

NATIONAL ASSOCIATION OF REALTORS®

Existing Home Sales

Year	U.S.	Northeast	Midwest	South	West	U.S.	Northeast	Midwest	South	West	Inventory*	Mos. Supply
2021	6,120,000	750,000	1,400,000	2,710,000	1,260,000	*	*	*	*	*	880,000	2.3
2022	5,030,000	620,000	1,190,000	2,250,000	960,000	*	*	*	*	*	960,000	2.7
2023	4,090,000	490,000	980,000	1,880,000	740,000	*	*	*	*	*	990,000	3.1
Seasonally Adjusted Annual Rate						Not Seasonally Adjusted						
2023 Jan	4,070,000	510,000	980,000	1,870,000	710,000	231,000	30,000	51,000	108,000	42,000	980,000	2.9
2023 Feb	4,530,000	520,000	1,070,000	2,080,000	860,000	269,000	27,000	57,000	133,000	52,000	970,000	2.6
2023 Mar	4,350,000	520,000	1,020,000	2,000,000	810,000	359,000	37,000	78,000	175,000	69,000	970,000	2.7
2023 Apr	4,220,000	500,000	1,010,000	1,960,000	750,000	337,000	35,000	76,000	162,000	64,000	1,040,000	3.0
2023 May	4,230,000	500,000	990,000	1,970,000	770,000	408,000	43,000	95,000	192,000	78,000	1,080,000	3.1
2023 Jun	4,110,000	500,000	980,000	1,890,000	740,000	433,000	52,000	109,000	194,000	78,000	1,070,000	3.1
2023 Jul	4,050,000	480,000	970,000	1,860,000	740,000	372,000	46,000	93,000	166,000	67,000	1,110,000	3.3
2023 Aug	4,030,000	480,000	970,000	1,840,000	740,000	401,000	52,000	101,000	177,000	71,000	1,100,000	3.3
2023 Sep	3,980,000	490,000	950,000	1,820,000	720,000	348,000	45,000	87,000	155,000	61,000	1,130,000	3.4
2023 Oct	3,850,000	470,000	940,000	1,730,000	710,000	332,000	44,000	84,000	144,000	60,000	1,150,000	3.6
2023 Nov	3,910,000	480,000	950,000	1,810,000	670,000	300,000	40,000	75,000	135,000	50,000	1,130,000	3.5
2023 Dec r	3,880,000	480,000	930,000	1,770,000	700,000	297,000	40,000	69,000	137,000	51,000	990,000	3.1
2024 Jan p	4,000,000	480,000	950,000	1,840,000	730,000	234,000	29,000	51,000	110,000	44,000	1,010,000	3.0
vs. last month:	3.1%	0.0%	2.2%	4.0%	4.3%	-21.2%	-27.5%	-26.1%	-19.7%	-13.7%	2.0%	-3.2%
vs. last year:	-1.7%	-5.9%	-3.1%	-1.6%	2.8%	1.3%	-3.3%	0.0%	1.9%	4.8%	3.1%	3.4%
year-to-date:						0.234	0.029	0.051	0.110	0.044		

Note: Annual inventory figures are from December of each year

Sales Price of Existing Homes

Year	U.S.	Northeast	Midwest	South	West
Median					
2021	\$350,700	\$386,400	\$260,400	\$309,200	\$545,500
2022	386,400	417,400	278,800	351,500	601,700
2023	389,300	436,400	287,800	355,200	588,900
Not Seasonally Adjusted					
2023 Jan	360,800	394,300	252,400	331,400	538,400
2023 Feb	363,600	377,200	260,000	340,300	543,700
2023 Mar	375,300	395,400	272,000	347,400	565,300
2023 Apr	385,800	422,600	286,300	353,300	576,000
2023 May	396,500	439,000	298,000	361,200	599,800
2023 Jun	410,100	475,200	310,100	366,600	608,500
2023 Jul	405,600	466,600	307,600	364,000	608,700
2023 Aug	404,200	467,400	303,900	361,300	609,100
2023 Sep	392,700	440,800	292,100	356,800	606,300
2023 Oct	391,600	439,600	284,700	357,900	601,500
2023 Nov	387,800	432,800	281,500	351,600	603,900
2023 Dec r	381,400	428,200	273,900	349,800	579,900
2024 Jan p	379,100	434,300	271,700	345,100	572,100
vs. last year:	5.1%	10.1%	7.6%	4.1%	6.3%