

Filters

Counties:	All
Cities:	All
Zip Codes:	All
Dwelling Types:	Single Family Residence, Townhouse/Condo
Sq. Ft. Ranges:	All
Price Ranges:	All

Quick Facts

- 19.4%	+ 13.2%	- 14.6%
Change in Closed Sales	Change in Median Sales Price	Change in Inventory

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Market Overview - July 2022

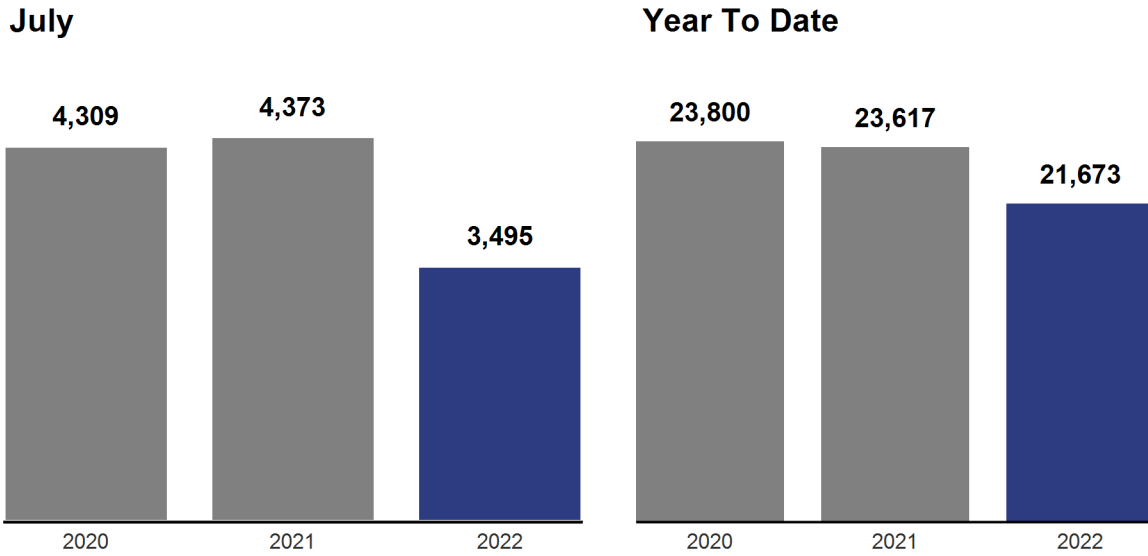
Key market metrics for the current month and year-to-date figures



Key Metrics	Historical Sparklines	7-2021	7-2022	+/-	YTD 2021	YTD 2022	+/-
New Listings		4,373	3,495	- 20.1%	23,617	21,673	- 8.2%
Pending Sales		1,053	902	- 14.3%	--	--	--
Closed Sales		3,529	2,843	- 19.4%	18,423	16,825	- 8.7%
Days on Market Until Sale		17	17	+ 0.0%	25	23	- 8.0%
Median Sales Price		\$265,000	\$300,000	+ 13.2%	\$252,900	\$275,000	+ 8.7%
Average Sales Price		\$321,553	\$354,710	+ 10.3%	\$306,550	\$332,771	+ 8.6%
Percent of Original List Price Received		102.8%	102.2%	- 0.6%	101.7%	102.1%	+ 0.4%
Inventory of Homes for Sale		6,573	5,614	- 14.6%	--	--	--
Months Supply of Inventory		1.9	2.0	+ 6.0%	--	--	--

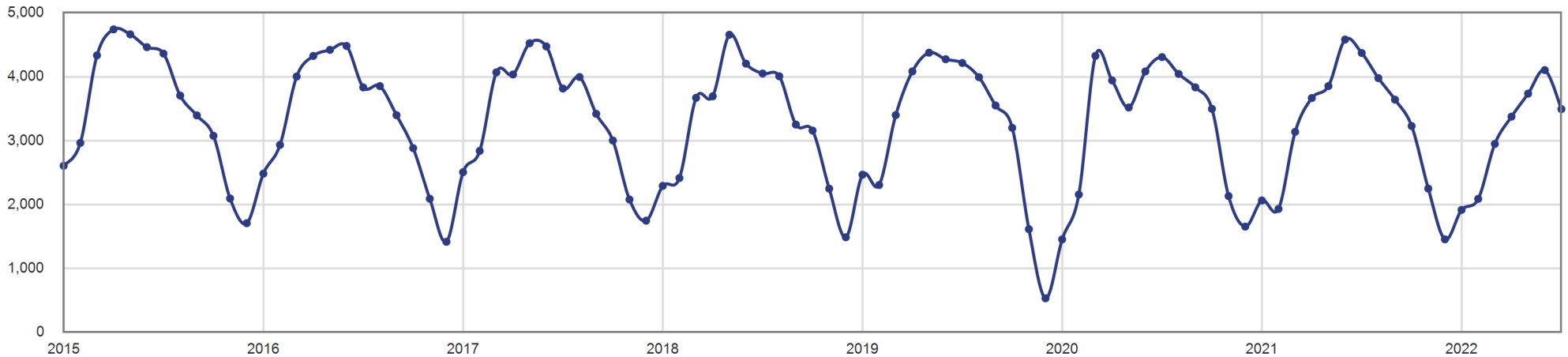
New Listings - July 2022

The number of listings that are new during the month.



