

North 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

North Okanagan Statistics -- March 2017

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	225	\$93,924,742	107	\$49,205,095
Last Month	135	\$51,093,943	59	\$26,768,500
This Month Last Year	186	\$69,862,924	100	\$41,627,300

Description	Total Listings Taken	Inventory
This Month	369	1,326
Last Month	226	1,260
This Month Last Year	460	1,805

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North Okanagan Statistics -- March 2017

Quick Summary Part 2

Condo/Apt

Sales	20
New Listings	39
Current Inventory	108
Sell/Inv. Ratio	18.52%
Days to Sell	162
Average Price	\$204,030
Median Price	\$214,500

Condo/Townhouse

Sales	38
New Listings	44
Current Inventory	79
Sell/Inv. Ratio	48.10%
Days to Sell	69
Average Price	\$304,127
Median Price	\$331,500

Lots

Sales	25
New Listings	45
Current Inventory	360
Sell/Inv. Ratio	6.94%
Days to Sell	195
Average Price	\$277,872
Median Price	\$235,000

Residential

Sales	107
New Listings	156
Current Inventory	327
Sell/Inv. Ratio	32.72%
Days to Sell	74
Average Price	\$459,861
Median Price	\$425,000
Ratio of Sales vs Inventory	35.98%

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North 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 = North Okanagan									
Acreage/House	30	49	-38.78%	55	106	-48.11	124	186	-33.33
Duplex	8	12	-33.33%	23	31	-25.81	28	38	-26.32
Mobile Home	25	10	150.00%	50	34	47.06	53	60	-11.67
Recreational	1	1	0.00%	7	6	16.67	55	65	-15.38
Residential	156	185	-15.68%	322	408	-21.08	327	493	-33.67
Residential WF	6	11	-45.45%	11	21	-47.62	24	32	-25.00
3/4-Plex	2	1	100.00%	3	2	50.00	2	4	-50.00
Timeshare	0	0	0.00%	0	0	0.00			
Apartment	39	29	34.48%	86	66	30.30	108	134	-19.40
Townhouse	44	52	-15.38%	91	118	-22.88	79	144	-45.14
RES TOTAL	311	350.00	-11.14%	648	792	-18.18%	800	1,156	-30.80
FARMS	1	10	-90.00%	10	18	-44.44	32	46	-30.43
MULTIFAMILY	1	0	0.00%	1	4	-75.00	6	6	0.00
Acreage	18	16	12.50%	38	39	-2.56	107	145	-26.21
Acreage WF	0	1	-100.00%	3	2	50.00	8	10	-20.00
Lots	26	51	-49.02%	80	86	-6.98	231	234	-1.28
Lots WF	1	3	-66.67%	4	5	-20.00	14	15	-6.67
LOTS TOTAL	45	71.00	-36.62%	125	132	-5.30%	360	404	-10.89
Business	1	4	-75.00%	9	11	-18.18	21	32	-34.38
Commercial	7	19	-63.16%	22	46	-52.17	74	123	-39.84
Land	3	5	-40.00%	14	9	55.56	33	37	-10.81
COMM TOTAL	11	28.00	-60.71%	45	66	-31.82%	128	192	-33.33
GRAND TOTAL	369	459	-19.61%	829	1,012	-18.08%	1,326	1,804	-26.50

