

For immediate release

Kamloops Residential Real Estate Market Holds Its Ground Through August

KELOWNA, B.C. – September 3rd, 2026. Residential real estate activity across the Interior saw some dampening in demand in August in relation to wildfire activity, reports the Association of Interior REALTORS® (the Association).

The Association region recorded 1,141 residential sales in August, down from 1,496 in July and down 13.4% compared to the same time last year.

New residential listings saw a 17.9% decrease compared to August 2025 with 2,062 new listings recorded last month, and down from the previous month's 2,569 new listings. The total number of active listings saw a 7.7% decrease in inventory compared to the same time last year with 9,378 recorded across the Association region and down compared to July's 9,630 total inventory.

"August was a difficult month for our communities. Evacuations displaced families, homes were lost, and the focus rightfully shifted away from real estate. Our thoughts are with everyone affected," says Association of Interior REALTORS® President Ryan Mayne, adding that "activity slowed as a result, which is completely understandable given what so many people were going through."

Within the Kamloops and District region, there were 217 residential unit sales recorded last month, down from July's 254 units sold and down 1.4% compared to the same month the previous year. There were 374 new listings recorded last month in the Kamloops and District region, down 12.0% compared to August 2025 and down from July's 457 new listings. Overall inventory, or active listings, saw a decrease of 5.3% in year-over-year comparison, coming in at 1,406 listings.

"Considering the wildfire and smoke conditions experienced across the province, the Kamloops and District market held up relatively well in August, with sales closely reflecting last year's activity. While listing levels continue to be more restrained than elsewhere in the Interior, the relationship between available inventory and demand remains balanced," notes Mayne.

The benchmark price, a better representation of value compared to the average or median price as it represents a dwelling of "typical attributes", saw a percentage increase of 0.9% compared to August 2025 in the single-family housing sub-category, coming in at \$669,100. The townhome housing sub-category saw a benchmark price decrease of 2.5%, coming in at \$508,400. The benchmark price for condominiums saw a 1.1% decrease in year-over-year comparison, coming in at \$375,900.

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.

The Association of Interior REALTORS® is a member-based professional organization serving approximately 2,500 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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About HPI

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