

**South Okanagan Monthly Statistics
September 2022**

Table of Contents

Table of Contents	2
Zone Totals	3
Quick Summary Part 1	4
Quick Summary Part 2	5
Listing Information	6
Sales Information (Month)	7
Sales Information (YTD)	8
Average/Median Price, Days to Sell (Month)	9
Average/Median Price, Days to Sell (YTD)	10

Zone Totals

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
Area = Central Okanagan						
1 Units Listed	925	858	7.81%	9,539	8,697	9.68%
2 Units Sold	359	583	-38.42%	4,484	6,602	-32.08%
3 Sales Volume	\$334,139,126	\$460,777,969	-27.48%	\$4,021,153,999	\$5,016,838,535	-19.85%
4 List/Sell Ratio	95.73%	99.29%		99.34%	99.99%	
5 Days to Sell	55	44	23.92%	38	47	-18.62%
6 Active Listings	2,666	1,572	69.59%			
Area = North Okanagan						
1 Units Listed	268	287	-6.62%	3,093	3,028	2.15%
2 Units Sold	135	194	-30.41%	1,764	2,401	-26.53%
3 Sales Volume	\$98,258,983	\$121,772,655	-19.31%	\$1,247,428,303	\$1,465,700,699	-14.89%
4 List/Sell Ratio	98.02%	99.42%		99.17%	99.50%	
5 Days to Sell	53	58	-7.80%	47	66	-29.49%
6 Active Listings	991	767	29.20%			
Area = Shuswap / Revel						
1 Units Listed	158	193	-18.13%	1,954	1,791	9.10%
2 Units Sold	108	107	0.93%	1,003	1,373	-26.95%
3 Sales Volume	\$63,333,363	\$63,818,264	-0.76%	\$618,202,376	\$701,918,442	-11.93%
4 List/Sell Ratio	95.72%	98.66%		97.77%	98.06%	
5 Days to Sell	69	54	27.37%	60	82	-26.26%
6 Active Listings	754	570	32.28%			
Area = South Okanagan						
1 Units Listed	243	304	-20.07%	2,226	3,612	-38.37%
2 Units Sold	113	261	-56.70%	1,682	2,723	-38.23%
3 Sales Volume	\$76,365,583	\$162,711,519	-53.07%	\$1,157,297,642	\$1,631,629,167	-29.07%
4 List/Sell Ratio	95.66%	96.36%		98.16%	98.56%	
5 Days to Sell	55	54	2.09%	56	81	-30.84%
6 Active Listings	1,359	992	37.00%			
Area = South Peace Riv						
1 Units Listed	12	65	-81.54%	176	894	-80.31%
2 Units Sold	41	45	-8.89%	497	480	3.54%
3 Sales Volume	\$10,686,100	\$11,423,750	-6.46%	\$135,640,362	\$133,107,709	1.90%
4 List/Sell Ratio	95.99%	96.40%		96.54%	96.01%	
5 Days to Sell	99	89	10.99%	106	124	-14.92%
6 Active Listings	474	462	2.60%			
Area = Grand Total						
1 Units Listed	1,606	1,707	-5.92%	16,988	18,022	-5.74%
2 Units Sold	756	1,190	-36.47%	9,430	13,579	-30.55%
3 Sales Volume	\$582,783,154	\$820,504,156	-28.97%	\$7,179,722,681	\$8,949,194,552	-19.77%
4 List/Sell Ratio	96.10%	98.62%		98.93%	99.43%	
5 Days to Sell	59	51	15.31%	49	63	-22.94%
6 Active Listings	6,244	4,363	43.11%			

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

South Okanagan Statistics -- September 2022

Quick Summary Part 1**Residential**

Description	Total Units Sold	Total Sales Volume	Total Units Sold	Total Sales Volume
This Month	113	\$76,365,583	45	\$31,979,900
Last Month	152	\$101,306,108	64	\$55,042,449
This Month Last Year	261	\$162,711,519	98	\$62,025,605

Description	Total Listings Taken	Inventory
This Month	243	1,359
Last Month	246	1,330
This Month Last Year	304	992

