

www.WolfHomes.com

The Krieg Family

RE/MAX Kelowna

868-8000



Colin

Julie

Wolf

2005 An Absolute RECORD YEAR!!!

The most homes ever sold 2,767! The highest prices ever \$355,380 behind Vancouver, Toronto and Victoria! A very low inventory of only 577 homes. The lowest vacancy at 0.5%. Higher rents. Highest level in construction.

Rents will increase in 06

The highest average monthly rents for two-bedroom apartments were in Toronto (\$1,052), Vancouver (\$1,004), and Ottawa (\$920), while the lowest were in Trois-Rivières (\$474) and Saguenay (\$472). Kelowna is at (\$755) and newer units go up to (\$950) and higher for the units on the lake.

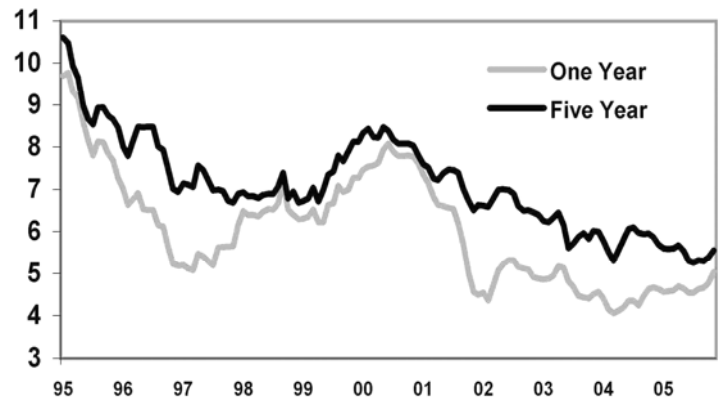
Prices will increase in 06

Supply and demand regulates the price. With only 577 listings for sale averaging over 200 sales/mth., this is certainly not a lot of supply. Lot prices and building costs are rising steadily. Interest rate to stay low. In migration will continue at 2-3% for 2006. UBC-O is vastly expanding & attracting more students.

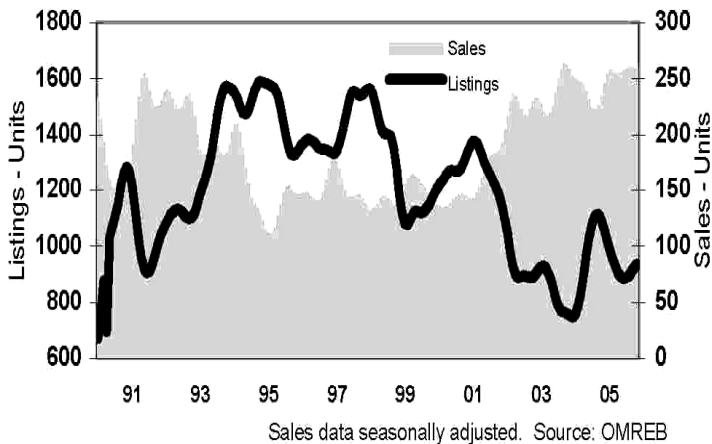
Rents on the Rise



MORTGAGE RATES



MLS SINGLES SALES AND LISTINGS KELOWNA



MEDIAN RESALE HOUSE PRICE (MLS) KELOWNA

