

South Peace River Monthly Statistics
All property types: Residential, Farms, Multifamily, Land, Commercial
July 2025

Report generated at midnight on 08/01/2025. Entries after 08/01/2025 will continue to be incorporated into the system and reflected in the updated statistics on the web portal.

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Zone Totals

All property types: Residential, Farms, Multifamily, Land, Commercial

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
Area = Central Okanagan						
1 Units Listed	1,184	1,174	0.85%	8,657	8,387	3.22%
2 Units Sold	482	435	10.80%	2,807	2,601	7.92%
3 Sales Volume	\$365,647,299	\$364,725,969	0.25%	\$2,313,899,648	\$2,030,291,202	13.97%
4 List/Sell Ratio	96.67%	96.52%		96.03%	96.39%	
5 Days to Sell	68	55	22.10%	69	60	13.54%
6 Active Listings	4,481	4,230	5.93%			
Area = North Okanagan						
1 Units Listed	391	361	8.31%	2,814	2,631	6.96%
2 Units Sold	194	163	19.02%	1,092	1,004	8.76%
3 Sales Volume	\$132,143,076	\$104,588,678	26.35%	\$721,528,001	\$663,340,796	8.77%
4 List/Sell Ratio	96.37%	96.92%		95.94%	94.59%	
5 Days to Sell	72	65	11.42%	79	75	4.37%
6 Active Listings	1,653	1,560	5.96%			
Area = Shuswap / Revelstoke						
1 Units Listed	235	249	-5.62%	1,724	1,906	-9.55%
2 Units Sold	141	109	29.36%	663	635	4.41%
3 Sales Volume	\$92,327,548	\$79,473,243	16.17%	\$410,733,788	\$417,385,209	-1.59%
4 List/Sell Ratio	97.08%	96.51%		96.08%	95.22%	
5 Days to Sell	86	59	45.32%	87	71	22.27%
6 Active Listings	1,139	1,177	-3.23%			
Area = South Okanagan						
1 Units Listed	434	437	-0.69%	3,377	3,239	4.26%
2 Units Sold	215	201	6.97%	1,177	1,067	10.31%
3 Sales Volume	\$133,104,015	\$139,839,919	-4.82%	\$781,869,382	\$692,223,308	12.95%
4 List/Sell Ratio	95.77%	95.35%		95.80%	95.60%	
5 Days to Sell	96	72	33.96%	86	85	1.57%
6 Active Listings	2,156	2,038	5.79%			
Area = South Peace River						
1 Units Listed	72	111	-35.14%	543	543	
2 Units Sold	48	49	-2.04%	275	251	9.56%
3 Sales Volume	\$14,056,300	\$15,387,500	-8.65%	\$85,692,100	\$72,982,448	17.41%
4 List/Sell Ratio	96.38%	97.17%		96.82%	95.90%	
5 Days to Sell	79	74	6.74%	92	99	-7.57%
6 Active Listings	357	441	-19.05%			
Area = Kamloops and District						
1 Units Listed	572	540	5.93%	4,005	3,908	2.48%
2 Units Sold	276	246	12.20%	1,553	1,547	0.39%
3 Sales Volume	\$172,145,203	\$163,870,902	5.05%	\$958,458,893	\$946,745,885	1.24%
4 List/Sell Ratio	96.85%	96.97%		97.02%	97.22%	
5 Days to Sell	63	55	15.42%	64	59	9.10%
6 Active Listings	2,152	1 5,100.00%				
Area = Kootenay						
1 Units Listed	607	654	-7.19%	4,390	4,350	0.92%
2 Units Sold	362	331	9.37%	2,084	1,962	6.22%
3 Sales Volume	\$203,039,508	\$171,274,826	18.55%	\$1,139,083,200	\$1,000,051,682	13.90%
4 List/Sell Ratio	96.06%	96.80%		96.29%	96.67%	
5 Days to Sell	84	74	13.72%	90	82	9.57%
6 Active Listings	2,932	0	0.00%			

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

Area = Grand Total

1 Units Listed	3,495	3,526	-0.88%	25,510	24,964	2.19%
2 Units Sold	1,718	1,534	11.99%	9,651	9,067	6.44%
3 Sales Volume	\$1,112,462,950	\$1,039,161,036	7.05%	\$6,411,265,011	\$5,823,020,530	10.10%
4 List/Sell Ratio	96.47%	96.53%		96.20%	96.18%	
5 Days to Sell	76	63	20.51%	78	71	9.14%
6 Active Listings	14,870	9,447	57.40%			