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South Okanagan Statistics -- September 2022

Quick Summary Part 2

Condo/Apt

Sales	22
New Listings	26
Current Inventory	122
Sell/Inv. Ratio	18.03%
Days to Sell	61
Average Price	\$415,684
Median Price	\$332,500

Condo/Townhouse

Sales	14
New Listings	15
Current Inventory	106
Sell/Inv. Ratio	13.21%
Days to Sell	56
Average Price	\$564,895
Median Price	\$506,312

Lots

Sales	5
New Listings	25
Current Inventory	
Sell/Inv. Ratio	
Days to Sell	43
Average Price	\$444,605
Median Price	\$350,000

Residential

Sales	45
New Listings	101
Current Inventory	396
Sell/Inv. Ratio	11.36%
Days to Sell	50
Average Price	\$710,664
Median Price	\$680,000

Ratio of Sales vs Inventory	11.35%
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South Okanagan Statistics -- September 2022

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 Okanagan									
Acreage/House	17	22	-22.73%	172	244	-29.51	123	100	23.00
Duplex	6	5	20.00%	59	103	-42.72	18	14	28.57
Mobile Home	7	17	-58.82%	93	168	-44.64	51	37	37.84
Recreational	0	0	0.00%	7	0	0.00	5		
Residential	101	118	-14.41%	830	1,288	-35.56	396	260	52.31
Residential WF	4	7	-42.86%	33	61	-45.90	22	23	-4.35
3/4-Plex	2	0	0.00%	9	26	-65.38	7	5	40.00
Apartment	26	35	-25.71%	270	526	-48.67	122	93	31.18
Townhouse	15	29	-48.28%	189	338	-44.08	106	69	53.62
RES TOTAL	178	233.00	-23.61%	1,662	2,754	-39.65%	850	601	41.43
FARMS	9	7	28.57%	81	130	-37.69	61	59	3.39
MULTIFAMILY	2	4	-50.00%	16	44	-63.64	11	17	-35.29
Acreage	11	9	22.22%	79	135	-41.48	79	59	33.90
Acreage WF	0	0	0.00%	3	1	200.00	1		
Lots	14	15	-6.67%	141	235	-40.00	134	74	81.08
Lots WF	0	1	-100.00%	1	1	0.00		1	
LOTS TOTAL	25	25.00	0.00%	224	372	-39.78%	214	134	59.70
Business	4	2	100.00%	28	39	-28.21	29	23	26.09
Commercial	16	12	33.33%	116	147	-21.09	93	72	29.17
Land	0	2	-100.00%	8	8	0.00	5	7	-28.57
COMM TOTAL	20	16.00	25.00%	152	194	-21.65%	127	102	24.51
GRAND TOTAL	234	285	-17.89%	2,135	3,494	-38.90%	1,263	913	38.34

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South Okanagan Statistics -- September 2022

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 Okanagan								
Acreage/House	4	16	-75.00%	\$11,695,000	\$25,223,588	-53.63%	89.40%	94.26%
Duplex	2	5	-60.00%	\$1,118,000	\$3,510,100	-68.15%	99.03%	102.23%
Mobile Home	10	21	-52.38%	\$2,164,000	\$3,714,400	-41.74%	95.56%	97.24%
Recreational	1	0	0.00%	\$350,000	\$0	0.00%	87.50%	0.00%
Residential	45	98	-54.08%	\$31,979,900	\$62,025,605	-48.44%	96.69%	99.59%
Residential WF	3	3	0.00%	\$4,737,226	\$8,950,000	-47.07%	101.37%	92.80%
3/4-Plex	0	3	-100.00%	\$0	\$3,325,000	-100.00%	0.00%	95.00%
Apartment	22	43	-48.84%	\$9,145,050	\$16,968,138	-46.10%	97.90%	98.56%
Townhouse	14	24	-41.67%	\$7,908,523	\$13,153,138	-39.87%	98.30%	99.33%
RES TOTAL	101	213	-52.58%	\$69,097,699	\$136,869,969	-49.52%	95.96%	97.84%
FARMS	1	5	-80.00%	\$3,875,000	\$4,810,000	-19.44%	92.26%	95.86%
MULTIFAMILY	1	0	0.00%	\$1,200	\$0	0.00%	0.00%	0.00%
Acreage	0	7	-100.00%	\$0	\$5,010,000	-100.00%	0.00%	93.58%
Acreage WF	0	1	-100.00%	\$0	\$355,000	-100.00%	0.00%	101.43%
Lots	5	23	-78.26%	\$2,223,025	\$7,153,050	-68.92%	93.15%	100.43%
Business	1	0	0.00%	\$349,000	\$0	0.00%	100.00%	0.00%
Commercial	2	8	-75.00%	\$550,009	\$8,024,500	-93.15%	91.68%	75.60%
Land	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
COMM TOTAL	3	8	-62.50%	\$899,009	\$8,024,500	-88.80%	94.74%	75.60%
GRAND TOTAL	111	257	-56.81%	\$76,095,933	\$162,222,519	-53.09%	95.66%	96.36%

