



September 2026

SOUTH OKANAGAN LIVING

REAL ESTATE • LIFESTYLE • COMMUNITIES



CHAD WOZNIAK

Personal Real Estate Corporation

Welcome

TO THE SEPTEMBER EDITION

As summer transitions into fall, the South Okanagan continues to attract buyers looking for an exceptional lifestyle. From waterfront homes and vineyards to family neighbourhoods and investment opportunities, our region remains one of British Columbia's most desirable places to call home.

Whether you're planning to buy, sell, or simply stay informed, my goal is to provide you with local market knowledge and insights that help you make confident real estate decisions.

Thank you for your continued trust and referrals. I hope you enjoy this month's edition of South Okanagan Living.

- Chad Wozniak

MARKET SNAPSHOT

SOUTH OKANAGAN

August 2026*



SALES

116
↓ **33.7%**



AVERAGE
SALE PRICE

\$767,800
↑ **4.9%**



AVE DAYS
ON MARKET

97
↑ **14.8%**

Source: Association of Interior REALTORS® — August 2026 Monthly Market Statistics.

COMMUNITY SPOTLIGHT

KALEDEN

Nestled along the western shores of Skaha Lake, Kaleden is one of the South Okanagan best-kept secrets. Just 10 minutes south of Penticton, this charming lakeside community offers a relaxed rural lifestyle surrounded by vineyards, orchards, and breathtaking lake and mountain views.



WINERIES
NEARBY



BEAUTIFUL
BEACHES



KETTLE VALLEY
RAIL TRAIL



BOATING &
WATER SPORTS



HIKING & OUTDOOR
RECREATION



LOCAL
SHOPS

LOCAL BUSINESS SPOTLIGHT

LAKEBOAT VINEYARD & WINERY

A boutique winery celebrating the unique character of Kaleden, Lakeboat Vineyard & Winery produces small-batch wines using grapes grown in the Kaleden area. With a focus on regenerative agriculture and minimal intervention in the cellar, Lakeboat is helping showcase Kaleden as an emerging wine-growing destination in the South Okanagan.

lakeboatwinery.com



HOMEOWNER TIP

FIVE EASY WAYS TO ADD VALUE BEFORE SELLING

- ✓ Fresh coat of neutral paint
- ✓ Professional photography
- ✓ Declutter & depersonalize
- ✓ Improve curb appeal
- ✓ Deep clean from top to bottom



DID YOU KNOW?



Kaleden enjoys over 2,000 hours of sunshine each year



The South Okanagan is home to more than 80 wineries.



Skaha Lake is one of the warmest lakes in Canada.

“ THERE IS NO PLACE LIKE THE OKANAGAN.

- Chad Wozniak

FEATURED LUXURY LISTING

2795 LIDDICOAT ROAD, KEREMEOS



3 BED | 3 BATH | 1,692 SQ.FT. | VINEYARD VIEWS | PRIVATE VINEYARD

A truly exceptional 10.8-acre country estate with a productive 7-acre vineyard, charming 3-bedroom home, guest-ready outbuildings and breathtaking Similkameen Valley views, offering a rare opportunity to embrace a private vineyard lifestyle.

Scan to view
full listing



RECENT SALES



6261 Renfrew Rd
Peachland
\$681,000
Sold | 53 Days



2775 Hawthorn Dr
Penticton
\$1,580,000
Sold | 29 Days



304-75 Martin St
Penticton
\$525,000
Sold | 19 Days



152 Arlayne Rd
Kaleden
\$650,000
Sold | 23 Days

CLIENT TESTIMONIAL

“ If you are planning on selling your property in the south Okanagan, I highly recommend hiring Chad Wozniak as your agent. Chad made us feel comfortable and at ease and kept us informed every step of the way. - **RHONDA W.**



MARKET INSIGHT

WHY WELL-PRICED HOMES ARE STILL SELLING

Today's buyer's are informed and selective. Homes that are priced correctly, professionally marketed and show beautifully are still seeing great results. Presentation, preparation and realistic pricing remain the key ingredients to a successful sale in the South Okanagan.





SEPTEMBER EVENTS



PENTICTON FARMERS' MARKET

Every Saturday 830am - 1:00pm
100 block Main Street



OKANAGAN WINE FESTIVAL

September 25 - October 4, 2026
Various Locations



PEACHLAND FALL FAIR

September 12 & 13, 2026
Peachland Community Centre



FAREWELL SUMMER BEACH CONCERT AT BAREFOOT BEACH RESORT

September 5, 2026 6-10pm
Barefoot Beach Resort, Skaha Lake

SEASONAL RECIPE

OKANAGAN PEACH CRISP



INGREDIENTS

- 6 cups fresh peaches, sliced
- ½ cup brown sugar
- 1 tsp cinnamon
- 1 cup rolled oats
- ¾ cup flour
- ½ cup brown sugar
- ½ cup butter, melted

INSTRUCTIONS

1. Preheat oven to 350°F (175°C)
2. Toss peaches with brown sugar and cinnamon. Place in baking dish
3. Mix oats, flour and brown sugar. Stir in melted butter until crumbly.
4. Sprinkle topping over peaches.
5. Bake for 35-40 minutes until golden and bubbly. Serve warm!

MORTGAGE CORNER

Interest rates have remained stable, creating opportunities for buyers and homeowners planning ahead.

- ◆ Thinking of renewing? Start early to explore your options
- ◆ Fixed vs. variable - I can connect you with trusted mortgage experts.
- ◆ Want to know your buying power? Let's run the numbers together.



WINE OF THE MONTH

SEE YA LATER RANCH

A luscious South Okanagan dessert wine with ripe peach and citrus notes, beautifully matched with warm Okanagan peach crisp.

Try: Riesling Icewine
Pairs well with Peach Crisp, Brie & Spicy Lemon-Garlic Shrimp



Thinking about making a move?

I'd love to help you achieve your real estate goals.

Thank you for your continued support and referrals!!



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SCAN TO VISIT MY WEBSITE

