





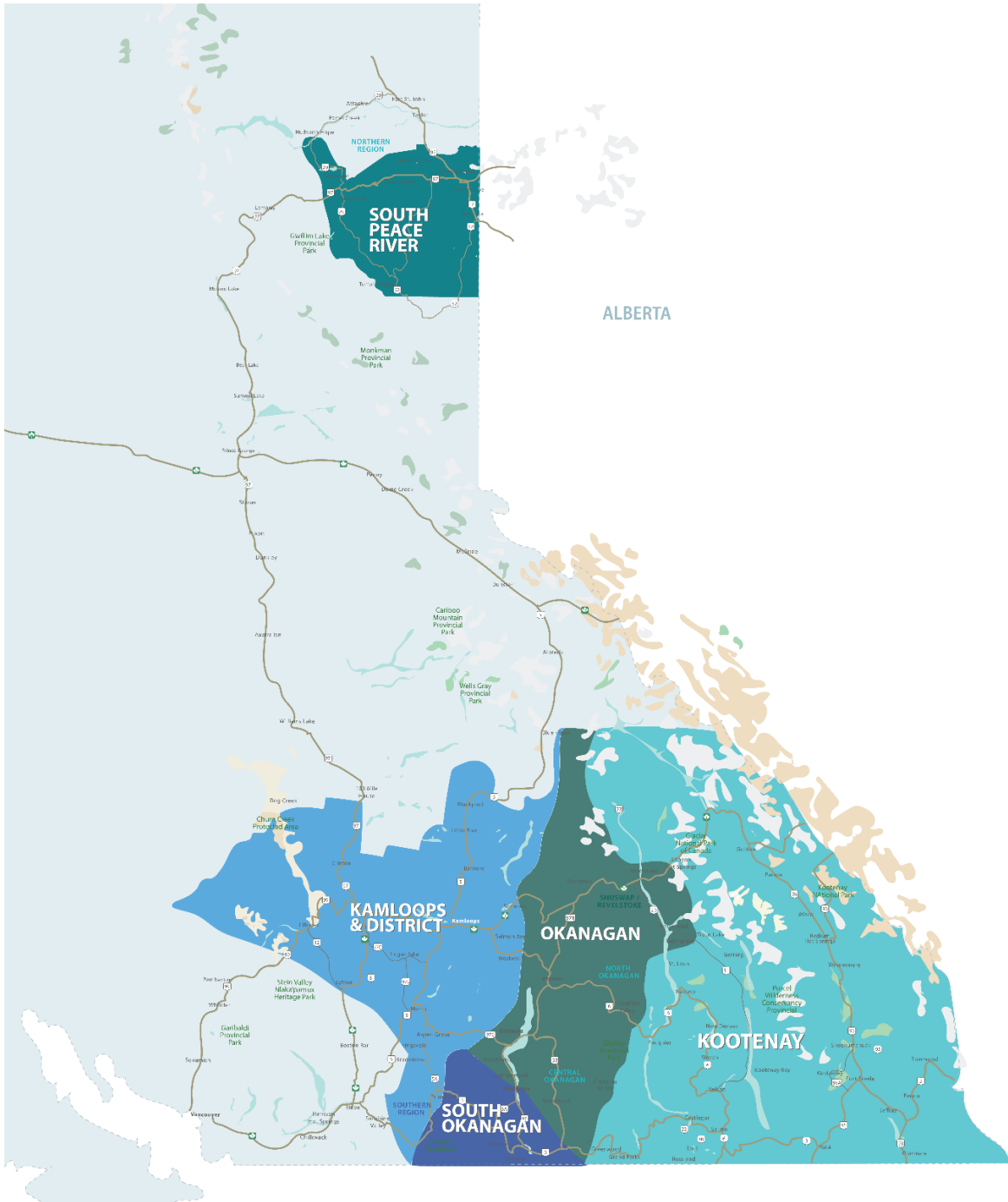


RESIDENTIAL SALES*
FEBRUARY 2024
SUMMARY STATISTICS

	 Units Sold	 Dollar Volume (Millions)	 Active Listings	 New Listings
CENTRAL OKANAGAN	248 ↓-5.0%	\$185.4 ↓-13.0%	2,205 ↑30.2%	875 ↑30.8%
NORTH OKANAGAN	94 ↓-1.1%	\$61.5 ↑1.4%	673 ↑24.4%	214 ↑22.3%
SHUSWAP / REVELSTOKE	42 ↑31.3%	\$32.3 ↑68.5%	398 ↑22.1%	138 ↑40.8%
SOUTH OKANAGAN	104 0.0%	\$61.7 ↓-14.0%	1,072 ↑43.3%	314 ↑24.1%
SOUTH PEACE RIVER AREA	27 ↑22.7%	\$7.1 ↓-7.1%	201 ↑3.6%	47 ↑23.7%
KAMLOOPS AND DISTRICT	155 ↑2.6%	\$93.0 ↑0.6%	937 ↑17.7%	400 ↑30.7%
KOOTENAY	140 ↓-20.5%	\$67.5 ↓-17.6%	1,081 ↑18.7%	340 ↑31.8%
TOTAL ASSOCIATION	810 ↓-3.7%	\$508.5 ↓-7.0%	6,567 ↑26.0%	2,328 ↑29.5%





*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	106 ↓ -15.2%	50 ↑ 2.0%	23 ↑ 35.3%	51 ↑ 10.9%
Benchmark Price*	\$1,009,100 ↑ 4.1%	\$734,500 ↑ 1.8%	\$696,100 ↑ 5.4%	\$691,400 ↓ -3.3%
Days to Sell	77 ↑ 28.1%	102 ↑ 29.7%	97 ↑ 18.9%	73 ↑ 0.4%
Inventory	954 ↑ 25.5%	317 ↑ 31.5%	191 ↑ 27.3%	415 ↑ 32.6%

	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
Sales	41 ↑ 13.9%	15 ↓ -11.8%	7 ↑ 600.0%	15 ↑ 36.4%
Benchmark Price*	\$754,900 ↓ -4.2%	\$558,700 ↓ -3.9%	\$532,000 ↓ -4.3%	\$483,600 ↓ -12.4%
Days to Sell	58 ↑ 60.0%	60 ↑ 60.0%	166	66 ↑ 76.4%
Inventory	328 ↑ 35.5%	65 ↓ -5.8%	32 ↓ -8.6%	126 ↑ 61.5%



	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
Sales	64 ↓ -13.5%	10 ↑ 11.1%	3 ↓ -40.0%	19 ↓ -5.0%
Benchmark Price*	\$508,600 ↑ 2.5%	\$340,700 ↑ 4.2%	\$422,900 ↑ 3.1%	\$415,300 ↓ -4.9%
