

**North Okanagan Monthly Statistics  
December 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	468	430	8.84%	10,229	10,728	-4.65%
2 Units Sold	521	289	80.28%	6,311	4,940	27.75%
3 Sales Volume	\$421,759,266	\$158,892,328	165.44%	\$4,099,680,146	\$2,758,271,349	48.63%
4 List/Sell Ratio	96.57%	96.69%		96.94%	96.48%	
5 Days to Sell	76	89	-14.64%	77	75	2.65%
6 Active Listings	1,713	2,483	-31.01%			
<b>Area = North Okanagan</b>						
1 Units Listed	118	119	-0.84%	3,472	3,734	-7.02%
2 Units Sold	193	116	66.38%	2,419	2,026	19.40%
3 Sales Volume	\$103,770,487	\$55,656,425	86.45%	\$1,274,904,999	\$972,652,646	31.08%
4 List/Sell Ratio	97.11%	95.90%		96.80%	96.59%	
5 Days to Sell	106	106	0.08%	98	88	11.44%
6 Active Listings	781	1,081	-27.75%			
<b>Area = Shuswap / Revels</b>						
1 Units Listed	65	71	-8.45%	1,942	2,169	-10.47%
2 Units Sold	104	64	62.50%	1,314	1,119	17.43%
3 Sales Volume	\$43,130,637	\$25,036,790	72.27%	\$570,374,428	\$455,962,676	25.09%
4 List/Sell Ratio	97.39%	94.88%		96.23%	95.55%	
5 Days to Sell	128	156	-17.60%	125	111	13.06%
6 Active Listings	516	692	-25.43%			
<b>Area = Grand Total</b>						
1 Units Listed	651	620	5.00%	15,643	16,631	-5.94%
2 Units Sold	818	469	74.41%	10,044	8,085	24.23%
3 Sales Volume	\$568,660,390	\$239,585,542	137.35%	\$5,944,959,574	\$4,186,886,671	41.99%
4 List/Sell Ratio	96.73%	96.31%		96.84%	96.40%	
5 Days to Sell	90	102	-12.31%	88	83	6.21%
6 Active Listings	3,010	4,256	-29.28%			

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North Okanagan Statistics -- December 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>	193	\$103,770,487	85	\$55,371,550
<b>Last Month</b>	215	\$114,369,142	97	\$58,753,647
<b>This Month Last Year</b>	116	\$55,656,425	52	\$24,919,801

  

<b>Description</b>	<b>Total Listings Taken</b>	<b>Inventory</b>
<b>This Month</b>	118	781
<b>Last Month</b>	194	978
<b>This Month Last Year</b>	119	1,081

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North Okanagan Statistics -- December 2020

## Quick Summary Part 2

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### Condo/Apt

Sales	16
New Listings	13
Current Inventory	78
Sell/Inv. Ratio	20.51%
Days to Sell	54
Average Price	\$285,768
Median Price	\$290,500

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### Condo/Townhouse

Sales	32
New Listings	15
Current Inventory	49
Sell/Inv. Ratio	65.31%
Days to Sell	80
Average Price	\$371,186
Median Price	\$386,250

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### Lots

Sales	26
New Listings	16
Current Inventory	176
Sell/Inv. Ratio	14.77%
Days to Sell	245
Average Price	\$390,050
Median Price	\$237,500

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### Residential

Sales	85
New Listings	39
Current Inventory	165
Sell/Inv. Ratio	51.52%
Days to Sell	84
Average Price	\$651,430
Median Price	\$584,000
Ratio of Sales vs Inventory	39.45%

