

Central Okanagan Monthly Statistics
March 2017

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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	1,069	1,133	-5.65%	2,393	2,645	-9.53%
2 Units Sold	637	636	0.16%	1,313	1,318	-0.38%
3 Sales Volume	\$310,337,683	\$299,168,384	3.73%	\$656,152,439	\$595,417,112	10.20%
4 List/Sell Ratio	98.28%	98.24%		97.82%	97.48%	
5 Days to Sell	61	72	-15.03%	68	79	-14.10%
6 Active Listings	2,274	2,921	-22.15%			
Area = North Okanagan						
1 Units Listed	369	460	-19.78%	829	1,013	-18.16%
2 Units Sold	225	186	20.97%	445	435	2.30%
3 Sales Volume	\$93,924,742	\$69,862,924	34.44%	\$176,276,165	\$155,135,728	13.63%
4 List/Sell Ratio	96.15%	96.00%		96.43%	96.31%	
5 Days to Sell	108	116	-6.62%	114	123	-7.43%
6 Active Listings	1,326	1,805	-26.54%			
Area = Shuswap / Revels						
1 Units Listed	199	283	-29.68%	455	613	-25.77%
2 Units Sold	89	109	-18.35%	204	192	6.25%
3 Sales Volume	\$31,268,601	\$34,920,967	-10.46%	\$67,364,699	\$57,568,493	17.02%
4 List/Sell Ratio	96.41%	95.28%		96.16%	95.23%	
5 Days to Sell	136	200	-31.99%	132	184	-28.36%
6 Active Listings	908	1,192	-23.83%			
Area = Grand Total						
1 Units Listed	1,637	1,876	-12.74%	3,677	4,271	-13.91%
2 Units Sold	951	931	2.15%	1,962	1,945	0.87%
3 Sales Volume	\$435,531,026	\$403,952,275	7.82%	\$899,793,302	\$808,121,333	11.34%
4 List/Sell Ratio	97.68%	97.58%		97.42%	97.09%	
5 Days to Sell	79	96	-17.20%	85	99	-14.37%
6 Active Listings	4,508	5,918	-23.83%			

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

Central Okanagan Statistics -- March 2017

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	637	\$310,337,683	244	\$156,285,266
Last Month	399	\$211,651,484	190	\$121,304,847
This Month Last Year	636	\$299,168,384	303	\$171,728,880

Description	Total Listings Taken	Inventory
This Month	1,069	2,274
Last Month	760	2,114
This Month Last Year	1,133	2,921

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Central Okanagan Statistics -- March 2017

Quick Summary Part 2

Condo/Apt

Sales	165
New Listings	242
Current Inventory	340
Sell/Inv. Ratio	48.53%
Days to Sell	44
Average Price	\$349,506
Median Price	\$312,000

Condo/Townhouse

Sales	103
New Listings	139
Current Inventory	201
Sell/Inv. Ratio	51.24%
Days to Sell	53
Average Price	\$453,619
Median Price	\$434,900

Lots

Sales	53
New Listings	90
Current Inventory	368
Sell/Inv. Ratio	14.40%
Days to Sell	150
Average Price	\$275,470
Median Price	\$249,900

Residential

Sales	244
New Listings	423
Current Inventory	659
Sell/Inv. Ratio	37.03%
Days to Sell	45
Average Price	\$640,513
Median Price	\$598,500
Ratio of Sales vs Inventory	38.41%

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Central Okanagan Statistics -- March 2017

