

**Central Okanagan Monthly Statistics
June 2020**

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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	1,158	1,112	4.14%	5,187	6,218	-16.58%
2 Units Sold	517	479	7.93%	2,052	2,356	-12.90%
3 Sales Volume	\$304,157,564	\$267,985,913	13.50%	\$1,161,317,664	\$1,283,115,803	-9.49%
4 List/Sell Ratio	97.17%	96.89%		96.84%	96.62%	
5 Days to Sell	70	64	9.09%	80	72	11.08%
6 Active Listings	3,366	3,817	-11.82%			
Area = North Okanagan						
1 Units Listed	362	411	-11.92%	1,736	2,196	-20.95%
2 Units Sold	240	202	18.81%	826	996	-17.07%
3 Sales Volume	\$126,003,871	\$98,245,572	28.25%	\$389,238,365	\$480,278,423	-18.96%
4 List/Sell Ratio	96.90%	96.70%		96.78%	96.62%	
5 Days to Sell	108	69	56.09%	98	84	17.06%
6 Active Listings	1,370	1,626	-15.74%			
Area = Shuswap / Revels						
1 Units Listed	247	235	5.11%	976	1,320	-26.06%
2 Units Sold	136	121	12.40%	386	522	-26.05%
3 Sales Volume	\$57,623,410	\$47,271,951	21.90%	\$155,351,572	\$213,510,070	-27.24%
4 List/Sell Ratio	96.46%	96.59%		96.81%	95.31%	
5 Days to Sell	102	92	11.46%	122	111	9.63%
6 Active Listings	925	1,196	-22.66%			
Area = Grand Total						
1 Units Listed	1,767	1,758	0.51%	7,899	9,734	-18.85%
2 Units Sold	893	802	11.35%	3,264	3,874	-15.75%
3 Sales Volume	\$487,784,845	\$413,503,435	17.96%	\$1,705,907,600	\$1,976,904,296	-13.71%
4 List/Sell Ratio	97.01%	96.81%		96.82%	96.48%	
5 Days to Sell	85	70	22.30%	90	80	11.46%
6 Active Listings	5,661	6,639	-14.73%			

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

Central Okanagan Statistics -- June 2020

Quick Summary Part 1

			Residential	
Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	517	\$304,157,564	261	\$195,339,605
Last Month	312	\$176,475,122	139	\$100,742,646
This Month Last Year	479	\$267,985,913	213	\$147,448,477

Description	Total Listings Taken	Inventory
This Month	1,158	3,366
Last Month	921	3,227
This Month Last Year	1,112	3,817

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Central Okanagan Statistics -- June 2020

Quick Summary Part 2

Condo/Apt

Sales	97
New Listings	279
Current Inventory	702
Sell/Inv. Ratio	13.82%
Days to Sell	63
Average Price	\$339,241
Median Price	\$334,900

Condo/Townhouse

Sales	77
New Listings	151
Current Inventory	408
Sell/Inv. Ratio	18.87%
Days to Sell	73
Average Price	\$524,638
Median Price	\$495,000

Lots

Sales	25
New Listings	65
Current Inventory	452
Sell/Inv. Ratio	5.53%
Days to Sell	137
Average Price	\$392,552
Median Price	\$305,000

Residential

Sales	261
New Listings	472
Current Inventory	1,070
Sell/Inv. Ratio	24.39%
Days to Sell	61
Average Price	\$748,428
Median Price	\$685,000
Ratio of Sales vs Inventory	17.95%

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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	43	29	48.28%	124	158	-21.52	109	149	-26.85
Duplex	29	23	26.09%	109	130	-16.15	56	69	-18.84
Mobile Home	35	51	-31.37%	194	255	-23.92	91	131	-30.53
Recreational	5	11	-54.55%	17	21	-19.05	12	18	-33.33
Residential	472	470	0.43%	2,060	2,496	-17.47	1,070	1,309	-18.26
Residential WF	16	18	-11.11%	76	111	-31.53	88	110	-20.00
3/4-Plex	3	2	50.00%	8	16	-50.00	6	10	-40.00
Timeshare	0	0	0.00%	1	1	0.00	1	1	0.00
Apartment	279	204	36.76%	1,155	1,292	-10.60	702	676	3.85
Townhouse	151	153	-1.31%	756	915	-17.38	408	425	-4.00
RES TOTAL	1,033	961.00	7.49%	4,500	5,395	-16.59%	2,543	2,898	-12.25
FARMS	13	4	225.00%	29	27	7.41	26	32	-18.75
MULTIFAMILY	2	2	0.00%	25	10	150.00	20	7	185.71
Acreage	8	10	-20.00%	26	32	-18.75	38	44	-13.64
Acreage WF	1	2	-50.00%	8	9	-11.11	12	15	-20.00
Lots	51	91	-43.96%	307	423	-27.42	382	476	-19.75
Lots WF	5	4	25.00%	17	16	6.25	20	21	-4.76
LOTS TOTAL	65	107.00	-39.25%	358	480	-25.42%	452	556	-18.71
Business	4	7	-42.86%	34	57	-40.35	44	59	-25.42
Commercial	35	27	29.63%	203	211	-3.79	226	219	3.20
Land	6	4	50.00%	38	38	0.00	55	46	19.57
COMM TOTAL	45	38.00	18.42%	275	306	-10.13%	325	324	0.31
GRAND TOTAL	1,158	1,112	4.14%	5,187	6,218	-16.58%	3,366	3,817	-11.82

