



## Multiple Listing Service Sales Report June 2023

### Sales Summary

	June Total Sales			YTD Total MLS Sales		
	2023	2022	% change	2023	2022	% change
Units	1,253	1,458	-14.1%	6,298	7,721	-18.4%
Average Sales Price	\$338,606	\$332,140	1.9%	\$311,900	\$303,561	2.7%
Median Sales Price	\$289,900	\$295,000	-1.7%	\$275,000	\$267,000	3.0%

### Sales by Type and Price Range

Price Range	Single Family			Duplex	Condo	Total Month Sales	Total YTD Sales
	0-2 Bdrms	3 Bdrms	4+ Bdrms				
\$ 19,999 or under	12	1	0	0	0	13	41
\$ 20,000 - 29,999	4	6	1	0	0	11	47
\$ 30,000 - 39,999	3	4	1	0	1	9	65
\$ 40,000 - 49,999	3	8	1	2	3	17	76
\$ 50,000 - 59,999	5	9	2	1	0	17	74
\$ 60,000 - 69,999	6	9	1	0	0	16	112
\$ 70,000 - 79,999	7	13	2	0	0	22	108
\$ 80,000 - 89,999	7	8	3	1	0	19	103
\$ 90,000 - 99,999	3	11	4	1	2	21	103
\$100,000 - 119,999	8	27	6	0	2	43	245
\$120,000 - 139,999	7	32	7	1	3	50	299
\$140,000 - 159,999	5	40	4	2	3	54	297
\$160,000 - 179,999	5	23	3	1	5	37	255
\$180,000 - 199,999	5	21	14	1	1	42	247
\$200,000 - 249,999	11	105	18	0	10	144	731
\$250,000 - 299,999	10	83	37	1	5	136	751
\$300,000 - 399,999	6	80	135	2	9	232	1214
\$400,000 - 499,999	3	40	119	0	1	163	666
\$500,000 - 749,999	2	11	117	0	1	131	598
\$750,000 - 999,999	0	2	40	0	0	42	166
\$1,000,000 and over	0	0	34	0	0	34	100
Total Types	112	533	549	13	46	1253	6,298
Average Sale Price	\$146,892	\$235,102	\$492,418	\$159,508	\$219,593	\$338,606	\$311,900
Median Sale Price	\$115,000	\$225,000	\$429,900	\$145,000	\$207,500	\$289,900	\$275,000

Price Group	Sales	% of Total
0 - \$99,999	145	11.6%
\$100,000 - 199,999	226	18.0%
\$200,000 - 399,999	512	40.9%
\$400,000 and above	370	29.5%

Time on Market	Units
1 to 30 days	692
31 to 60 days	228
61 to 90 days	103
91 to 120 days	48
More than 120 Days	100
Average Market Time	43

Data compiled from closed transactions reported in MAAR Multiple Listing Service for month indicated as of the 15th of the following month.

## Residential Home Sales Report

National Association of REALTORS®

Real Estate Trend Indicator

Board: Memphis Area Association of REALTORS®, Inc.

State: Tennessee

Date Range: 06/01/2023 - 06/30/2023

### Sold Residential Listings

Price Class/Type	< 3 Bed	3 Bed	> 3 Bed	Duplex	Condo	Total Units
19,999 and below	12	1	0	0	0	13
20,000 to 29,999	4	6	1	0	0	11
30,000 to 39,999	3	4	1	0	1	9
40,000 to 49,999	3	8	1	2	3	17
50,000 to 59,999	5	9	2	1	0	17
60,000 to 69,999	6	9	1	0	0	16
70,000 to 79,999	7	13	2	0	0	22
80,000 to 89,999	7	8	3	1	0	19
90,000 to 99,999	3	11	4	1	2	21
100,000 to 119,999	8	27	6	0	2	43
120,000 to 139,999	7	32	7	1	3	50
140,000 to 159,999	5	40	4	2	3	54
160,000 to 179,999	5	23	3	1	5	37
180,000 to 199,999	5	21	14	1	1	42
200,000 to 249,999	11	105	18	0	10	144
250,000 to 299,999	10	83	37	1	5	136
300,000 to 399,999	6	80	135	2	9	232
400,000 to 499,999	3	40	119	0	1	163
500,000 to 749,999	2	11	117	0	1	131
750,000 to 999,999	0	2	40	0	0	42
1,000,000 and greater	0	0	34	0	0	34
<b>Totals</b>	<b>112</b>	<b>533</b>	<b>549</b>	<b>13</b>	<b>46</b>	<b>1253</b>
Average List Price	\$153,888	\$238,475	\$497,874	\$167,792	\$226,248	\$343,387
Median List Price	\$118,450	\$225,000	\$434,900	\$145,000	\$220,500	\$290,000
Average Sale Price	\$146,892	\$235,102	\$492,418	\$159,508	\$219,593	\$338,606
Median Sale Price	\$115,000	\$225,000	\$429,900	\$145,000	\$207,500	\$289,900

