







ASSOCIATION OF

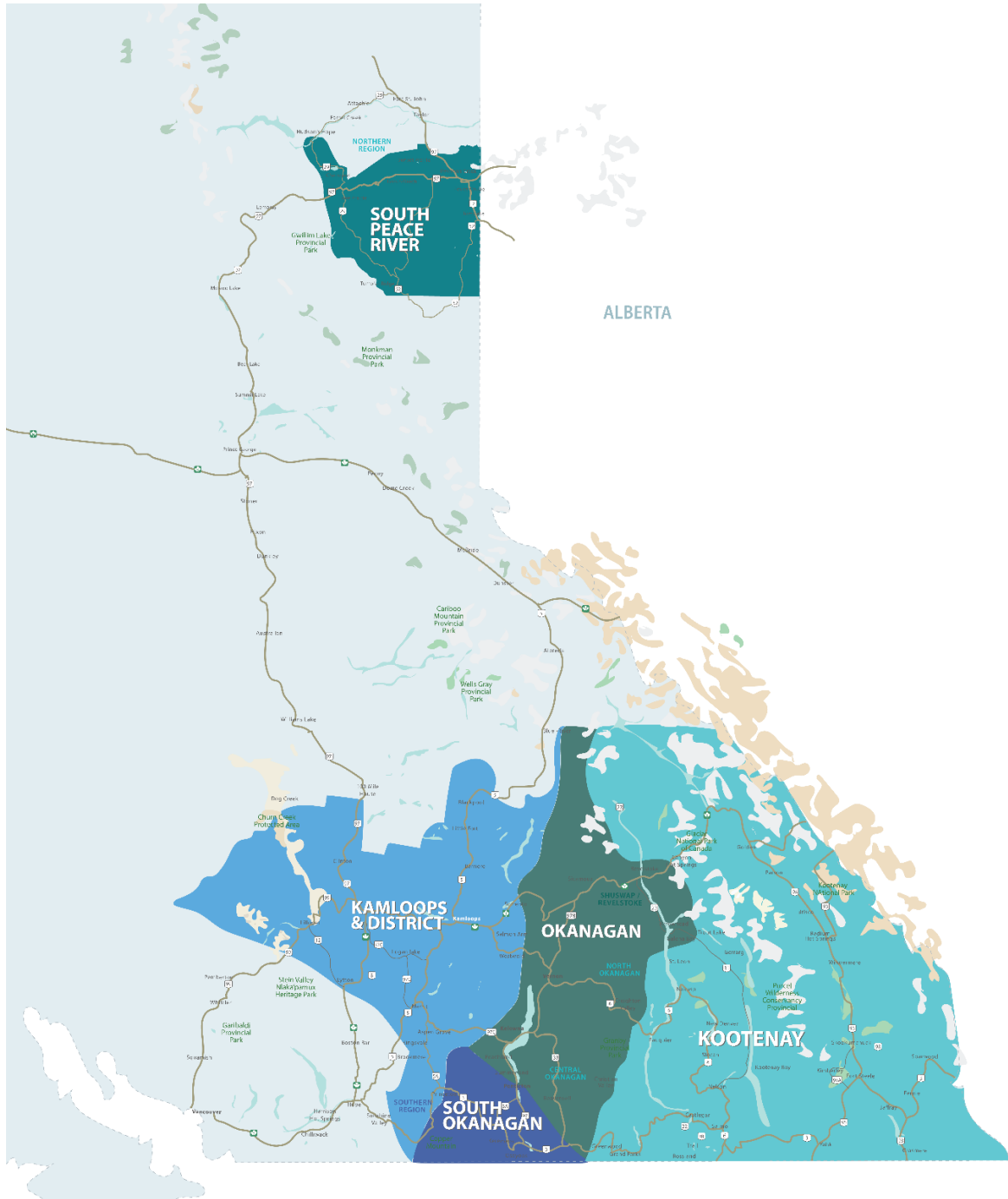
INTERIOR REALTORS®

RESIDENTIAL SALES* JULY 2025 SUMMARY STATISTICS

				
	Units Sold	Dollar Volume (Millions)	Active Listings	New Listings
CENTRAL OKANAGAN	440 ↑6.0%	\$356.7 ↑1.0%	3,507 ↑4.4%	1,048 ↑0.8%
NORTH OKANAGAN	171 ↑11.8%	\$120.2 ↑19.8%	1,130 ↑6.5%	309 ↑9.2%
SHUSWAP / REVELSTOKE	117 ↑34.5%	\$87.3 ↑21.4%	697 ↓-5.9%	165 ↓-11.3%
SOUTH OKANAGAN	193 ↑6.0%	\$123.0 ↑0.3%	1,601 ↑4.6%	364 ↓-1.9%
SOUTH PEACE RIVER AREA	42 ↓-4.5%	\$13.5 ↓-1.5%	209 ↓-23.2%	61 ↓-26.5%
KAMLOOPS AND DISTRICT	259 ↑9.3%	\$162.9 ↑12.2%	1,506 ↑5.8%	511 ↑13.8%
KOOTENAY	312 ↑11.0%	\$183.0 ↑15.1%	1,793 ↓-1.4%	462 ↓-4.7%
TOTAL ASSOCIATION	1,534 ↑9.6%	\$1,046.7 ↑8.3%	10,443 ↑2.3%	2,920 ↑0.8%

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.



ASSOCIATION OF

INTERIOR REALTORS®

JULY 2025
SUMMARY STATISTICSSINGLE
FAMILY*

	CENTRAL OKANAGAN	NORTH OKANAGAN	SHUSWAP/ REVELSTOKE	SOUTH OKANAGAN
