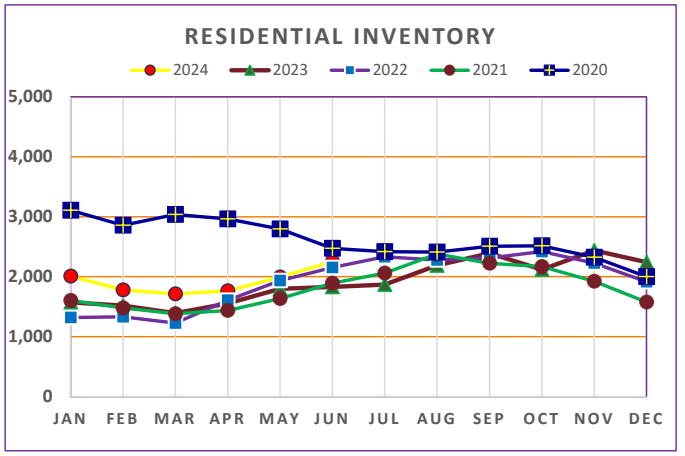
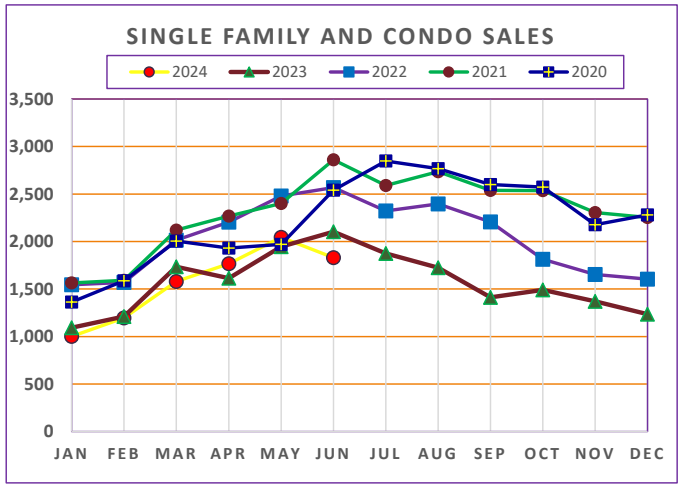
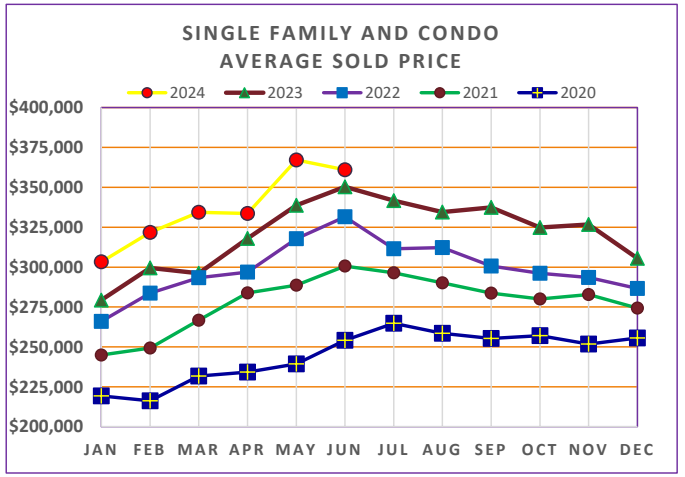
MLS Monthly Update Summary - 7/12/2024

	June 2023	May 2024	June 2024	Month Variance 24-23	2024 Total/Avg YTD	YTD Variance 24-23
Membership:						
Offices	749	737	735	-1.87%	733	-2.94%
Appraisers (Included)	245	244	245	0.00%	242	-0.89%
Total Licensees	7,477	7,361	7,423	-0.72%	7319	-1.61%
Active Inventory	3,159	3,244	3,563	12.79%	3096	5.31%
Residential	1,829	1,995	2,250	23.02%	1918	19.10%
Multi-Fam. & Apts.	111	123	160	44.14%	115	25.18%
Commercial & Indus.	331	339	347	4.83%	304	-11.38%
Land & Lots	888	787	806	-9.23%	759	-15.16%
Lease / Rental	140	136	142	1.43%	161	11.83%
New Listings (Total)	2,849	2,928	2,887	1.33%	14982	7.43%
New Listings (SF&C)	2,495	2,526	2,557	2.48%	12812	6.90%
Lender Involved-Listings	2.53%	1.94%	1.96%	-22.56%	~~0.98%~~	~~-68.61%~~
Expirations	164	150	186	13.41%	163	-2.01%
Cancelled (SF&C)	206	232	258	25.24%	204	12.08%
New Pending Sales						
New (SF&C)	2,058	1,960	2,061	0.15%	1827	3.90%
Lender Involved-Listings	2.92%	2.30%	1.80%	-38.42%	~~0.90%~~	~~-69.21%~~
New (Monthly) Total	2,283	2,158	2,286	0.13%	2035	3.72%
Total BOM	392	414	374	-4.59%	~~196~~	~~-41.68%~~
Total Waiting To Close	2,751	2,936	2,764	0.47%	2509	-0.03%

Closings:	June 2023	May 2024	June 2024	Month Variance 24-23	2024 Total/Avg YTD	YTD Variance 24-23
Total Single Fam & Condo Sales	2,103	2,044	1,831	-12.93%	9417	-2.92%
Total $ Volume **(000's)**	$736,760	$750,494	$660,839	-10.30%	$3,216,754	4.09%
Average Sale Price	$350,338	$367,169	$360,917	3.02%	$341,590	7.22%
Single Family	1,888	1,801	1,615	-14.46%	8229	-4.45%
$ Volume (000's)	$680,812	$688,651	$605,237	-11.10%	$2,913,686	2.89%
Avg. DOM	15	15	15	0.00%	24	8.46%
Avg. CDOM	18	3	18	0.00%	~~22~~	~~-15.13%~~
Avg. Price	$360,600	$382,371	$374,760	3.93%	$354,075	7.68%
Median Price	$296,000	$315,000	$317,000	7.09%	$292,167	8.12%
Condominiums	215	243	216	0.47%	1188	9.19%
$ Volume **(000's)**	$55,948	$61,844	$55,602	-0.62%	$303,070	17.25%
Avg. DOM	12	22	15	25.00%	21	2.48%
Avg. CDOM	15	5	18	20.00%	~~17~~	~~-29.29%~~
Avg. Price	$260,223	$254,502	$257,417	-1.08%	$255,109	7.38%
Median Price	$220,000	$235,000	$238,000	8.18%	$224,417	10.39%
Lender Involved -Sales	2.90%	1.57%	2.13%	-26.57%	~~0.88%~~	~~-69.94%~~
Multi-Family (2-4)	70	55	53	-24.29%	297	-6.60%
$ Volume **(000's)**	$17,722	$14,786	$14,078	-20.56%	$80,124	8.82%