





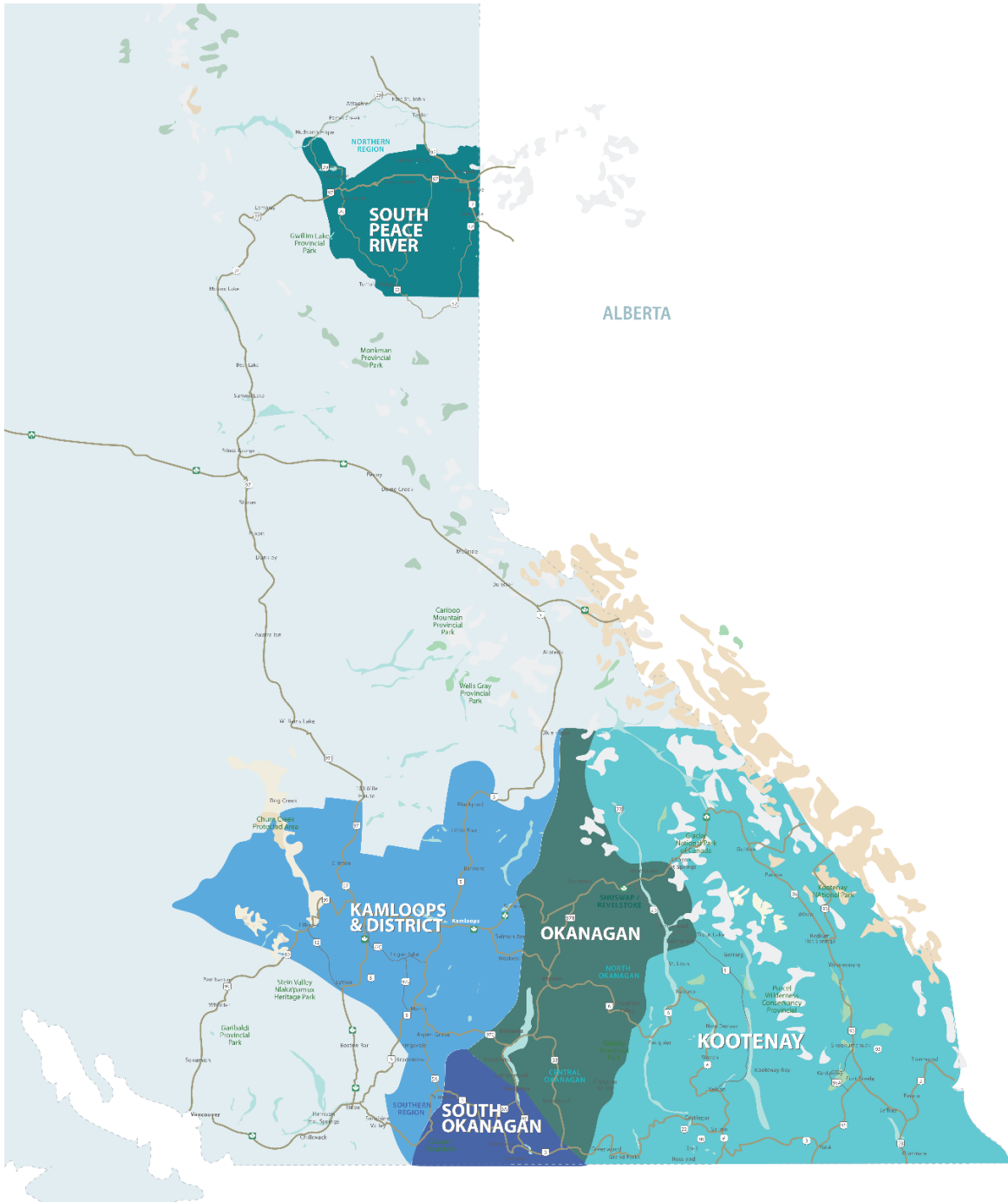


RESIDENTIAL SALES*
JULY 2023
SUMMARY STATISTICS

	 Units Sold	 Dollar Volume (Millions)	 Active Listings	 New Listings
CENTRAL OKANAGAN	408 ↑37.4%	\$344.3 ↑37.2%	2,387 ↑9.2%	985 ↑10.2%
NORTH OKANAGAN	153 ↓-2.5%	\$113.7 ↑4.8%	799 ↑18.0%	266 ↓-11.0%
SHUSWAP / REVELSTOKE	89 ↑6.0%	\$57.7 ↓-2.0%	570 ↓-2.1%	156 ↓-12.4%
SOUTH OKANAGAN	164 ↑11.6%	\$112.6 ↑17.8%	1,118 ↑36.8%	245 ↑55.1%
SOUTH PEACE RIVER AREA	34 ↓-15.0%	\$9.7 ↓-16.3%	301 ↑14.9%	16 ↑14.3%
KAMLOOPS AND DISTRICT	237 ↑15.0%	\$144.5 ↑10.9%	1,075 ↑1.7%	450 ↓-6.1%
KOOTENAY	252 ↓-13.1%	\$131.3 ↓-3.5%	1,520 ↑15.6%	432 ↓-8.3%
TOTAL ASSOCIATION	1,337 ↑9.5%	\$913.9 ↑15.4%	7,770 ↑12.7%	2,550 ↑2.3%





*Residential = Acreage, Duplex, Mobile Home, Recreational, Single Family, 3/4Plex, Apartment & Townhouse. Excludes Land





**Percentage indicates change from the same period last year







This map is for informational purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.



	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
Sales	180 ↑ 45.2%	75 ↓ -12.8%	51 0.0%	77 ↑ 1.3%
Benchmark Price*	\$1,063,700 ↑ 0.9%	\$778,300 ↓ -0.5%	\$711,400 ↓ -0.2%	\$765,600 ↓ -6.3%
Days to Sell	41 ↑ 11.4%	52 ↑ 39.6%	61 ↑ 36.8%	59 ↑ 30.9%
Inventory	1,154 ↑ 2.5%	366 ↑ 10.9%	264 ↓ -10.5%	511 ↑ 34.8%

	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
Sales	70 ↑ 37.3%	30 ↑ 25.0%	12 ↑ 71.4%	16 ↓ -11.1%
Benchmark Price*	\$768,500 ↓ -2.9%	\$598,300 ↑ 1.9%	\$565,900 ↑ 1.6%	\$549,600 ↓ -5.6%
Days to Sell	38 ↑ 74.9%	54 ↑ 74.9%	54 ↑ 58.1%	49 ↑ 28.5%
Inventory	327 ↑ 16.4%	96 ↑ 31.5%	40 ↑ 53.9%	126 ↑ 38.5%



	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
Sales	124 ↑ 45.9%	16 ↓ -11.1%	5 0.0%	32 ↑ 52.4%
Benchmark Price*	\$514,900 ↓ -0.5%	\$342,100 ↑ 1.2%	\$430,000 ↑ 1.3%	\$443,200 ↓ -4.6%
