



# Spokane Association of REALTORS® 2020 MONTHLY HOME SALES REPORT OCTOBER

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## SALES DOWN 3.3%

Closed sales of single family homes on less than one acre including condos for October 2020 total 818 compared to October 2019 when the total was 846.

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## AVERAGE PRICE UP 20.2%

The average closed price for October 2020 was \$346,098 compared to October 2019 when the average price was \$287,985.\*

## MEDIAN PRICE UP 20.8%

The median closed price for October 2020 was \$320,000 compared to October 2019 when the median price was \$265,000.\*

\*NOTE: Does not represent home values.

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## INVENTORY DOWN

Inventory as of this report totaled 424 properties which represents less than a one month supply.

NOTE: Months supply based on closed sales for October.

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## DISTRESSED SALES DOWN

There was only 1 distressed sale reported for October 2020 compared to 5 in October 2019. Distressed sales total less than 1% of sales.

NOTE: Information comes from the SAR's Monthly Activity Report which looks at single family residential/ site built properties on less than one acre and condominiums.