Month	Prior Year	Current Year	+/-
August	4,046	3,980	- 1.6%
September	3,836	3,643	- 5.0%
October	3,499	3,230	- 7.7%
November	2,134	2,251	+ 5.5%
December	1,656	1,457	- 12.0%
January	2,065	1,917	- 7.2%
February	1,933	2,090	+ 8.1%
March	3,139	2,951	- 6.0%
April	3,668	3,377	- 7.9%
May	3,856	3,737	- 3.1%
June	4,583	4,106	- 10.4%
July	4,373	3,495	- 20.1%
12-Month Avg	3,232	3,020	- 6.6%

Historical New Listings

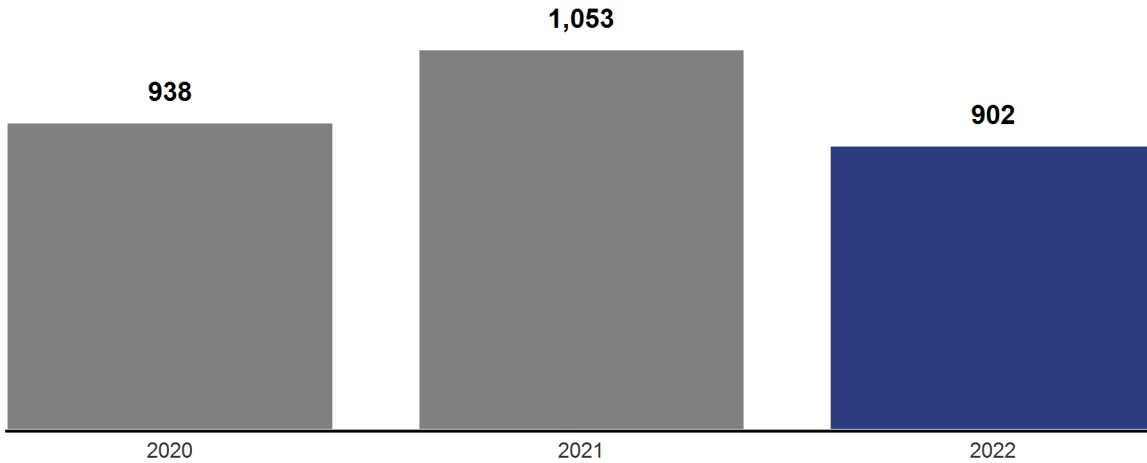


Pending Sales - July 2022

The number of listings that are Under Contract at the end of the month.

