

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



ALL CATEGORIES	September, 2017	September, 2018	PERCENT CHANGE
Residential property sales*	12	29	141.7%
Residential total dollar volume*	\$3,475,100	\$9,560,050	175.1%
Average residential sales price*	\$289,592	\$329,657	13.8%
Median residential sales price*	\$260,000	\$225,000	-13.5%
Total active listings end of month*	244	264	8.2%
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 \$329,657 for September 2018, up 13.8 percent versus September 2017 when it was \$289,592.

The median price of residential homes for September 2018 was \$225,000, versus September 2017 when it was \$260,000, down 13.5 percent.

Total sales of residential homes for Rockport MLS for September 2018 was 29, an increase of 141.7 percent (17 homes) versus the same period last year.

The average Days on Market for residential homes for September 2018 was 135, 21.1 percent shorter than the same period last year.

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.

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ROCKPORT MLS SINGLE-FAMILY

ALL CATEGORIES	September, 2017	September, 2018	PERCENT CHANGE
Residential property sales*	11	25	127.3%
Residential total dollar volume*	\$3,345,100	\$8,877,050	165.4%
Average residential sales price*	\$304,100	\$355,082	16.8%
Median residential sales price*	\$260,000	\$238,000	-8.5%
Total active listings end of month*	202	221	9.4%
Months inventory*	7.7	7.3	-5.2%

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

Residential Homes Update

The average sales price for residential homes was \$355,082 for September 2018, up 16.8 percent versus September 2017 when it was \$304,100.

The median price of residential homes for September 2018 was \$238,000, versus September 2017 when it was \$260,000, a decrease of 8.5 percent.

Total sales of residential homes for Rockport MLS for September 2018 was 25, up 127.3 percent (14 homes) versus September 2017 when it was 11.

The average Days on Market for residential homes for September 2018 was 146, 19.8 percent shorter than September 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 homes market. Six (6) months of inventory is considered a balanced market.

ROCKPORT MLS CONDO/TOWNHOUSE

ALL CATEGORIES	September, 2017	September, 2018	PERCENT CHANGE
Condo/Townhouse sales*	1	4	300.0%
Total dollar volume*	\$130,000	\$683,000	425.4%
Average sales price*	\$130,000	\$170,750	31.3%
Median sales price*	\$130,000	\$155,000	19.2%
Total active listings end of month*	42	43	2.4%
Months inventory*	5.5	9.2	67.3%

*This figure refers to the condo/townhouse market.

Condo/Townhouse Update

The average sales price for condo/townhouses was \$170,750 for September 2018, up 31.3 percent versus September 2017 when it was \$130,000.

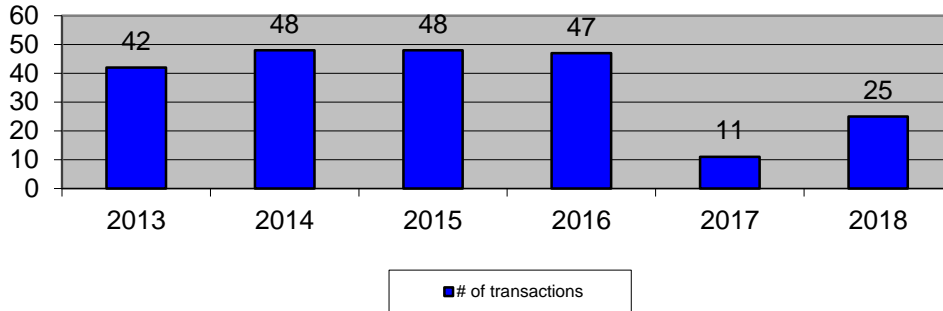
The median price of condo/townhouses for September 2018 was \$155,000, versus September 2017 when it was \$130,000, an increase of 19.2 percent.

Total sales of condo/townhouses for Rockport MLS for September 2018 was 4, up 300.0 percent (3 homes) versus September 2017 when it was 1.