Sales	198 ↑ 8.2%	86 ↑ 2.4%	54 ↑ 20.0%	84 ↑ 1.2%
Benchmark Price*	\$1,045,000 ↑ 1.9%	\$770,500 ↑ 1.1%	\$736,600 ↑ 0.2%	\$754,500 ↓ -2.0%
Days to Sell	55 ↑ 7.3%	60 ↓ -3.8%	82 ↑ 25.2%	65 ↑ 2.1%
Inventory	1,560 ↓ -4.1%	531 ↑ 7.7%	289 ↓ -16.2%	683 ↑ 2.7%

	CENTRAL OKANAGAN	NORTH OKANAGAN	SHUSWAP/ REVELSTOKE	SOUTH OKANAGAN
Sales	61 ↓ -3.2%	29 ↑ 31.8%	13 ↑ 18.2%	27 ↑ 28.6%
Benchmark Price*	\$724,700 ↓ -7.0%	\$563,100 ↑ 0.3%	\$522,700 ↓ -0.8%	\$511,500 ↓ -2.5%
Days to Sell	54 ↑ 19.0%	68 ↑ 32.4%	96 ↑ 82.8%	89 ↑ 68.7%
Inventory	433 ↓ -3.1%	143 ↑ 25.4%	68 ↑ 7.9%	136 ↓ -18.6%

TOWN-
HOUSECONDO/
APARTMENT

	CENTRAL OKANAGAN	NORTH OKANAGAN	SHUSWAP/ REVELSTOKE	SOUTH OKANAGAN
Sales	115 ↓ -1.7%	11 ↓ -31.3%	8 ↑ 100.0%	36 ↓ -14.3%
Benchmark Price*	\$504,500 ↑ 2.2%	\$320,700 ↑ 0.9%	\$425,300 ↑ 4.2%	\$432,100 ↓ -2.3%
Days to Sell	67 ↑ 26.3%	66 ↓ -18.2%	35 ↓ -11.3%	176 ↑ 141.8%
Inventory	958 ↑ 24.3%	83 ↓ -5.7%	45 ↑ 4.7%	359 ↑ 4.7%