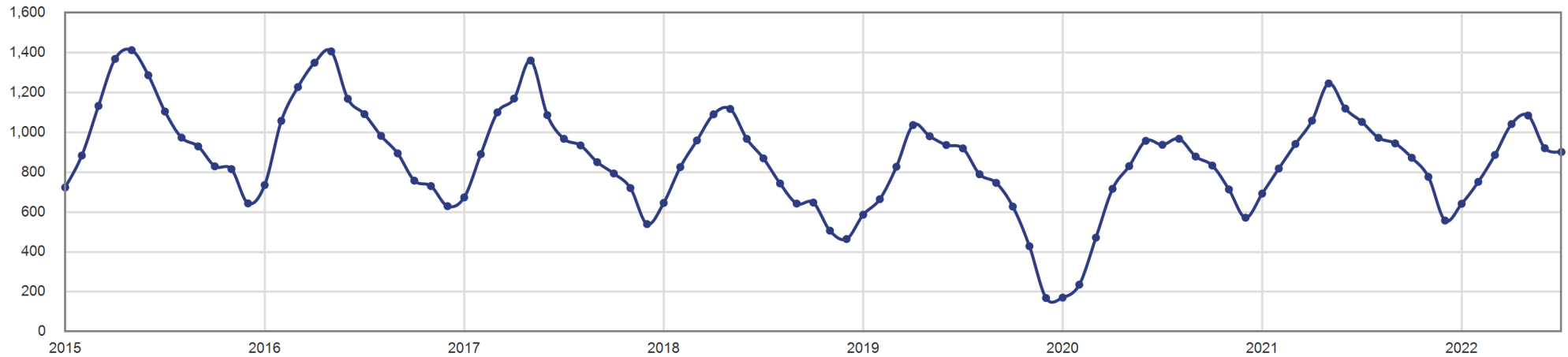


July



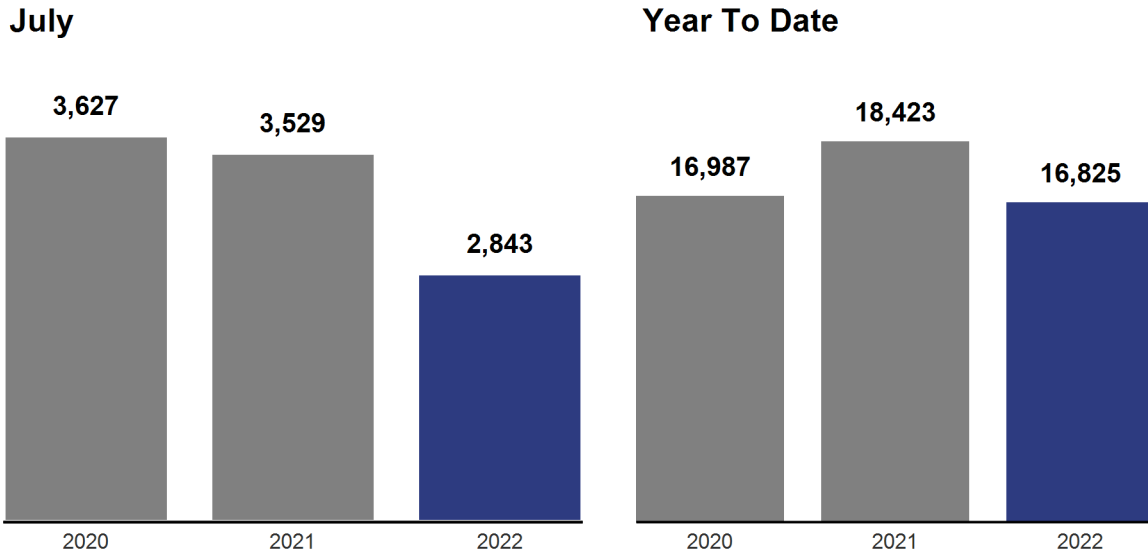
Month	Prior Year	Current Year	+/-
August	968	973	+ 0.5%
September	879	945	+ 7.5%
October	834	873	+ 4.7%
November	714	777	+ 8.8%
December	572	558	- 2.4%
January	693	642	- 7.4%
February	819	752	- 8.2%
March	942	887	- 5.8%
April	1,059	1,042	- 1.6%
May	1,246	1,085	- 12.9%
June	1,120	921	- 17.8%
July	1,053	902	- 14.3%
12-Month Avg	908	863	- 5.0%

Historical Pending Sales



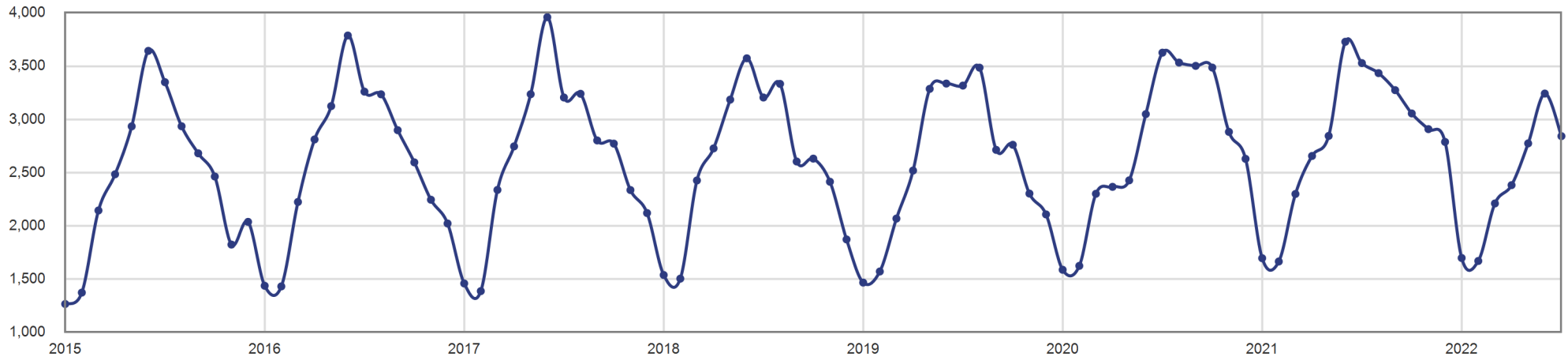
Closed Sales - July 2022

The number of listings that closed during the month.



