



# Spokane Association of REALTORS® YEAR END HOME SALES REPORT 2020

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## SALES UP 2.2%

Closed sales of single family homes on less than one acre including condos through December 2020 total 8,150 compared to 7,976 through December 2019.

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## AVERAGE PRICE UP 13.3%

The average closed price through December 2020 is \$321,347 compared to \$283,074 through December 2019.



## MEDIAN PRICE UP 15.4%

The median closed price through December 2020 is \$300,000 compared to \$260,000 through December 2019.

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

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## INVENTORY DOWN

Inventory as of this report totaled 236 properties which represents less than a two week supply. Compared to last year inventory was slightly less than a one month supply.

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

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## DISTRESSED SALES DOWN

Sales of Distressed homes accounted for less than 1% of sales through December 2020 compared to 1.4 % through December 2019.

**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.