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Central Okanagan Statistics -- June 2020

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	6	11	-45.45%	\$7,674,700	\$11,833,300	-35.14%	94.80%	94.40%
Duplex	12	16	-25.00%	\$6,189,300	\$8,473,800	-26.96%	98.06%	96.82%
Mobile Home	19	25	-24.00%	\$3,349,400	\$4,211,800	-20.48%	95.35%	94.84%
Recreational	3	0	0.00%	\$536,000	\$0	0.00%	97.63%	0.00%
Residential	261	213	22.54%	\$195,339,605	\$147,448,477	32.48%	97.49%	97.47%
Residential WF	7	3	133.33%	\$7,450,250	\$8,400,000	-11.31%	93.35%	91.86%
3/4-Plex	1	1	0.00%	\$270,000	\$1,120,000	-75.89%	94.74%	94.21%
Apartment	97	102	-4.90%	\$32,906,425	\$35,751,649	-7.96%	97.28%	97.26%
Townhouse	77	80	-3.75%	\$40,397,125	\$40,671,750	-0.68%	97.61%	97.41%
RES TOTAL	483	451	7.10%	\$294,112,805	\$257,910,776	14.04%	97.28%	97.02%
FARMS	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	2	-100.00%	\$0	\$4,025,000	-100.00%	0.00%	93.98%
Acreage	2	0	0.00%	\$1,860,000	\$0	0.00%	93.00%	0.00%
Acreage WF	1	0	0.00%	\$1,500,000	\$0	0.00%	94.52%	0.00%
Lots	22	14	57.14%	\$6,453,797	\$3,249,999	98.58%	94.56%	95.88%
Lots WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
LOTS TOTAL	25	14	78.57%	\$9,813,797	\$3,249,999	201.96%	94.26%	95.88%
Business	2	0	0.00%	\$227,500	\$0	0.00%	81.57%	0.00%
Commercial	7	10	-30.00%	\$3,462	\$1,500,123	-99.77%	0.00%	95.54%
Land	0	2	-100.00%	\$0	\$1,300,015	-100.00%	0.00%	86.78%
COMM TOTAL	9	12	-25.00%	\$230,962	\$2,800,138	-91.75%	81.80%	91.26%
GRAND TOTAL	517	479	7.93%	\$304,157,564	\$267,985,913	13.50%	97.17%	96.89%

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Central Okanagan Statistics -- June 2020

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	33	47	-29.79%	\$38,886,923	\$55,565,611	-30.02%	94.52%	93.32%
Duplex	52	60	-13.33%	\$28,907,869	\$31,477,800	-8.16%	97.67%	96.97%
Mobile Home	89	118	-24.58%	\$15,458,962	\$18,810,063	-17.82%	94.74%	94.84%
Recreational	6	4	50.00%	\$1,196,500	\$780,000	53.40%	93.95%	89.69%
Residential	915	977	-6.35%	\$668,119,158	\$677,686,468	-1.41%	97.11%	97.31%
Residential WF	19	14	35.71%	\$29,250,250	\$26,660,100	9.72%	93.92%	89.79%
3/4-Plex	2	3	-33.33%	\$599,900	\$2,316,500	-74.10%	96.06%	98.24%
Apartment	431	559	-22.90%	\$148,332,535	\$201,380,970	-26.34%	96.95%	96.92%
Townhouse	333	399	-16.54%	\$167,044,936	\$194,749,371	-14.23%	97.84%	97.60%
RES TOTAL	1,880	2,181	-13.80%	\$1,097,797,032	\$1,209,426,883	-9.23%	96.99%	96.87%
FARMS	0	1	-100.00%	\$0	\$1,750,000	-100.00%	0.00%	93.09%
MULTIFAMILY	3	4	-25.00%	\$5,660,000	\$9,667,299	-41.45%	93.71%	91.39%
Acreage	7	5	40.00%	\$3,678,500	\$1,342,500	174.00%	93.99%	91.66%
Acreage WF	2	0	0.00%	\$2,050,000	\$0	0.00%	94.64%	0.00%
Lots	85	63	34.92%	\$23,038,496	\$18,552,852	24.18%	94.98%	94.31%
Lots WF	1	3	-66.67%	\$572,500	\$1,695,000	-66.22%	95.58%	90.75%
LOTS TOTAL	95	71	33.80%	\$29,339,496	\$21,590,352	35.89%	94.84%	93.86%
Business	8	9	-11.11%	\$803,000	\$735,800	9.13%	77.93%	75.58%
Commercial	56	82	-31.71%	\$9,417,924	\$23,255,454	-59.50%	94.38%	98.39%
Land	10	8	25.00%	\$18,300,212	\$16,690,015	9.65%	94.26%	85.91%
COMM TOTAL	74	99	-25.25%	\$28,521,136	\$40,681,269	-29.89%	93.75%	92.38%
GRAND TOTAL	2,052	2,356	-12.90%	\$1,161,317,664	\$1,283,115,803	-9.49%	96.84%	96.62%

