



# Spokane Association of REALTORS® 2021 MONTHLY HOME SALES REPORT AUGUST

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## SALES DOWN 1.7%

Closed sales of single family homes on less than one acre including condos for August 2021 total 734 compared to August 2020 when the total was 747.

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## AVERAGE PRICE UP 26.5%

The average closed price for August 2021 was \$424,454 compared to August 2020 when the average price was \$335,532.

## MEDIAN PRICE UP 22.9%

The median closed price for August 2021 was \$389,728 compared to August 2020 when the median price was \$317,000.

**\*NOTE:** Does not represent home values.

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## INVENTORY DOWN

Inventory as of this report totals 479 properties which represents a 19 day supply. Compared to last year at this time inventory was at 534 properties. Current inventory is down 10.3% compared to last year.

**NOTE:** Months supply based on closed sales for August.

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## NEW LISTINGS UP

The number of new listings for August total 916, compared to August 2020 when there were 896 new listings.

**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.