







**RESIDENTIAL SALES\***  
**JULY 2024**  
**SUMMARY STATISTICS**

	 Units Sold	 Dollar Volume (Millions)	 Active Listings	 New Listings
<b>CENTRAL OKANAGAN</b>	417 ↑2.2%	\$354.4 ↑2.9%	3,360 ↑40.8%	1,020 ↑3.6%
<b>NORTH OKANAGAN</b>	153 ↑0.7%	\$100.4 ↓-10.6%	1,061 ↑32.8%	276 ↑2.6%
<b>SHUSWAP / REVELSTOKE</b>	87 ↓-2.2%	\$71.9 ↑24.5%	741 ↑30.0%	178 ↑14.1%
<b>SOUTH OKANAGAN</b>	182 ↑8.3%	\$122.7 ↑8.9%	1,531 ↑36.9%	361 ↑0.8%
<b>SOUTH PEACE RIVER AREA</b>	44 ↑29.4%	\$13.7 ↑41.1%	272 ↓-9.6%	83 ↑22.1%
<b>KAMLOOPS AND DISTRICT</b>	212 ↓-13.8%	\$130.0 ↓-13.4%	1,423 ↑32.6%	445 ↓-2.2%
<b>KOOTENAY</b>	256 ↓-5.2%	\$143.9 ↑1.8%	1,819 ↑20.2%	480 ↑9.1%
<b>TOTAL ASSOCIATION</b>	1,351 ↓-1.2%	\$937.0 ↑1.0%	10,207 ↑31.5%	2,843 ↑4.1%





\*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
<b>Sales</b>	<b>185</b> ↓ -1.6%	<b>86</b> ↑ 13.2%	<b>47</b> 0.0%	<b>85</b> ↑ 14.9%
<b>Benchmark Price*</b>	<b>\$1,025,200</b> ↓ -4.2%	<b>\$762,000</b> ↓ -2.4%	<b>\$735,400</b> ↑ 2.7%	<b>\$770,100</b> ↓ -0.6%
<b>Days to Sell</b>	<b>51</b> ↑ 25.3%	<b>62</b> ↑ 18.9%	<b>66</b> ↑ 8.8%	<b>64</b> ↑ 7.0%
<b>Inventory</b>	<b>1,626</b> ↑ 40.9%	<b>493</b> ↑ 34.7%	<b>345</b> ↑ 30.7%	<b>665</b> ↑ 30.1%

	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
<b>Sales</b>	<b>63</b> ↑ 3.3%	<b>22</b> ↓ -18.5%	<b>11</b> ↑ 10.0%	<b>21</b> ↑ 31.3%
<b>Benchmark Price*</b>	<b>\$779,200</b> ↑ 1.7%	<b>\$561,200</b> ↓ -7.3%	<b>\$526,700</b> ↓ -7.3%	<b>\$524,600</b> ↓ -3.4%
<b>Days to Sell</b>	<b>46</b> ↓ -8.4%	<b>51</b> ↓ -8.4%	<b>52</b> ↑ 9.4%	<b>53</b> ↑ 8.6%
<b>Inventory</b>	<b>447</b> ↑ 36.7%	<b>114</b> ↑ 18.8%	<b>63</b> ↑ 57.5%	<b>167</b> ↑ 32.5%



	 CENTRAL OKANAGAN	 NORTH OKANAGAN	 SHUSWAP/ REVELSTOKE	 SOUTH OKANAGAN
<b>Sales</b>	<b>117</b> ↓ -5.7%	<b>16</b> 0.0%	<b>4</b> ↓ -20.0%	<b>42</b> ↑ 31.3%
<b>Benchmark Price*</b>	<b>\$493,800</b> ↓ -4.5%	<b>\$317,700</b> ↓ -3.3%	<b>\$408,100</b> ↓ -5.4%	<b>\$442,400</b> ↓ -2.1%
<b>Days to Sell</b>	<b>53</b> ↑ 14.3%	<b>81</b> ↑ 32.4%	<b>40</b> ↓ -21.4%	<b>73</b> ↓ -28.9%
<b>Inventory</b>	<b>771</b> ↑ 46.3%	<b>88</b> ↑ 44.3%	<b>43</b> ↑ 138.9%	<b>343</b> ↑ 73.2%