Days to Sell	46 ↑ 27.0%	61 ↑ 93.6%	51 ↓ -13.1%	102 ↑ 148.6%
Inventory	527 ↑ 14.3%	61 ↑ 19.6%	18 ↓ -56.1%	198 ↑ 66.4%

*Benchmark Price: Estimated sales price of a benchmark property. Benchmarks represent a typical property within each market.

**Percentage indicate change from the same period last year



CENTRAL OKANAGAN

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Big White	0		2 ↑ 100.0%	\$707,200 ↓ -2.2%	8 ↑ 100.0%	\$490,500 ↓ -0.4%
Black Mountain	8 ↑ 33.3%	\$1,170,400 ↑ 2.1%	0 ↓ -100.0%	\$861,500 ↓ -1.8%	0	
Crawford Estates	2 ↑ 100.0%	\$1,388,100 ↑ 3.1%	0		0	
Dilworth Mountain	4 ↓ -20.0%	\$1,185,700 ↑ 2.4%	0 ↓ -100.0%	\$934,500 ↓ -2.4%	2	\$483,600 ↓ -1.2%
Ellison	4	\$1,013,500 ↑ 2.1%	1	\$777,600 ↓ -0.5%	0	
Fintry	6 ↑ 500.0%	\$904,200 ↓ -1.3%	0	\$665,400 ↓ -1.8%	0	\$263,800 ↑ 1.5%
Glenmore	9 ↓ -10.0%	\$980,500 ↑ 0.9%	5 0.0%	\$775,800 ↓ -2.7%	11 ↑ 1000.0%	\$607,500 ↓ -0.4%
Glenrosa	16 ↑ 128.6%	\$796,000 ↓ -3.0%	0	\$760,400 ↓ -4.2%	0	
Joe Rich	0 ↓ -100.0%	\$1,153,100 ↑ 0.7%	0		0	
Kelowna North	3 0.0%	\$1,008,200 ↑ 2.2%	2 ↑ 100.0%	\$834,900 ↓ -5.1%	19 ↑ 18.8%	\$608,200 ↓ -0.5%
Kelowna South	4 ↑ 33.3%	\$1,007,200 ↑ 4.0%	5 ↓ -16.7%	\$744,900 ↓ -2.1%	7 ↓ -22.2%	\$536,900 ↓ -1.3%
Kettle Valley	2 0.0%	\$1,365,600 ↑ 2.8%	1	\$823,700 ↓ -0.2%	0	
Lake Country East / Oyama	3 0.0%	\$1,121,100 ↑ 2.5%	4 ↑ 33.3%	\$758,600 ↓ -2.6%	0 ↓ -100.0%	\$472,500 ↓ -1.1%
Lake Country North West	6 ↑ 200.0%	\$1,470,900 ↑ 1.2%	0 ↓ -100.0%	\$858,400 ↓ -1.0%	5 ↑ 150.0%	
Lake Country South West	5 0.0%	\$1,110,200 ↑ 1.6%	2	\$946,500 ↓ -1.1%	0	
Lakeview Heights	12 ↑ 71.4%	\$1,185,200 ↓ -2.8%	1	\$988,900 ↓ -5.5%	1 ↓ -50.0%	\$709,600 ↓ -0.8%
Lower Mission	6 ↓ -33.3%	\$1,307,500 ↑ 2.2%	11 ↑ 120.0%	\$807,800 ↓ -2.2%	18 ↑ 63.6%	\$502,000 ↓ -0.5%

