



Louise Levesque

LOUISE LEVESQUE
REAL ESTATE PROFESSIONAL

(250) 864-5218

Louise@LouiseLevesqueRealEstate.ca

www.LouiseLevesqueRealEstate.ca



JULY 2025

RESIDENTIAL SALES BY PRICE (YEAR TO DATE)

PRICE RANGE	2025	2024
\$200,000 to \$499,000	15	12
\$500,000 to \$599,000	25	23
\$600,000 to \$699,000	72	56
\$700,000 to \$799,000	117	109
\$800,000 to \$899,000	162	173
\$900,000 to \$999,000	124	126
\$1,000,000 to \$1,199,000	195	171
\$1,200,000 to \$1,399,000	113	99
\$1,400,000 to \$1,599,000	63	39
\$1,600,000 to \$1,799,000	46	24
\$1,800,000 to \$1,999,000	25	16
\$2,000,000+	62	41

REAL ESTATE STATS LAST MONTH

	2025	2024
Avg. House Price	\$1,104,528	\$1,074,585
Median House Price	\$995,000	\$980,000
Avg. Condo price	\$499,232	\$452,513
Avg. Townhouse price	\$679,168	\$701,298
Avg. Mobile Home price	\$266,000	\$326,223
Houses listed	549	597

RESIDENTIAL SALES (YEAR TO DATE)

TYPE	2025	2024
Acreage/House	31	38
Townhouse	351	339
Condo	523	534
Lots	49	40
Mobile Homes	117	109
Residential	1,011	867
Residential (Waterfront)	31	25
TOTAL	2113	1952

ACTIVE LISTINGS

RES	MOBILE	STRATA	LOTS
1,572	195	1,408	301

Stats: June 2025 vs June 2024

Source: Association of Interior REALTORS® – Central Okanagan

NOTE: this representation is based in whole or in part on data generated by the Association of Interior REALTORS®, which assume no responsibility for its accuracy.

THE REAL ESTATE REPORT



PET-FRIENDLY SUMMER FUN

Trails, Beaches & Safety Tips in the Okanagan

The Okanagan is a paradise for pups in summer. Here's a short guide to help you choose the right beaches and trails, stay ahead of the heat, and pack smart. Follow these safety must dos, and every adventure will be a happy one—for both of you.

Kalamalka Lake & Ellison Provincial Park (Vernon): Off-leash trails leading to sandy coves provide cooler, quieter lakeside fun

ON-LEASH ADVENTURES

- **Knox Mountain Park:** A selection of trails, including the popular Apex Trail—delivering panoramic city and lake views.
- **Okanagan Mountain and Lake Provincial Parks:** Vast wilderness areas perfect for adventurous daytime hikes—leash required in protected zones

SUMMER SAFETY FOR YOUR PUP

- **Time your outings,** avoiding midday heat. Opt for early morning or evening to protect paws from scorching sand or asphalt. Do the 5-second touch test on warm surfaces. Consider dog booties if needed
- **Stay hydrated & shaded**—carry fresh water and offer breaks under trees or on cooling gear. Heavy panting, drooling, stumbling, or lethargy signal danger—seek shade, cool with water, and rest
- **Beach caution:** Rinse paws after saltwater play, monitor for currents, and watch for sharp debris .

BARKWORTHY OFF-LEASH BEACHES

- **Cedar Creek Park (Kelowna):** A spacious, rocky beach and adjacent waterfront trails offer dogs off-leash freedom and scenic lake views. Bring sturdy footwear and watch for off-leash hours posted on-site
- **Downtown Sails Dog Beach:** Located near Kelowna marina and City Park, this smaller beach is perfect for evening off-leash visits post-6 pm.
- **Poplar Point and Gellatly Beaches (West Kelowna):** Fully fenced shallow-water areas with shade—great for fetch and splash sessions
- **Okanagan Falls / Christie Memorial Park:** A hidden gem south of Penticton, this lakeside park offers both grassy and sandy play zones



REALTOR®. Member of The Canadian Real Estate Association and more.

Not intended to solicit properties already listed for sale.