\*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		2	\$782,400	4	\$460,500
			0.0%	↑ 4.5%	↓ -50.0%	↓ -5.0%
Black Mountain	5	\$1,152,300	0	\$895,400	0	
	↓ -37.5%	↓ -1.9%		↑ 4.7%		
Crawford Estates	3	\$1,291,400	0		0	
	↑ 50.0%	↓ -7.2%				
Dilworth Mountain	3	\$1,130,300	4	\$983,700	2	\$457,800
	↓ -25.0%	↓ -4.8%		↑ 4.8%	0.0%	↓ -4.3%
Ellison	1	\$1,003,600	1	\$785,500	0	
	↓ -75.0%	↓ -2.3%	0.0%	↑ 3.5%		
Fintry	5	\$880,000	0	\$637,600	0	\$258,800
	↓ -16.7%	↓ -2.6%		↓ -4.2%		↓ -2.0%
Glenmore	16	\$973,900	4	\$744,500	6	\$536,300
	↑ 100.0%	↓ -1.2%	↓ -33.3%	↑ 1.9%	↓ -45.5%	↓ -7.9%
Glenrosa	12	\$764,300	0	\$712,100	0	
	↓ -25.0%	↓ -3.8%		↓ -4.9%		
Joe Rich	0	\$1,093,100	0		0	
		↓ -4.6%				
Kelowna North	2	\$965,500	0	\$874,700	29	\$607,400
	↓ -33.3%	↓ -3.1%	↓ -100.0%	↑ 4.6%	↑ 52.6%	↓ -4.4%
Kelowna South	4	\$967,500	5	\$782,500	11	\$499,500
	↓ -20.0%	↓ -3.1%	↑ 25.0%	↑ 4.7%	↑ 57.1%	↓ -6.0%
Kettle Valley	4	\$1,277,800	0	\$809,400	0	
	↑ 100.0%	↓ -6.2%	↓ -100.0%	↑ 3.6%		
Lake Country East / Oyama	4	\$1,093,700	0	\$784,300	1	\$438,000
	↑ 33.3%	↓ -2.5%	↓ -100.0%	↑ 3.8%		↓ -6.0%
Lake Country North West	5	\$1,409,600	2	\$895,700	0	
	↓ -16.7%	↓ -3.1%		↑ 4.2%	↓ -100.0%	
Lake Country South West	6	\$1,083,300	1	\$1,018,200	0	
	↑ 20.0%	↓ -2.6%	↓ -50.0%	↑ 5.6%		
Lakeview Heights	14	\$1,124,200	1	\$955,700	0	\$675,200
	↑ 16.7%	↓ -5.0%	0.0%	↓ -3.0%	↓ -100.0%	↓ -5.7%
Lower Mission	15	\$1,229,300	11	\$862,200	15	\$485,100
	↑ 87.5%	↓ -6.6%	↑ 22.2%	↑ 5.6%	↓ -16.7%	↓ -3.9%

\* 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	5 ↑ 400.0%	\$1,201,000 ↑ 0.4%	0		0	
North Glenmore	6 ↓ -57.1%	\$968,300 ↓ -4.2%	5 ↑ 400.0%	\$744,700 ↑ 4.4%	2 ↓ -66.7%	\$455,800 ↓ -5.2%
Peachland	10 ↑ 400.0%	\$944,700 ↓ -5.5%	3 ↑ 50.0%	\$741,900 ↓ -5.3%	0	\$564,000 ↓ -3.8%
Rutland North	9 ↓ -25.0%	\$804,700 ↑ 0.6%	3 ↓ -62.5%	\$622,300 ↑ 3.4%	10 ↑ 42.9%	\$367,400 ↓ -5.1%
Rutland South	6 ↓ -45.5%	\$812,800 ↓ -0.6%	1 ↓ -50.0%	\$570,200 ↑ 3.3%	2 ↑ 100.0%	\$391,000 ↓ -4.1%
Shannon Lake	11 ↑ 37.5%	\$965,400 ↓ -5.3%	4 ↑ 100.0%	\$798,700 ↓ -5.1%	4 ↓ -20.0%	\$576,500 ↓ -5.4%
Smith Creek	5 ↑ 150.0%	\$912,800 ↓ -5.0%	0	\$707,700 ↓ -6.1%	0	
South East Kelowna	6 0.0%	\$1,181,600 ↓ -5.8%	0	\$1,108,400 ↑ 4.3%	0	
Springfield/Spall	5 ↑ 66.7%	\$864,300 ↓ -1.2%	10 ↑ 400.0%	\$660,600 ↑ 2.5%	7 ↓ -41.7%	\$487,300 ↓ -3.4%
University District	2 0.0%	\$1,077,200 ↓ -0.6%	0 ↓ -100.0%	\$876,200 ↑ 6.4%	8 0.0%	\$444,000 ↓ -4.9%
Upper Mission	5 ↓ -44.4%	\$1,272,900 ↓ -5.9%	1 0.0%	\$1,179,900 ↑ 5.1%	0	
West Kelowna Estates	4 ↓ -75.0%	\$965,300 ↓ -6.0%	1	\$860,500 ↓ -4.1%	0	
Westbank Centre	10 ↑ 42.9%	\$688,700 ↓ -4.0%	3 ↓ -50.0%	\$636,100 ↓ -5.8%	16 ↑ 33.3%	\$439,400 ↓ -4.3%
Wilden	1 ↓ -66.7%	\$1,272,100 ↓ -6.4%	1	\$1,046,900 ↑ 5.3%	0	\$392,700 ↓ -2.5%