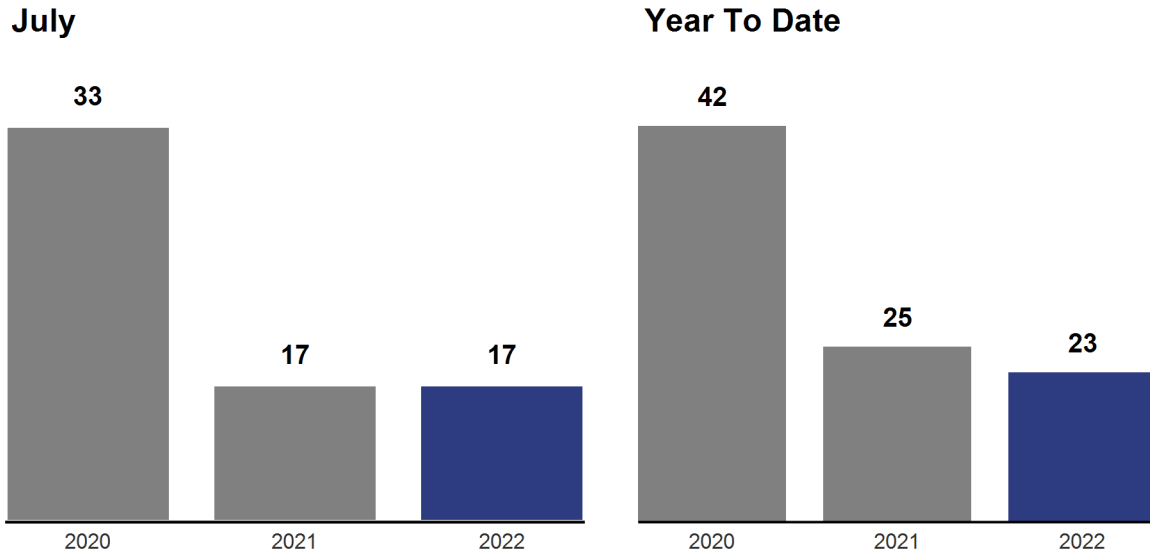
Month	Prior Year	Current Year	+/-
August	3,534	3,435	- 2.8%
September	3,503	3,275	- 6.5%
October	3,487	3,056	- 12.4%
November	2,883	2,909	+ 0.9%
December	2,630	2,789	+ 6.0%
January	1,697	1,699	+ 0.1%
February	1,666	1,671	+ 0.3%
March	2,300	2,211	- 3.9%
April	2,657	2,383	- 10.3%
May	2,845	2,775	- 2.5%
June	3,729	3,243	- 13.0%
July	3,529	2,843	- 19.4%
12-Month Avg	2,872	2,691	- 6.3%

Historical Closed Sales



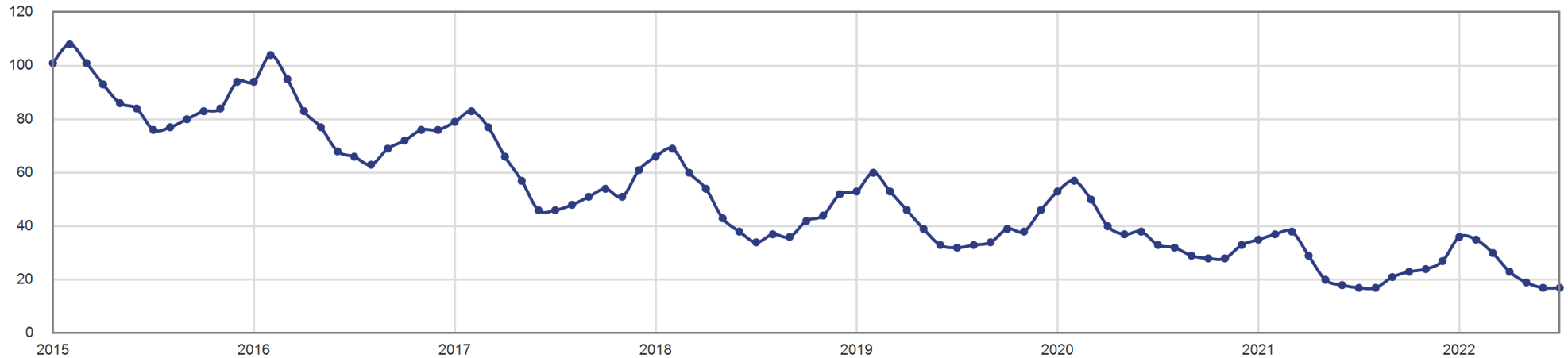
Days on Market Until Sale - July 2022

The average Days On Market value for all listings that closed during the month.



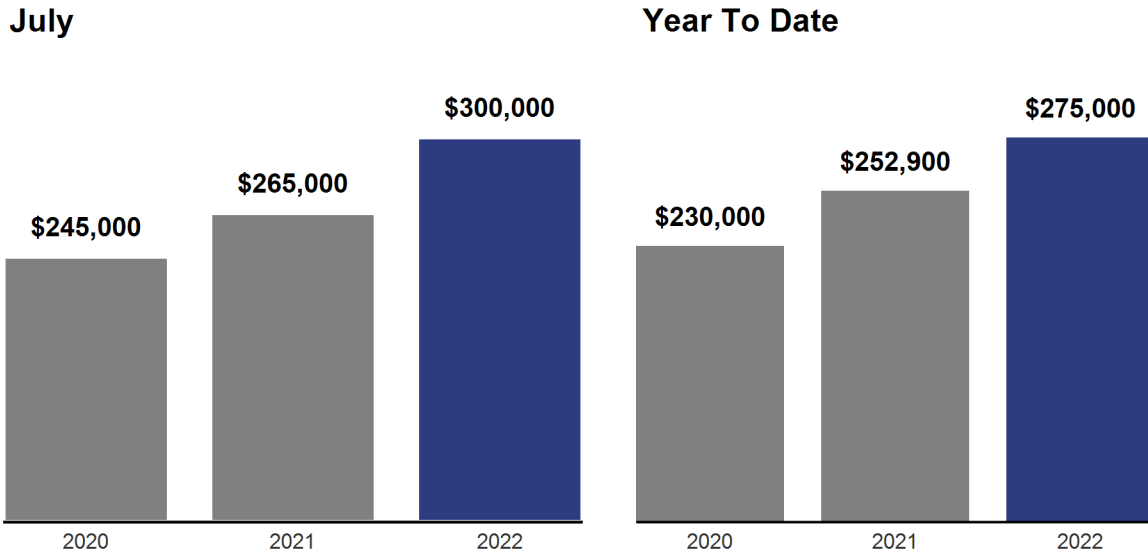
Month	Prior Year	Current Year	+/-
August	32	17	- 46.9%
September	29	21	- 27.6%
October	28	23	- 17.9%
November	28	24	- 14.3%
December	33	27	- 18.2%
January	35	36	+ 2.9%
February	37	35	- 5.4%
March	38	30	- 21.1%
April	29	23	- 20.7%
May	20	19	- 5.0%
June	18	17	- 5.6%
July	17	17	0.0%
12-Month Avg	28	23	- 17.9%

