

**Kamloops and District Monthly Statistics  
November 2024**

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## Zone Totals

Description	CM This Year	CM Last Year	Increase	This YTD	Last YTD	Increase
<b>Area = Central Okanagan</b>						
1 Units Listed	729	760	-4.08%	12,104	10,803	12.04%
2 Units Sold	333	254	31.10%	3,974	4,188	-5.11%
3 Sales Volume	\$281,538,594	\$206,119,390	36.59%	\$3,148,882,286	\$3,372,779,671	-6.64%
4 List/Sell Ratio	94.13%	93.04%		95.95%	96.57%	
5 Days to Sell	74	61	20.30%	63	57	11.91%
6 Active Listings	3,637	3,079	18.12%			
<b>Area = North Okanagan</b>						
1 Units Listed	212	213	-0.47%	3,631	3,460	4.94%
2 Units Sold	128	116	10.34%	1,551	1,621	-4.32%
3 Sales Volume	\$84,290,974	\$76,737,557	9.84%	\$1,065,615,385	\$1,089,514,988	-2.19%
4 List/Sell Ratio	96.80%	94.91%		94.94%	96.57%	
5 Days to Sell	78	66	18.17%	76	64	18.38%
6 Active Listings	1,196	1,149	4.09%			
<b>Area = Shuswap / Revelstoke</b>						
1 Units Listed	91	134	-32.09%	2,465	2,054	20.01%
2 Units Sold	64	59	8.47%	1,011	951	6.31%
3 Sales Volume	\$45,494,563	\$37,432,011	21.54%	\$656,847,322	\$583,628,756	12.55%
4 List/Sell Ratio	95.33%	94.33%		95.12%	96.04%	
5 Days to Sell	113	91	25.04%	79	79	0.04%
6 Active Listings	852	760	12.11%			
<b>Area = South Okanagan</b>						
1 Units Listed	251	266	-5.64%	4,588	4,267	7.52%
2 Units Sold	141	85	65.88%	1,663	1,599	4.00%
3 Sales Volume	\$82,975,047	\$47,067,324	76.29%	\$1,061,332,708	\$1,041,426,839	1.91%
4 List/Sell Ratio	94.44%	94.66%		95.06%	96.02%	
5 Days to Sell	113	82	36.92%	90	74	21.07%
6 Active Listings	1,651	1,529	7.98%			
<b>Area = South Peace River</b>						
1 Units Listed	48	35	37.14%	788	805	-2.11%
2 Units Sold	35	28	25.00%	434	419	3.58%
3 Sales Volume	\$8,934,538	\$6,914,411	29.22%	\$135,217,386	\$124,415,881	8.68%
4 List/Sell Ratio	95.78%	95.62%		95.48%	95.59%	
5 Days to Sell	106	69	53.05%	100	95	5.66%
6 Active Listings	351	389	-9.77%			
<b>Area = Kamloops and District</b>						
1 Units Listed	363	314	15.61%	5,723	5,026	13.87%
2 Units Sold	193	176	9.66%	2,410	2,441	-1.27%
3 Sales Volume	\$112,429,963	\$104,242,048	7.85%	\$1,461,176,769	\$1,424,267,742	2.59%
4 List/Sell Ratio	96.15%	96.66%		97.01%	97.07%	
5 Days to Sell	70	63	11.26%	62	59	5.01%
6 Active Listings	1,721	1 2,000.00%				
<b>Area = Kootenay</b>						
1 Units Listed	341	311	9.65%	6,156	5,585	10.22%
2 Units Sold	221	212	4.25%	3,075	3,044	1.02%
3 Sales Volume	\$117,284,893	\$96,230,977	21.88%	\$1,581,676,648	\$1,493,664,378	5.89%
4 List/Sell Ratio	96.66%	95.49%		96.47%	96.04%	
5 Days to Sell	89	92	-2.61%	84	80	5.24%
6 Active Listings	2,300	2 4,900.00%				

Totals include variables in any given month, due to preceding month's collapsed sales and deleted listings. e & oe

**Area = Grand Total**

1 Units Listed	2,035	2,033	0.10%	35,455	32,000	10.80%
2 Units Sold	1,115	930	19.89%	14,118	14,263	-1.02%
3 Sales Volume	\$732,948,572	\$574,743,717	27.53%	\$9,110,748,505	\$9,129,698,256	-0.21%
4 List/Sell Ratio	95.27%	94.59%		95.92%	96.45%	
5 Days to Sell	85	73	15.99%	74	67	10.32%
6 Active Listings	11,708	6,909	69.46%			

