Local Market Update – July 2020

A FREE RESEARCH TOOL FROM MLSOK

Mid Del Moore

Associated with ZIP Codes: 73020, 73045, 73049, 73084, 73110, 73115, 73121, 73130, 73135, 73150, 73160, 73165, 74851 and 74857

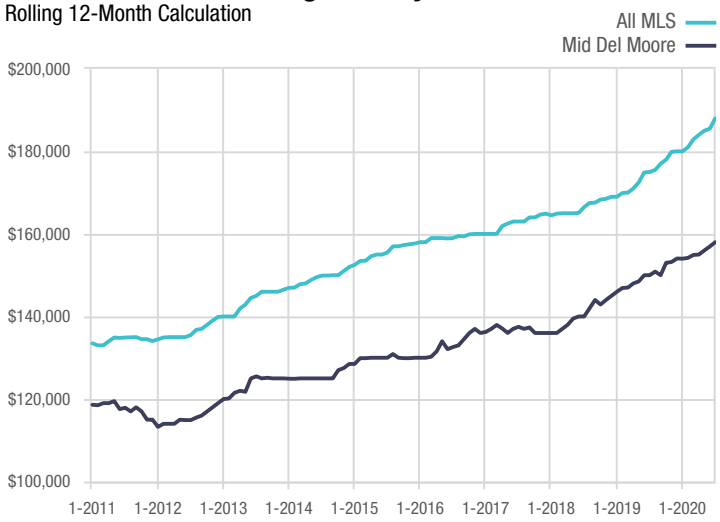
Single Family	July			Year to Date		
Key Metrics	**2019**	**2020**	**% Change**	**Thru 7-2019**	**Thru 7-2020**	**% Change**
New Listings	392	**374**	- 4.6%	2,583	**2,435**	- 5.7%
Pending Sales	350	**411**	+ 17.4%	2,379	**2,353**	- 1.1%
Closed Sales	401	**401**	0.0%	2,232	**2,095**	- 6.1%
Days on Market Until Sale	27	**21**	- 22.2%	36	**28**	- 22.2%
Median Sales Price*	$158,000	**$161,900**	+ 2.5%	$154,000	**$160,000**	+ 3.9%
Average Sales Price*	$175,349	**$188,429**	+ 7.5%	$170,633	**$179,346**	+ 5.1%
Percent of List Price Received*	98.3%	**99.1%**	+ 0.8%	98.4%	**99.0%**	+ 0.6%
Inventory of Homes for Sale	502	**309**	- 38.4%	—	—	—
Months Supply of Inventory	1.6	**1.0**	- 37.5%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	**2019**	**2020**	**% Change**	**Thru 7-2019**	**Thru 7-2020**	**% Change**
New Listings	0	**4**	—	6	**9**	+ 50.0%
Pending Sales	0	**3**	—	7	**7**	0.0%
Closed Sales	0	**1**	—	8	**4**	- 50.0%
Days on Market Until Sale	—	**0**	—	31	**8**	- 74.2%
Median Sales Price*	—	**$283,990**	—	$87,000	**$105,000**	+ 20.7%
Average Sales Price*	—	**$283,990**	—	$112,313	**$138,498**	+ 23.3%
Percent of List Price Received*	—	**100.0%**	—	96.2%	**97.1%**	+ 0.9%
Inventory of Homes for Sale	1	**2**	+ 100.0%	—	—	—
Months Supply of Inventory	0.4	**1.6**	+ 300.0%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

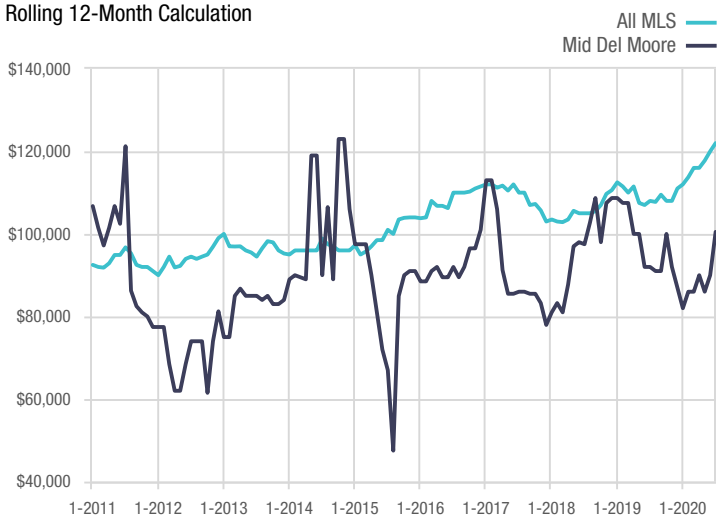
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of August 7, 2020. All data from MLSOK®. Report © 2020 ShowingTime.