Historical Days on Market Until Sale



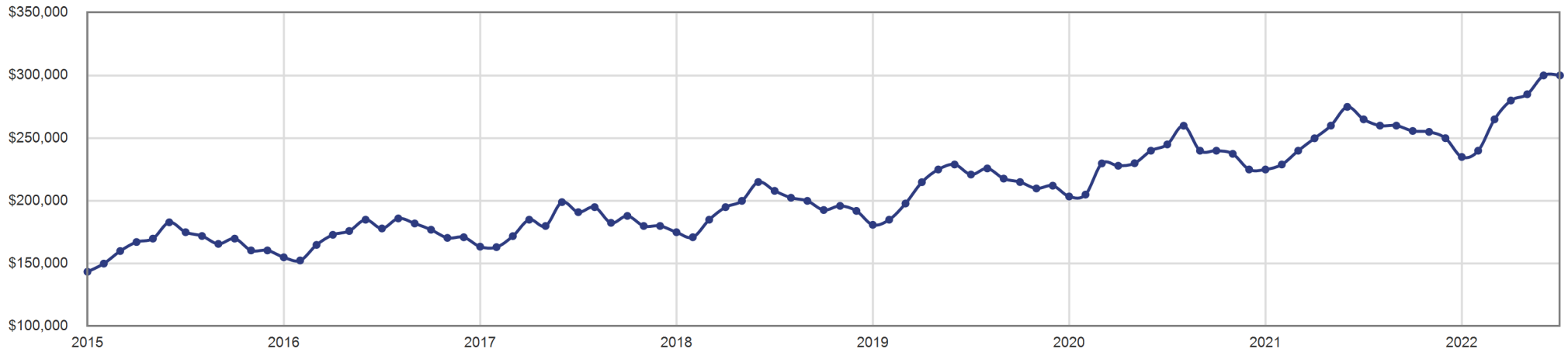
Median Sales Price - July 2022

The median sales price of all listings that closed during the month.



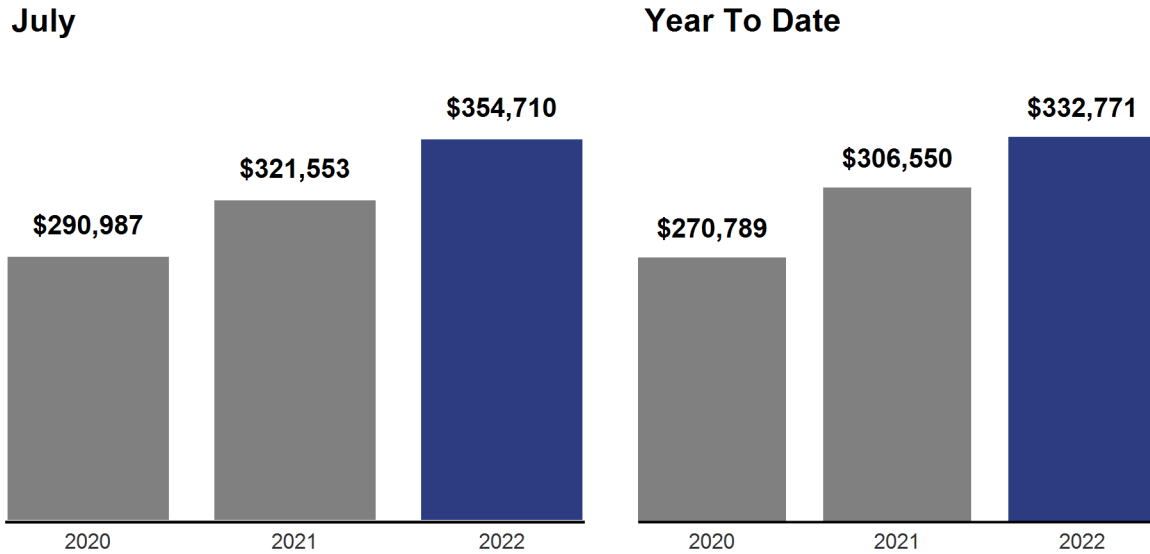
Month	Prior Year	Current Year	+/-
August	\$259,900	\$260,000	0.0%
September	\$240,000	\$260,000	+ 8.3%
October	\$240,000	\$255,750	+ 6.6%
November	\$237,500	\$255,000	+ 7.4%
December	\$225,000	\$250,000	+ 11.1%
January	\$225,000	\$235,000	+ 4.4%
February	\$229,000	\$240,000	+ 4.8%
March	\$240,000	\$265,000	+ 10.4%
April	\$249,900	\$280,000	+ 12.0%
May	\$260,000	\$285,000	+ 9.6%
June	\$274,900	\$300,000	+ 9.1%
July	\$265,000	\$300,000	+ 13.2%
12-Month Med	\$249,900	\$266,000	+ 6.4%