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North Okanagan Statistics -- December 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 = North Okanagan</b>									
Acreage/House	12	12	0.00%	302	367	-17.71	77	122	-36.89
Duplex	3	3	0.00%	86	102	-15.69	8	22	-63.64
Mobile Home	6	9	-33.33%	132	129	2.33	29	32	-9.38
Recreational	0	0	0.00%	23	39	-41.03	5	8	-37.50
Residential	39	36	8.33%	1,456	1,569	-7.20	165	293	-43.69
Residential WF	5	0	0.00%	70	70	0.00	20	28	-28.57
3/4-Plex	1	0	0.00%	11	7	57.14	5	2	150.00
Timeshare	0	0	0.00%	0	0	0.00			
Apartment	13	14	-7.14%	265	250	6.00	78	61	27.87
Townhouse	15	14	7.14%	473	519	-8.86	49	104	-52.88
RES TOTAL	94	88.00	6.82%	2,818	3,052	-7.67%	436	672	-35.12
FARMS	0	1	-100.00%	34	42	-19.05	15	19	-21.05
MULTIFAMILY	0	0	0.00%	15	9	66.67	5	2	150.00
Acreage	1	3	-66.67%	94	100	-6.00	51	70	-27.14
Acreage WF	0	1	-100.00%	20	10	100.00	11	9	22.22
Lots	15	7	114.29%	236	221	6.79	111	142	-21.83
Lots WF	0	0	0.00%	12	25	-52.00	3	10	-70.00
LOTS TOTAL	16	11.00	45.45%	362	356	1.69%	176	231	-23.81
Business	0	2	-100.00%	25	51	-50.98	11	23	-52.17
Commercial	8	15	-46.67%	158	175	-9.71	87	97	-10.31
Land	0	2	-100.00%	60	49	22.45	51	37	37.84
COMM TOTAL	8	19.00	-57.89%	243	275	-11.64%	149	157	-5.10
<b>GRAND TOTAL</b>	<b>118</b>	<b>119</b>	<b>-0.84%</b>	<b>3,472</b>	<b>3,734</b>	<b>-7.02%</b>	<b>781</b>	<b>1,081</b>	<b>-27.75</b>

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North Okanagan Statistics -- December 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 = North Okanagan</b>								
Acreage/House	9	6	50.00%	\$6,083,000	\$4,780,000	27.26%	99.05%	93.86%
Duplex	7	4	75.00%	\$3,179,200	\$1,569,900	102.51%	100.81%	93.52%
Mobile Home	5	3	66.67%	\$542,500	\$315,000	72.22%	91.51%	88.31%
Recreational	0	1	-100.00%	\$0	\$183,000	-100.00%	0.00%	94.33%
Residential	85	52	63.46%	\$55,371,550	\$24,919,801	122.20%	97.35%	97.29%
Residential WF	2	1	100.00%	\$2,767,000	\$1,910,000	44.87%	91.08%	85.96%
3/4-Plex	1	1	0.00%	\$760,000	\$750,000	1.33%	96.21%	93.76%
Apartment	16	12	33.33%	\$4,572,290	\$2,668,000	71.38%	97.15%	97.47%
Townhouse	32	17	88.24%	\$11,877,960	\$5,851,759	102.98%	98.62%	98.16%
RES TOTAL	157	97	61.86%	\$85,153,500	\$42,947,460	98.27%	97.49%	96.18%
FARMS	0	1	-100.00%	\$0	\$750,000	-100.00%	0.00%	96.77%
MULTIFAMILY	3	0	0.00%	\$5,950,000	\$0	0.00%	94.94%	0.00%
Acreage	9	3	200.00%	\$5,578,000	\$693,750	704.04%	96.18%	91.43%
Acreage WF	1	1	0.00%	\$975,000	\$490,000	98.98%	100.00%	93.33%
Lots	15	7	114.29%	\$2,838,300	\$2,218,900	27.91%	97.59%	92.82%
Lots WF	1	0	0.00%	\$750,000	\$0	0.00%	93.87%	0.00%
LOTS TOTAL	26	11	136.36%	\$10,141,300	\$3,402,650	198.04%	96.75%	92.61%
Business	2	1	100.00%	\$1,150,661	\$471,285	144.15%	86.84%	85.84%
Commercial	4	5	-20.00%	\$765,026	\$6,575,030	-88.36%	97.45%	95.37%
Land	1	1	0.00%	\$610,000	\$1,510,000	-59.60%	94.14%	101.34%
COMM TOTAL	7	7	0.00%	\$2,525,687	\$8,556,315	-70.48%	91.58%	95.78%
<b>GRAND TOTAL</b>	<b>193</b>	<b>116</b>	<b>66.38%</b>	<b>\$103,770,487</b>	<b>\$55,656,425</b>	<b>86.45%</b>	<b>97.11%</b>	<b>95.90%</b>

