

**Central Okanagan Monthly Statistics  
November 2020**

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## Zone Totals

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
<b>Area = Central Okanagan</b>						
1 Units Listed	658	587	12.10%	9,761	10,298	-5.21%
2 Units Sold	698	405	72.35%	5,791	4,651	24.51%
3 Sales Volume	\$473,873,690	\$243,400,747	94.69%	\$3,679,126,380	\$2,599,379,022	41.54%
4 List/Sell Ratio	97.35%	96.01%		96.98%	96.47%	
5 Days to Sell	74	83	-10.57%	77	74	3.97%
6 Active Listings	2,151	2,808	-23.40%			
<b>Area = North Okanagan</b>						
1 Units Listed	194	211	-8.06%	3,354	3,615	-7.22%
2 Units Sold	216	118	83.05%	2,228	1,910	16.65%
3 Sales Volume	\$114,879,142	\$67,952,912	69.06%	\$1,171,782,412	\$916,996,221	27.78%
4 List/Sell Ratio	97.03%	95.94%		96.77%	96.63%	
5 Days to Sell	102	110	-7.59%	97	87	11.98%
6 Active Listings	978	1,250	-21.76%			
<b>Area = Shuswap / Revels</b>						
1 Units Listed	106	122	-13.11%	1,878	2,098	-10.49%
2 Units Sold	123	73	68.49%	1,210	1,055	14.69%
3 Sales Volume	\$56,777,510	\$34,021,038	66.89%	\$527,243,791	\$430,925,886	22.35%
4 List/Sell Ratio	95.43%	95.67%		96.14%	95.59%	
5 Days to Sell	142	120	17.72%	125	108	15.66%
6 Active Listings	622	860	-27.67%			
<b>Area = Grand Total</b>						
1 Units Listed	958	920	4.13%	14,993	16,011	-6.36%
2 Units Sold	1,037	596	73.99%	9,229	7,616	21.18%
3 Sales Volume	\$645,530,342	\$345,374,697	86.91%	\$5,378,152,584	\$3,947,301,128	36.25%
4 List/Sell Ratio	97.12%	95.96%		96.85%	96.41%	
5 Days to Sell	88	93	-5.37%	88	82	7.57%
6 Active Listings	3,751	4,918	-23.73%			

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

Central Okanagan Statistics -- November 2020

**Quick Summary Part 1**

			<b>Residential</b>	
<b>Description</b>	<b>Total Units Sold</b>	<b>Total Sales Volume</b>	<b>Total Units Sold</b>	<b>Total Sales Volume</b>
<b>This Month</b>	698	\$473,873,690	291	\$249,374,085
<b>Last Month</b>	772	\$527,721,370	353	\$299,624,556
<b>This Month Last Year</b>	405	\$243,400,747	167	\$125,584,697

  

<b>Description</b>	<b>Total Listings Taken</b>	<b>Inventory</b>
<b>This Month</b>	658	2,151
<b>Last Month</b>	797	2,526
<b>This Month Last Year</b>	587	2,808

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Central Okanagan Statistics -- November 2020

## Quick Summary Part 2

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<b>Condo/Apt</b>	
Sales	169
New Listings	155
Current Inventory	460
Sell/Inv. Ratio	36.74%
Days to Sell	60
Average Price	\$361,082
Median Price	\$337,500

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<b>Condo/Townhouse</b>	
Sales	106
New Listings	121
Current Inventory	241
Sell/Inv. Ratio	43.98%
Days to Sell	63
Average Price	\$583,920
Median Price	\$510,000

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<b>Lots</b>	
Sales	45
New Listings	54
Current Inventory	291
Sell/Inv. Ratio	15.46%
Days to Sell	173
Average Price	\$379,584
Median Price	\$292,000

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<b>Residential</b>	
Sales	291
New Listings	221
Current Inventory	504
Sell/Inv. Ratio	57.74%
Days to Sell	57
Average Price	\$856,956
Median Price	\$769,000
Ratio of Sales vs Inventory	42.61%

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Central Okanagan Statistics -- November 2020