Historical Median Sales Price



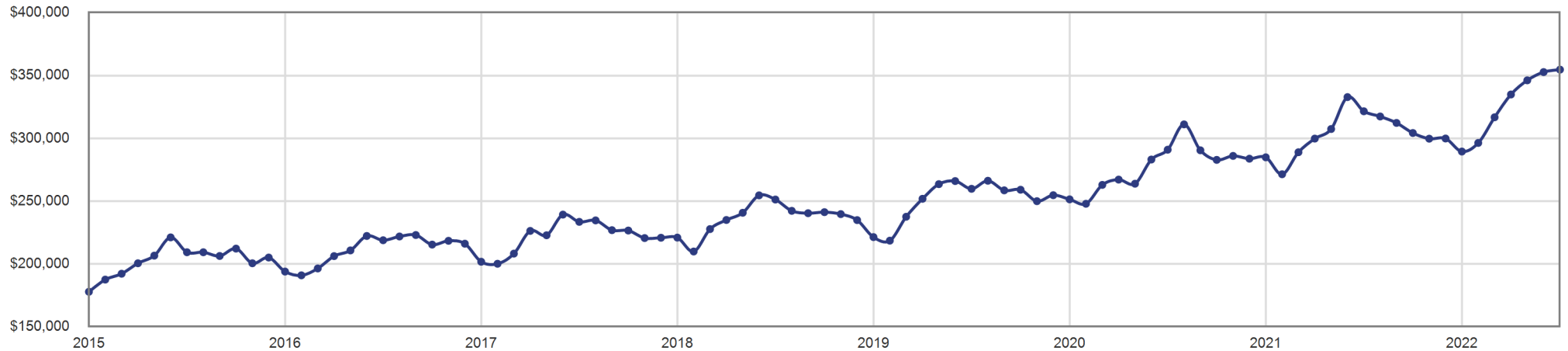
Average Sales Price - July 2022

The average sales price of all listings that closed during the month.



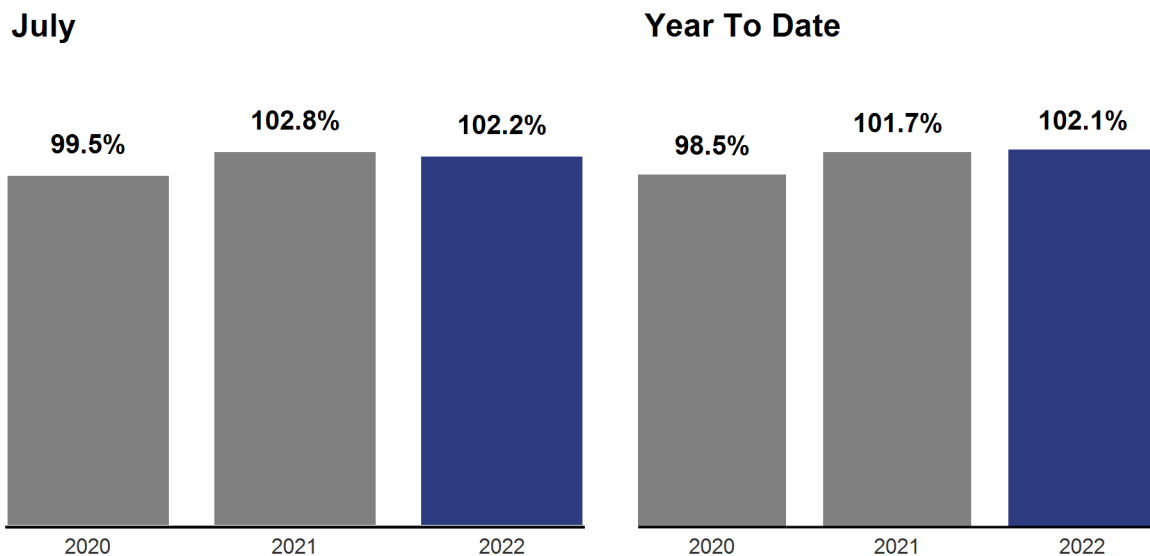
Month	Prior Year	Current Year	+/-
August	\$311,147	\$317,432	+ 2.0%
September	\$290,499	\$312,288	+ 7.5%
October	\$282,884	\$304,284	+ 7.6%
November	\$286,043	\$299,753	+ 4.8%
December	\$283,813	\$299,887	+ 5.7%
January	\$284,910	\$289,523	+ 1.6%
February	\$271,444	\$296,373	+ 9.2%
March	\$288,968	\$316,781	+ 9.6%
April	\$299,821	\$334,937	+ 11.7%
May	\$307,436	\$346,205	+ 12.6%
June	\$332,844	\$352,763	+ 6.0%
July	\$321,553	\$354,710	+ 10.3%
12-Month Avg	\$299,544	\$320,550	+ 7.0%