Days to Sell	57 ↓ -24.7%	84 ↑ 20.3%	97 ↓ -21.7%	86 ↑ 24.0%
Inventory	589 ↑ 26.7%	68 ↑ 38.8%	17 ↓ -26.1%	217 ↑ 11.9%

*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	1 ↓ -66.7%		3 ↑ 50.0%	\$715,300 ↓ -5.7%	5 ↓ -37.5%	\$485,400 ↑ 2.8%
Black Mountain	8 ↑ 33.3%	\$1,133,300 ↑ 6.0%	2	\$863,900 ↓ -6.8%	0	
Crawford Estates	0 ↓ -100.0%	\$1,271,600 ↑ 3.6%	0		0	
Dilworth Mountain	1 ↓ -75.0%	\$1,114,600 ↑ 4.3%	0 ↓ -100.0%	\$938,000 ↓ -6.8%	0	\$482,000 ↑ 3.2%
Ellison	3 ↑ 50.0%	\$962,500 ↑ 5.2%	1	\$766,600 ↓ -6.8%	0	
Fintry	1	\$857,400 ↑ 1.4%	0	\$626,600 ↑ 6.9%	0	\$266,100 ↑ 6.0%
Glenmore	5 0.0%	\$948,000 ↑ 5.4%	7 ↑ 75.0%	\$772,000 ↓ -6.5%	4 ↑ 33.3%	\$590,700 ↑ 1.3%
Glenrosa	7 ↑ 75.0%	\$754,400 ↑ 2.0%	0	\$717,800 ↑ 6.1%	0	
Joe Rich	1	\$1,077,700 ↑ 3.9%	0		1	
Kelowna North	0 ↓ -100.0%	\$960,800 ↑ 4.7%	2 ↑ 100.0%	\$838,300 ↓ -8.3%	7 ↓ -63.2%	\$598,400 ↑ 2.5%
Kelowna South	3 ↓ -62.5%	\$948,400 ↑ 5.7%	1 ↓ -75.0%	\$751,000 ↓ -6.4%	12 ↑ 100.0%	\$527,500 ↑ 1.4%
Kettle Valley	4 ↑ 100.0%	\$1,260,700 ↑ 3.4%	1 0.0%	\$824,800 ↓ -3.0%	0	
Lake Country East / Oyama	3 ↓ -25.0%	\$1,072,300 ↑ 5.5%	4 ↑ 300.0%	\$757,300 ↓ -7.5%	1 0.0%	\$465,200 ↑ 2.3%
Lake Country North West	0 ↓ -100.0%	\$1,398,200 ↑ 3.6%	0	\$852,600 ↓ -6.4%	0	
Lake Country South West	2 ↓ -33.3%	\$1,058,500 ↑ 4.3%	0 ↓ -100.0%	\$945,300 ↓ -6.6%	0	
Lakeview Heights	6 ↓ -50.0%	\$1,107,100 ↑ 0.6%	1 0.0%	\$927,300 ↑ 3.9%	0	\$701,700 ↑ 2.2%
Lower Mission	6 ↓ -33.3%	\$1,214,100 ↑ 4.4%	5 ↑ 66.7%	\$807,800 ↓ -7.3%	10 ↑ 42.9%	\$500,200 ↑ 3.4%

