

Sales Summary

	May Total Sales			YTD Total MLS Sales		
	2015	2014	% change	2015	2014	% change
Units	1,178	1,132	4.1%	5,035	4,877	3.2%
Average Sales Price	\$185,539	\$176,069	5.4%	\$170,809	\$160,609	6.4%
Median Sales Price	\$155,000	\$142,500	8.8%	\$139,000	\$130,000	6.9%

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	19	25	1	0	2	47	272
\$ 20,000 - 29,999	3	21	8	1	0	33	215
\$ 30,000 - 39,999	4	22	7	0	1	34	189
\$ 40,000 - 49,999	3	20	1	0	0	24	168
\$ 50,000 - 59,999	2	18	3	0	1	24	175
\$ 60,000 - 69,999	4	29	8	0	1	42	168
\$ 70,000 - 79,999	2	29	3	0	3	37	171
\$ 80,000 - 89,999	3	28	6	0	6	43	213
\$ 90,000 - 99,999	3	28	3	0	1	35	168
\$100,000 - 119,999	3	57	9	1	7	77	369
\$120,000 - 139,999	4	76	20	0	9	109	429
\$140,000 - 159,999	9	60	35	0	5	109	392
\$160,000 - 179,999	6	43	39	0	3	91	309
\$180,000 - 199,999	1	32	26	0	4	63	259
\$200,000 - 249,999	4	48	88	0	4	144	541
\$250,000 - 299,999	0	23	78	0	1	102	374
\$300,000 - 399,999	0	7	81	0	3	91	333
\$400,000 - 499,999	0	1	38	0	0	39	160
\$500,000 - 749,999	0	0	23	0	0	23	95
\$750,000 - 999,999	0	1	8	0	0	9	22
\$1,000,000 and over	0	1	1	0	0	2	13
Total Types	70	569	486	2	51	1,178	5,035
Average Sale Price	\$84,363	\$128,140	\$267,313	\$64,600	\$139,757	\$185,539	\$170,809
Median Sale Price	\$70,950	\$122,000	\$245,000	\$0	\$125,000	\$155,000	\$139,000

Price Group	Sales	% of Total
0 - \$99,999	319	27.1%
\$100,000 - 199,999	449	38.1%
\$200,000 - 399,999	337	28.6%
\$400,000 and above	73	6.2%

Time on Market	Units
1 to 30 days	515
31 to 60 days	207
61 to 90 days	126
91 to 120 days	68
More than 120 Days	262
Average Market Time	73

Residential Home Sales Report

NATIONAL ASSOCIATION OF REALTORS

Real Estate Trend Indicator

Board: Memphis Area Association of Realtors, Inc.

State: Tennessee

Date Range: 05/01/15 - 05/31/15

Sold Residential Listings

Price Class/Type	< 2 Bed	3 Bed	> 4 Bed	Duplex	Condo	Total Units
19,999 and below	19	25	1	0	2	47
20,000 and 29,999	3	21	8	1	0	33
30,000 and 39,999	4	22	7	0	1	34
40,000 and 49,999	3	20	1	0	0	24
50,000 and 59,999	2	18	3	0	1	24
60,000 and 69,999	4	29	8	0	1	42
70,000 and 79,999	2	29	3	0	3	37
80,000 and 89,999	3	28	6	0	6	43
90,000 and 99,999	3	28	3	0	1	35
100,000 and 119,999	3	57	9	1	7	77
120,000 and 139,999	4	76	20	0	9	109
140,000 and 159,999	9	60	35	0	5	109
160,000 and 179,999	6	43	39	0	3	91
180,000 and 199,999	1	32	26	0	4	63
200,000 and 249,999	4	48	88	0	4	144
250,000 and 299,999	0	23	78	0	1	102
300,000 and 399,999	0	7	81	0	3	91
400,000 and 499,999	0	1	38	0	0	39
500,000 and 749,999	0	0	23	0	0	23
750,000 and 999,999	0	1	8	0	0	9
greater than 1,000,000	0	1	1	0	0	2
Totals	70	569	486	2	51	1178
Average List Price	87182	133352	275660	69950	145518	191956
Median List Price	74875	125000	249900	0	130000	159900
Average Sale Price	84363	128140	267313	64500	139757	185539
Median Sale Price	70950	122000	245000	0	125000	155000

Time on Market	# Units	Type of Financing	# Units
1-30	515	Conventional	479
31-60	207	Cash	333
61-90	126	FHA	246
91-120	68	VA	66
greater than 120 days	262	Owner	4
Total Units Sold	1136	Other	50
Average Market Time	73		

Residential Home Sales Report

NATIONAL ASSOCIATION OF REALTORS

Real Estate Trend Indicator

Board: Memphis Area Association of Realtors, Inc.