* Percentage represents change compared to the same month last year



CENTRAL OKANAGAN

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
McKinley Landing	1	\$1,172,900 ↑ 2.0%	0		0	↓ -100.0%
North Glenmore	13 ↑ 116.7%	\$1,019,500 ↑ 2.3%	2 ↓ -66.7%	\$712,500 ↓ -3.1%	6 ↓ -33.3%	\$485,600 ↓ -1.3%
Peachland	2 ↓ -50.0%	\$999,700 ↓ -1.8%	2 ↑ 100.0%	\$793,200 ↓ -4.0%	0	\$585,700 ↓ -2.0%
Rutland North	11 ↑ 120.0%	\$819,400 ↑ 1.6%	9 ↑ 350.0%	\$570,400 ↓ -3.1%	7 ↑ 16.7%	\$385,500 ↓ -1.1%
Rutland South	11 ↑ 120.0%	\$818,100 ↑ 0.4%	2 0.0%	\$609,400 ↓ -2.5%	1 0.0%	\$412,500 ↓ -3.1%
Shannon Lake	8 ↑ 100.0%	\$1,027,200 ↓ -1.4%	2 0.0%	\$848,500 ↓ -3.5%	5 ↑ 25.0%	\$615,800 ↓ -1.6%
Smith Creek	2 ↓ -33.3%	\$948,800 ↓ -3.5%	0	\$765,300 ↓ -5.8%	0	
South East Kelowna	6 0.0%	\$1,265,100 ↑ 2.3%	0	\$1,063,600 ↓ -0.7%	0	
Springfield/Spall	2 ↓ -50.0%	\$870,700 ↓ -0.7%	3 ↓ -40.0%	\$643,600 ↓ -2.3%	12 ↑ 200.0%	\$510,800 ↓ -0.5%
University District	2 ↑ 100.0%	\$1,078,800 ↓ -0.6%	5 ↑ 400.0%	\$865,400 ↓ -2.6%	8 ↑ 60.0%	\$472,600 ↓ -2.2%
Upper Mission	9 ↑ 80.0%	\$1,343,800 ↑ 2.5%	1	\$1,136,300 ↓ -1.9%	0	
West Kelowna Estates	16 ↑ 100.0%	\$1,035,300 ↓ -2.9%	0 ↓ -100.0%	\$905,600 ↓ -3.7%	0	
Westbank Centre	5 ↑ 25.0%	\$730,700 ↓ -1.6%	8 ↑ 300.0%	\$683,300 ↓ -5.4%	12 ↑ 33.3%	\$464,000 ↓ -0.8%
Wilden	2 ↓ -33.3%	\$1,357,300 ↑ 4.9%	1 0.0%	\$988,700 ↓ -2.3%	0	\$410,800 0.0%

