

# Market Overview

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

Key Metrics	Historical Sparkbars	10-2017	10-2018	Percent Change	YTD 2017	YTD 2018	Percent Change
<b>New Listings</b>		689	<b>683</b>	- 0.9%	8,057	<b>8,034</b>	- 0.3%
<b>Pending Sales</b>		451	<b>480</b>	+ 6.4%	4,808	<b>5,130</b>	+ 6.7%
<b>Closed Sales</b>		473	<b>500</b>	+ 5.7%	4,629	<b>4,966</b>	+ 7.3%
<b>Days on Market</b>		82	<b>80</b>	- 2.4%	82	<b>85</b>	+ 3.7%
<b>Median Sales Price</b>		\$122,000	<b>\$104,750</b>	- 14.1%	\$120,000	<b>\$122,000</b>	+ 1.7%
<b>Average Sales Price</b>		\$152,199	<b>\$126,130</b>	- 17.1%	\$144,269	<b>\$144,408</b>	+ 0.1%
<b>Pct. of Orig. Price Received</b>		90.2%	<b>90.1%</b>	- 0.1%	91.2%	<b>90.9%</b>	- 0.3%
<b>Affordability Index</b>		271	<b>272</b>	+ 0.4%	275	<b>234</b>	- 14.9%
<b>Inventory of Homes for Sale</b>		3,164	<b>2,846</b>	- 10.1%	--	<b>--</b>	--
<b>Months Supply of Inventory</b>		7.1	<b>5.9</b>	- 16.9%	--	<b>--</b>	--