## 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%
<b>Zone = Central Okanagan</b>									
Acreage/House	11	18	-38.89%	224	283	-20.85	74	108	-31.48
Duplex	11	11	0.00%	197	234	-15.81	34	52	-34.62
Mobile Home	23	22	4.55%	375	430	-12.79	66	96	-31.25
Recreational	1	0	0.00%	28	30	-6.67	11	10	10.00
Residential	221	218	1.38%	3,820	4,186	-8.74	504	888	-43.24
Residential WF	2	12	-83.33%	136	171	-20.47	47	81	-41.98
3/4-Plex	1	0	0.00%	14	19	-26.32	3		
Timeshare	0	1	-100.00%	4	2	100.00	3	1	200.00
Apartment	155	119	30.25%	2,259	2,127	6.21	460	479	-3.97
Townhouse	121	85	42.35%	1,421	1,458	-2.54	241	301	-19.93
RES TOTAL	546	486.00	12.35%	8,478	8,940	-5.17%	1,443	2,016	-28.42
FARMS	5	6	-16.67%	50	47	6.38	21	25	-16.00
MULTIFAMILY	1	2	-50.00%	32	19	68.42	16	6	166.67
Acreage	5	4	25.00%	64	60	6.67	35	39	-10.26
Acreage WF	3	2	50.00%	18	17	5.88	13	14	-7.14
Lots	46	32	43.75%	526	649	-18.95	229	346	-33.82
Lots WF	0	2	-100.00%	26	27	-3.70	14	17	-17.65
LOTS TOTAL	54	40.00	35.00%	634	753	-15.80%	291	416	-30.05
Business	4	7	-42.86%	69	107	-35.51	36	63	-42.86
Commercial	32	45	-28.89%	406	375	8.27	272	235	15.74
Land	16	1	1,500.00%	92	57	61.40	72	47	53.19
COMM TOTAL	52	53.00	-1.89%	567	539	5.19%	380	345	10.14
<b>GRAND TOTAL</b>	<b>658</b>	<b>587</b>	<b>12.10%</b>	<b>9,761</b>	<b>10,298</b>	<b>-5.21%</b>	<b>2,151</b>	<b>2,808</b>	<b>-23.40</b>

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Central Okanagan Statistics -- November 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
<b>Zone = Central Okanagan</b>								
Acreage/House	14	12	16.67%	\$22,160,000	\$18,154,000	22.07%	96.10%	93.79%
Duplex	20	16	25.00%	\$12,135,091	\$8,262,040	46.88%	100.24%	97.03%
Mobile Home	19	17	11.76%	\$4,298,300	\$3,234,900	32.87%	95.76%	94.56%
Recreational	1	2	-50.00%	\$312,000	\$207,400	50.43%	96.03%	97.42%
Residential	291	167	74.25%	\$249,374,085	\$125,584,697	98.57%	97.64%	96.20%
Residential WF	10	2	400.00%	\$17,043,000	\$2,850,000	498.00%	95.52%	86.89%
3/4-Plex	4	0	0.00%	\$5,179,900	\$0	0.00%	98.48%	0.00%
Apartment	169	97	74.23%	\$61,022,800	\$39,051,101	56.26%	97.60%	96.79%
Townhouse	106	58	82.76%	\$61,895,525	\$30,995,578	99.69%	98.75%	97.29%
RES TOTAL	634	371	70.89%	\$433,420,702	\$228,339,716	89.81%	97.68%	96.13%
FARMS	3	0	0.00%	\$7,755,000	\$0	0.00%	98.18%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	6	2	200.00%	\$3,843,900	\$2,230,000	72.37%	93.56%	91.43%
Acreage WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Lots	37	16	131.25%	\$10,732,399	\$5,745,899	86.78%	96.28%	92.83%
Lots WF	2	0	0.00%	\$2,505,000	\$0	0.00%	96.46%	0.00%
LOTS TOTAL	45	18	150.00%	\$17,081,299	\$7,975,899	114.16%	95.68%	92.44%
Business	1	1	0.00%	\$1,822,500	\$120,000	1,418.75%	84.77%	88.89%
Commercial	13	14	-7.14%	\$11,434,189	\$5,240,132	118.20%	90.75%	96.37%
Land	2	1	100.00%	\$2,360,000	\$1,725,000	36.81%	90.80%	96.96%
COMM TOTAL	16	16	0.00%	\$15,616,689	\$7,085,132	120.41%	90.02%	96.38%
<b>GRAND TOTAL</b>	<b>698</b>	<b>405</b>	<b>72.35%</b>	<b>\$473,873,690</b>	<b>\$243,400,747</b>	<b>94.69%</b>	<b>97.35%</b>	<b>96.01%</b>