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	34	36	-5.56%	67	78	-14.10	138	170	-18.82
Duplex	20	32	-37.50%	42	82	-48.78	25	54	-53.70
Mobile Home	28	33	-15.15%	68	91	-25.27	67	105	-36.19
Recreational	2	3	-33.33%	5	6	-16.67	3	16	-81.25
Residential	423	489	-13.50%	915	1,109	-17.49	659	855	-22.92
Residential WF	16	20	-20.00%	35	37	-5.41	57	69	-17.39
3/4-Plex	3	3	0.00%	9	5	80.00	4	4	0.00
Timeshare	0	0	0.00%	0	1	-100.00	1	1	0.00
Apartment	242	198	22.22%	514	494	4.05	340	447	-23.94
Townhouse	139	123	13.01%	292	293	-0.34	201	273	-26.37
RES TOTAL	907	937.00	-3.20%	1,947	2,196	-11.34%	1,495	1,994	-25.03
FARMS	10	10	0.00%	15	24	-37.50	35	52	-32.69
MULTIFAMILY	4	0	0.00%	6	4	50.00	6	9	-33.33
Acreage	20	22	-9.09%	31	41	-24.39	68	92	-26.09
Acreage WF	1	4	-75.00%	3	5	-40.00	15	13	15.38
Lots	66	96	-31.25%	201	176	14.20	271	351	-22.79
Lots WF	3	6	-50.00%	5	13	-61.54	14	16	-12.50
LOTS TOTAL	90	128.00	-29.69%	240	235	2.13%	368	472	-22.03
Business	14	8	75.00%	35	27	29.63	51	52	-1.92
Commercial	30	36	-16.67%	115	121	-4.96	253	265	-4.53
Land	14	11	27.27%	35	35	0.00	66	74	-10.81
COMM TOTAL	58	55.00	5.45%	185	183	1.09%	370	391	-5.37
GRAND TOTAL	1,069	1,130	-5.40%	2,393	2,642	-9.42%	2,274	2,918	-22.07

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Central Okanagan Statistics -- March 2017

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	10	9	11.11%	\$9,323,501	\$7,984,000	16.78%	96.26%	94.59%
Duplex	16	22	-27.27%	\$6,570,300	\$7,831,700	-16.11%	99.25%	98.35%
Mobile Home	21	25	-16.00%	\$2,376,950	\$2,899,070	-18.01%	96.43%	95.33%
Recreational	1	0	0.00%	\$225,000	\$0	0.00%	95.79%	0.00%
Residential	244	303	-19.47%	\$156,285,266	\$171,728,880	-8.99%	98.87%	98.09%
Residential WF	4	4	0.00%	\$5,167,500	\$6,150,000	-15.98%	95.26%	94.04%
3/4-Plex	2	0	0.00%	\$1,487,888	\$0	0.00%	96.44%	0.00%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	165	135	22.22%	\$57,668,519	\$37,497,381	53.79%	97.91%	96.44%
Townhouse	103	91	13.19%	\$46,722,771	\$35,072,960	33.22%	99.22%	98.13%
RES TOTAL	566	589	-3.90%	\$285,827,695	\$269,163,991	6.19%	98.55%	97.64%
FARMS	5	2	150.00%	\$7,513,000	\$6,870,000	9.36%	94.60%	116.46%
MULTIFAMILY	0	1	-100.00%	\$0	\$1,130,000	-100.00%	0.00%	95.84%
Acreage	3	4	-25.00%	\$1,001,000	\$3,290,500	-69.58%	94.88%	89.78%
Acreage WF	2	0	0.00%	\$275,000	\$0	0.00%	96.49%	0.00%
Lots	47	25	88.00%	\$12,478,898	\$6,454,499	93.34%	98.18%	95.28%
Lots WF	1	0	0.00%	\$845,000	\$0	0.00%	96.57%	0.00%
LOTS TOTAL	53	29	82.76%	\$14,599,898	\$9,744,999	49.82%	97.82%	93.35%
Business	1	4	-75.00%	\$89,900	\$9,931,800	-99.09%	100.00%	112.53%
Commercial	11	9	22.22%	\$1,132,190	\$702,595	61.14%	94.39%	93.80%
Land	1	1	0.00%	\$1,175,000	\$975,000	20.51%	74.60%	88.64%
COMM TOTAL	13	14	-7.14%	\$2,397,090	\$11,609,395	-79.35%	83.69%	108.76%
GRAND TOTAL	637	635	0.31%	\$310,337,683	\$298,518,384	3.96%	98.28%	98.24%