* 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	0	\$1,150,400 ↑ 5.8%	0		1	
North Glenmore	6 ↑ 100.0%	\$962,900 ↑ 4.3%	2 ↓ -33.3%	\$713,900 ↓ -7.1%	4 ↑ 100.0%	\$477,500 ↑ 1.6%
Peachland	5 ↑ 66.7%	\$933,400 ↑ 0.9%	0 ↓ -100.0%	\$738,100 ↑ 4.3%	0 ↓ -100.0%	\$581,000 ↑ 2.5%
Rutland North	7 ↑ 75.0%	\$799,900 ↑ 6.5%	4 ↑ 33.3%	\$569,900 ↓ -7.0%	3 ↓ -40.0%	\$381,300 ↑ 2.1%
Rutland South	9 0.0%	\$798,700 ↑ 5.5%	1 0.0%	\$597,400 ↓ -7.2%	0 ↓ -100.0%	\$402,400 ↑ 0.0%
Shannon Lake	7 0.0%	\$959,400 ↑ 1.7%	1 ↓ -50.0%	\$801,900 ↑ 5.5%	0 ↓ -100.0%	\$610,500 ↑ 2.0%
Smith Creek	2 ↑ 100.0%	\$891,000 ↑ 0.4%	0	\$726,600 ↑ 5.4%	0	
South East Kelowna	0 ↓ -100.0%	\$1,175,800 ↑ 3.9%	0	\$1,059,100 ↓ -6.9%	0	
Springfield/Spall	0 ↓ -100.0%	\$848,600 ↑ 4.2%	1 ↓ -75.0%	\$634,100 ↓ -7.7%	3 ↓ -66.7%	\$509,500 ↑ 3.4%
University District	1	\$1,051,600 ↑ 3.8%	1	\$863,000 ↓ -7.4%	5 ↑ 400.0%	\$464,500 ↑ 1.4%
Upper Mission	11 ↑ 57.1%	\$1,248,500 ↑ 4.2%	0 ↓ -100.0%	\$1,142,900 ↓ -6.9%	0	
West Kelowna Estates	3 ↑ 50.0%	\$963,200 ↑ 0.2%	2	\$861,500 ↑ 6.4%	0	
Westbank Centre	1 ↓ -80.0%	\$686,500 ↑ 1.7%	1 0.0%	\$646,000 ↑ 5.1%	8 ↑ 14.3%	\$460,200 ↑ 2.7%
Wilden	3 ↓ -25.0%	\$1,252,900 ↑ 4.6%	1	\$996,400 ↓ -6.6%	0	\$411,800 ↑ 4.4%