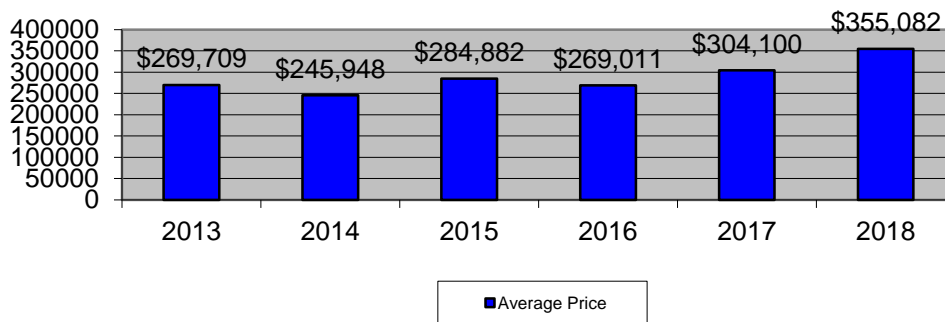
The average Days on Market for condo/townhouses for September 2018 was 65, 38.3 percent longer than September 2017.

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 condo/townhouse market. Six (6) months of inventory is considered a balanced market.

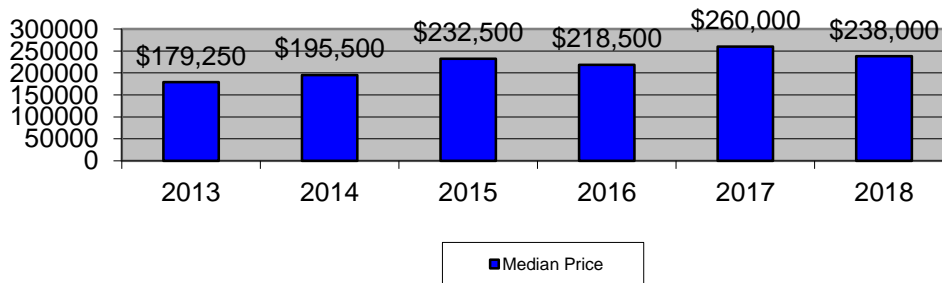
Rockport MLS Sales Single-Family Month of September



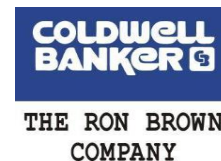
Rockport MLS Sales Single-Family Month of September



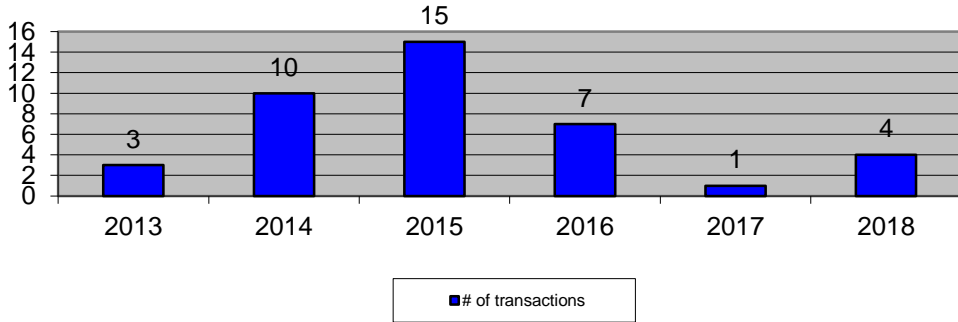
Rockport MLS Sales Single-Family Month of September