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Central Okanagan Statistics -- June 2020

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	\$1,279,117	\$1,075,755	18.90%	\$1,200,000	\$950,300	26.28%	114	109	4.43%
Duplex	\$515,775	\$529,613	-2.61%	\$480,400	\$501,500	-4.21%	40	85	-52.37%
Mobile Home	\$176,284	\$168,472	4.64%	\$165,000	\$155,000	6.45%	72	60	21.17%
Recreational	\$178,667			\$205,000			58		
Residential	\$748,428	\$692,246	8.12%	\$685,000	\$644,000	6.37%	61	52	17.93%
Residential WF	\$1,064,321	\$2,800,000	-61.99%	\$690,000	\$2,450,000	-71.84%	176	132	33.33%
3/4-Plex	\$270,000	\$1,120,000	-75.89%	\$270,000	\$1,120,000	-75.89%	35	76	-53.95%
Apartment	\$339,241	\$350,506	-3.21%	\$334,900	\$331,000	1.18%	63	55	14.39%
Townhouse	\$524,638	\$508,397	3.19%	\$495,000	\$490,000	1.02%	73	56	30.27%
RES TOTAL	\$608,929	\$571,864	6.48%	\$570,000	\$526,000	8.37%	66	57	15.23%
FARMS									
MULTIFAMILY		\$2,012,500			\$2,012,500			32	
Acreage	\$930,000			\$930,000			33		
Acreage WF	\$1,500,000			\$1,500,000			102		
Lots	\$293,354	\$232,143	26.37%	\$284,950	\$245,000	16.31%	148	120	23.78%
Lots WF									
LOTS TOTAL	\$392,552	\$232,143	69.10%	\$305,000	\$245,000	24.49%	137	120	14.50%
Business	\$113,750			\$113,750			184		
Commercial	\$495	\$150,012	-99.67%	\$13	\$18	-28.37%	106	133	-19.86%
Land		\$650,007			\$650,007			1,013	
COMM TOTAL	\$25,662	\$233,345	-89.00%	\$14	\$18	-22.87%	124	279	-55.78%
GRAND TOTAL	\$588,313	\$559,470	5.16%	\$547,700	\$520,000	5.33%	70	64	9.09%

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Central Okanagan Statistics -- June 2020

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	\$1,178,392	\$1,182,247	-0.33%	\$1,199,000	\$950,000	26.21%	132	126	4.45%
Duplex	\$555,921	\$524,630	5.96%	\$524,000	\$484,000	8.26%	53	61	-12.84%
Mobile Home	\$173,696	\$159,407	8.96%	\$167,000	\$150,000	11.33%	87	70	24.82%
Recreational	\$199,417	\$195,000	2.26%	\$215,000	\$160,000	34.38%	90	168	-46.15%
Residential	\$730,185	\$693,640	5.27%	\$670,000	\$645,000	3.88%	67	60	10.51%
Residential WF	\$1,539,487	\$1,904,293	-19.16%	\$1,400,000	\$2,045,500	-31.56%	147	133	10.74%
3/4-Plex	\$299,950	\$772,167	-61.15%	\$299,950	\$975,000	-69.24%	46	47	-3.19%
Apartment	\$344,159	\$360,252	-4.47%	\$329,800	\$339,000	-2.71%	67	64	4.76%
Townhouse	\$501,636	\$488,094	2.77%	\$496,000	\$480,000	3.33%	68	68	-0.57%
RES TOTAL	\$583,935	\$554,529	5.30%	\$540,000	\$519,000	4.05%	69	65	6.53%
FARMS		\$1,750,000			\$1,750,000			89	
MULTIFAMILY	\$1,886,667	\$2,416,825	-21.94%	\$1,535,000	\$2,233,650	-31.28%	110	113	-2.95%
Acreage	\$525,500	\$268,500	95.72%	\$550,000	\$150,000	266.67%	130	182	-28.18%
Acreage WF	\$1,025,000			\$1,025,000			191		
Lots	\$271,041	\$294,490	-7.96%	\$279,900	\$275,000	1.78%	176	132	33.58%
Lots WF	\$572,500	\$565,000	1.33%	\$572,500	\$525,000	9.05%	44	167	-73.71%
LOTS TOTAL	\$308,837	\$304,089	1.56%	\$280,000	\$275,000	1.82%	172	137	25.45%
Business	\$100,375	\$81,756	22.77%	\$99,000	\$93,000	6.45%	199	194	2.77%
Commercial	\$168,177	\$283,603	-40.70%	\$18	\$16	11.11%	164	152	7.77%
Land	\$1,830,021	\$2,086,252	-12.28%	\$1,694,900	\$1,000,000	69.49%	617	378	63.20%
COMM TOTAL	\$385,421	\$410,922	-6.21%	\$23	\$19	23.43%	229	174	31.45%
GRAND TOTAL	\$565,944	\$544,616	3.92%	\$523,750	\$500,000	4.75%	80	72	11.08%

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