Time on Market	# Units
1-30	692
31-60	228
61-90	103
91-120	48
greater than 120 days	100
Total Units Sold	1171
Average Market Time	43

Type of Financing	# Units
Conventional	609
Cash	343
FHA	164
VA	105
Owner	1
Other	28

## Residential Home Sales Report

National Association of REALTORS®

Real Estate Trend Indicator

Board: Memphis Area Association of REALTORS®, Inc.

State: Tennessee

Date Range: 01/01/2023 - 06/30/2023

### Sold Residential Listings

Price Class/Type	< 3 Bed	3 Bed	> 3 Bed	Duplex	Condo	Total Units
19,999 and below	26	15	0	0	0	41
20,000 to 29,999	25	14	7	1	0	47
30,000 to 39,999	32	22	3	2	6	65
40,000 to 49,999	28	35	3	4	6	76
50,000 to 59,999	22	38	8	1	5	74
60,000 to 69,999	30	62	12	1	7	112
70,000 to 79,999	29	62	8	2	7	108
80,000 to 89,999	28	50	16	3	6	103
90,000 to 99,999	16	64	14	4	5	103
100,000 to 119,999	43	152	28	6	16	245
120,000 to 139,999	37	186	53	8	15	299
140,000 to 159,999	26	187	55	11	18	297
160,000 to 179,999	32	167	33	7	16	255
180,000 to 199,999	22	168	44	4	9	247
200,000 to 249,999	58	519	110	4	40	731
250,000 to 299,999	33	480	206	3	29	751
300,000 to 399,999	30	454	662	7	61	1214
400,000 to 499,999	12	177	466	2	9	666
500,000 to 749,999	4	67	519	0	8	598
750,000 to 999,999	0	4	161	0	1	166
1,000,000 and greater	1	1	98	0	0	100
<b>Totals</b>	<b>534</b>	<b>2924</b>	<b>2506</b>	<b>70</b>	<b>264</b>	<b>6298</b>
Average List Price	\$147,585	\$234,917	\$462,360	\$170,917	\$237,239	\$317,399
Median List Price	\$117,000	\$225,000	\$399,900	\$145,000	\$225,000	\$275,000
Average Sale Price	\$142,781	\$231,066	\$454,875	\$164,029	\$231,312	\$311,900
Median Sale Price	\$114,450	\$225,000	\$399,000	\$145,000	\$221,000	\$275,000

Time on Market	# Units
1-30	3233
31-60	1096
61-90	517
91-120	370
greater than 120 days	613
Total Units Sold	5829
Average Market Time	48

Type of Financing	# Units
Conventional	2952
Cash	1786
FHA	890
VA	465
Owner	18
Other	183

## Residential Home Listings Report

National Association of REALTORS®

Real Estate Trend Indicator

Board: Memphis Area Association of REALTORS®, Inc.

State: Tennessee

Date: 7/26/2023

### Current Active Listings

Price Class/Type	Single Family	Duplex	Condo
19,999 and below	9	0	0
20,000 to 29,999	12	0	0
30,000 to 39,999	17	0	0
40,000 to 49,999	29	1	1
50,000 to 59,999	26	2	5
60,000 to 69,999	70	2	8
70,000 to 79,999	55	1	2
80,000 to 89,999	63	3	2
90,000 to 99,999	90	2	3
100,000 to 119,999	149	7	4
120,000 to 139,999	141	4	16
140,000 to 159,999	128	4	9
160,000 to 179,999	145	3	12
180,000 to 199,999	135	2	11
200,000 to 249,999	260	5	15
250,000 to 299,999	270	0	22
300,000 to 399,999	577	3	36
400,000 to 499,999	376	1	13
500,000 to 749,999	436	1	7
750,000 to 999,999	144	0	1
1,000,000 and greater	105	1	1
<b>Totals</b>	<b>3237</b>	<b>42</b>	<b>168</b>
Average Price	\$370,312	\$185,805	\$260,516
Median Price	\$305,000	\$136,500	\$240,000

## Inventory Totals

ACTIVE	Listings	Average List Price
Residential	3,236	\$370,453
Condominium	167	\$259,309
Duplex	42	\$185,804
<b>Total</b>	3,445	\$362,771

PENDING	Listings	Average List Price
Residential	924	\$325,011
Condominium	40	\$273,277
Duplex	22	\$154,477
<b>Total</b>	986	\$319,107

7/26/2023