

Local Market Update – April 2018

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



+ 6.1%

Change in
New Listings

+ 16.3%

Change in
Closed Sales

0.0%

Change in
Median Sales Price

Orange County

	April			Year to Date		
	2017	2018	+ / -	2017	2018	+ / -
New Listings	244	259	+ 6.1%	875	979	+ 11.9%
Closed Sales	153	178	+ 16.3%	461	546	+ 18.4%
Median Sales Price*	\$312,500	\$312,500	0.0%	\$285,000	\$306,500	+ 7.5%
Average Sales Price*	\$351,741	\$353,205	+ 0.4%	\$328,111	\$356,237	+ 8.6%
Total Dollar Volume (in millions)*	\$53.8	\$62.9	+ 16.8%	\$151.3	\$194.5	+ 28.6%
Percent of Original List Price Received*	98.3%	99.5%	+ 1.2%	97.0%	98.1%	+ 1.1%
Percent of List Price Received*	99.0%	100.0%	+ 1.0%	98.3%	99.0%	+ 0.7%
Days on Market Until Sale**	40	28	- 30.0%	54	38	- 29.6%
Inventory of Homes for Sale	469	442	- 5.8%	--	--	--
Months Supply of Inventory	3.1	2.9	- 6.5%	--	--	--

* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

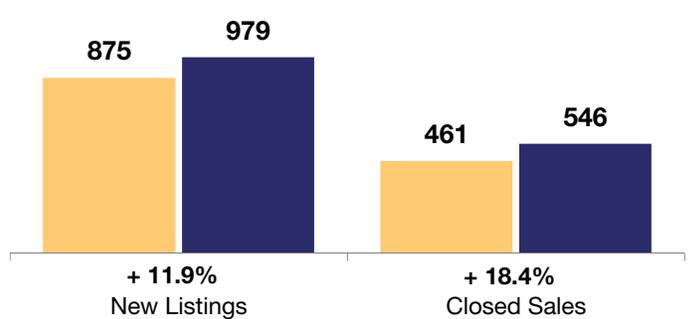
April

2017 2018

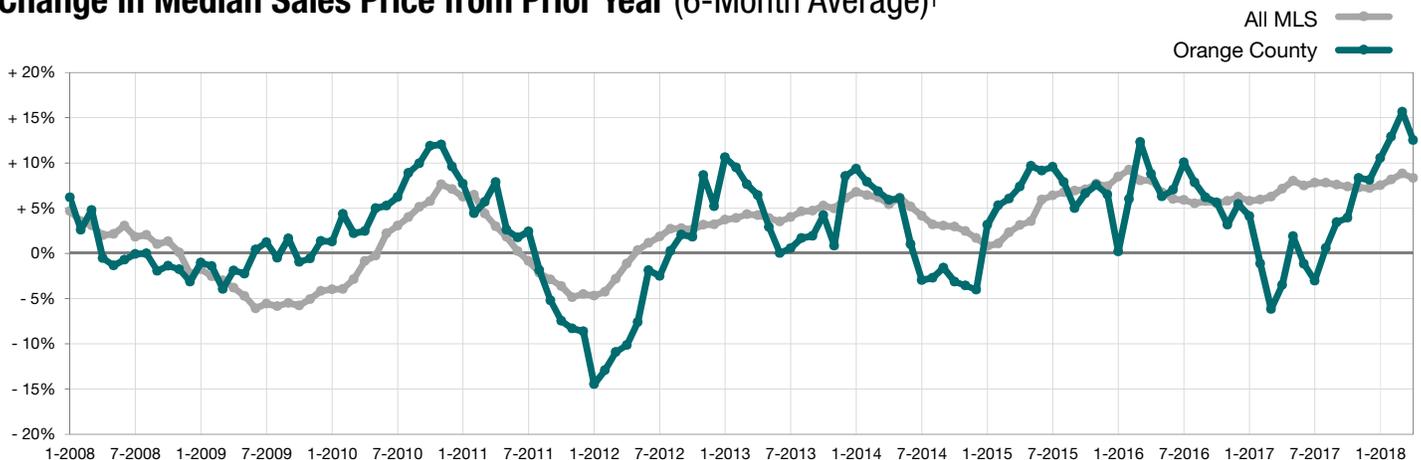


Year to Date

2017 2018



Change in Median Sales Price from Prior Year (6-Month Average)†



† Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period