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Central Okanagan Statistics -- March 2017

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	17	23	-26.09%	\$22,538,501	\$19,098,101	18.01%	95.10%	96.04%
Duplex	29	42	-30.95%	\$12,577,300	\$15,780,400	-20.30%	98.49%	97.97%
Mobile Home	44	60	-26.67%	\$5,373,050	\$6,270,220	-14.31%	96.03%	94.36%
Recreational	2	0	0.00%	\$405,000	\$0	0.00%	96.45%	0.00%
Residential	537	583	-7.89%	\$339,976,893	\$324,536,530	4.76%	98.38%	97.74%
Residential WF	5	11	-54.55%	\$7,667,500	\$18,370,000	-58.26%	93.79%	93.58%
3/4-Plex	6	0	0.00%	\$4,477,688	\$0	0.00%	94.87%	0.00%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	325	283	14.84%	\$108,068,329	\$79,933,331	35.20%	97.72%	96.74%
Townhouse	206	209	-1.44%	\$89,852,175	\$77,832,674	15.44%	99.11%	98.14%
RES TOTAL	1,171	1,211	-3.30%	\$590,936,436	\$541,821,255	9.06%	98.13%	97.41%
FARMS	8	4	100.00%	\$12,256,000	\$11,040,000	11.01%	93.70%	98.81%
MULTIFAMILY	1	2	-50.00%	\$950,000	\$1,865,000	-49.06%	95.48%	96.93%
Acreage	6	6	0.00%	\$3,022,500	\$4,166,100	-27.45%	100.62%	92.03%
Acreage WF	3	0	0.00%	\$850,000	\$0	0.00%	96.55%	0.00%
Lots	78	56	39.29%	\$20,873,497	\$14,522,248	43.73%	97.20%	94.87%
Lots WF	1	0	0.00%	\$845,000	\$0	0.00%	96.57%	0.00%
LOTS TOTAL	88	62	41.94%	\$25,590,997	\$18,688,348	36.94%	97.54%	94.22%
Business	1	8	-87.50%	\$89,900	\$10,295,300	-99.13%	100.00%	109.53%
Commercial	36	27	33.33%	\$19,050,504	\$8,462,209	125.12%	92.87%	96.33%
Land	8	3	166.67%	\$7,278,602	\$2,595,000	180.49%	95.33%	93.72%
COMM TOTAL	45	38	18.42%	\$26,419,006	\$21,352,509	23.73%	93.56%	101.90%
GRAND TOTAL	1,313	1,317	-0.30%	\$656,152,439	\$594,767,112	10.32%	97.82%	97.48%

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Central Okanagan Statistics -- March 2017

