

For Immediate Release

South Peace River Real Estate Market Gains Momentum Despite Tight Supply

KELOWNA, B.C. – May 5th, 2025. Residential real estate sales in April held firm at a measured pace, supported by a decent amount of available inventory, reports the Association of Interior REALTORS® (the Association).

A total of 1,317 residential unit sales were recorded across the Association region in April, coming in above March's 1,143 units and nudging 0.6% above units sold in April last year.

New residential listings saw a modest increase of 0.8% compared to April 2024 with 3,440 new listings recorded last month. The total number of active listings saw a 6.4% increase in total inventory compared to April 2024 with 9,400 recorded across the Association region. The highest percentage increase in active listings across the Association region for another consecutive month was in Central Okanagan with a total increase of 11.9% compared to the same month last year.

“While demand in the market remains strong, ongoing economic uncertainty —exacerbated by tariffs — may have tempered typical seasonal sales momentum,” says the Association of Interior REALTORS® President Kadin Rainville, adding “some potential buyers could be waiting on the sidelines for clearer signals on the economic outlook before acting on their intentions.”

“With the federal election now behind us, there is a sense of cautious optimism that renewed economic strategies may emerge. It remains to be seen whether the coming months will bring a return to typical seasonal momentum, especially given the strength of underlying demand,” notes Rainville.

In the South Peace River region, there was a total of 39 residential unit sales recorded last month marking a 18.2% increase compared to April 2024, and up from March's 33 units sold. New listings saw a 6.5% increase in year-over-year comparison with 82 new listings recorded for the month. Total active listings saw a decrease of 4.1% compared to April 2024 with a total of 212 listings.

“Real estate activity in the South Peace River region remains fairly strong, outperforming the 10-year average,” notes Rainville, adding “as is typically the case for the area, inventory levels remain low, which continues to apply modest upward pressure on prices.”

The average price for single-family homes increased 10.1% compared to the same month the previous year, coming in at \$302,846. The average price for mobile homes was recorded at \$265,000 marking a 102.3% increase compared to April 2024.

Given the high stakes on such a significant financial transaction, home sellers and buyers can benefit from the knowledge and skills of a practiced REALTOR®. Contact your local REALTOR® to find out more about the real estate market and how they can help you achieve your real estate goals.



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The Association of Interior REALTORS® is a member-based professional organization serving approximately 2,600 REALTORS® who live and work in communities across the interior of British Columbia including the Okanagan Valley, Kamloops and Kootenay regions, as well as the South Peace River region.

The Association of Interior REALTORS® was formed on January 1, 2021 through the amalgamation of the Okanagan Mainline Real Estate Board and the South Okanagan Real Estate Board. The Association has since also amalgamated with the Kamloops & District Real Estate Association and the Kootenay Association of REALTORS®.

For more information, please contact:

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