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North 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 = North Okanagan								
Acreage/House	11	16	-31.25%	\$10,529,500	\$9,285,500	13.40%	92.85%	93.20%
Duplex	6	7	-14.29%	\$2,819,400	\$2,569,400	9.73%	100.34%	99.24%
Mobile Home	9	4	125.00%	\$1,266,500	\$319,500	296.40%	94.40%	92.56%
Recreational	1	0	0.00%	\$95,000	\$0	0.00%	95.00%	0.00%
Residential	107	100	7.00%	\$49,205,095	\$41,627,300	18.20%	98.04%	97.34%
Residential WF	1	1	0.00%	\$820,000	\$1,100,000	-25.45%	97.68%	95.65%
3/4-Plex	1	1	0.00%	\$470,000	\$510,000	-7.84%	94.19%	96.24%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	20	11	81.82%	\$4,080,600	\$2,002,150	103.81%	96.34%	97.19%
Townhouse	38	28	35.71%	\$11,556,835	\$6,505,049	77.66%	98.40%	97.13%
RES TOTAL	194	168	15.48%	\$80,842,930	\$63,918,899	26.48%	97.29%	96.70%
FARMS	2	0	0.00%	\$3,700,000	\$0	0.00%	83.16%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	9	6	50.00%	\$2,683,900	\$1,791,000	49.85%	92.31%	91.10%
Acreage WF	1	1	0.00%	\$625,000	\$186,000	236.02%	75.76%	93.47%
Lots	14	5	180.00%	\$2,637,900	\$795,000	231.81%	96.25%	93.60%
Lots WF	1	0	0.00%	\$1,000,000	\$0	0.00%	90.91%	0.00%
LOTS TOTAL	25	12	108.33%	\$6,946,800	\$2,772,000	150.61%	91.73%	91.96%
Business	0	1	-100.00%	\$0	\$35,000	-100.00%	0.00%	70.14%
Commercial	3	5	-40.00%	\$1,585,012	\$3,137,025	-49.47%	94.63%	86.90%
Land	1	0	0.00%	\$850,000	\$0	0.00%	94.97%	0.00%
COMM TOTAL	4	6	-33.33%	\$2,435,012	\$3,172,025	-23.23%	94.75%	86.67%
GRAND TOTAL	225	186	20.97%	\$93,924,742	\$69,862,924	34.44%	96.15%	96.00%

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North 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 = North Okanagan								
Acreage/House	31	35	-11.43%	\$23,598,500	\$20,027,500	17.83%	95.26%	93.97%
Duplex	13	18	-27.78%	\$5,427,300	\$6,012,300	-9.73%	99.12%	98.28%
Mobile Home	20	11	81.82%	\$2,306,500	\$1,033,250	123.23%	94.52%	94.15%
Recreational	2	1	100.00%	\$270,000	\$219,900	22.78%	96.77%	100.00%
Residential	199	227	-12.33%	\$89,956,645	\$91,033,048	-1.18%	97.83%	97.27%
Residential WF	1	1	0.00%	\$820,000	\$1,100,000	-25.45%	97.68%	95.65%
3/4-Plex	1	1	0.00%	\$470,000	\$510,000	-7.84%	94.19%	96.24%
Timeshare	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	42	33	27.27%	\$8,764,943	\$5,870,875	49.30%	96.51%	96.00%
Townhouse	74	61	21.31%	\$21,986,035	\$16,657,259	31.99%	97.58%	97.67%
RES TOTAL	383	388	-1.29%	\$153,599,923	\$142,464,132	7.82%	97.30%	96.79%
FARMS	3	0	0.00%	\$4,990,000	\$0	0.00%	83.89%	0.00%
MULTIFAMILY	1	0	0.00%	\$900,000	\$0	0.00%	89.91%	0.00%
Acreage	20	14	42.86%	\$5,665,400	\$4,364,400	29.81%	93.81%	89.94%
Acreage WF	1	1	0.00%	\$625,000	\$186,000	236.02%	75.76%	93.47%
Lots	27	13	107.69%	\$5,909,830	\$1,723,000	243.00%	94.28%	92.30%
Lots WF	2	0	0.00%	\$1,280,000	\$0	0.00%	91.44%	0.00%
LOTS TOTAL	50	28	78.57%	\$13,480,230	\$6,273,400	114.88%	92.76%	90.68%
Business	1	2	-50.00%	\$40,000	\$81,000	-50.62%	67.80%	77.22%
Commercial	5	17	-70.59%	\$2,086,012	\$6,317,196	-66.98%	96.40%	91.94%
Land	2	0	0.00%	\$1,180,000	\$0	0.00%	95.55%	0.00%
COMM TOTAL	8	19	-57.89%	\$3,306,012	\$6,398,196	-48.33%	95.60%	91.72%
GRAND TOTAL	445	435	2.30%	\$176,276,165	\$155,135,728	13.63%	96.43%	96.31%

