



## Multiple Listing Service Sales Report July 2022

### Sales Summary

	July Total Sales			YTD Total MLS Sales		
	2022	2021	% change	2022	2021	% change
Units	1,281	1,589	-19.4%	8,973	9,429	-4.8%
Average Sales Price	\$302,974	\$284,995	6.3%	\$304,966	\$268,611	13.5%
Median Sales Price	\$270,000	\$250,000	8.0%	\$269,000	\$235,000	14.5%

### 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	4	1	1	0	0	6	38
\$ 20,000 - 29,999	2	5	2	0	0	9	67
\$ 30,000 - 39,999	4	5	4	0	1	14	89
\$ 40,000 - 49,999	7	9	1	0	2	19	124
\$ 50,000 - 59,999	5	10	3	1	1	20	150
\$ 60,000 - 69,999	3	9	12	0	2	26	183
\$ 70,000 - 79,999	2	11	4	4	3	24	179
\$ 80,000 - 89,999	5	14	3	3	0	25	181
\$ 90,000 - 99,999	2	11	1	6	2	22	169
\$100,000 - 119,999	10	35	7	1	6	59	365
\$120,000 - 139,999	13	32	6	1	3	55	383
\$140,000 - 159,999	11	41	7	0	4	63	405
\$160,000 - 179,999	6	34	14	0	4	58	411
\$180,000 - 199,999	11	32	8	0	4	55	372
\$200,000 - 249,999	11	86	20	2	5	124	928
\$250,000 - 299,999	7	111	40	0	6	164	1087
\$300,000 - 399,999	6	113	106	0	12	237	1717
\$400,000 - 499,999	1	27	115	0	2	145	963
\$500,000 - 749,999	0	15	97	0	0	112	829
\$750,000 - 999,999	0	1	27	0	0	28	204
\$1,000,000 and over	0	0	16	0	0	16	129
<b>Total Types</b>	<b>110</b>	<b>602</b>	<b>494</b>	<b>18</b>	<b>57</b>	<b>1281</b>	<b>8,973</b>
<b>Average Sale Price</b>	<b>\$147,273</b>	<b>\$233,630</b>	<b>\$440,879</b>	<b>\$100,217</b>	<b>\$204,677</b>	<b>\$302,974</b>	<b>\$304,966</b>
<b>Median Sale Price</b>	<b>\$135,000</b>	<b>\$228,500</b>	<b>\$401,500</b>	<b>\$90,000</b>	<b>\$181,000</b>	<b>\$270,000</b>	<b>\$269,000</b>

Price Group	Sales	% of Total
0 - \$99,999	165	12.9%
\$100,000 - 199,999	290	22.6%
\$200,000 - 399,999	525	41.0%
\$400,000 and above	301	23.5%

Time on Market	Units
1 to 30 days	834
31 to 60 days	191
61 to 90 days	64
91 to 120 days	21
More than 120 Days	59
<b>Average Market Time</b>	<b>29</b>

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: 07/01/2022 - 07/31/2022

### Sold Residential Listings

Price Class/Type	< 3 Bed	3 Bed	> 3 Bed	Duplex	Condo	Total Units
19,999 and below	4	1	1	0	0	6
20,000 to 29,999	2	5	2	0	0	9
30,000 to 39,999	4	5	4	0	1	14
40,000 to 49,999	7	9	1	0	2	19
50,000 to 59,999	5	10	3	1	1	20
60,000 to 69,999	3	9	12	0	2	26
70,000 to 79,999	2	11	4	4	3	24
80,000 to 89,999	5	14	3	3	0	25
90,000 to 99,999	2	11	1	6	2	22
100,000 to 119,999	10	35	7	1	6	59
120,000 to 139,999	13	32	6	1	3	55
140,000 to 159,999	11	41	7	0	4	63
160,000 to 179,999	6	34	14	0	4	58
180,000 to 199,999	11	32	8	0	4	55
200,000 to 249,999	11	86	20	2	5	124
250,000 to 299,999	7	111	40	0	6	164
300,000 to 399,999	6	113	106	0	12	237
400,000 to 499,999	1	27	115	0	2	145
500,000 to 749,999	0	15	97	0	0	112
750,000 to 999,999	0	1	27	0	0	28
1,000,000 and greater	0	0	16	0	0	16
<b>Totals</b>	<b>110</b>	<b>602</b>	<b>494</b>	<b>18</b>	<b>57</b>	<b>1281</b>
Average List Price	\$149,723	\$232,493	\$442,956	\$107,272	\$205,672	\$303,595
Median List Price	\$139,200	\$225,000	\$399,900	\$99,000	\$178,000	\$265,000
Average Sale Price	\$147,273	\$233,630	\$440,879	\$100,217	\$204,677	\$302,974
Median Sale Price	\$135,000	\$228,500	\$401,500	\$90,000	\$181,000	\$270,000

Time on Market	# Units
1-30	834
31-60	191
61-90	64
91-120	21
greater than 120 days	59
Total Units Sold	1169
Average Market Time	29

Type of Financing	# Units
Conventional	608
Cash	429
FHA	138
VA	75
Owner	0
Other	31

## Residential Home Sales Report

National Association of REALTORS®

Real Estate Trend Indicator

Board: Memphis Area Association of REALTORS®, Inc.

