



Spokane Association of REALTORS®

2019 MONTHLY HOME SALES REPORT

OCTOBER



SALES UP 22.8%

Closed sales of single family homes on less than one acre including condos for October 2019 total 846 compared to October 2018 when the total was 689.



AVERAGE PRICE UP 8.9%

The average closed price for October 2019 was \$287,985 compared to October 2018 when the average price was \$264,453.*

MEDIAN PRICE UP 10.4%

The median closed price for October 2019 was \$265,000 compared to October 2018 when the median price was \$240,000.*

*NOTE: Does not represent home values.



INVENTORY STEADY (New System)

Current inventory, as of this report totals 945 properties which represents a 1.2 months supply.

NOTE #1: Inventory does not include CTG-Inspection. As an example - Inventory, including CTG-Inspection (now Pend-Inspection) would total 1,368 properties, a 1.6 months supply.

NOTE #2: Using the old method inventory is up 2.6% as of this report (1,368 compared to 1,333 last year at this time).



DISTRESSED SALES DOWN

Sales of Distressed homes accounted for less than 1% of sales in October 2019 compared to 1.2% in October 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.