Historical Average Sales Price



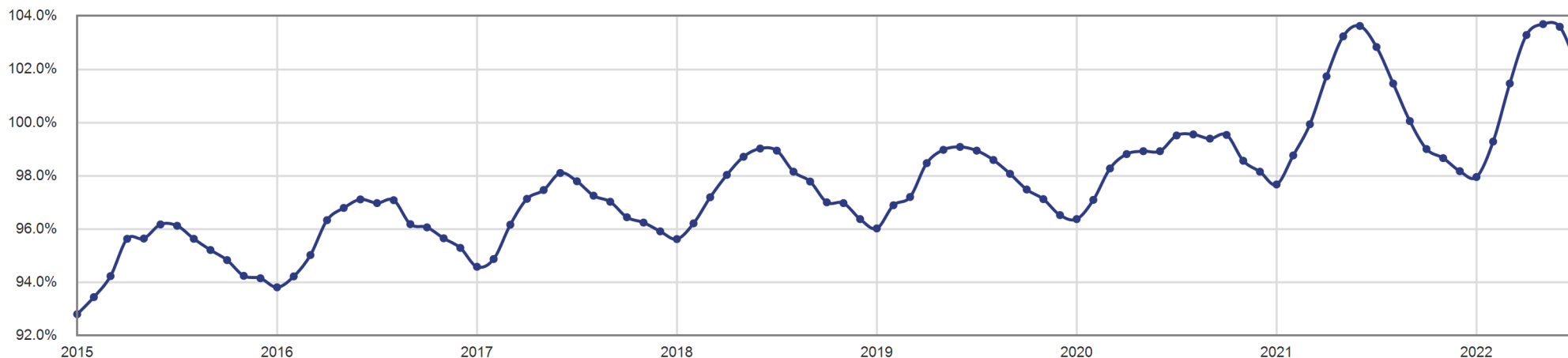
Percent of Original List Price Received - July 2022

The average sales to original list price ratio for all listings that closed during the month.



Month	Prior Year	Current Year	+/-
August	99.6%	101.5%	+ 1.9%
September	99.4%	100.1%	+ 0.7%
October	99.5%	99.0%	- 0.5%
November	98.6%	98.7%	+ 0.1%
December	98.2%	98.2%	0.0%
January	97.7%	98.0%	+ 0.3%
February	98.8%	99.3%	+ 0.5%
March	99.9%	101.5%	+ 1.5%
April	101.7%	103.3%	+ 1.5%
May	103.2%	103.7%	+ 0.4%
June	103.6%	103.6%	0.0%
July	102.8%	102.2%	- 0.6%
12-Month Avg	100.5%	100.9%	+ 0.4%

Historical Percent of Original List Price Received

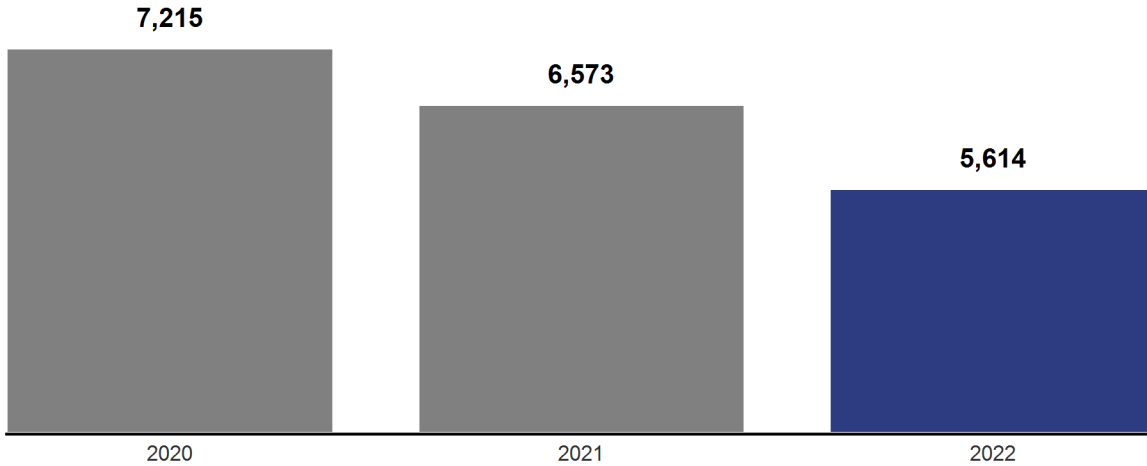


Inventory of Homes for Sale - July 2022

The number of listings that are in Active status at the end of the month.