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Central Okanagan Statistics -- November 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
<b>Zone = Central Okanagan</b>								
Acreage/House	115	104	10.58%	\$153,475,602	\$124,760,111	23.02%	94.92%	93.21%
Duplex	134	121	10.74%	\$77,709,837	\$64,389,920	20.69%	98.34%	96.80%
Mobile Home	230	233	-1.29%	\$43,636,739	\$39,511,313	10.44%	95.70%	94.48%
Recreational	15	14	7.14%	\$4,625,200	\$2,705,300	70.97%	93.81%	95.03%
Residential	2,565	1,927	33.11%	\$2,046,289,678	\$1,357,704,432	50.72%	97.48%	97.08%
Residential WF	78	36	116.67%	\$168,476,850	\$70,970,100	137.39%	93.73%	90.49%
3/4-Plex	8	10	-20.00%	\$7,490,947	\$6,407,500	16.91%	97.33%	97.17%
Apartment	1,231	1,107	11.20%	\$448,179,927	\$400,568,782	11.89%	97.26%	96.97%
Townhouse	929	746	24.53%	\$504,969,278	\$374,297,551	34.91%	98.11%	97.59%
RES TOTAL	5,305	4,298	23.43%	\$3,454,854,058	\$2,441,315,009	41.52%	97.23%	96.68%
FARMS	6	3	100.00%	\$13,827,000	\$3,591,000	285.05%	92.51%	95.15%
MULTIFAMILY	5	6	-16.67%	\$8,120,000	\$13,073,299	-37.89%	91.60%	92.32%
Acreage	30	15	100.00%	\$18,834,898	\$7,217,230	160.97%	93.70%	88.44%
Acreage WF	4	1	300.00%	\$8,289,000	\$700,000	1,084.14%	91.44%	71.43%
Lots	272	157	73.25%	\$86,362,343	\$53,883,234	60.28%	96.10%	95.10%
Lots WF	8	4	100.00%	\$7,929,500	\$2,995,000	164.76%	94.36%	91.79%
LOTS TOTAL	314	177	77.40%	\$121,415,741	\$64,795,464	87.38%	95.28%	93.82%
Business	15	18	-16.67%	\$18,654,500	\$2,017,000	824.86%	82.03%	80.21%
Commercial	131	138	-5.07%	\$38,716,170	\$49,782,235	-22.23%	93.53%	96.31%
Land	15	11	36.36%	\$23,538,912	\$24,805,015	-5.10%	94.10%	88.13%
COMM TOTAL	161	167	-3.59%	\$80,909,581	\$76,604,250	5.62%	90.75%	93.02%
<b>GRAND TOTAL</b>	<b>5,791</b>	<b>4,651</b>	<b>24.51%</b>	<b>\$3,679,126,380</b>	<b>\$2,599,379,022</b>	<b>41.54%</b>	<b>96.98%</b>	<b>96.47%</b>

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Central Okanagan Statistics -- November 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%
<b>Zone = Central Okanagan</b>									
Acreage/House	\$1,582,857	\$1,512,833	4.63%	\$1,265,000	\$1,206,000	4.89%	116	117	-1.01%
Duplex	\$606,755	\$516,378	17.50%	\$546,996	\$460,250	18.85%	81	58	39.57%
Mobile Home	\$226,226	\$190,288	18.89%	\$210,900	\$190,000	11.00%	52	61	-15.50%
Recreational	\$312,000	\$103,700	200.87%	\$312,000	\$103,700	200.87%	77	175	-55.87%
Residential	\$856,956	\$752,004	13.96%	\$769,000	\$649,950	18.32%	57	72	-20.48%
Residential WF	\$1,704,300	\$1,425,000	19.60%	\$1,415,000	\$1,425,000	-0.70%	106	113	-5.60%
3/4-Plex	\$1,294,975			\$1,102,500			112		
Apartment	\$361,082	\$402,589	-10.31%	\$337,500	\$337,900	-0.12%	60	76	-21.26%
Townhouse	\$583,920	\$534,407	9.27%	\$510,000	\$502,500	1.49%	63	78	-19.83%
RES TOTAL	\$683,629	\$615,471	11.07%	\$600,000	\$538,500	11.42%	62	75	-17.67%
FARMS	\$2,585,000			\$1,995,000			396		
<b>MULTIFAMILY</b>									
Acreage	\$640,650	\$1,115,000	-42.54%	\$522,500	\$1,115,000	-53.14%	153	54	186.29%
Acreage WF									
Lots	\$290,065	\$359,119	-19.23%	\$270,000	\$274,950	-1.80%	182	200	-9.22%
Lots WF	\$1,252,500			\$1,252,500			68		
LOTS TOTAL	\$379,584	\$443,106	-14.34%	\$292,000	\$314,950	-7.29%	173	184	-5.99%
Business	\$1,822,500	\$120,000	1,418.75%	\$1,822,500	\$120,000	1,418.75%	861	80	976.25%
Commercial	\$879,553	\$374,295	134.99%	\$30	\$24	21.65%	203	168	20.63%
Land	\$1,180,000	\$1,725,000	-31.59%	\$1,180,000	\$1,725,000	-31.59%	121	67	79.85%
COMM TOTAL	\$976,043	\$442,821	120.41%	\$35	\$1,010	-96.58%	234	156	49.48%
<b>GRAND TOTAL</b>	<b>\$678,902</b>	<b>\$600,989</b>	<b>12.96%</b>	<b>\$575,000</b>	<b>\$524,000</b>	<b>9.73%</b>	<b>74</b>	<b>83</b>	<b>-10.57%</b>