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North Okanagan Statistics -- December 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 = North Okanagan</b>								
Acreage/House	194	156	24.36%	\$151,296,815	\$111,632,729	35.53%	96.90%	95.79%
Duplex	72	56	28.57%	\$37,083,693	\$25,468,950	45.60%	98.58%	97.90%
Mobile Home	89	94	-5.32%	\$15,133,950	\$16,238,650	-6.80%	94.92%	95.60%
Recreational	12	12	0.00%	\$1,366,675	\$2,433,000	-43.83%	93.74%	94.32%
Residential	1,151	966	19.15%	\$671,327,366	\$505,365,161	32.84%	97.84%	97.50%
Residential WF	41	27	51.85%	\$67,662,300	\$35,467,275	90.77%	90.13%	92.69%
3/4-Plex	3	5	-40.00%	\$1,710,000	\$2,437,500	-29.85%	96.08%	96.20%
Apartment	187	160	16.88%	\$47,664,061	\$36,985,322	28.87%	96.92%	97.18%
Townhouse	372	345	7.83%	\$142,521,453	\$120,997,869	17.79%	98.24%	97.78%
RES TOTAL	2,121	1,821	16.47%	\$1,135,766,313	\$857,026,456	32.52%	97.21%	97.06%
FARMS	7	10	-30.00%	\$21,394,000	\$21,972,000	-2.63%	95.87%	98.51%
MULTIFAMILY	6	5	20.00%	\$11,035,000	\$16,464,000	-32.97%	98.82%	94.20%
Acreage	61	43	41.86%	\$26,555,620	\$14,630,610	81.51%	93.82%	92.29%
Acreage WF	5	2	150.00%	\$2,870,000	\$1,294,000	121.79%	92.31%	90.87%
Lots	127	74	71.62%	\$30,364,350	\$16,063,900	89.02%	94.51%	93.41%
Lots WF	10	4	150.00%	\$7,745,500	\$2,544,900	204.35%	92.23%	86.96%
LOTS TOTAL	203	123	65.04%	\$67,535,470	\$34,533,410	95.57%	93.88%	92.33%
Business	10	10	0.00%	\$10,413,661	\$4,487,785	132.04%	88.01%	90.16%
Commercial	62	52	19.23%	\$19,900,654	\$30,253,994	-34.22%	92.41%	93.05%
Land	10	5	100.00%	\$8,859,900	\$7,915,000	11.94%	89.54%	84.75%
COMM TOTAL	82	67	22.39%	\$39,174,215	\$42,656,779	-8.16%	90.55%	91.09%
<b>GRAND TOTAL</b>	<b>2,419</b>	<b>2,026</b>	<b>19.40%</b>	<b>\$1,274,904,999</b>	<b>\$972,652,646</b>	<b>31.08%</b>	<b>96.80%</b>	<b>96.59%</b>

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North Okanagan Statistics -- December 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 = North Okanagan</b>									
Acreage/House	\$675,889	\$796,667	-15.16%	\$545,000	\$750,000	-27.33%	64	154	-58.28%
Duplex	\$454,171	\$392,475	15.72%	\$500,000	\$318,450	57.01%	72	62	16.60%
Mobile Home	\$108,500	\$105,000	3.33%	\$64,000	\$136,000	-52.94%	122	85	43.53%
Recreational		\$183,000			\$183,000			237	
Residential	\$651,430	\$479,227	35.93%	\$584,000	\$464,250	25.79%	84	82	2.59%
Residential WF	\$1,383,500	\$1,910,000	-27.57%	\$1,383,500	\$1,910,000	-27.57%	46	169	-73.08%
3/4-Plex	\$760,000	\$750,000	1.33%	\$760,000	\$750,000	1.33%	127	28	353.57%
Apartment	\$285,768	\$222,333	28.53%	\$290,500	\$207,500	40.00%	54	80	-32.47%
Townhouse	\$371,186	\$344,221	7.83%	\$386,250	\$362,500	6.55%	80	83	-3.26%
RES TOTAL	\$542,379	\$442,757	22.50%	\$499,900	\$395,000	26.56%	80	88	-9.13%
FARMS		\$750,000			\$750,000			147	
MULTIFAMILY	\$1,983,333			\$2,250,000			145		
Acreage	\$619,778	\$231,250	168.01%	\$390,000	\$175,000	122.86%	460	244	88.34%
Acreage WF	\$975,000	\$490,000	98.98%	\$975,000	\$490,000	98.98%	230	203	13.30%
Lots	\$189,220	\$316,986	-40.31%	\$224,000	\$239,000	-6.28%	130	214	-39.30%
Lots WF	\$750,000			\$750,000			55		
LOTS TOTAL	\$390,050	\$309,332	26.09%	\$237,500	\$239,000	-0.63%	245	221	10.71%
Business	\$575,330	\$471,285	22.08%	\$575,330	\$471,285	22.08%	168	136	23.53%
Commercial	\$191,257	\$1,315,006	-85.46%	\$187,507	\$12	562,458.33%	162	175	-7.22%
Land	\$610,000	\$1,510,000	-59.60%	\$610,000	\$1,510,000	-59.60%	89	149	-40.27%
COMM TOTAL	\$360,812	\$1,222,331	-70.48%	\$375,000	\$471,285	-20.43%	153	165	-7.34%
<b>GRAND TOTAL</b>	<b>\$537,671</b>	<b>\$479,797</b>	<b>12.06%</b>	<b>\$450,000</b>	<b>\$387,500</b>	<b>16.13%</b>	<b>106</b>	<b>106</b>	<b>0.08%</b>