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates 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 ↓ -100.0%		1 ↓ -50.0%	\$719,100 ↓ -8.1%	4 0.0%	\$473,800 ↑ 2.9%
Black Mountain	5 0.0%	\$1,152,200 ↓ 0.0%	1 ↓ -9.0%	\$815,200	0	
Crawford Estates	3 0.0%	\$1,346,300 ↑ 4.3%	0		0	
Dilworth Mountain	8 ↑ 166.7%	\$1,128,100 ↓ -0.2%	2 ↓ -50.0%	\$906,100 ↓ -7.9%	2 0.0%	\$472,000 ↑ 3.1%
Ellison	3 ↑ 200.0%	\$977,000 ↓ -2.7%	0 ↓ -100.0%	\$701,200 ↓ -10.7%	0	
Fintry	3 ↓ -40.0%	\$888,400 ↑ 1.0%	0 ↑ 0.8%	\$642,400	0 ↑ 4.8%	\$271,300
Glenmore	14 ↓ -12.5%	\$964,400 ↓ -1.0%	5 ↑ 25.0%	\$670,600 ↓ -9.9%	8 ↑ 33.3%	\$533,700 ↓ -0.5%
Glenrosa	11 ↓ -8.3%	\$787,800 ↑ 3.1%	0 ↑ 1.5%	\$722,700	0	
Joe Rich	1 ↑ 4.2%	\$1,139,100	0		0	
Kelowna North	7 ↑ 250.0%	\$940,000 ↓ -2.6%	3 ↓ -10.9%	\$779,400	21 ↓ -27.6%	\$619,100 ↑ 1.9%
Kelowna South	6 ↑ 50.0%	\$962,100 ↓ -0.6%	5 0.0%	\$715,800 ↓ -8.5%	11 0.0%	\$503,900 ↑ 0.9%
Kettle Valley	9 ↑ 125.0%	\$1,320,800 ↑ 3.4%	1 ↓ -7.1%	\$752,000	0	
Lake Country East / Oyama	4 0.0%	\$1,082,700 ↓ -1.0%	0 ↓ -8.6%	\$717,200	0 ↓ -100.0%	\$447,500 ↑ 2.2%
Lake Country North West	9 ↑ 80.0%	\$1,391,300 ↓ -1.3%	2 0.0%	\$802,400 ↓ -10.4%	0	
Lake Country South West	4 ↓ -20.0%	\$1,071,500 ↓ -1.1%	2 ↑ 100.0%	\$932,500 ↓ -8.4%	0	
Lakeview Heights	10 ↓ -28.6%	\$1,167,300 ↑ 3.8%	1 0.0%	\$967,600 ↑ 1.2%	0 ↑ 2.2%	\$690,300
Lower Mission	10 ↓ -33.3%	\$1,253,800 ↑ 2.0%	7 ↓ -36.4%	\$795,000 ↓ -7.8%	17 ↑ 13.3%	\$498,200 ↑ 2.7%

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year



CENTRAL OKANAGAN

Location	SINGLE-FAMILY*		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
McKinley Landing	1 ↓ -75.0%	\$1,166,600 ↓ -2.9%	0		2	
North Glenmore	14 ↑ 180.0%	\$967,900 ↓ 0.0%	5 0.0%	\$680,400 ↓ -8.6%	5 ↑ 150.0%	\$463,300 ↑ 1.6%
Peachland	8 ↓ -20.0%	\$963,400 ↑ 2.0%	6 ↑ 100.0%	\$752,900 ↑ 1.5%	0	\$583,200 ↑ 3.4%
Rutland North	9 0.0%	\$802,700 ↓ -0.2%	5 ↑ 66.7%	\$566,800 ↓ -8.9%	5 ↓ -50.0%	\$372,800 ↑ 1.5%
Rutland South	6 0.0%	\$784,800 ↓ -3.4%	3 ↑ 200.0%	\$526,100 ↓ -7.7%	3 ↑ 50.0%	\$391,700 ↑ 0.2%
Shannon Lake	6 ↓ -45.5%	\$976,600 ↑ 1.2%	3 ↓ -25.0%	\$809,000 ↑ 1.3%	3 ↓ -25.0%	\$593,000 ↑ 2.9%
Smith Creek	3 ↓ -40.0%	\$944,400 ↑ 3.5%	0	\$708,500 ↑ 0.1%	0	
South East Kelowna	5 ↓ -16.7%	\$1,210,100 ↑ 2.4%	0	\$997,700 ↓ -10.0%	0	
Springfield/Spall	10 ↑ 100.0%	\$754,000 ↓ -12.8%	6 ↓ -40.0%	\$589,800 ↓ -10.7%	9 ↑ 28.6%	\$501,800 ↑ 3.0%
University District	4 ↑ 100.0%	\$1,030,300 ↓ -4.4%	0	\$810,000 ↓ -7.6%	7 ↓ -12.5%	\$450,100 ↑ 1.4%
Upper Mission	8 ↑ 60.0%	\$1,292,600 ↑ 1.5%	0 ↓ -100.0%	\$1,093,500 ↓ -7.3%	4	
West Kelowna Estates	7 ↑ 75.0%	\$987,700 ↑ 2.3%	1 0.0%	\$870,400 ↑ 1.2%	0	
Westbank Centre	7 ↓ -30.0%	\$686,100 ↓ -0.4%	2 ↓ -33.3%	\$637,700 ↑ 0.3%	14 ↓ -12.5%	\$448,800 ↑ 2.1%
Wilden	2 0.0%	\$1,316,300 ↑ 3.5%	0 ↓ -100.0%	\$978,300 ↓ -6.6%	0	\$405,600 ↑ 3.3%