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	\$932,350	\$887,111	5.10%	\$900,000	\$710,000	26.76%	129	125	3.15%
Duplex	\$410,644	\$355,986	15.35%	\$378,500	\$336,500	12.48%	51	50	1.88%
Mobile Home	\$113,188	\$115,963	-2.39%	\$95,450	\$110,000	-13.23%	105	93	13.70%
Recreational	\$225,000			\$225,000			53		
Residential	\$640,513	\$566,762	13.01%	\$598,500	\$518,000	15.54%	45	57	-20.96%
Residential WF	\$1,291,875	\$1,537,500	-15.98%	\$1,346,250	\$1,065,000	26.41%	133	105	27.51%
3/4-Plex	\$743,944			\$743,944			79		
Timeshare									
Apartment	\$349,506	\$277,758	25.83%	\$312,000	\$265,000	17.74%	44	72	-39.23%
Townhouse	\$453,619	\$385,417	17.70%	\$434,900	\$360,000	20.81%	53	76	-30.01%
RES TOTAL	\$504,996	\$456,985	10.51%	\$443,950	\$416,000	6.72%	51	66	-22.99%
FARMS	\$1,502,600	\$3,435,000	-56.26%	\$1,500,000	\$3,435,000	-56.33%	178	168	6.39%
MULTIFAMILY		\$1,130,000			\$1,130,000			178	
Acreage	\$333,667	\$822,625	-59.44%	\$425,000	\$487,750	-12.87%	278	82	241.10%
Acreage WF	\$137,500			\$137,500			123		
Lots	\$265,508	\$258,180	2.84%	\$249,900	\$230,000	8.65%	139	179	-22.48%
Lots WF	\$845,000			\$845,000			333		
LOTS TOTAL	\$275,470	\$336,034	-18.02%	\$249,900	\$230,000	8.65%	150	166	-9.58%
Business	\$89,900	\$2,482,950	-96.38%	\$89,900	\$2,071,500	-95.66%	178	151	18.27%
Commercial	\$102,926	\$78,066	31.85%	\$20	\$14	48.15%	89	105	-15.85%
Land	\$1,175,000	\$975,000	20.51%	\$1,175,000	\$975,000	20.51%	204	44	363.64%
COMM TOTAL	\$184,392	\$829,242	-77.76%	\$1,500	\$34,413	-95.64%	104	114	-8.31%
GRAND TOTAL	\$487,186	\$470,108	3.63%	\$433,000	\$406,000	6.65%	61	72	-15.14%

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Central Okanagan Statistics -- March 2017

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	\$1,325,794	\$830,352	59.67%	\$1,050,001	\$685,000	53.28%	152	162	-5.65%
Duplex	\$433,700	\$375,724	15.43%	\$380,000	\$358,900	5.88%	59	50	18.49%
Mobile Home	\$122,115	\$104,504	16.85%	\$118,950	\$104,000	14.38%	88	99	-10.82%
Recreational	\$202,500			\$202,500			45		
Residential	\$633,104	\$556,666	13.73%	\$585,000	\$513,000	14.04%	55	63	-12.86%
Residential WF	\$1,533,500	\$1,670,000	-8.17%	\$1,707,500	\$1,170,000	45.94%	157	114	37.39%
3/4-Plex	\$746,281			\$593,944			46		
Timeshare									
Apartment	\$332,518	\$282,450	17.73%	\$299,000	\$254,500	17.49%	50	70	-28.86%
Townhouse	\$436,176	\$372,405	17.12%	\$420,500	\$359,900	16.84%	57	82	-30.13%
RES TOTAL	\$504,643	\$447,416	12.79%	\$449,888	\$411,900	9.22%	57	71	-20.29%
FARMS	\$1,532,000	\$2,760,000	-44.49%	\$1,487,500	\$2,220,000	-33.00%	154	122	26.59%
MULTIFAMILY	\$950,000	\$932,500	1.88%	\$950,000	\$932,500	1.88%	10	210	-95.23%
Acreage	\$503,750	\$694,350	-27.45%	\$457,000	\$487,750	-6.30%	244	144	69.41%
Acreage WF	\$283,333			\$200,000			114		
Lots	\$267,609	\$259,326	3.19%	\$265,500	\$230,000	15.43%	154	160	-3.49%
Lots WF	\$845,000			\$845,000			333		
LOTS TOTAL	\$290,807	\$301,425	-3.52%	\$269,500	\$230,000	17.17%	161	158	1.74%
Business	\$89,900	\$1,286,913	-93.01%	\$89,900	\$117,000	-23.16%	178	134	32.96%
Commercial	\$529,181	\$313,415	68.84%	\$30	\$13	138.00%	166	218	-23.93%
Land	\$909,825	\$865,000	5.18%	\$977,500	\$975,000	0.26%	126	32	290.08%
COMM TOTAL	\$587,089	\$561,908	4.48%	\$136,800	\$13,750	894.91%	159	186	-14.32%
GRAND TOTAL	\$499,735	\$451,608	10.66%	\$435,000	\$399,000	9.02%	68	79	-14.16%

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