



# Spokane Association of REALTORS®

## 2019 YEAR TO DATE HOME SALES REPORT THROUGH SEPTEMBER

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### SALES DOWN 9.1%

Closed sales of single family homes on less than one acre including condos through September 2019 total 5,824 compared to 6,387 through September 2018.

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### AVERAGE PRICE UP 11.2%

The average closed price through September 2019 is \$282,693 compared to \$254,182 through September 2018.



### MEDIAN PRICE UP 11.2%

The median closed price through September 2019 is \$260,000 compared to \$233,786 through September 2018.

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

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### INVENTORY UP (New System)

Current inventory, as of this report totals 977 properties which is a 1.2 month supply.

**NOTE #1:** Inventory does not include CTG-Inspection. As an example - Inventory, including CTG-Inspection (now Pend-Inspection) would total 1,486 properties, a 1.9 months supply.

**NOTE #2:** Using the old method inventory is up 2.4% as of this report (1,486 compared to 1,451 last year at this time).

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### DISTRESSED SALES DOWN

Sales of Distressed homes accounted for 1.5% of sales through September 2019 compared to 2.9% through September 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.