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year



NORTH OKANAGAN

SINGLE-FAMILY*

TOWNHOUSE

APARTMENT

Location	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Adventure Bay	2 0.0%	\$1,120,700 ↑ 1.5%	0	\$935,100 ↓ -0.8%	0	
Alexis Park	2 ↑ 100.0%	\$648,800 ↑ 4.6%	2 ↑ 100.0%	\$278,700 ↓ -0.1%	1 ↑ 3.0%	\$241,900
Armstrong	7 ↓ -30.0%	\$752,800 ↑ 0.7%	3 ↓ -0.4%	\$516,900 ↓ -0.4%	0 ↓ -100.0%	\$262,300 ↑ 2.6%
Bella Vista	7 ↑ 133.3%	\$906,000 ↑ 3.9%	1 ↓ -50.0%	\$620,400 ↓ -1.1%	0	
Cherryville	0	\$551,600 ↑ 2.0%	0		0	
City of Vernon	5 ↑ 66.7%	\$530,400 ↑ 0.1%	6 0.0%	\$433,600 ↓ -0.8%	8 ↑ 14.3%	\$300,400 ↑ 2.4%
Coldstream	8 ↓ -11.1%	\$1,016,900 ↑ 3.1%	0	\$812,600 ↑ 2.9%	0	
East Hill	11 ↓ -21.4%	\$680,700 ↑ 2.5%	2 ↓ -33.3%	\$539,500 ↓ -0.5%	0	
Enderby / Grindrod	2 ↓ -60.0%	\$595,900 ↓ -1.6%	0 ↓ -100.0%	\$449,600 ↑ 0.2%	0 ↑ 1.2%	\$333,300
Foothills	4 ↑ 33.3%	\$985,800 ↓ -0.6%	0	\$979,400 ↑ 3.9%	0	
Harwood	4 ↑ 33.3%	\$576,900 ↑ 2.1%	5 ↑ 66.7%	\$454,000 ↓ -0.8%	0	
Lavington	0 ↓ -100.0%	\$973,900 ↑ 1.7%	0		0	
Lumby Valley	1 ↓ -75.0%	\$597,000 ↑ 0.8%	0	\$422,300 ↓ -0.8%	0	
Middleton Mtn Coldstream	2 0.0%	\$1,045,100 ↑ 1.6%	0		0	
Middleton Mtn Vernon	4 ↓ -20.0%	\$873,100 ↑ 2.2%	0 ↓ -100.0%	\$620,900 ↑ 2.4%	0	
Mission Hill	5 ↑ 25.0%	\$638,600 ↑ 4.2%	2 ↑ 100.0%	\$482,300 ↓ -0.3%	0 ↓ -100.0%	\$289,500 ↑ 1.0%
North BX	2 0.0%	\$1,029,600 ↑ 2.7%	0	\$562,000 ↓ -0.3%	0	

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year



NORTH OKANAGAN

Location	SINGLE-FAMILY*		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Okanagan Landing	7 ↑ 250.0%	\$979,900 ↑ 3.8%	5 ↑ 66.7%	\$763,600 ↓ -0.2%	1 ↓ -66.7%	\$497,100 ↑ 2.2%
Okanagan North	4 0.0%	\$520,700 ↑ 2.4%	0	\$540,300 ↓ 0.0%	0	
Predator Ridge	0 ↓ -100.0%	\$1,188,400 ↑ 3.5%	2	\$817,900 ↓ -2.9%	0 ↓ -100.0%	
Salmon Valley	3	\$639,500 ↓ -1.6%	0		0	
Silver Star	0	\$1,082,000 ↑ 5.4%	0	\$618,900 ↑ 0.5%	1 0.0%	\$373,800 ↑ 5.7%
South Vernon	2 ↑ 100.0%	\$592,800 ↑ 2.3%	0		0	
Swan Lake West	3	\$1,207,600 ↑ 3.5%	0		0	
Westmount	0 ↓ -100.0%	\$637,400 ↑ 4.0%	1	\$451,700 ↑ 0.4%	0	
Whitevale	0	\$747,000 ↓ -5.2%	0		0	

