

**THE SWEARINGEN REPORT
ROCKPORT MLS
SINGLE-FAMILY AND CONDO/TOWNHOUSE**



ALL CATEGORIES	August, 2017	September, 2017	PERCENT CHANGE
Residential property sales*	28	9	-67.9%
Residential total dollar volume*	\$6,562,060	\$2,050,600	-68.8%
Average residential sales price*	\$234,359	\$227,844	-2.8%
Median residential sales price*	\$207,265	\$257,000	24.0%
Total active listings end of month*	310	244	-21.3%
Months inventory*	6.8	7.8	14.7%

*This figure refers to the single-family and condo/townhouse market.

Residential Homes Update

The average sales price for residential homes was \$227,844 for September, down 2.8 percent versus August when it was \$234,359.

The median price of residential homes for September was \$257,000, versus August when it was \$207,265, an increase of 24.0 percent.

Total sales of residential homes for Rockport MLS for September was 9, a decrease of 67.9 percent (19 homes) versus August.

The average Days on Market for residential homes for September was 148, 6.9 percent shorter than August 2017.

Months inventory estimates the number of months it will take to deplete current active inventory based on the prior 3 months sales activity. This figure is representative of the single-family and condo/townhouse market. Six (6) months of inventory is considered a balanced market.

Information Herein Deemed Reliable but Not Guaranteed
and Does Not Reflect All Transactions In The Market.
Source: Rockport Multiple Listing Service (Areas 1-6)
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ROCKPORT MLS SINGLE-FAMILY

ALL CATEGORIES	August, 2017	September, 2017	PERCENT CHANGE
Residential property sales*	19	8	-57.9%
Residential total dollar volume*	\$5,156,660	\$1,920,600	-62.8%
Average residential sales price*	\$271,403	\$240,075	-11.5%
Median residential sales price*	\$238,000	\$258,500	8.6%
Total active listings end of month*	256	202	-21.1%
Months inventory*	7.0	8.3	18.6%

*This figure refers to the single-family home market.

Residential Homes Update

The average sales price for residential homes was \$240,075 for September, down 11.5 percent versus August when it was \$271,403.

The median price of residential homes for September was \$258,500, versus August when it was \$238,000, an increase of 8.6 percent.

Total sales of residential homes for Rockport MLS for September was 8, a decrease of 57.9 percent (11 homes) versus August.

The average Days on Market for residential homes for the month of September was 159, 3.3 percent longer than August.

Months inventory estimates the number of months it will take to deplete current active inventory based on the prior 3 months sales activity. This figure is representative of the single-family homes market. Six (6) months of inventory is considered a balanced market.

ROCKPORT MLS CONDO/TOWNHOUSE

ALL CATEGORIES	August, 2017	September, 2017	PERCENT CHANGE
Condo/Townhouse sales*	9	1	-88.9%
Total dollar volume*	\$1,405,400	\$130,000	-90.7%
Average sales price*	\$156,156	\$130,000	-16.7%
Median sales price*	\$168,000	\$130,000	-22.6%
Total active listings end of month*	54	42	-22.2%
Months inventory*	6.0	6.0	0.0%

*This figure refers to the condo/townhouse market.

Condo/Townhouse Update

The average sales price for condo/townhouses was \$130,000 for September, down 16.7 percent versus August when it was \$156,156.

The median price of condo/townhouses was \$130,000 for September, down 22.6 percent versus August when it was \$168,000.

Total sales of condo/townhouses for Rockport MLS for September was 1, a decrease of 88.9 percent (8 homes) versus August 2017.

The average Days on Market for condo/townhouses for September was 60, 64.7 percent shorter than August.

Months inventory estimates the number of months it will take to deplete current active inventory based on the prior 3 months sales activity. This figure is representative of the condo/townhouse market. Six (6) months of inventory is considered a balanced market.

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