Kamloops and District Statistics -- November 2024

**Quick Summary Part 1****Residential**

<b>Description</b>	<b>Total Units Sold</b>	<b>Total Sales Volume</b>	<b>Total Units Sold</b>	<b>Total Sales Volume</b>
<b>This Month</b>	193	\$112,429,963	96	\$65,336,050
<b>Last Month</b>	236	\$144,828,289	123	\$89,813,517
<b>This Month Last Year</b>	176	\$104,242,048	95	\$66,011,598

<b>Description</b>	<b>Total Listings Taken</b>	<b>Inventory</b>
<b>This Month</b>	363	1,721
<b>Last Month</b>	407	1,881
<b>This Month Last Year</b>	314	1

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Kamloops and District Statistics -- November 2024

## Quick Summary Part 2

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### Condo/Apt

Sales	16
New Listings	34
Current Inventory	147
Sell/Inv. Ratio	10.88%
Days to Sell	51
Average Price	\$396,575
Median Price	\$289,500

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### Condo/Townhouse

Sales	24
New Listings	31
Current Inventory	123
Sell/Inv. Ratio	19.51%
Days to Sell	53
Average Price	\$498,084
Median Price	\$503,250

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### Lots

Sales	7
New Listings	57
Current Inventory	355
Sell/Inv. Ratio	1.97%
Days to Sell	176
Average Price	\$324,286
Median Price	\$285,000

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### Residential

Sales	96
New Listings	132
Current Inventory	482
Sell/Inv. Ratio	19.92%
Days to Sell	64
Average Price	\$680,584
Median Price	\$640,750

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Ratio of Sales vs Inventory	17.04%
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Kamloops and District Statistics -- November 2024

## Comparative Activity -- Listing Information

Description	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Inventory		
							Cur Mo	Lst Yr Mo	Incr/Decr%
<b>Zone = Kamloops and District</b>									
Acreage/House	17	21	-19.05%	477	419	13.84	168		0.00
Duplex	23	15	53.33%	301	258	16.67	62		0.00
Mobile Home	30	16	87.50%	326	286	13.99	96		0.00
Recreational	0	1	-100.00%	78	30	160.00	33		0.00
Residential	132	127	3.94%	2,438	2,353	3.61	482		0.00
Residential WF	1	0	0.00%	2	0	0.00	3		0.00
3/4-Plex	0	0	0.00%	8	9	-11.11	6		0.00
Apartment	34	42	-19.05%	555	483	14.91	147		0.00
Townhouse	31	31	0.00%	563	450	25.11	123		0.00
RES TOTAL	268	253	5.93%	4,748	4,288	10.73%	1,120	0	0.00
FARMS	0	1	-100.00%	14	19	-26.32	8		0.00
MULTIFAMILY	0	0	0.00%	1	0	0.00	1		0.00
Acreage	5	20	-75.00%	156	165	-5.45	87	1	8,600.00
Lots	52	13	300.00%	417	284	46.83	268		0.00
Business	1	6	-83.33%	75	70	7.14	46		0.00
Commercial	37	13	184.62%	261	164	59.15	155		0.00
Land	0	8	-100.00%	51	36	41.67	36		0.00
COMM TOTAL	38	27	40.74%	387	270	43.33%	237	0	0.00
<b>GRAND TOTAL</b>	<b>363</b>	<b>314</b>	<b>15.61%</b>	<b>5,723</b>	<b>5,026</b>	<b>13.87%</b>	<b>1,721</b>	<b>1</b>	<b>172,000.00</b>

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Kamloops and District Statistics -- November 2024