South Peace River Statistics -- July 2025

Quick Summary Part 1

All property types: Residential, Farms, Multifamily, Land, Commercial

Description	Total Units Sold	Total Sales Volume	Residential	
			Total Units Sold	Total Sales Volume
This Month	48	\$14,056,300	30	\$10,304,800
Last Month	55	\$18,300,200	38	\$12,239,300
This Month Last Year	49	\$15,387,500	22	\$6,378,250
Description	Total Listings Taken	Inventory		
This Month	72	357		
Last Month	98	368		
This Month Last Year	111	442		

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South Peace River Statistics -- July 2025

Quick Summary Part 2

Condo/Apt

Sales	2
New Listings	4
Current Inventory	22
Sell/Inv. Ratio	9.09%
Days to Sell	36
Average Price	\$156,500
Median Price	\$156,500

Condo/Townhouse

Sales	1
New Listings	1
Current Inventory	7
Sell/Inv. Ratio	14.29%
Days to Sell	129
Average Price	\$168,000
Median Price	\$168,000

Single Family (Excluding lakefront and acreages)

Sales	30
New Listings	41
Current Inventory	127
Sell/Inv. Ratio	23.62%
Days to Sell	81
Average Price	\$343,493
Median Price	\$300,000

Ratio of Sales vs Inventory	21.15%
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South Peace River Statistics -- July 2025

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 = South Peace River									
Acreage/House	9	8	12.50%	39	40	-2.50	21	37	-43.24
Duplex	2	10	-80.00%	12	36	-66.67	9	24	-62.50
Mobile Home	4	13	-69.23%	37	43	-13.95	21	30	-30.00
Recreational	0	0	0.00%	0	0	0.00		1	-100.00
Single Family*	41	41	0.00%	286	254	12.60	127	145	-12.41
Single Family Lakefront	0	0	0.00%	3	2	50.00	1		0.00
3/4-Plex	0	0	0.00%	1	0	0.00	1	2	-50.00
Apartment	4	8	-50.00%	35	39	-10.26	22	25	-12.00
Townhouse	1	3	-66.67%	11	17	-35.29	7	8	-12.50
Residential Total	61	83	-26.51%	424	431	-1.62%	209	272	-23.16
FARMS	0	0	0.00%	5	0	0.00	3	4	-25.00
MULTIFAMILY	0	0	0.00%	1	2	-50.00	1	1	0.00
Residential Acreage	0	7	-100.00%	9	17	-47.06	8	35	-77.14
Residential Acreage Lakefront	0	0	0.00%	1	0	0.00	1		0.00
Residential Lot	1	12	-91.67%	33	50	-34.00	44	68	-35.29
Residential Lot Lakefront	0	0	0.00%	0	0	0.00			0.00
Residential Lots	1	19	-94.74%	43	67	-35.82%	53	103	-48.54
Business	0	0	0.00%	3	0	0.00	3	3	0.00
Commercial**	9	9	0.00%	56	38	47.37	66	56	17.86
Land***	1	0	0.00%	11	5	120.00	22	3	633.33
COMM TOTAL	1	0	0.00%	11	5	120.00%	0	0	0.00
GRAND TOTAL	72	111	-35.14%	543	543	0.00%	357	442	-19.23

* Excludes lakefront and acreage.

** Inclusive of Hospitality/Resort, industrial, Mixed use, office retail, services and specialty property subtypes

***Excludes residential land

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South Peace River Statistics -- July 2025

