



# Spokane Association of REALTORS®

## 2021 YEAR TO DATE HOME SALES REPORT THROUGH JULY

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### SALES UP 5.3%

Closed sales of single family homes on less than one acre including condos through July 2021 total 4,472 compared to 4,246 through July 2020.

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### AVERAGE PRICE UP 27.8%

The average closed price through July 2021 is \$392,140 compared to \$306,913 through July 2020.



### MEDIAN PRICE UP 25.8%

The median closed price through July 2021 is \$360,000 compared to \$286,070 through July 2020.

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

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### INVENTORY DOWN



Inventory as of this report totals 374 properties which represents a 14 day supply. Compared to last year when inventory was at 520 properties, inventory is down 28.1%.

**NOTE:** Months supply based on closed sales for July.

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### NEW LISTINGS DOWN 6.5%

The number of new listings through July total 5,387 compared to the same period last year when there were 5,764 new listings.

**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.