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*North Shuswap
2018 Third Quarter Report – October 2018*

Third Quarter 2017 North Shuswap

29 lots sold
38 homes sold

Third Quarter 2018 North Shuswap

9 lots sold
32 homes sold

What that indicates is the buyers have discovered it takes less money to buy an existing home and renovate it than it costs to build a new home. So, buyer interest in bare land had dropped more than homes.

Greater Vancouver's sluggish market has caused our market to drop a bit. I'm OK with that because today's pace is busy but not too busy.

I forecast the migration from Greater Vancouver to anywhere in the southern interior sunbelt will continue. The North Shuswap is a target location for some of these migrants who are attracted by the lake and low North Shuswap prices. Greater Vancouver continues to give us the largest number of buyers but Alberta, Local & Interior buyers combined equal the numbers from Greater Vancouver.

Of the 32 North Shuswap homes sold in the Third Quarter 15 of those were lakeshore homes. That's more than I expected for the third quarter.

I'm looking forward to seeing what this winter brings. The last few years winter sales have been above historical norms. I believe this trend of winter sales will continue to grow.

If you are planning a trip and want to see me please book an appointment. Weekends are our busy time and long weekends are very busy.

Al Christopherson – Realtor
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