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 = South Peace River								
Acreage/House	3	5	-40.00%	\$1,603,500	\$2,938,000	-45.42%	96.84%	98.50%
Duplex	1	6	-83.33%	\$361,500	\$1,928,250	-81.25%	97.73%	96.32%
Mobile Home	5	6	-16.67%	\$739,500	\$1,253,000	-40.98%	98.02%	94.79%
Recreational	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Single Family*	30	22	36.36%	\$10,304,800	\$6,378,250	61.56%	97.27%	97.41%
Single Family Lakefront	0	1	-100.00%	\$0	\$715,000	-100.00%	0.00%	95.35%
3/4-Plex	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	2	2	0.00%	\$313,000	\$132,000	137.12%	100.00%	93.00%
Townhouse	1	2	-50.00%	\$168,000	\$350,000	-52.00%	96.00%	96.15%
Residential Total	42	44	-4.55%	\$13,490,300	\$13,694,500	-1.49%	97.32%	97.05%
FARMS	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
MULTIFAMILY	0	1	-100.00%	\$0	\$880,000	-100.00%	0.00%	98.88%
Residential Acreage	0	1	-100.00%	\$0	\$276,000	-100.00%	0.00%	104.15%
Residential Acreage Lakefront	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential Lot	3	2	50.00%	\$150,000	\$307,000	-51.14%	83.57%	95.94%
Residential Lot Lakefront	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential Lots	3	3	0.00%	\$150,000	\$583,000	-74.27%	83.57%	99.66%
Business	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Commercial**	1	0	0.00%	\$85,000	\$0	0.00%	37.78%	0.00%
Land***	2	1	100.00%	\$331,000	\$230,000	43.91%	104.09%	92.00%
COMM TOTAL	1	0	0.00%	\$212,000	\$0	0.00%	106.53%	0.00%
GRAND TOTAL	48	49	-2.04%	\$14,056,300	\$15,387,500	-8.65%	96.38%	97.17%

* Excludes lakefront and acreage.

** Inclusive of Hospitality/Resort, industrial, Mixed use, office retail, services and specialty property subtypes

***Excludes residential land

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South Peace River Statistics -- July 2025

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 = South Peace River								
Acreage/House	19	22	-13.64%	\$11,470,000	\$11,199,000	2.42%	96.38%	96.02%
Duplex	5	15	-66.67%	\$1,610,400	\$4,798,700	-66.44%	98.64%	96.30%
Mobile Home	18	17	5.88%	\$3,996,500	\$3,476,000	14.97%	94.48%	95.77%
Recreational	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Single Family*	188	143	31.47%	\$60,018,550	\$41,954,321	43.06%	97.49%	96.79%
Single Family Lakefront	2	1	100.00%	\$1,181,000	\$715,000	65.17%	94.94%	95.35%
3/4-Plex	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	17	18	-5.56%	\$2,259,650	\$1,450,600	55.77%	96.50%	94.78%
Townhouse	5	9	-44.44%	\$1,011,000	\$1,333,677	-24.19%	96.87%	97.23%
Residential Total	254	225	12.89%	\$81,547,100	\$64,927,298	25.60%	97.13%	96.51%
FARMS	1	1	0.00%	\$353,500	\$785,000	-54.97%	98.19%	94.69%
MULTIFAMILY	0	1	-100.00%	\$0	\$880,000	-100.00%	0.00%	98.88%
Residential Acreage	2	5	-60.00%	\$205,000	\$1,243,000	-83.51%	86.13%	87.86%
Residential Acreage Lakefront	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential Lot	7	9	-22.22%	\$364,500	\$660,900	-44.85%	74.65%	90.42%
Residential Lot Lakefront	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Residential Lots	9	14	-35.71%	\$569,500	\$1,903,900	-70.09%	78.41%	88.73%
Business	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Commercial**	4	8	-50.00%	\$783,000	\$4,141,250	-81.09%	80.06%	90.30%
Land***	7	2	250.00%	\$2,439,000	\$345,000	606.96%	98.03%	92.02%
COMM TOTAL	1	0	0.00%	\$212,000	\$0	0.00%	106.53%	0.00%
GRAND TOTAL	275	251	9.56%	\$85,692,100	\$72,982,448	17.41%	96.82%	95.90%

* Excludes lakefront and acreage.

** Inclusive of Hospitality/Resort, industrial, Mixed use, office retail, services and specialty property subtypes

***Excludes residential land

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South Peace River Statistics -- July 2025

