

## May 2019

### Blue Ridge Association of REALTORS® (BRAR)

#### Sold Summary

	May 2019	May 2018	% Change
Sold Dollar Volume	\$82,027,270	\$70,582,276	16.22%
Avg Sold Price	\$285,809	\$289,272	-1.20%
Median Sold Price	\$260,000	\$262,450	-0.93%
Units Sold	288	244	18.03%
Avg Days on Market	45	48	-6.25%
Avg List Price for Solds	\$290,158	\$294,531	-1.48%
Avg SP to OLP Ratio	97.0%	97.6%	-0.56%
Ratio of Avg SP to Avg OLP	97.3%	97.0%	0.26%
Attached Avg Sold Price	\$185,429	\$196,343	-5.56%
Detached Avg Sold Price	\$298,851	\$305,882	-2.30%
Attached Units Sold	34	37	-8.11%
Detached Units Sold	254	207	22.71%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

#### Inventory

	May 2019	May 2018	% Change
Active Listings	833	849	-1.88%
New Listings	431	429	0.47%
New Under Contracts	191	158	20.89%
New Contingents	145	146	-0.68%
New Pendings	336	304	10.53%
All Pendings	461	419	10.02%

#### Financing (Sold)

Assumption	0
Cash	46
Conventional	131
FHA	51
Other	29
Owner	0
VA	31

#### Days on Market (Sold)

0	15
1 to 10	109
11 to 20	45
21 to 30	28
31 to 60	34
61 to 90	17
91 to 120	11
121 to 180	24
181 to 360	14
361 to 720	4
721+	0

#### Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	3	0	0
\$50K to \$99,999	3	0	5	0	1	0	0	11	0	0
\$100K to \$149,999	4	8	5	1	0	0	4	19	4	2
\$150K to \$199,999	11	2	16	4	3	0	0	84	11	0
\$200K to \$299,999	7	1	55	11	34	1	0	186	22	0
\$300K to \$399,999	2	1	23	0	45	0	0	196	2	0
\$400K to \$499,999	0	0	6	0	22	0	0	126	1	2
\$500K to \$599,999	0	0	1	0	9	0	0	57	0	0
\$600K to \$799,999	0	0	1	0	0	0	0	50	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	24	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	22	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	6	0	0
\$5,000,000+	0	0	0	0	0	0	0	4	0	0
<b>Total</b>	<b>27</b>	<b>12</b>	<b>112</b>	<b>17</b>	<b>115</b>	<b>1</b>	<b>4</b>	<b>788</b>	<b>40</b>	<b>4</b>
Avg Sold Price	\$189,281	\$160,658	\$259,144	\$211,172	\$363,247	\$249,000	\$140,875			
Prev Year - Avg Sold Price	\$216,025	\$151,125	\$276,070	\$221,454	\$358,735	\$226,600	\$126,000			
Avg Sold % Change	-12.38%	6.31%	-6.13%	-4.64%	1.26%	9.89%	11.81%			
Prev Year - # of Solds	17	12	103	22	87	2	1			

#### Active Detail