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South Okanagan Statistics -- September 2022

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 Okanagan								
Acreage/House	64	124	-48.39%	\$89,238,900	\$149,695,288	-40.39%	95.21%	96.77%
Duplex	59	83	-28.92%	\$38,692,200	\$48,366,857	-20.00%	102.09%	99.35%
Mobile Home	120	128	-6.25%	\$25,845,600	\$22,666,135	14.03%	96.92%	97.34%
Recreational	1	0	0.00%	\$350,000	\$0	0.00%	87.50%	0.00%
Residential	692	996	-30.52%	\$557,187,530	\$696,067,498	-19.95%	98.88%	99.23%
Residential WF	23	33	-30.30%	\$35,228,226	\$61,578,851	-42.79%	96.97%	98.77%
3/4-Plex	6	12	-50.00%	\$4,425,500	\$12,578,500	-64.82%	89.99%	95.73%
Apartment	295	510	-42.16%	\$125,625,812	\$202,033,884	-37.82%	99.24%	99.38%
Townhouse	175	290	-39.66%	\$99,077,066	\$141,038,216	-29.75%	100.22%	100.20%
RES TOTAL	1,435	2,176	-34.05%	\$975,670,834	\$1,334,025,229	-26.86%	98.67%	98.99%
FARMS	29	50	-42.00%	\$48,239,500	\$71,563,000	-32.59%	94.44%	95.27%
MULTIFAMILY	9	16	-43.75%	\$14,181,100	\$22,784,360	-37.76%	93.06%	116.78%
Acreage	42	114	-63.16%	\$24,490,400	\$54,387,462	-54.97%	94.60%	97.32%
Acreage WF	0	1	-100.00%	\$0	\$355,000	-100.00%	0.00%	101.43%
Lots	83	223	-62.78%	\$32,456,163	\$71,311,442	-54.49%	97.26%	97.40%
Business	9	10	-10.00%	\$7,425,499	\$14,711,239	-49.52%	100.26%	92.36%
Commercial	41	64	-35.94%	\$47,336,596	\$51,183,035	-7.52%	95.98%	91.52%
Land	1	0	0.00%	\$3,290,000	\$0	0.00%	100.00%	0.00%
COMM TOTAL	51	74	-31.08%	\$58,052,095	\$65,894,274	-11.90%	96.73%	91.70%
GRAND TOTAL	1,649	2,654	-37.87%	\$1,153,090,092	\$1,620,320,767	-28.84%	98.18%	98.58%

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South Okanagan Statistics -- September 2022