State: Tennessee

Date Range: 01/01/15 - 05/31/15

Sold Residential Listings

Price Class/Type	< 2 Bed	3 Bed	> 4 Bed	Duplex	Condo	Total Units
19,999 and below	79	146	20	14	13	272
20,000 and 29,999	35	139	30	7	4	215
30,000 and 39,999	25	131	24	6	3	189
40,000 and 49,999	15	120	22	5	6	168
50,000 and 59,999	19	123	25	1	7	175
60,000 and 69,999	23	117	21	1	6	168
70,000 and 79,999	16	127	17	0	11	171
80,000 and 89,999	17	161	26	0	9	213
90,000 and 99,999	15	117	29	1	6	168
100,000 and 119,999	13	279	56	2	19	369
120,000 and 139,999	17	296	88	2	26	429
140,000 and 159,999	26	220	126	3	17	392
160,000 and 179,999	12	163	119	0	15	309
180,000 and 199,999	10	108	125	0	16	259
200,000 and 249,999	13	180	325	0	23	541
250,000 and 299,999	7	77	283	0	7	374
300,000 and 399,999	0	50	275	0	8	333
400,000 and 499,999	0	13	146	0	1	160
500,000 and 749,999	0	6	89	0	0	95
750,000 and 999,999	0	1	21	0	0	22
greater than 1,000,000	1	1	11	0	0	13
Totals	343	2575	1878	42	197	5035
Average List Price	85645	122056	269705	50034	144164	177268
Median List Price	64500	114900	239000	35700	134900	142900
Average Sale Price	79358	117352	260809	46237	138389	170809
Median Sale Price	58000	107500	232500	29500	130000	139000

Time on Market	# Units	Type of Financing	# Units
1-30	1888	Conventional	1829
31-60	823	Cash	1772
61-90	588	FHA	926
91-120	408	VA	259
greater than 120 days	1328	Owner	29
Total Units Sold	4829	Other	216
Average Market Time	83	Not Reported	4

Residential Home Listings Report

NATIONAL ASSOCIATION OF REALTORS

Real Estate Trend Indicator

Board: Memphis Area Association of Realtors, Inc.
State: Tennessee
Date: 06/16/15

Current Active Listings

Price Class/Type	Single Family	Duplex	Condo
19,999 and below	201	9	17
20,000 and 29,999	231	17	11
30,000 and 39,999	236	16	3
40,000 and 49,999	227	16	4
50,000 and 59,999	203	14	8
60,000 and 69,999	212	6	11
70,000 and 79,999	198	2	16
80,000 and 89,999	210	2	14
90,000 and 99,999	195	6	10
100,000 and 119,999	374	2	21
120,000 and 139,999	397	4	25
140,000 and 159,999	345	2	31
160,000 and 179,999	330	1	25
180,000 and 199,999	280	2	16
200,000 and 249,999	606	3	30
250,000 and 299,999	480	1	20
300,000 and 399,999	533	0	11
400,000 and 499,999	305	0	6
500,000 and 749,999	316	0	2
750,000 and 999,999	108	1	0
greater than 1,000,000	119	0	2
Totals	6106	104	283
Average Price	235570	71274	161396
Median Price	162688	48500	140000

Inventory Totals

ACTIVE	Listings	Average List Price
Residential	6,085	\$235,864
Condominium	283	\$161,115
Duplex	104	\$71,274
Total	6,472	\$229,951

PENDING	Listings	Average List Price
Residential	1,752	\$176,604
Condominium	74	\$146,756
Duplex	13	\$80,738
Total	1,839	\$174,726