\* 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 0.0%	\$1,103,900 ↓ -5.0%	0	\$942,400 ↓ -8.6%	0	
Alexis Park	1 0.0%	\$620,400 ↓ -4.1%	1 ↓ -66.7%	\$278,900 ↓ -5.3%	0	\$234,800 ↓ -1.5%
Armstrong	10 ↑ 25.0%	\$747,900 ↑ 3.0%	0 ↓ -100.0%	\$519,100 ↓ -6.0%	2	\$255,600 ↑ 0.2%
Bella Vista	3 ↓ -25.0%	\$871,900 ↓ -0.1%	2 0.0%	\$627,500 ↓ -6.1%	0	
Cherryville	1	\$540,600 ↑ 4.8%	0		0	
City of Vernon	3 0.0%	\$530,000 ↓ -3.7%	6 ↑ 200.0%	\$436,900 ↓ -6.7%	7 ↓ -22.2%	\$293,500 ↓ -3.3%
Coldstream	9 ↓ -30.8%	\$986,100 ↓ -5.1%	0 ↓ -100.0%	\$789,700 ↓ -3.5%	0	
East Hill	14 ↑ 133.3%	\$664,400 ↓ -4.6%	3 ↓ -40.0%	\$542,200 ↓ -7.3%	0	
Enderby / Grindrod	5 ↑ 150.0%	\$605,800 ↑ 2.9%	1	\$448,500 ↓ -3.2%	0	\$329,200 ↓ -2.7%
Foothills	3 ↓ -25.0%	\$991,400 ↓ -3.2%	0	\$942,600 ↓ -8.2%	0	
Harwood	3 ↑ 200.0%	\$565,300 ↓ -2.9%	3 ↑ 50.0%	\$457,600 ↓ -6.4%	0	
Lavington	1 ↓ -50.0%	\$957,800 ↓ -4.0%	0		0	
Lumby Valley	4 ↑ 100.0%	\$592,100 ↓ -3.3%	0 ↓ -100.0%	\$425,900 ↓ -3.4%	0	
Middleton Mtn Coldstream	2 ↓ -33.3%	\$1,028,300 ↓ -5.3%	0		0	
Middleton Mtn Vernon	5 ↑ 25.0%	\$853,900 ↓ -4.8%	2 0.0%	\$606,200 ↓ -7.0%	0	↓ -100.0%
Mission Hill	4 ↑ 100.0%	\$612,600 ↓ -2.5%	1 0.0%	\$483,700 ↓ -6.5%	1 ↓ -50.0%	\$286,700 ↓ -2.6%
North BX	2	\$1,002,500 ↓ -5.4%	0	\$563,600 ↓ -4.5%	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
<b>Okanagan Landing</b>	2 ↓ -60.0%	\$944,200 ↓ -2.3%	3 ↑ 50.0%	\$765,500 ↓ -5.7%	3 ↑ 50.0%	\$486,400 ↓ -5.8%
<b>Okanagan North</b>	6 ↑ 20.0%	\$508,700 ↓ -5.1%	0	\$540,400 ↓ -6.0%	0	
<b>Predator Ridge</b>	1 ↓ -50.0%	\$1,147,900 ↓ -2.2%	0 ↓ -100.0%	\$842,300 ↓ -10.1%	2	
<b>Salmon Valley</b>	0	\$649,700 ↑ 0.1%	0		0	
<b>Silver Star</b>	0 ↓ -100.0%	\$1,026,300 ↓ -8.1%	0	\$615,800 ↓ -6.7%	1 ↓ -50.0%	\$353,700 ↓ 0.0%
<b>South Vernon</b>	1 0.0%	\$579,500 ↑ 4.6%	0 ↓ -100.0%		0	
<b>Swan Lake West</b>	0 ↓ -100.0%	\$1,167,200 ↓ -5.5%	0		0	
<b>Westmount</b>	2	\$613,000 ↓ -2.6%	0 ↓ -100.0%	\$450,000 ↓ -5.8%	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	7 0.0%	\$818,400 ↑ 1.4%	0	\$721,700 ↓ -5.2%	0	
Eagle Bay	1 ↓ -50.0%	\$828,700 ↑ 4.7%	0		0	
NE Salmon Arm	9 0.0%	\$683,800 ↓ -0.8%	1 0.0%	\$475,400 ↓ -8.0%	0 ↓ -100.0%	\$350,000 ↓ -4.9%
North Shuswap	3 ↓ -40.0%	\$709,800 ↑ 6.9%	1 ↓ -50.0%	\$677,900 ↓ -4.0%	0	