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 Okanagan									
Acreage/House	\$2,923,750	\$1,576,474	85.46%	\$2,700,000	\$1,055,000	155.92%	43	89	-51.69%
Duplex	\$559,000	\$702,020	-20.37%	\$559,000	\$650,000	-14.00%	71	18	296.07%
Mobile Home	\$216,400	\$176,876	22.35%	\$180,250	\$170,000	6.03%	57	50	13.25%
Recreational	\$350,000			\$350,000			118		
Residential	\$710,664	\$632,914	12.28%	\$680,000	\$615,000	10.57%	50	46	8.96%
Residential WF	\$1,579,075	\$2,983,333	-47.07%	\$1,590,226	\$2,500,000	-36.39%	44	58	-23.70%
3/4-Plex		\$1,108,333			\$1,175,000			70	
Apartment	\$415,684	\$394,608	5.34%	\$332,500	\$349,888	-4.97%	61	40	51.81%
Townhouse	\$564,895	\$548,047	3.07%	\$506,312	\$591,450	-14.39%	56	43	30.69%
RES TOTAL	\$684,136	\$642,582	6.47%	\$562,500	\$540,000	4.17%	55	48	13.87%
FARMS	\$3,875,000	\$962,000	302.81%	\$3,875,000	\$880,000	340.34%	56	89	-37.22%
MULTIFAMILY	\$1,200			\$1,200			122		
Acreage		\$715,714			\$365,000			98	
Acreage WF		\$355,000			\$355,000			19	
Lots	\$444,605	\$311,002	42.96%	\$350,000	\$297,000	17.85%	43	39	9.65%
Business	\$349,000			\$349,000			108		
Commercial	\$275,004	\$1,003,063	-72.58%	\$275,004	\$549,500	-49.95%	34	190	-82.36%
Land									
COMM TOTAL	\$299,670	\$1,003,063	-70.12%	\$349,000	\$549,500	-36.49%	58	190	-69.28%
GRAND TOTAL	\$685,549	\$631,216	8.61%	\$550,000	\$511,000	7.63%	55	54	2.14%

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South Okanagan Statistics -- September 2022

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 Okanagan									
Acreage/House	\$1,394,358	\$1,207,220	15.50%	\$1,179,500	\$1,012,500	16.49%	63	88	-28.58%
Duplex	\$655,800	\$582,733	12.54%	\$619,000	\$500,500	23.68%	47	50	-4.64%
Mobile Home	\$215,380	\$177,079	21.63%	\$179,950	\$154,100	16.77%	48	45	7.15%
Recreational	\$350,000			\$350,000			118		
Residential	\$805,184	\$698,863	15.21%	\$750,000	\$640,000	17.19%	42	52	-18.49%
Residential WF	\$1,531,662	\$1,866,026	-17.92%	\$1,400,000	\$1,950,000	-28.21%	57	59	-3.83%
3/4-Plex	\$737,583	\$1,048,208	-29.63%	\$790,750	\$1,052,500	-24.87%	60	54	10.12%
Apartment	\$425,850	\$396,145	7.50%	\$375,000	\$348,500	7.60%	46	84	-44.80%
Townhouse	\$566,155	\$486,339	16.41%	\$510,000	\$427,519	19.29%	38	56	-31.52%
RES TOTAL	\$679,910	\$613,063	10.90%	\$615,000	\$520,000	18.27%	45	62	-27.54%
FARMS	\$1,663,431	\$1,431,260	16.22%	\$1,475,000	\$1,200,000	22.92%	58	150	-61.33%
MULTIFAMILY	\$1,575,678	\$1,424,023	10.65%	\$1,430,000	\$1,401,500	2.03%	125	93	34.43%
Acreage	\$583,105	\$477,083	22.22%	\$382,500	\$299,900	27.54%	98	152	-35.72%
Acreage WF		\$355,000			\$355,000			19	
Lots	\$391,038	\$319,782	22.28%	\$320,000	\$275,000	16.36%	109	158	-30.55%
Business	\$825,055	\$1,471,124	-43.92%	\$350,000	\$808,119	-56.69%	236	196	20.82%
Commercial	\$1,154,551	\$799,735	44.37%	\$585,000	\$592,500	-1.27%	114	143	-20.47%
Land	\$3,290,000			\$3,290,000			244		
COMM TOTAL	\$1,138,276	\$890,463	27.83%	\$585,000	\$610,000	-4.10%	138	150	-8.11%
GRAND TOTAL	\$699,266	\$610,520	14.54%	\$600,000	\$480,500	24.87%	53	78	-32.16%

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