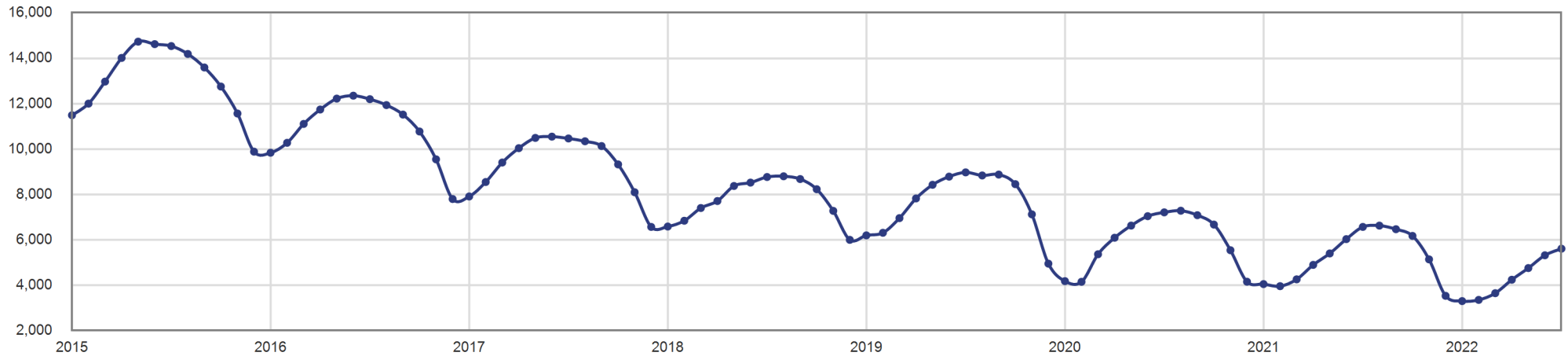


July



Month	Prior Year	Current Year	+/-
August	7,287	6,630	- 9.0%
September	7,089	6,473	- 8.7%
October	6,676	6,177	- 7.5%
November	5,546	5,144	- 7.2%
December	4,159	3,538	- 14.9%
January	4,055	3,307	- 18.4%
February	3,964	3,359	- 15.3%
March	4,265	3,654	- 14.3%
April	4,902	4,247	- 13.4%
May	5,404	4,761	- 11.9%
June	6,035	5,324	- 11.8%
July	6,573	5,614	- 14.6%
12-Month Avg	5,496	4,852	- 11.7%

Historical Inventory of Homes for Sale

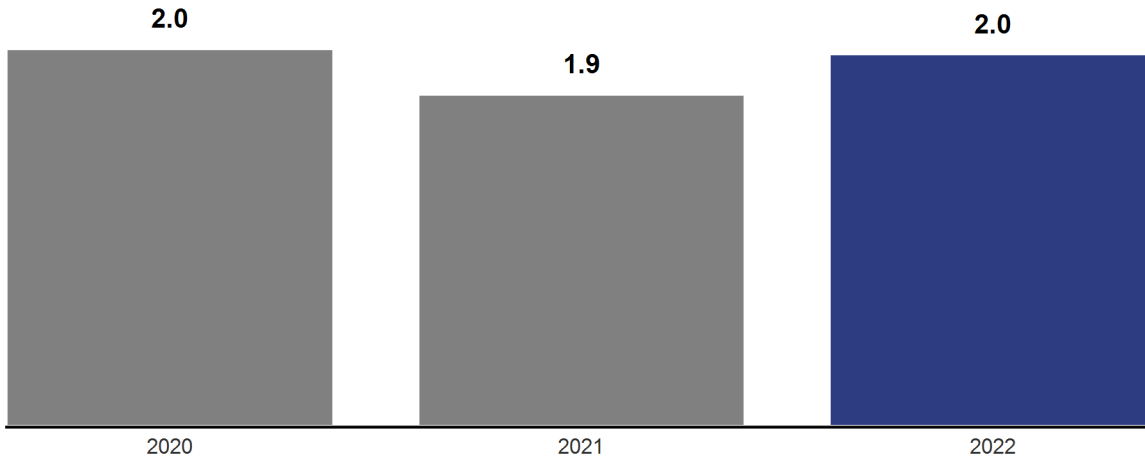


Months Supply of Inventory - July 2022

The number of active listings at the end of the month divided by the number of closed listings during the month.



July



Month	Prior Year	Current Year	+/-
August	2.1	1.9	- 6.4%
September	2.0	2.0	- 2.3%
October	1.9	2.0	+ 5.6%
November	1.9	1.8	- 8.1%
December	1.6	1.3	- 19.8%
January	2.4	1.9	- 18.5%
February	2.4	2.0	- 15.5%
March	1.9	1.7	- 10.9%
April	1.8	1.8	- 3.4%
May	1.9	1.7	- 9.7%
June	1.6	1.6	+ 1.4%
July	1.9	2.0	+ 6.0%
12-Month Avg	1.9	1.8	- 7.1%

Historical Months Supply of Inventory

