



# Spokane Association of REALTORS®

## 2019 MONTHLY HOME SALES REPORT

### AUGUST



## SALES DOWN 5%

Closed sales of single family homes on less than one acre including condos for August 2019 total 869 compared to August 2018 when the total was 915.



## AVERAGE PRICE UP 11.4%

The average closed price for August 2019 was \$288,256 compared to August 2018 when the average price was \$258,826.\*

## MEDIAN PRICE UP 9%

The median closed price for August 2019 was \$267,000 compared to August 2018 when the median price was \$245,000.\*

\*NOTE: Does not represent home values.



## INVENTORY DOWN (New System)

Current inventory, as of this report totals 961 properties which represents a 1.1 months 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 less than 1% of sales in August 2019 compared to 1.7% in 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.