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 = South Peace River									
Acreage/House	\$534,500	\$587,600	-9.04%	\$532,500	\$525,000	1.43%	40	37	7.21%
Duplex	\$361,500	\$321,375	12.49%	\$361,500	\$322,500	12.09%	35	89	-60.45%
Mobile Home	\$147,900	\$208,833	-29.18%	\$113,000	\$173,500	-34.87%	68	116	-40.86%
Recreational	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Single Family*	\$343,493	\$289,920	18.48%	\$300,000	\$271,750	10.40%	81	71	12.97%
Single Family LF	\$0	\$715,000	-100.00%	\$0	\$715,000	-100.00%	0	17	-100.00%
3/4-Plex	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Apartment	\$156,500	\$66,000	137.12%	\$156,500	\$66,000	137.12%	36	94	-61.70%
Townhouse	\$168,000	\$175,000	-4.00%	\$168,000	\$175,000	-4.00%	129	74	74.32%
Residential Total	\$321,198	\$311,239	3.20%	\$287,500	\$291,450	-1.36%	74	76	-2.09%
FARMS	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
MULTIFAMILY	\$0	\$880,000	-100.00%	\$0	\$880,000	-100.00%	0	43	-100.00%
Res Acreage	\$0	\$276,000	-100.00%	\$0	\$276,000	-100.00%	0	7	-100.00%
Res Acreage LF	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Res Lot	\$50,000	\$153,500	-67.43%	\$45,000	\$153,500	-70.68%	86	98	-11.45%
Res Lot LF	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Residential Lots	\$50,000	\$194,333	-74.27%	\$45,000	\$246,000	-81.71%	86	67	28.22%
Business	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Commercial**	\$85,000	\$0	0.00%	\$85,000	\$0	0.00%	362	0	0.00%
Land***	\$165,500	\$230,000	-28.04%	\$165,500	\$230,000	-28.04%	36	64	-43.75%
COMM TOTAL	\$212,000	\$0	0.00%	\$212,000	\$0	0.00%	27	0	0.00%
GRAND TOTAL	\$292,840	\$314,031	-6.75%	\$260,000	\$281,250	-7.56%	79	74	6.74%

* Excludes lakefront and acreage.

** Inclusive of Hospitality/Resort, industrial, Mixed use, office retail, services and specialty property subtypes

***Excludes residential land

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South Peace River Statistics -- July 2025

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 = South Peace River									
Acreage/House	\$603,684	\$509,045	18.59%	\$545,000	\$502,000	8.57%	100	111	-10.30%
Duplex	\$322,080	\$319,913	0.68%	\$344,900	\$330,000	4.52%	63	78	-18.44%
Mobile Home	\$222,028	\$204,471	8.59%	\$217,500	\$180,000	20.83%	88	116	-24.23%
Recreational	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Single Family*	\$319,248	\$293,387	8.81%	\$290,500	\$273,000	6.41%	77	81	-5.66%
Single Family LF	\$590,500	\$715,000	-17.41%	\$590,500	\$715,000	-17.41%	18	17	5.88%
3/4-Plex	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Apartment	\$132,921	\$80,589	64.94%	\$100,000	\$70,050	42.76%	98	84	17.01%
Townhouse	\$202,200	\$148,186	36.45%	\$175,000	\$155,000	12.90%	76	59	29.79%
Residential Total	\$321,052	\$288,566	11.26%	\$282,000	\$273,000	3.30%	80	86	-6.67%
FARMS	\$353,500	\$785,000	-54.97%	\$353,500	\$785,000	-54.97%	61	155	-60.65%
MULTIFAMILY	\$0	\$880,000	-100.00%	\$0	\$880,000	-100.00%	0	43	-100.00%
Res Acreage	\$102,500	\$248,600	-58.77%	\$102,500	\$105,000	-2.38%	117	25	368.00%
Res Acreage LF	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Res Lot	\$52,071	\$73,433	-29.09%	\$45,000	\$61,000	-26.23%	126	254	-50.47%
Res Lot LF	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Residential Lots	\$63,278	\$135,993	-53.47%	\$81,000	\$70,500	14.89%	124	172	-28.09%
Business	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Commercial**	\$195,750	\$517,656	-62.19%	\$152,500	\$272,500	-44.04%	356	362	-1.62%
Land***	\$348,429	\$172,500	101.99%	\$285,000	\$172,500	65.22%	331	65	409.89%
COMM TOTAL	\$212,000	\$0	0.00%	\$212,000	\$0	0.00%	27	0	0.00%
GRAND TOTAL	\$311,608	\$290,767	7.17%	\$275,000	\$265,000	3.77%	92	99	-7.57%

* Excludes lakefront and acreage.

** Inclusive of Hospitality/Resort, industrial, Mixed use, office retail, services and specialty property subtypes

***Excludes residential land

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