



Spokane Association of REALTORS®

2019 YEAR TO DATE HOME SALES REPORT THROUGH AUGUST



SALES DOWN 11.3%

Closed sales of single family homes on less than one acre including condos through August 2019 total 5,005 compared to 5,643 through August 2018.

AVERAGE PRICE UP 11.1%

The average closed price through August 2019 is \$281,625 compared to \$253,472 through August 2018.



MEDIAN PRICE UP 11.6%

The median closed price through August 2019 is \$260,000 compared to \$233,000 through August 2018.

***NOTE:** Does not represent home values.

INVENTORY DOWN (New System)



Current inventory, as of this report totals 961 properties which is a 1.1 month supply.

NOTE #1: Beginning with this report Inventory does not include CTG-Inspection. As an example - Inventory, including CTG-Inspection (now Pend-Inspection) would total 1,559 properties, a 1.9 months supply.

NOTE #2: Using the old method inventory is up 6.8% as of this report (1,559 compared to 1,460 last year at this time).



DISTRESSED SALES DOWN

Sales of Distressed homes accounted for 1.6% of sales through August 2019 compared to 3.1% through August 2018.

NOTE: Information comes from the SAR's Monthly Activity Report which looks at single family residential/ site built properties on less than one acre and condominiums.