



Spokane Association of REALTORS® YEAR END HOME SALES REPORT 2018



UNIT SALES UP 1%

Closed sales of single family homes on less than one acre including condos for 2018 total 8,212 compared to 8,151 for 2017.

AVERAGE PRICE UP 11.7%

The average closed price for 2018 is \$255,931 compared to \$228,701 for 2017.



MEDIAN PRICE UP 11.9%

The median closed price for 2018 is \$235,000 compared to \$210,000 for 2017.

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

INVENTORY DOWN

Inventory is down 21% compared to last year. Current inventory as of this report is 798 properties which represents a 1.4 months supply.

NOTE: Months supply based on closed sales for December.



DISTRESSED SALES DOWN

Sales of Distressed homes accounted for 2.6% of sales in 2018 compared to 5.5% in 2017.



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.