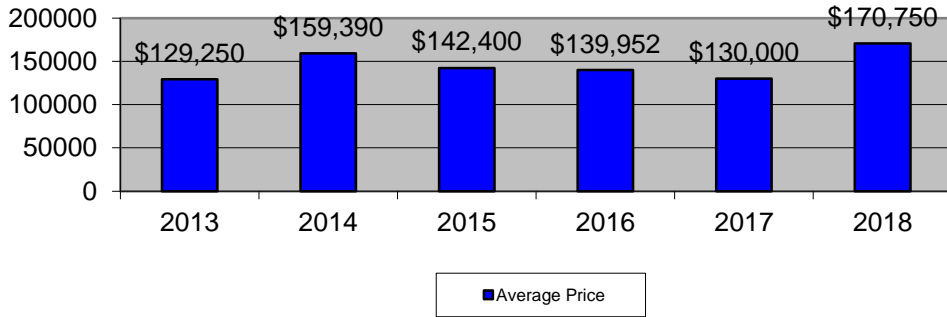
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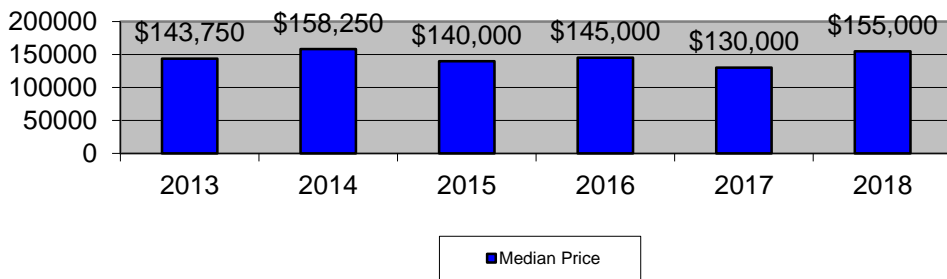
**Rockport MLS Sales
Condo/Townhouse
Month of September**



**Rockport MLS Sales
Condo/Townhouse
Month of September**



**Rockport MLS Sales
Condo/Townhouse
Month of September**



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Rockport MLS Sales

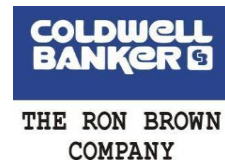
Single-Family and Condo/Townhouse

Month of September

Market Summary (by Sold Price)

<u>Price Range</u>	<u>2017</u> <u>Count</u>	<u>2018</u> <u>Count</u>	<u>2017</u> <u>Average</u> <u>Days On</u> <u>Market</u>	<u>2018</u> <u>Average</u> <u>Days On</u> <u>Market</u>
\$0 - \$99,999	1	2	125	212
\$100,000 - \$199,999	2	10	55	124
\$200,000 - \$299,999	4	10	163	102
\$300,000 - \$399,999	3	1	164	73
\$400,000 - \$499,999	0	0	0	0
\$500,000 - \$599,999	2	2	338	132
\$600,000 - \$699,999	0	1	0	647
\$700,000 - \$799,999	0	1	0	74
\$1,200,000 - \$1,299,999	0	1	0	126
\$1,300,000 - \$1,399,999	0	1	0	43
Total	12	29		

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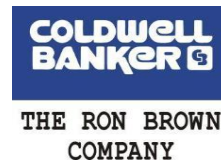


Rockport MLS Sales Single-Family Month of September

Market Summary (by Sold Price)

<u>Price Range</u>	<u>2017 Count</u>	<u>2018 Count</u>	<u>2017 Average Days On Market</u>	<u>2018 Average Days On Market</u>
\$0 - \$99,999	1	2	125	212
\$100,000 - \$199,999	1	7	63	146
\$200,000 - \$299,999	4	9	163	109
\$300,000 - \$399,999	3	1	164	73
\$400,000 - \$499,999	0	0	0	0
\$500,000 - \$599,999	2	2	338	132
\$600,000 - \$699,999	0	1	0	647
\$700,000 - \$799,999	0	1	0	74
\$1,200,000 - \$1,299,999	0	1	0	126
\$1,300,000 - \$1,399,999	0	1	0	43
Total	11	25		

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Rockport MLS Sales Condo/Townhouse Month of September

Market Summary (by Sold Price)

<u>Price Range</u>	<u>2017 Count</u>	<u>2018 Count</u>	<u>2017 Average Days On Market</u>	<u>2018 Average Days On Market</u>
\$0 - \$99,999	0	0	0	0
\$100,000 - \$199,999	1	3	47	73
\$200,000 - \$299,999	0	1	0	38
Total	1	4		

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