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***North Shuswap  
2014 Third Quarter Report – October 2014***

First a few statistics for the North Shuswap:

- Total active listings in the North Shuswap on October 1<sup>st</sup> stands at 182
- 71 listings sold in the third quarter 2014
- BC buyers outnumber Alberta buyers 3 to 1
- Century 21 Lakeside Realty sold units are up to 2008 levels.

182 active listings with 71 sold this past quarter is a bit above normal numbers for this time of year. Alberta buyers have been less active this year. They come and look but few are writing offers. Many Albertans that do offer are putting in low-ball offers that are rejected by the sellers.

The BC buyer watches BC news and knows the bottom of this economic cycle is behind us. The Alberta buyer watches Alberta news and knows Alberta is okay but they are not so sure about BC, hence their caution.

The number of sold units within my office for 2014 to date is up substantially and more proof the bottom of this market cycle is behind us. Many of the sold units were low price properties with issues. The better home at a higher price had a hard time attracting buyer attention.

The Anglemont Water System is up and running and on budget. The boil water advisory has been lifted and lower insurance rates are here because of all the new fire hydrants. I expect to see more active Anglemont buyers in the future as many have been holding off until they learn the Anglemont water system project is complete.

I think the spring of 2015 will be very interesting.

If you are planning a trip to the lake and want to see me, please call ahead and have me schedule some time for you. Weekends are our busy time and it's great to have so many appointments booked for future weekends.

Al Christopherson – Realtor  
Personal Real Estate Corporation  
Century 21 Lakeside Realty Ltd.