Okanagan Falls
Incorporation Study

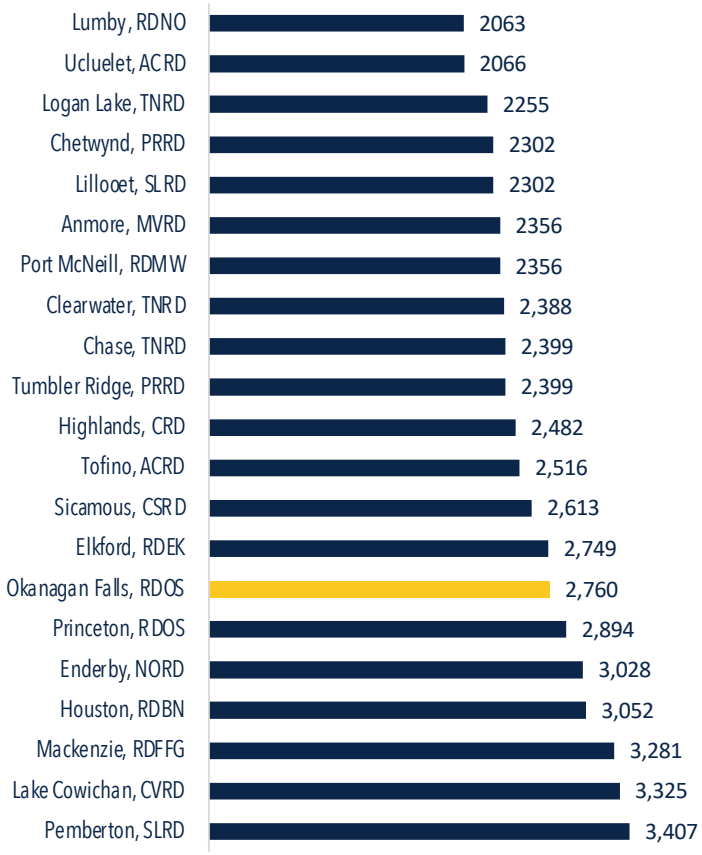
DEMOGRAPHIC PROFILE

POPULATION 2,760

Okanagan Falls Incorporation study area has a higher population than 63 municipalities in BC (39% of municipalities)

* 2021 Census data

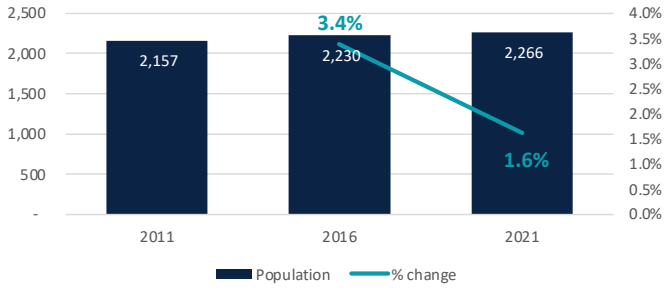
Municipalities with similar population to the Study Area



Average Age
54
Provincial average
43.1

Median Age
60
Provincial median
42.8

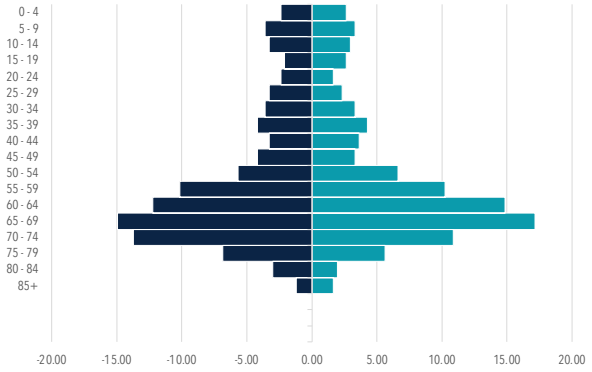
Population Growth
(Ok Falls designated place)



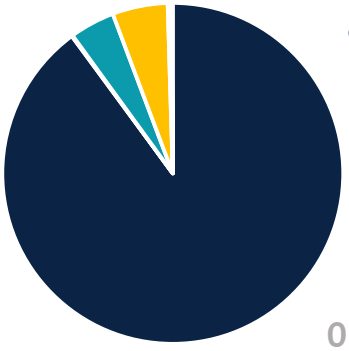


49.3% **50.7%**

Okanagan Falls Population Pyramid
(2021 Census - OK Falls Designated Place)



ASSESSMENT



89.9% Residential

5.2% Business

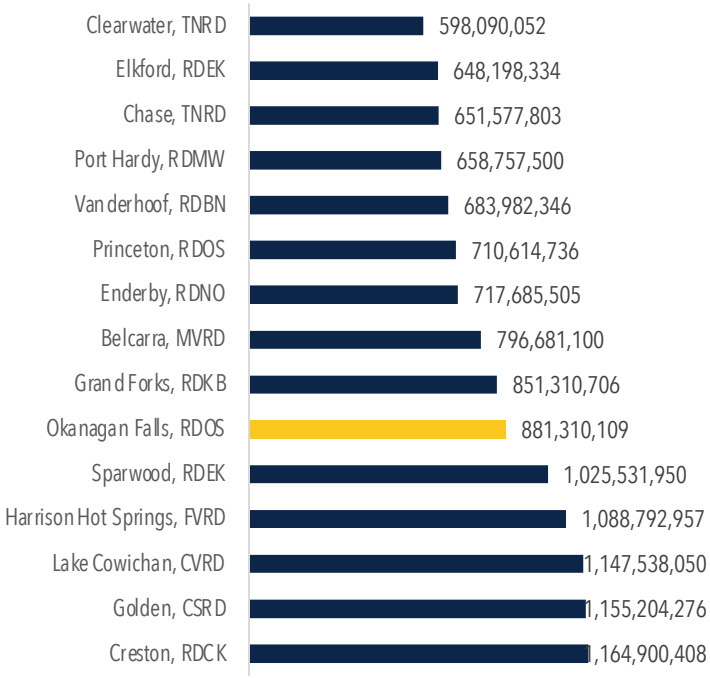
4.3% Light Industry

0.4% Recreational/ non-profit

0.1% Utilities

0.1% Farm

Municipalities with similar 2023 assessment to the Study Area



- **2023 Assessment – Total Hospital Purposes Value**

94

Business & Light Industry properties

64

Farm Class properties

Okanagan Falls Incorporation study area has a higher 2023 assessment than 62 BC municipalities and a higher combined business and industry assessment than 56 BC municipalities

$506,569

2023 Average Residential Assessed Value

(residential assessment ÷ # dwellings)

Okanagan Falls
Incorporation Study

DEMOGRAPHIC PROFILE



Incorporation Study Land Area

1,099 hectares

1,564 DWELLINGS

INCOME LEVELS

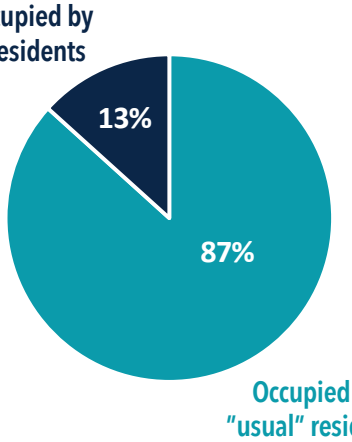
2020 Average Income*

$61,600
Provincial average $77,700

2020 Median Income*

$54,400
Provincial median $65,000

50% single-detached
30% Multi-family
20% movable



Average household size

2.0

Provincial average 2.4