## Comparative Activity -- Sales Information (Month)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo
<b>Zone = Kamloops and District</b>								
Acreage/House	8	13	-38.46%	\$7,588,499	\$9,515,250	-20.25%	94.14%	94.24%
Duplex	18	11	63.64%	\$9,153,750	\$6,465,700	41.57%	96.83%	99.19%
Mobile Home	15	5	200.00%	\$3,506,400	\$1,464,500	139.43%	94.87%	97.78%
Recreational	0	2	-100.00%	\$0	\$1,445,000	-100.00%	0.00%	92.04%
Residential	96	95	1.05%	\$65,336,050	\$66,011,598	-1.02%	97.21%	97.02%
Residential WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
3/4-Plex	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Apartment	16	20	-20.00%	\$6,345,203	\$6,573,000	-3.47%	97.40%	96.41%
Townhouse	24	21	14.29%	\$11,954,010	\$10,542,000	13.39%	98.12%	97.23%
RES TOTAL	177	167	5.99%	\$103,883,912	\$102,017,048	1.83%	96.98%	96.81%
FARMS	1	0	0.00%	\$1,505,000	\$0	0.00%	94.07%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	1	6	-83.33%	\$550,000	\$1,562,000	-64.79%	95.67%	89.07%
Lots	6	3	100.00%	\$1,720,000	\$663,000	159.43%	92.25%	93.39%
Business	1	0	0.00%	\$3,280,000	\$0	0.00%	76.64%	0.00%
Commercial	7	0	0.00%	\$1,491,051	\$0	0.00%	100.00%	0.00%
Land	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
COMM TOTAL	8	0	0.00%	\$4,771,051	\$0	0.00%	82.67%	0.00%
<b>GRAND TOTAL</b>	<b>193</b>	<b>176</b>	<b>9.66%</b>	<b>\$112,429,963</b>	<b>\$104,242,048</b>	<b>7.85%</b>	<b>96.15%</b>	<b>96.66%</b>

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Kamloops and District Statistics -- November 2024

## Comparative Activity -- Sales Information (YTD)

Description	Unit Sales			Sales Volume			List/Sale Ratio	
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD
<b>Zone = Kamloops and District</b>								
Acreage/House	133	141	-5.67%	\$121,366,160	\$117,750,189	3.07%	94.67%	95.22%
Duplex	141	164	-14.02%	\$82,362,070	\$92,991,689	-11.43%	98.16%	98.75%
Mobile Home	161	178	-9.55%	\$39,228,600	\$43,396,494	-9.60%	95.09%	96.69%
Recreational	27	9	200.00%	\$6,794,700	\$3,616,000	87.91%	92.74%	95.19%
Residential	1,211	1,192	1.59%	\$857,238,169	\$824,314,072	3.99%	97.62%	97.47%
Residential WF	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
3/4-Plex	2	0	0.00%	\$1,610,000	\$0	0.00%	96.12%	0.00%
Apartment	272	303	-10.23%	\$101,133,391	\$115,294,199	-12.28%	97.45%	98.00%
Townhouse	296	300	-1.33%	\$161,345,401	\$155,381,850	3.84%	98.10%	98.26%
RES TOTAL	2,243	2,287	-1.92%	\$1,371,078,491	\$1,352,744,493	1.36%	97.33%	97.46%
FARMS	5	0	0.00%	\$6,490,000	\$0	0.00%	96.81%	0.00%
MULTIFAMILY	0	0	0.00%	\$0	\$0	0.00%	0.00%	0.00%
Acreage	42	34	23.53%	\$16,898,900	\$12,049,900	40.24%	91.97%	91.35%
Lots	49	61	-19.67%	\$12,731,400	\$13,811,400	-7.82%	93.76%	91.50%
Business	11	10	10.00%	\$8,690,000	\$10,903,000	-20.30%	80.97%	95.83%
Commercial	56	42	33.33%	\$41,592,978	\$31,613,949	31.57%	96.23%	88.13%
Land	4	7	-42.86%	\$3,695,000	\$3,145,000	17.49%	77.06%	85.77%
COMM TOTAL	71	59	20.34%	\$53,977,978	\$45,661,949	18.21%	91.88%	89.68%
<b>GRAND TOTAL</b>	<b>2,410</b>	<b>2,441</b>	<b>-1.27%</b>	<b>\$1,461,176,769</b>	<b>\$1,424,267,742</b>	<b>2.59%</b>	<b>97.01%</b>	<b>97.07%</b>

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Kamloops and District Statistics -- November 2024