NW Salmon Arm	2 ↑ 100.0%	\$907,100 ↓ -7.7%	2	\$475,700 ↓ -5.8%	0	\$294,000 ↓ -4.4%
Revelstoke	6 ↑ 20.0%	\$752,400 ↑ 4.3%	0 ↓ -100.0%	\$498,600 ↓ -5.8%	1	\$484,200 ↓ -5.2%
SE Salmon Arm	10 0.0%	\$764,000 ↑ 0.6%	2 0.0%	\$503,400 ↓ -6.5%	1 0.0%	
Sicamous	4 ↓ -33.3%	\$583,200 ↑ 5.7%	3 0.0%	\$482,600 ↓ -6.3%	1 ↓ -50.0%	\$457,200 ↓ -2.0%
Sorrento	1 0.0%	\$699,300 ↓ -3.0%	0 ↓ -100.0%	\$591,700 ↓ -5.4%	0	
SW Salmon Arm	2	\$815,300 ↓ -3.1%	2	\$576,900 ↓ -6.0%	1 0.0%	
Tappen	1	\$887,600 ↑ 4.6%	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	1 0.0%	\$560,800 ↑ 4.7%	0	\$410,300 ↓ -0.5%	0	
Eastside / Lkshr Hi / Skaha Est	2 0.0%	\$1,151,800 ↑ 0.7%	0		0	
Kaleden	2 ↑ 100.0%	\$1,013,600 ↑ 3.3%	0		0	
Kaleden / Okanagan Falls Rural	0 ↓ -100.0%	\$1,201,000 ↓ -5.7%	0		0	
Okanagan Falls	4 ↑ 33.3%	\$638,000 ↑ 3.6%	2	\$623,700 ↓ -1.3%	1	\$361,900 ↓ -2.2%
Naramata Rural	3	\$1,067,700 ↓ -2.6%	0		0	
Oliver	5 ↓ -54.5%	\$629,600 ↑ 2.8%	0 ↓ -100.0%	\$417,500 ↑ 0.4%	2 ↓ -60.0%	\$359,800 ↓ -1.5%
Oliver Rural	1	\$682,300 ↓ -5.8%	0		0	
Osoyoos	2 ↓ -71.4%	\$802,200 ↓ -1.4%	2 ↑ 100.0%	\$598,400 ↓ -5.1%	11 ↑ 266.7%	\$473,000 ↓ -1.1%
Osoyoos Rural	3	\$1,209,400 ↓ -1.0%	0		3	
Rock Crk. & Area	0		0		0	
Columbia / Duncan	7 0.0%	\$857,500 ↑ 0.6%	2	\$547,500 ↓ -3.2%	0	\$244,000 ↓ -2.6%
Husula / West Bench / Sage Mesa	8 ↑ 700.0%	\$735,400 ↓ -7.1%	0		0	
Main North	9 ↓ -10.0%	\$620,900 ↑ 3.8%	3 ↑ 50.0%	\$607,000 ↓ -1.7%	7 ↑ 40.0%	\$445,400 ↓ -2.2%
Main South	5 ↓ -16.7%	\$748,400 ↑ 2.5%	7 ↑ 75.0%	\$452,900 ↓ -0.5%	14 ↓ -12.5%	\$470,400 ↓ -1.9%
Penticton Apex	0		0 ↓ -100.0%		1	\$294,500 ↓ -0.5%
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	2 ↓ -33.3%	\$1,028,000 ↓ -2.3%	1 ↓ -50.0%		0	
Wiltse / Valleyview	6 ↑ 100.0%	\$944,000 ↓ -2.8%	0 ↓ -100.0%	\$701,100 ↓ -8.0%	0	
Princeton	8 ↑ 700.0%	\$368,800 ↑ 1.0%	1		0	
Princeton Rural	3	\$859,900 ↑ 1.1%	0		0	
Lower Town	2 ↓ -33.3%	\$916,800 ↑ 0.4%	0		0	\$526,400 ↓ -2.5%
Main Town	10 ↓ -9.1%	\$745,200 ↑ 1.3%	3	\$436,300 ↑ 1.8%	3	\$353,500 ↓ -3.7%
Summerland Rural	0 ↓ -100.0%	\$1,046,100 ↓ -0.3%	0		0	
Trout Creek	1 0.0%	\$1,072,700 ↓ -3.9%	0	\$621,400 ↑ 1.8%	0	

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