State: Tennessee

Date Range: 01/01/2022 - 07/31/2022

### Sold Residential Listings

Price Class/Type	< 3 Bed	3 Bed	> 3 Bed	Duplex	Condo	Total Units
19,999 and below	22	13	3	0	0	38
20,000 to 29,999	26	31	8	0	2	67
30,000 to 39,999	33	40	10	0	6	89
40,000 to 49,999	39	64	8	0	13	124
50,000 to 59,999	46	80	12	1	11	150
60,000 to 69,999	56	91	28	0	8	183
70,000 to 79,999	42	101	19	4	13	179
80,000 to 89,999	44	95	31	3	8	181
90,000 to 99,999	25	110	17	6	11	169
100,000 to 119,999	68	236	39	1	21	365
120,000 to 139,999	63	255	41	1	23	383
140,000 to 159,999	75	251	52	0	27	405
160,000 to 179,999	41	292	56	0	22	411
180,000 to 199,999	35	252	57	0	28	372
200,000 to 249,999	73	631	162	2	60	928
250,000 to 299,999	66	686	283	0	52	1087
300,000 to 399,999	49	756	844	0	68	1717
400,000 to 499,999	12	200	737	0	14	963
500,000 to 749,999	1	109	709	0	10	829
750,000 to 999,999	1	8	194	0	1	204
1,000,000 and greater	0	4	123	0	2	129
<b>Totals</b>	<b>817</b>	<b>4305</b>	<b>3433</b>	<b>18</b>	<b>400</b>	<b>8973</b>
Average List Price	\$142,991	\$225,235	\$448,293	\$107,272	\$222,676	\$302,736
Median List Price	\$120,000	\$214,000	\$398,000	\$99,000	\$199,900	\$264,900
Average Sale Price	\$143,008	\$228,145	\$450,547	\$100,217	\$222,324	\$304,966
Median Sale Price	\$121,000	\$219,900	\$402,000	\$90,000	\$205,000	\$269,000

Time on Market	# Units
1-30	5963
31-60	1187
61-90	420
91-120	193
greater than 120 days	367
Total Units Sold	8130
Average Market Time	29

Type of Financing	# Units
Conventional	4271
Cash	3146
FHA	791
VA	495
Owner	9
Other	260

**Residential Home Listings Report**

National Association of REALTORS®

Real Estate Trend Indicator

Board: Memphis Area Association of REALTORS®, Inc.

State: Tennessee

Date: 8/15/2022

**Current Active Listings**

Price Class/Type	Single Family	Duplex	Condo
19,999 and below	5	0	1
20,000 to 29,999	9	0	0
30,000 to 39,999	11	0	0
40,000 to 49,999	35	2	2
50,000 to 59,999	31	1	5
60,000 to 69,999	56	1	18
70,000 to 79,999	59	1	1
80,000 to 89,999	53	3	1
90,000 to 99,999	70	1	2
100,000 to 119,999	98	2	9
120,000 to 139,999	130	2	4
140,000 to 159,999	129	4	2
160,000 to 179,999	108	2	9
180,000 to 199,999	101	3	11
200,000 to 249,999	223	3	18
250,000 to 299,999	302	3	10
300,000 to 399,999	472	2	32
400,000 to 499,999	279	2	2
500,000 to 749,999	300	0	0
750,000 to 999,999	124	0	0
1,000,000 and greater	114	1	2
<b>Totals</b>	<b>2709</b>	<b>33</b>	<b>129</b>
Average Price	\$374,940	\$251,630	\$223,086
Median Price	\$294,900	\$159,999	\$199,900

## Inventory Totals

<b>ACTIVE</b>	<b>Listings</b>	<b>Average List Price</b>
Residential	2,708	\$375,010
Condominium	129	\$223,085
Duplex	33	\$251,630
<b>Total</b>	<b>2,871</b>	<b>\$366,699</b>

<b>PENDING</b>	<b>Listings</b>	<b>Average List Price</b>
Residential	1,289	\$322,326
Condominium	40	\$198,157
Duplex	20	\$181,479
<b>Total</b>	<b>1,349</b>	<b>\$316,556</b>

8/15/2022