* Percentage represents change compared to the same month last year



NORTH OKANAGAN

SINGLE FAMILY

TOWNHOUSE

APARTMENT

Location	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Adventure Bay	2 ↑ 100.0%	\$1,175,400 ↓ -2.3%	0	\$1,027,000 ↑ 1.0%	0	
Alexis Park	1	\$627,900 ↓ -3.4%	3	\$274,300 ↑ 2.0%	0 ↓ -100.0%	\$308,600 ↓ -0.2%
Armstrong	8 ↓ -33.3%	\$731,500 ↓ -0.2%	1	\$554,900 ↑ 2.1%	0 ↓ -100.0%	\$251,600 ↑ 0.9%
Bella Vista	4 0.0%	\$868,800 ↓ -2.8%	2 ↓ -33.3%	\$600,200 ↑ 1.5%	0	
Cherryville	0	\$510,900 ↑ 0.3%	0	\$500,400 ↑ 5.4%	0	
City of Vernon	3 0.0%	\$548,800 ↑ 0.2%	2 ↓ -50.0%	\$468,600 ↑ 0.3%	9 ↑ 50.0%	\$308,400 ↑ 0.9%
Coldstream	14 ↑ 180.0%	\$973,300 ↓ -1.6%	2 ↑ 100.0%	\$818,400 ↓ -0.5%	0	
East Hill	6 ↓ -57.1%	\$703,800 ↓ -1.5%	5 ↑ 150.0%	\$586,200 ↑ 2.6%	0	
Enderby / Grindrod	2 ↓ -71.4%	\$589,900 ↓ -0.7%	0	\$462,000 ↓ -1.8%	0	\$356,200 ↑ 0.2%
Foothills	4 ↑ 300.0%	\$1,024,200 ↑ 1.5%	0	\$1,027,000 ↑ 3.7%	0	
Harwood	1 ↓ -50.0%	\$571,100 ↓ -1.2%	2 ↓ -33.3%	\$450,200 ↑ 2.0%	0	
Lavington	2 ↑ 100.0%	\$999,100 ↑ 2.9%	0		0	
Lumby Valley	2 ↓ -60.0%	\$598,100 ↑ 2.1%	2 ↑ 100.0%	\$467,100 ↓ -1.8%	0	
Middleton Mtn Coldstream	3 ↓ -40.0%	\$1,084,300 ↓ -3.2%	0	\$798,400 ↑ 2.4%	0	
Middleton Mtn Vernon	3 ↑ 200.0%	\$894,600 ↓ -3.2%	3 ↑ 50.0%	\$650,900 ↑ 3.3%	1	
Mission Hill	2 ↓ -33.3%	\$635,200 ↓ -0.4%	1 ↓ -50.0%	\$507,800 ↑ 3.7%	2 ↓ -60.0%	\$315,800 ↓ -0.3%
North BX	0 ↓ -100.0%	\$1,067,100 ↓ -2.1%	0	\$646,300 ↑ 1.9%	0	

* Percentage represents change compared to the same month last year



NORTH OKANAGAN

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Okanagan Landing	4 ↑ 100.0%	\$974,300 ↓ -2.7%	4 ↓ -20.0%	\$813,500 ↑ 2.0%	2 ↑ 100.0%	\$524,900 ↓ -0.6%
Okanagan North	5 ↓ -28.6%	\$541,000 ↓ -0.8%	0	\$572,900 ↑ 2.1%	0	
Predator Ridge	2 ↓ -33.3%	\$1,178,700 ↓ -4.4%	1 0.0%	\$931,600 ↑ 0.9%	0	
Salmon Valley	0 ↓ -100.0%	\$651,200 ↓ -1.3%	0		0	
Silver Star	2	\$1,101,000 ↑ 3.9%	0	\$595,500 ↑ 1.3%	2 0.0%	\$358,700 ↑ 3.2%
South Vernon	1 0.0%	\$554,200 ↓ -1.4%	1		0	
Swan Lake West	2 0.0%	\$1,211,700 ↓ -3.0%	0		0	
Westmount	0	\$631,300 ↓ -2.0%	1	\$477,900 ↑ 1.1%	0	