* 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	0 ↓ -100.0%	\$1,103,000 ↑ 1.3%	0	\$974,900 ↓ -3.7%	0	
Alexis Park	2	\$598,700 ↑ 1.8%	1 ↓ -50.0%	\$261,000 ↓ -2.2%	1 0.0%	\$305,300 ↑ 2.7%
Armstrong	5 ↑ 25.0%	\$714,100 ↑ 4.4%	1 ↓ -50.0%	\$522,500 ↓ -3.9%	1	\$259,900 ↑ 7.9%
Bella Vista	2 ↑ 100.0%	\$840,100 ↑ 3.1%	1	\$562,200 ↓ -5.1%	0	
Cherryville	0	\$484,500 ↑ 1.6%	0	\$472,700 ↓ -4.4%	0	
City of Vernon	2 0.0%	\$520,400 ↑ 2.1%	1 ↓ -66.7%	\$439,700 ↓ -4.9%	7 ↑ 16.7%	\$307,300 ↑ 4.4%
Coldstream	2 ↓ -50.0%	\$911,900 ↑ 1.2%	0	\$776,300 ↓ -3.0%	0 ↓ -100.0%	
East Hill	8 0.0%	\$661,200 ↑ 1.2%	1 0.0%	\$552,900 ↓ -2.7%	0	
Enderby / Grindrod	3 ↓ -57.1%	\$567,600 ↑ 3.5%	2	\$446,800 ↓ -4.1%	0	\$355,700 ↑ 4.2%
Foothills	5 ↑ 150.0%	\$986,900 ↑ 5.3%	0	\$946,800 ↓ -3.9%	0	
Harwood	1 0.0%	\$541,900 ↑ 2.1%	2 ↓ -50.0%	\$425,900 ↓ -2.9%	0	
Lavington	0	\$947,700 ↑ 2.9%	0		0	
Lumby Valley	3 ↓ -62.5%	\$569,700 ↑ 4.4%	0	\$450,200 ↓ -1.9%	0	
Middleton Mtn Coldstream	1 ↓ -50.0%	\$1,009,500 ↑ 0.6%	0	\$746,200 ↓ -3.8%	0	
Middleton Mtn Vernon	2 ↑ 100.0%	\$841,500 ↑ 1.1%	2	\$611,500 ↓ -3.0%	0	
Mission Hill	3 ↑ 200.0%	\$599,900 ↑ 2.2%	1	\$474,900 ↓ -3.0%	0	\$314,500 ↑ 2.8%
North BX	4 ↑ 33.3%	\$1,002,900 ↑ 1.4%	0	\$614,500 ↓ -2.4%	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	1 0.0%	\$918,100 ↓ -2.1%	3 ↓ -1.5%	\$774,500 ↓ -1.5%	1 ↑ 2.3%	\$517,700 ↑ 2.3%
Okanagan North	4 ↑ 100.0%	\$499,700 ↑ 0.4%	0 ↓ -4.0%	\$539,700 ↓ -4.0%	0	
Predator Ridge	0 ↓ -100.0%	\$1,123,500 ↑ 1.5%	0 ↓ -100.0%	\$855,400 ↓ -4.8%	0 ↓ -100.0%	
Salmon Valley	1	\$631,500 ↑ 5.1%	0		0	
Silver Star	0	\$1,007,200 ↑ 6.1%	0 ↓ -100.0%	\$561,600 ↑ 3.0%	0	\$364,200 ↑ 7.6%
South Vernon	1	\$564,000 ↑ 9.6%	0		0	
Swan Lake West	0	\$1,128,900 ↓ -1.2%	0		0	
Westmount	0	\$604,500 ↑ 2.8%	0 ↓ -100.0%	\$445,500 ↓ -6.0%	0	