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Central Okanagan Statistics -- November 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%
<b>Zone = Central Okanagan</b>									
Acreage/House	\$1,334,570	\$1,199,616	11.25%	\$1,180,000	\$935,500	26.14%	108	108	0.71%
Duplex	\$579,924	\$532,148	8.98%	\$530,000	\$489,000	8.38%	61	62	-1.49%
Mobile Home	\$189,725	\$169,576	11.88%	\$175,000	\$158,000	10.76%	69	73	-5.20%
Recreational	\$308,347	\$193,236	59.57%	\$270,000	\$136,800	97.37%	85	131	-35.58%
Residential	\$797,774	\$704,569	13.23%	\$721,500	\$650,000	11.00%	63	62	1.66%
Residential WF	\$2,159,960	\$1,971,392	9.57%	\$1,943,750	\$1,875,000	3.67%	131	120	9.02%
3/4-Plex	\$936,368	\$640,750	46.14%	\$877,500	\$561,000	56.42%	99	90	9.44%
Apartment	\$364,078	\$361,851	0.62%	\$342,500	\$336,000	1.93%	67	68	-1.45%
Townhouse	\$543,562	\$501,739	8.34%	\$515,000	\$482,000	6.85%	67	69	-3.07%
RES TOTAL	\$651,245	\$568,012	14.65%	\$577,500	\$520,000	11.06%	67	68	-0.42%
FARMS	\$2,304,500	\$1,197,000	92.52%	\$1,963,500	\$945,000	107.78%	273	119	128.49%
MULTIFAMILY	\$1,624,000	\$2,178,883	-25.47%	\$1,535,000	\$2,061,150	-25.53%	111	105	6.24%
Acreage	\$627,830	\$481,149	30.49%	\$549,000	\$364,730	50.52%	120	146	-17.75%
Acreage WF	\$2,072,250	\$700,000	196.04%	\$1,369,500	\$700,000	95.64%	116	116	-0.22%
Lots	\$317,509	\$343,205	-7.49%	\$297,500	\$294,900	0.88%	177	142	24.48%
Lots WF	\$991,188	\$748,750	32.38%	\$775,000	\$612,500	26.53%	139	138	1.18%
LOTS TOTAL	\$386,674	\$366,076	5.63%	\$305,000	\$312,000	-2.24%	170	142	19.36%
Business	\$1,243,633	\$112,056	1,009.84%	\$127,500	\$94,000	35.64%	225	168	33.83%
Commercial	\$295,543	\$360,741	-18.07%	\$18	\$19	-2.70%	167	146	14.42%
Land	\$1,569,261	\$2,255,001	-30.41%	\$1,684,700	\$1,300,000	29.59%	481	361	33.28%
COMM TOTAL	\$502,544	\$458,708	9.56%	\$24	\$25	-5.32%	201	162	24.12%
<b>GRAND TOTAL</b>	<b>\$635,318</b>	<b>\$558,886</b>	<b>13.68%</b>	<b>\$560,000</b>	<b>\$508,000</b>	<b>10.24%</b>	<b>77</b>	<b>74</b>	<b>3.97%</b>

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