Spokane Association of REALTORS®

2019 YEAR TO DATE HOME SALES REPORT THROUGH OCTOBER

SALES DOWN 6%
Closed sales of single family homes on less than one acre including condos through October 2019 total 6,652 compared to 7,076 through October 2018.

AVERAGE PRICE UP 11.1%
The average closed price through October 2019 is $283,416 compared to $255,183 through October 2018.

MEDIAN PRICE UP 10.7%
The median closed price through October 2019 is $260,000 compared to $234,975 through October 2018.

*NOTE: Does not represent home values.

INVENTORY STEADY (New System)
Current inventory, as of this report totals 945 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 1,368 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 1.4% of sales through October 2019 compared to 2.7% through 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.