## Average/Median price, Days to Sell (Month)

Description	Average Price			Median Price			Days to Sell		
	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%	Cur Mo	Lst Yr Mo	Incr/Decr%
<b>Zone = Kamloops and District</b>									
Acreage/House	\$948,562	\$731,942	29.60%	\$977,500	\$678,250	44.12%	138	84	64.73%
Duplex	\$508,542	\$587,791	-13.48%	\$574,000	\$560,000	2.50%	45	46	-1.96%
Mobile Home	\$233,760	\$292,900	-20.19%	\$220,000	\$250,000	-12.00%	61	31	95.48%
Recreational	\$0	\$722,500	-100.00%	\$0	\$722,500	-100.00%	0	85	-100.00%
Residential	\$680,584	\$694,859	-2.05%	\$640,750	\$675,000	-5.07%	64	58	10.93%
Residential WF	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
3/4-Plex	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Apartment	\$396,575	\$328,650	20.67%	\$289,500	\$347,250	-16.63%	51	50	0.57%
Townhouse	\$498,084	\$502,000	-0.78%	\$503,250	\$460,000	9.40%	53	51	4.95%
RES TOTAL	\$586,915	\$610,881	-3.92%	\$578,000	\$573,000	0.87%	63	57	10.12%
FARMS	\$1,505,000	\$0	0.00%	\$1,505,000	\$0	0.00%	155	0	0.00%
MULTIFAMILY	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Acreage	\$550,000	\$260,333	111.27%	\$550,000	\$220,000	150.00%	77	236	-67.30%
Lots	\$286,667	\$221,000	29.71%	\$210,000	\$140,000	50.00%	193	68	182.20%
Business	\$3,280,000	\$0	0.00%	\$3,280,000	\$0	0.00%	74	0	0.00%
Commercial	\$213,007	\$0	0.00%	\$23	\$0	0.00%	145	0	0.00%
Land	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
COMM TOTAL	\$596,381	\$0	0.00%	\$499	\$0	0.00%	136	0	0.00%
<b>GRAND TOTAL</b>	<b>\$582,539</b>	<b>\$592,284</b>	<b>-1.65%</b>	<b>\$573,000</b>	<b>\$554,450</b>	<b>3.35%</b>	<b>70</b>	<b>63</b>	<b>11.26%</b>

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Kamloops and District Statistics -- November 2024

## Average/Median price, Days to Sell (YTD)

Description	Average Price			Median Price			Days to Sell		
	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%	Cur YTD	Lst YTD	Incr/Decr%
<b>Zone = Kamloops and District</b>									
Acreage/House	\$912,528	\$835,108	9.27%	\$825,000	\$788,000	4.70%	104	89	16.47%
Duplex	\$584,128	\$567,022	3.02%	\$585,000	\$560,000	4.46%	48	53	-8.43%
Mobile Home	\$243,656	\$243,801	-0.06%	\$215,000	\$206,450	4.14%	63	55	15.38%
Recreational	\$251,656	\$401,778	-37.36%	\$225,700	\$380,000	-40.61%	80	92	-13.30%
Residential	\$707,876	\$691,539	2.36%	\$675,000	\$665,000	1.50%	56	53	5.70%
Residential WF	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
3/4-Plex	\$805,000	\$0	0.00%	\$805,000	\$0	0.00%	22	0	0.00%
Apartment	\$371,814	\$380,509	-2.29%	\$365,500	\$365,000	0.14%	56	64	-12.08%
Townhouse	\$545,086	\$517,940	5.24%	\$526,000	\$479,250	9.75%	49	47	2.97%
RES TOTAL	\$611,270	\$591,493	3.34%	\$587,000	\$570,000	2.98%	58	56	3.52%
FARMS	\$1,298,000	\$0	0.00%	\$1,125,000	\$0	0.00%	117	0	0.00%
MULTIFAMILY	\$0	\$0	0.00%	\$0	\$0	0.00%	0	0	0.00%
Acreage	\$402,355	\$354,409	13.53%	\$317,000	\$295,000	7.46%	108	116	-6.59%
Lots	\$259,824	\$226,416	14.76%	\$200,000	\$180,000	11.11%	104	71	46.10%
Business	\$790,000	\$1,090,300	-27.54%	\$250,000	\$420,000	-40.48%	139	130	6.60%
Commercial	\$742,732	\$752,713	-1.33%	\$230,000	\$439,500	-47.67%	111	106	4.52%
Land	\$923,750	\$449,286	105.60%	\$347,500	\$350,000	-0.71%	94	142	-34.15%
COMM TOTAL	\$760,253	\$773,931	-1.77%	\$250,000	\$409,000	-38.88%	114	115	-0.16%
<b>GRAND TOTAL</b>	<b>\$606,297</b>	<b>\$583,477</b>	<b>3.91%</b>	<b>\$580,000</b>	<b>\$551,750</b>	<b>5.12%</b>	<b>62</b>	<b>59</b>	<b>5.01%</b>

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