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SHUSWAP/REVELSTOKE

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Blind Bay	7 ↑ 40.0%	\$803,300 ↓ -0.4%	0	\$755,400 ↑ 1.3%	0	
Eagle Bay	2 0.0%	\$798,800 ↓ -0.8%	0	\$700,700 ↑ 1.9%	0	
NE Salmon Arm	10 ↓ -16.7%	\$685,200 ↓ -0.2%	2 0.0%	\$516,100 ↑ 2.2%	1 0.0%	\$363,500 ↑ 0.4%
North Shuswap	5 ↑ 25.0%	\$666,300 ↓ -0.4%	2 0.0%	\$651,500 ↓ -0.4%	0	
NW Salmon Arm	1 0.0%	\$973,200 ↓ -1.2%	0 ↓ -100.0%	\$545,300 ↑ 1.2%	0	\$311,800 ↓ -1.3%
Revelstoke	6 ↑ 20.0%	\$721,400 ↑ 0.8%	1	\$503,400 ↑ 3.7%	0 ↓ -100.0%	\$508,400 ↓ -0.9%
SE Salmon Arm	10 ↓ -28.6%	\$759,400 ↑ 0.1%	2	\$538,700 ↑ 2.1%	1 0.0%	
Sicamous	6 ↑ 50.0%	\$551,000 ↓ -2.6%	4 ↑ 300.0%	\$513,600 ↑ 1.2%	2 ↑ 100.0%	\$466,600 ↑ 2.0%
Sorrento	2 ↑ 100.0%	\$677,500 ↑ 5.0%	1	\$626,900 ↑ 1.0%	0	
SW Salmon Arm	0 ↓ -100.0%	\$775,000 ↓ -0.1%	0 ↓ -100.0%	\$613,400 ↑ 0.5%	1 0.0%	
Tappen	1 0.0%	\$830,000 ↑ 1.1%	0		0	

* Percentage represents change compared to the same month last year



SOUTH OKANAGAN

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Keremeos	2 ↓ -60.0%	\$494,800 ↓ -2.9%	0	\$435,500 ↓ -7.5%	0	
Eastside / Lkshr Hi / Skaha Est	2 ↑ 100.0%	\$1,188,600 ↓ -7.6%	0		0	
Kaleden	1 0.0%	\$1,026,900 ↓ -5.5%	0		0	
Kaleden / Okanagan Falls Rural	2 ↑ 100.0%	\$1,189,500 ↓ -5.0%	0		0	
Okanagan Falls	3 ↓ -50.0%	\$613,500 ↓ -7.3%	0	\$621,500 ↓ -5.8%	0	\$362,500 ↓ -5.9%
Naramata Rural	0	\$1,076,700 ↓ -4.1%	0		0	
Oliver	12 ↑ 9.1%	\$623,100 ↓ -8.2%	3 ↑ 50.0%	\$420,500 ↓ -7.1%	5	\$357,400 ↓ -0.4%
Oliver Rural	0 ↓ -100.0%	\$746,000 ↓ -4.4%	0		0	
Osoyoos	7 ↑ 16.7%	\$819,500 ↓ -5.3%	1 0.0%	\$631,000 ↓ -4.8%	3 ↑ 50.0%	\$467,600 ↓ -3.4%
Osoyoos Rural	0	\$1,285,100 ↓ -6.5%	0		0	
Rock Crk. & Area	0 ↓ -100.0%		0		0	
Columbia / Duncan	7 ↑ 16.7%	\$864,000 ↓ -6.4%	0 ↓ -100.0%	\$614,600 ↓ -6.9%	0	\$246,400 ↓ -5.0%
Husula / West Bench / Sage Mesa	1 ↓ -50.0%	\$816,900 ↓ -9.7%	0		0	
Main North	10 ↑ 25.0%	\$610,300 ↓ -7.2%	2	\$610,200 ↓ -5.7%	5 ↓ -28.6%	\$454,600 ↓ -6.1%
Main South	6 ↑ 100.0%	\$754,800 ↓ -7.2%	4 ↓ -50.0%	\$455,300 ↓ -6.1%	16 ↑ 60.0%	\$463,100 ↓ -6.2%
Penticton Apex	0		1		0 ↓ -100.0%	\$293,400 ↓ -4.3%
Penticton Rural	0		0		0	

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SOUTH OKANAGAN

SINGLE FAMILY

TOWNHOUSE

APARTMENT

Location	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Uplands / Redlands	3	\$1,024,600 ↓ -8.7%	2		0	
Wiltse / Valleyview	3 ↓ -50.0%	\$947,100 ↓ -6.6%	2 0.0%	\$753,100 ↓ -7.6%	0	
Princeton	1 ↓ -80.0%	\$367,900 ↓ -5.0%	0 ↓ -100.0%		0	
Princeton Rural	0	\$789,000 ↓ -6.2%	0		0	
Lower Town	3 ↑ 200.0%	\$923,700 ↓ -9.2%	0		0	\$526,900 ↓ -6.3%
Main Town	11 ↑ 175.0%	\$735,200 ↓ -5.8%	0 ↓ -100.0%	\$487,600 ↓ -5.2%	3 ↑ 200.0%	\$374,900 ↓ -3.9%
Summerland Rural	1 0.0%	\$1,018,900 ↓ -6.8%	0		0	
Trout Creek	1 ↓ -50.0%	\$1,130,600 ↓ -5.6%	0	\$610,500 ↓ -7.1%	0	

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