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North Okanagan Statistics -- December 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 = North Okanagan</b>									
Acreage/House	\$779,880	\$715,594	8.98%	\$732,500	\$656,250	11.62%	117	120	-2.98%
Duplex	\$515,051	\$454,803	13.25%	\$514,500	\$427,000	20.49%	85	68	24.78%
Mobile Home	\$170,044	\$172,752	-1.57%	\$165,900	\$159,500	4.01%	84	79	5.53%
Recreational	\$113,890	\$202,750	-43.83%	\$89,750	\$161,000	-44.25%	169	191	-11.40%
Residential	\$583,256	\$523,152	11.49%	\$530,000	\$480,550	10.29%	74	71	4.84%
Residential WF	\$1,650,300	\$1,313,603	25.63%	\$1,402,500	\$1,250,000	12.20%	148	136	8.56%
3/4-Plex	\$570,000	\$487,500	16.92%	\$720,000	\$422,500	70.41%	149	34	334.70%
Apartment	\$254,888	\$231,158	10.27%	\$228,000	\$216,000	5.56%	79	69	14.44%
Townhouse	\$383,122	\$350,718	9.24%	\$366,500	\$348,000	5.32%	81	71	13.93%
RES TOTAL	\$535,486	\$470,635	13.78%	\$475,000	\$428,900	10.75%	82	77	7.26%
FARMS	\$3,056,286	\$2,197,200	39.10%	\$910,000	\$2,125,000	-57.18%	166	181	-8.08%
MULTIFAMILY	\$1,839,167	\$3,292,800	-44.15%	\$1,825,000	\$640,000	185.16%	105	88	19.13%
Acreage	\$435,338	\$340,247	27.95%	\$340,000	\$315,000	7.94%	260	214	21.64%
Acreage WF	\$574,000	\$647,000	-11.28%	\$600,000	\$647,000	-7.26%	93	125	-24.98%
Lots	\$239,089	\$217,080	10.14%	\$217,000	\$187,500	15.73%	202	212	-4.56%
Lots WF	\$774,550	\$636,225	21.74%	\$809,000	\$487,500	65.95%	229	34	577.33%
LOTS TOTAL	\$332,687	\$280,759	18.50%	\$240,000	\$215,000	11.63%	218	205	6.27%
Business	\$1,041,366	\$448,779	132.04%	\$582,830	\$270,000	115.86%	191	131	46.25%
Commercial	\$320,978	\$581,808	-44.83%	\$13	\$130,000	-99.99%	154	166	-7.55%
Land	\$885,990	\$1,583,000	-44.03%	\$482,500	\$1,150,000	-58.04%	494	187	163.68%
COMM TOTAL	\$477,734	\$636,668	-24.96%	\$74,950	\$350,000	-78.59%	200	162	22.92%
<b>GRAND TOTAL</b>	<b>\$527,038</b>	<b>\$480,085</b>	<b>9.78%</b>	<b>\$455,000</b>	<b>\$419,000</b>	<b>8.59%</b>	<b>98</b>	<b>88</b>	<b>11.44%</b>

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