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year



SHUSWAP/REVELSTOKE

Location	SINGLE-FAMILY*		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Blind Bay	12 ↑ 100.0%	\$830,100 ↑ 1.4%	0 ↓ -0.8%	\$715,800	0	
Eagle Bay	1 ↑ 0.8%	\$835,600	0		0	
NE Salmon Arm	9 0.0%	\$686,100 ↑ 0.3%	6 ↑ 500.0%	\$479,000 ↑ 0.8%	1 ↑ 1.3%	\$354,500
North Shuswap	5 ↑ 66.7%	\$701,200 ↓ -1.2%	0 ↓ -100.0%	\$666,500 ↓ -1.7%	0	
NW Salmon Arm	1 ↑ 2.3%	\$927,900	0 ↓ -100.0%	\$479,200 ↑ 0.7%	0 ↑ 2.4%	\$301,000
Revelstoke	6 0.0%	\$773,200 ↑ 2.8%	1 ↓ -1.0%	\$493,600	4 ↑ 300.0%	\$496,500 ↑ 2.5%
SE Salmon Arm	10 0.0%	\$757,700 ↓ -0.8%	3 ↑ 50.0%	\$504,300 ↑ 0.2%	0 ↓ -100.0%	
Sicamous	5 ↑ 25.0%	\$581,200 ↓ -0.3%	2 ↓ -33.3%	\$483,700 ↑ 0.2%	1 0.0%	\$473,500 ↑ 3.6%
Sorrento	1 ↓ -1.0%	\$692,300	0 ↓ -0.7%	\$587,800	0	
SW Salmon Arm	4 ↓ -0.1%	\$814,400	1 ↓ -50.0%	\$576,900 0.0%	2 ↑ 100.0%	
Tappen	0 ↓ -0.7%	\$881,400	0		0	

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year



SOUTH OKANAGAN

Location	SINGLE-FAMILY*		TOWNHOUSE		APARTMENT	
	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Keremeos	5 ↑400.0%	\$534,400 ↓-4.7%	0 ↓-6.5%	\$383,600	0	
Eastside / Lkshr Hi / Skaha Est	0 ↓-100.0%	\$1,128,900 ↓-2.0%	0		0	
Kaleden	2 0.0%	\$913,000 ↓-9.9%	0		0	
Kaleden / Okanagan Falls Rural	0	\$1,375,100 ↑14.5%	0		0	
Okanagan Falls	1 ↓-75.0%	\$628,800 ↓-1.4%	0 ↓-100.0%	\$580,000 ↓-7.0%	0 ↓-100.0%	\$339,100 ↓-6.3%
Naramata Rural	3 0.0%	\$1,054,300 ↓-1.3%	0		0	
Oliver	4 ↓-20.0%	\$596,800 ↓-5.2%	1 ↓-6.7%	\$389,700	1 ↓-50.0%	\$349,000 ↓-3.0%
Oliver Rural	2 ↑100.0%	\$672,600 ↓-1.4%	0		0	
Osoyoos	5 ↑400.0%	\$800,000 ↓-0.3%	3 ↑50.0%	\$603,000 ↑0.8%	5 ↓-54.5%	\$458,000 ↓-3.2%
Osoyoos Rural	3 0.0%	\$1,230,500 ↑1.7%	0		2 ↓-33.3%	
Rock Crk. & Area	0		0		0	
Columbia / Duncan	4 ↓-42.9%	\$859,000 ↑0.2%	1 ↓-50.0%	\$542,300 ↓-0.9%	0 ↓-3.7%	\$234,900
Husula / West Bench / Sage Mesa	3 ↓-62.5%	\$678,100 ↓-7.8%	0		0	
Main North	12 ↑33.3%	\$584,100 ↓-5.9%	4 ↑33.3%	\$582,000 ↓-4.1%	8 ↑14.3%	\$437,000 ↓-1.9%
Main South	4 ↓-20.0%	\$708,200 ↓-5.4%	8 ↑14.3%	\$432,000 ↓-4.6%	14 0.0%	\$460,100 ↓-2.2%
Penticton Apex	0		0		0 ↓-100.0%	\$278,000 ↓-5.6%
Penticton Rural	1		0		0	

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year



SOUTH OKANAGAN

SINGLE-FAMILY*

TOWNHOUSE

APARTMENT

Location	Sales	Benchmark Price	Sales	Benchmark Price	Sales	Benchmark Price
Uplands / Redlands	1 ↓ -50.0%	\$982,600 ↓ -4.4%	0 ↓ -100.0%		0	
Wiltse / Valleyview	6 0.0%	\$925,600 ↓ -1.9%	1 ↓ -5.7%	\$661,100	0	
Princeton	4 ↓ -50.0%	\$355,100 ↓ -3.7%	2 ↑ 100.0%		0	
Princeton Rural	2 0.0%	\$879,100 ↑ 2.2%	0		0	
Lower Town	2 0.0%	\$882,800 ↓ -3.7%	0		0	\$512,200 ↓ -2.7%
Main Town	12 ↑ 20.0%	\$734,800 ↓ -1.4%	5 ↑ 66.7%	\$481,900 ↑ 10.5%	5 ↑ 66.7%	\$338,100 ↓ -4.4%
Summerland Rural	3 ↓ -1.3%	\$1,032,900	1		0	
Trout Creek	1 0.0%	\$1,074,200 ↑ 0.1%	1 ↑ 2.3%	\$636,000	0	

*Excludes lakefront and acreage Single-Family homes

**Percentage indicates change from the same period last year