* Percentage represents change compared to the same month last year



SHUSWAP/REVELSTOKE

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Blind Bay	2 ↑ 100.0%	\$789,000 ↑ 5.1%	1 ↓ -3.2%	\$716,100	0	
Eagle Bay	0	\$762,600 ↑ 0.7%	0	\$665,100 ↓ -2.5%	0	
NE Salmon Arm	5 ↓ -44.4%	\$673,400 ↑ 7.5%	3 ↓ -3.8%	\$486,100	1 0.0%	\$358,000 ↑ 4.4%
North Shuswap	1	\$641,000 ↑ 1.2%	0	\$622,800 ↓ -2.9%	0	
NW Salmon Arm	0	\$963,000 ↑ 10.5%	0	\$514,600 ↓ -2.9%	0	\$308,300 ↑ 2.8%
Revelstoke	5 ↑ 400.0%	\$706,100 ↑ 4.1%	0	\$472,300 ↓ -3.0%	0 ↓ -100.0%	\$503,200 ↑ 2.5%
SE Salmon Arm	4 ↑ 33.3%	\$743,100 ↑ 5.2%	1 0.0%	\$504,300 ↓ -4.5%	1	
Sicamous	4 ↑ 100.0%	\$528,100 ↑ 2.7%	2	\$483,200 ↓ -4.7%	1	\$463,600 ↑ 3.8%
Sorrento	1	\$675,500 ↑ 13.5%	0	\$596,200 ↓ -3.1%	0	
SW Salmon Arm	1 0.0%	\$779,600 ↑ 10.8%	0	\$579,000 ↓ -3.5%	0 ↓ -100.0%	
Tappen	0	\$798,400 ↑ 5.7%	0		0	

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SOUTH OKANAGAN

Location	SINGLE FAMILY		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Keremeos	2 ↑ 100.0%	\$455,700 ↑ 0.5%	0	\$391,000 ↓ -11.3%	0	
Eastside / Lkshr Hi / Skaha Est	2	\$1,061,300 ↓ -4.4%	0		0	
Kaleden	0	\$920,400 ↓ -2.2%	0		0	
Kaleden / Okanagan Falls Rural	1 0.0%	\$1,040,100 ↓ -5.9%	0		0	
Okanagan Falls	1 ↓ -66.7%	\$569,600 ↓ -2.7%	0	\$564,000 ↓ -8.6%	1 0.0%	\$337,600 ↓ -4.7%
Naramata Rural	1 0.0%	\$940,700 ↓ -5.6%	0		0	
Oliver	8 ↑ 300.0%	\$569,700 ↓ -4.4%	2	\$379,000 ↓ -10.1%	1	\$335,400 ↓ -2.7%
Oliver Rural	1 0.0%	\$651,500 ↓ -7.1%	0		0	
Osoyoos	2 ↓ -83.3%	\$735,200 ↓ -3.0%	3 ↑ 200.0%	\$551,700 ↓ -12.2%	0 ↓ -100.0%	\$441,100 ↓ -4.2%
Osoyoos Rural	0	\$1,167,900 ↑ 1.1%	0		0	
Rock Crk. & Area	0		0		0	
Columbia / Duncan	3 ↑ 50.0%	\$779,000 ↓ -3.6%	1	\$535,600 ↓ -15.5%	0	\$229,400 ↓ -5.2%
Husula / West Bench / Sage Mesa	2	\$695,000 ↓ -10.3%	0		0	
Main North	9 ↑ 80.0%	\$557,500 ↓ -2.0%	1 ↓ -75.0%	\$538,300 ↓ -11.5%	7 ↓ -12.5%	\$425,500 ↓ -5.7%
Main South	3 ↑ 50.0%	\$694,200 ↓ -1.7%	6 ↑ 50.0%	\$412,300 ↓ -10.2%	7 ↑ 250.0%	\$433,900 ↓ -5.4%
Penticton Apex	0		0		0	\$277,900 ↓ -4.5%
Penticton Rural	0		0		0	

* Percentage represents change compared to the same month last year



SOUTH OKANAGAN

SINGLE FAMILY

TOWNHOUSE

APARTMENT

Location	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Uplands / Redlands	1 0.0%	\$911,400 ↓ -7.1%	0		0	
Wiltse / Valleyview	4 ↑ 33.3%	\$835,300 ↓ -4.7%	0	\$659,100 ↓ -13.3%	0	
Princeton	2 0.0%	\$331,500 ↓ -4.0%	0		1 0.0%	
Princeton Rural	1	\$707,100 ↓ -2.8%	0		0	
Lower Town	1	\$814,600 ↓ -7.0%	0		2	\$492,600 ↓ -5.8%
Main Town	6 ↑ 20.0%	\$663,300 ↓ -3.0%	1 0.0%	\$440,500 ↓ -9.7%	0 ↓ -100.0%	\$348,700 ↓ -4.7%
Summerland Rural	0 ↓ -100.0%	\$907,300 ↓ -4.2%	0		0	
Trout Creek	0 ↓ -100.0%	\$974,100 ↓ -3.5%	0	\$532,600 ↓ -13.9%	0	

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