

# Market Overview

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

Key Metrics	Historical Sparkbars	9-2017	9-2018	Percent Change	YTD 2017	YTD 2018	Percent Change
<b>New Listings</b>		725	<b>729</b>	+ 0.6%	7,369	<b>7,337</b>	- 0.4%
<b>Pending Sales</b>		434	<b>433</b>	- 0.2%	4,357	<b>4,629</b>	+ 6.2%
<b>Closed Sales</b>		508	<b>547</b>	+ 7.7%	4,156	<b>4,457</b>	+ 7.2%
<b>Days on Market</b>		84	<b>78</b>	- 7.1%	81	<b>86</b>	+ 6.2%
<b>Median Sales Price</b>		\$120,000	<b>\$120,000</b>	0.0%	\$120,000	<b>\$123,500</b>	+ 2.9%
<b>Average Sales Price</b>		\$146,882	<b>\$148,028</b>	+ 0.8%	\$143,370	<b>\$146,423</b>	+ 2.1%
<b>Pct. of Orig. Price Received</b>		90.8%	<b>90.7%</b>	- 0.1%	91.3%	<b>91.0%</b>	- 0.3%
<b>Affordability Index</b>		280	<b>252</b>	- 10.0%	280	<b>244</b>	- 12.9%
<b>Inventory of Homes for Sale</b>		3,323	<b>2,973</b>	- 10.5%	--	<b>--</b>	--
<b>Months Supply of Inventory</b>		7.5	<b>6.2</b>	- 17.3%	--	<b>--</b>	--