

Local Market Update – December 2017

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



+ 2.6%

Change in
New Listings

- 7.5%

Change in
Closed Sales

- 16.1%

Change in
Median Sales Price

Orange County

December

Year to Date

	2016	2017	+ / -	2016	2017	+ / -
New Listings	78	80	+ 2.6%	2,325	2,206	- 5.1%
Closed Sales	120	111	- 7.5%	1,816	1,765	- 2.8%
Median Sales Price*	\$354,000	\$297,000	- 16.1%	\$300,000	\$310,000	+ 3.3%
Average Sales Price*	\$365,721	\$373,272	+ 2.1%	\$354,500	\$366,187	+ 3.3%
Total Dollar Volume (in millions)*	\$43.9	\$41.4	- 5.6%	\$643.4	\$646.3	+ 0.4%
Percent of Original List Price Received*	94.7%	95.7%	+ 1.1%	96.2%	96.9%	+ 0.7%
Percent of List Price Received*	97.4%	97.1%	- 0.3%	97.8%	98.3%	+ 0.5%
Days on Market Until Sale**	76	45	- 40.8%	61	46	- 24.6%
Inventory of Homes for Sale	417	337	- 19.2%	--	--	--
Months Supply of Inventory	2.7	2.3	- 14.8%	--	--	--

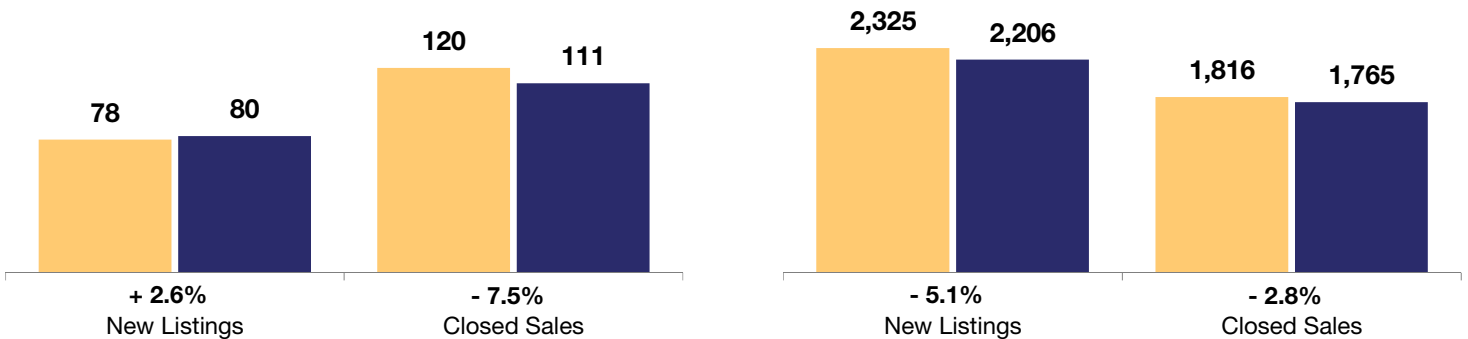
* Does not account for seller concessions. | ** Resale properties only. | Activity for one month can sometimes look extreme due to small sample size.

December

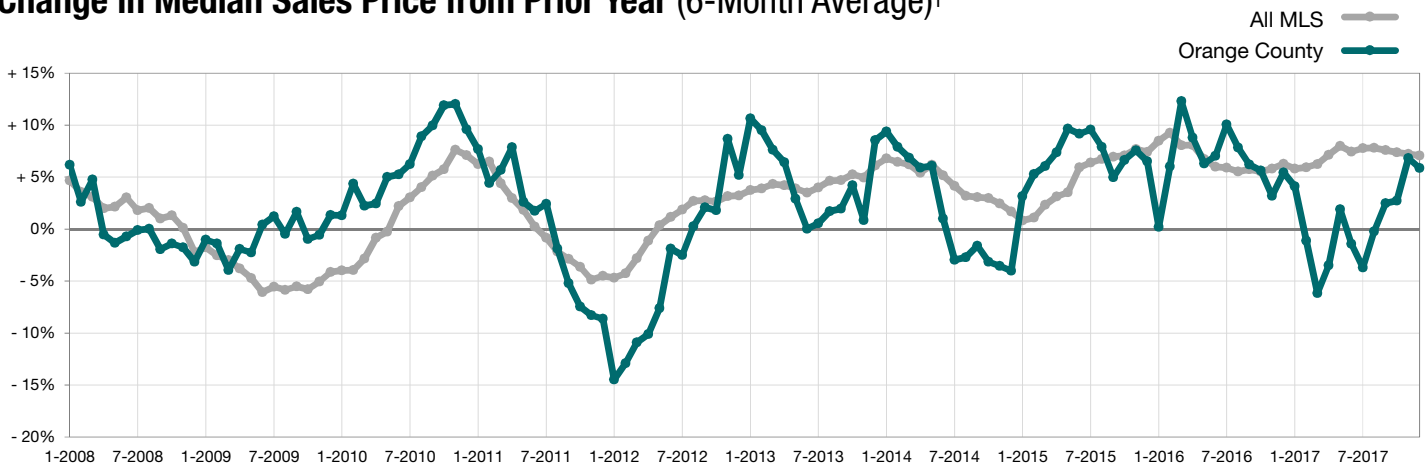
2016 2017

Year to Date

2016 2017



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