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North 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 = North Okanagan									
Acreage/House	\$957,227	\$580,344	64.94%	\$745,000	\$540,000	37.96%	230	155	48.62%
Duplex	\$469,900	\$367,057	28.02%	\$462,950	\$329,900	40.33%	49	56	-13.46%
Mobile Home	\$140,722	\$79,875	76.18%	\$142,000	\$58,500	142.74%	63	97	-35.33%
Recreational	\$95,000			\$95,000			43		
Residential	\$459,861	\$416,273	10.47%	\$425,000	\$385,750	10.17%	74	97	-23.68%
Residential WF	\$820,000	\$1,100,000	-25.45%	\$820,000	\$1,100,000	-25.45%	64	292	-78.08%
3/4-Plex	\$470,000	\$510,000	-7.84%	\$470,000	\$510,000	-7.84%	12	38	-68.42%
Timeshare									
Apartment	\$204,030	\$182,014	12.10%	\$214,500	\$158,500	35.33%	162	107	51.24%
Townhouse	\$304,127	\$232,323	30.91%	\$331,500	\$219,500	51.03%	69	110	-36.86%
RES TOTAL	\$416,716	\$380,470	9.53%	\$365,000	\$350,000	4.29%	89	105	-14.59%
FARMS	\$1,850,000			\$1,850,000			827		
MULTIFAMILY									
Acreage	\$298,211	\$298,500	-0.10%	\$249,900	\$289,000	-13.53%	222	114	94.83%
Acreage WF	\$625,000	\$186,000	236.02%	\$625,000	\$186,000	236.02%	236	1,233	-80.86%
Lots	\$188,421	\$159,000	18.50%	\$192,000	\$100,000	92.00%	137	204	-32.80%
Lots WF	\$1,000,000			\$1,000,000			727		
LOTS TOTAL	\$277,872	\$231,000	20.29%	\$235,000	\$182,000	29.12%	195	245	-20.24%
Business		\$35,000			\$35,000			289	
Commercial	\$528,337	\$627,405	-15.79%	\$670,000	\$280,000	139.29%	139	143	-3.30%
Land	\$850,000			\$850,000			24		
COMM TOTAL	\$608,753	\$528,671	15.15%	\$760,000	\$157,500	382.54%	110	168	-34.39%
GRAND TOTAL	\$417,443	\$375,607	11.14%	\$352,900	\$335,125	5.30%	108	116	-6.62%

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North 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 = North Okanagan									
Acreage/House	\$761,242	\$572,214	33.03%	\$630,000	\$570,000	10.53%	172	168	2.80%
Duplex	\$417,485	\$334,017	24.99%	\$430,500	\$329,900	30.49%	130	86	50.59%
Mobile Home	\$115,325	\$93,932	22.78%	\$79,500	\$76,000	4.61%	71	76	-6.10%
Recreational	\$135,000	\$219,900	-38.61%	\$135,000	\$219,900	-38.61%	326	22	1,379.55%
Residential	\$452,043	\$401,027	12.72%	\$411,250	\$365,000	12.67%	71	107	-33.62%
Residential WF	\$820,000	\$1,100,000	-25.45%	\$820,000	\$1,100,000	-25.45%	64	292	-78.08%
3/4-Plex	\$470,000	\$510,000	-7.84%	\$470,000	\$510,000	-7.84%	12	38	-68.42%
Timeshare									
Apartment	\$208,689	\$177,905	17.30%	\$215,750	\$158,500	36.12%	162	113	44.16%
Townhouse	\$297,109	\$273,070	8.80%	\$302,500	\$264,000	14.58%	78	116	-33.00%
RES TOTAL	\$401,044	\$367,176	9.22%	\$360,000	\$332,500	8.27%	94	113	-16.82%
FARMS	\$1,663,333			\$1,300,000			655		
MULTIFAMILY	\$900,000			\$900,000			366		
Acreage	\$283,270	\$311,743	-9.13%	\$235,000	\$235,000	0.00%	302	244	23.53%
Acreage WF	\$625,000	\$186,000	236.02%	\$625,000	\$186,000	236.02%	236	1,233	-80.86%
Lots	\$218,883	\$132,538	65.15%	\$220,000	\$105,000	109.52%	160	185	-13.72%
Lots WF	\$640,000			\$640,000			384		
LOTS TOTAL	\$269,605	\$224,050	20.33%	\$230,500	\$182,000	26.65%	227	252	-9.96%
Business	\$40,000	\$40,500	-1.23%	\$40,000	\$40,500	-1.23%	136	218	-37.47%
Commercial	\$417,202	\$371,600	12.27%	\$330,000	\$600	54,900.00%	205	142	44.34%
Land	\$590,000			\$590,000			25		
COMM TOTAL	\$413,252	\$336,747	22.72%	\$330,000	\$1,500	21,900.00%	151	150	0.86%
GRAND TOTAL	\$396,126	\$356,634	11.07%	\$349,000	\$323,500	7.88%	114	123	-7.43%

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