

# Market Overview



Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

Key Metrics	Historical Sparkbars	6-2017	6-2018	Percent Change	YTD 2017	YTD 2018	Percent Change
<b>New Listings</b>		888	<b>925</b>	+ 4.2%	4,855	<b>4,887</b>	+ 0.7%
<b>Pending Sales</b>		541	<b>591</b>	+ 9.2%	2,917	<b>3,058</b>	+ 4.8%
<b>Closed Sales</b>		627	<b>632</b>	+ 0.8%	2,612	<b>2,674</b>	+ 2.4%
<b>Days on Market</b>		77	<b>79</b>	+ 2.6%	84	<b>92</b>	+ 9.5%
<b>Median Sales Price</b>		\$129,000	<b>\$125,000</b>	- 3.1%	\$118,500	<b>\$120,000</b>	+ 1.3%
<b>Average Sales Price</b>		\$155,188	<b>\$150,088</b>	- 3.3%	\$141,430	<b>\$144,928</b>	+ 2.5%
<b>Pct. of Orig. Price Received</b>		92.2%	<b>91.8%</b>	- 0.4%	91.4%	<b>90.8%</b>	- 0.7%
<b>Affordability Index</b>		258	<b>251</b>	- 2.7%	280	<b>262</b>	- 6.4%
<b>Inventory of Homes for Sale</b>		3,176	<b>2,937</b>	- 7.5%	--	<b>--</b>	--
<b>Months Supply of Inventory</b>		7.3	<b>6.2</b>	- 15.1%	--	<b>--</b>	--