

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



ALL CATEGORIES	July, 2018	August, 2018	PERCENT CHANGE
Residential property sales*	30	45	50.0%
Residential total dollar volume*	\$7,173,350	\$13,058,821	82.0%
Average residential sales price*	\$239,112	\$290,196	21.4%
Median residential sales price*	\$187,000	\$234,000	25.1%
Total active listings end of month*	248	267	7.7%
Months inventory*	7.2	7.5	4.2%

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

Residential Homes Update

The average sales price for residential homes was \$290,196 for August, up 21.4 percent versus July when it was \$239,112.

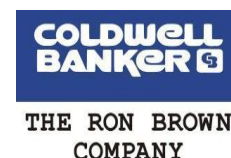
The median price of residential homes for August was \$234,000, versus July when it was \$187,000, an increase of 25.1 percent.

Total sales of residential homes for Rockport MLS for August was 45, an increase of 50.0 percent (15 homes) versus July.

The average Days on Market for residential homes for August was 155, 66.7 percent longer than July 2018.

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	July, 2018	August, 2018	PERCENT CHANGE
Residential property sales*	25	40	60.0%
Residential total dollar volume*	\$6,456,350	\$12,321,321	90.8%
Average residential sales price*	\$258,254	\$308,033	19.3%
Median residential sales price*	\$214,900	\$251,500	17.0%
Total active listings end of month*	207	221	6.8%
Months inventory*	6.5	6.9	6.2%

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

Residential Homes Update

The average sales price for residential homes was \$308,033 for August, up 19.3 percent versus July when it was \$258,254.

The median price of residential homes for August was \$251,500, versus July when it was \$214,900, an increase of 17.0 percent.

Total sales of residential homes for Rockport MLS for August was 40, an increase of 60.0 percent (15 homes) versus July.

The average Days on Market for residential homes for the month of August was 160, 66.7 percent longer than July.

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	July, 2018	August, 2018	PERCENT CHANGE
Condo/Townhouse sales*	5	5	0.0%
Total dollar volume*	\$717,000	\$737,500	2.9%
Average sales price*	\$143,400	\$147,500	2.9%
Median sales price*	\$153,000	\$117,000	-23.5%
Total active listings end of month*	41	46	12.2%
Months inventory*	15.4	12.5	-18.8%

*This figure refers to the condo/townhouse market.

Condo/Townhouse Update

The average sales price for condo/townhouses was \$147,500 for August, up 2.9 percent versus July when it was \$143,400.

The median price of condo/townhouses for August was \$117,000, versus July when it was \$153,000, a decrease of 23.5 percent.

Total sales of condo/townhouses for Rockport MLS for August was 5, the same as July.

The average Days on Market for condo/townhouses for the month of August was 111, 52.1 percent longer than July.

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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