68%	165	113	46.18%
<b>GRAND TOTAL</b>	<b>\$479,797</b>	<b>\$472,327</b>	<b>1.58%</b>	<b>\$387,500</b>	<b>\$399,000</b>	<b>-2.88%</b>	<b>106</b>	<b>116</b>	<b>-9.13%</b>

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North Okanagan Statistics -- December 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	\$715,594	\$843,442	-15.16%	\$656,250	\$780,000	-15.87%	120	125	-4.17%
Duplex	\$454,803	\$467,287	-2.67%	\$427,000	\$445,000	-4.04%	68	86	-20.79%
Mobile Home	\$172,752	\$160,387	7.71%	\$159,500	\$143,650	11.03%	79	92	-13.80%
Recreational	\$202,750	\$131,270	54.45%	\$161,000	\$73,200	119.95%	191	90	111.71%
Residential	\$523,152	\$502,615	4.09%	\$480,550	\$465,000	3.34%	71	66	7.64%
Residential WF	\$1,313,603	\$1,584,750	-17.11%	\$1,250,000	\$1,575,000	-20.63%	136	146	-6.54%
3/4-Plex	\$487,500	\$460,290	5.91%	\$422,500	\$461,200	-8.39%	34	115	-70.26%
Apartment	\$231,158	\$215,920	7.06%	\$216,000	\$183,000	18.03%	69	70	-1.17%
Townhouse	\$350,730	\$338,216	3.70%	\$348,000	\$333,000	4.50%	71	60	18.81%
RES TOTAL	\$470,637	\$461,252	2.03%	\$428,900	\$408,000	5.12%	77	74	3.88%
FARMS	\$2,197,200	\$1,784,267	23.14%	\$2,125,000	\$1,600,000	32.81%	181	176	2.75%
MULTIFAMILY	\$3,292,800	\$1,158,500	184.23%	\$640,000	\$1,158,500	-44.76%	88	113	-21.78%
Acreage	\$340,247	\$637,356	-46.62%	\$315,000	\$310,000	1.61%	214	214	-0.18%
Acreage WF	\$647,000	\$354,375	82.57%	\$647,000	\$320,000	102.19%	125	175	-28.76%
Lots	\$217,080	\$196,537	10.45%	\$187,500	\$192,000	-2.34%	212	196	7.99%
Lots WF	\$636,225	\$513,200	23.97%	\$487,500	\$308,000	58.28%	34	144	-76.56%
LOTS TOTAL	\$280,759	\$350,744	-19.95%	\$215,000	\$229,000	-6.11%	205	199	2.95%
Business	\$448,779	\$326,489	37.46%	\$270,000	\$405,000	-33.33%	131	148	-11.62%
Commercial	\$597,245	\$515,712	15.81%	\$140,000	\$223,750	-37.43%	167	213	-21.59%
Land	\$1,583,000	\$976,714	62.07%	\$1,150,000	\$899,000	27.92%	187	301	-37.89%
COMM TOTAL	\$647,894	\$583,807	10.98%	\$352,500	\$335,000	5.22%	163	222	-26.47%
<b>GRAND TOTAL</b>	<b>\$480,541</b>	<b>\$467,590</b>	<b>2.77%</b>	<b>\$419,000</b>	<b>\$399,000</b>	<b>5.01%</b>	<b>88</b>	<b>88</b>	<b>0.23%</b>

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