

NATIONAL ASSOCIATION OF REALTORS®

Existing Home Sales

Year		U.S.	Northeast	Midwest	South	West	U.S.	Northeast	Midwest	South	West	Inventory*	Mos. Supply
2016		5,450,000	740,000	1,300,000	2,220,000	1,190,000	*	*	*	*	*	1,650,000	4.4
2017		5,510,000	740,000	1,300,000	2,260,000	1,220,000	*	*	*	*	*	1,460,000	3.9
2018		5,340,000	690,000	1,270,000	2,240,000	1,140,000	*	*	*	*	*	1,530,000	4.0
Seasonally Adjusted Annual Rate						Not Seasonally Adjusted							
2018	Jan	5,400,000	710,000	1,260,000	2,270,000	1,160,000	313,000	40,000	66,000	135,000	72,000	1,520,000	3.4
2018	Feb	5,610,000	680,000	1,270,000	2,400,000	1,260,000	319,000	36,000	66,000	145,000	72,000	1,580,000	3.4
2018	Mar	5,510,000	680,000	1,280,000	2,330,000	1,220,000	434,000	48,000	96,000	191,000	99,000	1,640,000	3.6
2018	Apr	5,430,000	670,000	1,270,000	2,310,000	1,180,000	460,000	52,000	109,000	197,000	102,000	1,800,000	4.0
2018	May	5,400,000	670,000	1,270,000	2,290,000	1,170,000	535,000	65,000	131,000	222,000	117,000	1,870,000	4.2
2018	Jun	5,390,000	710,000	1,270,000	2,260,000	1,150,000	570,000	75,000	144,000	230,000	121,000	1,930,000	4.3
2018	Jul	5,390,000	690,000	1,260,000	2,250,000	1,190,000	523,000	70,000	129,000	216,000	108,000	1,920,000	4.3
2018	Aug	5,350,000	700,000	1,280,000	2,250,000	1,120,000	539,000	76,000	134,000	220,000	109,000	1,910,000	4.3
2018	Sep	5,180,000	680,000	1,270,000	2,150,000	1,080,000	421,000	57,000	104,000	173,000	87,000	1,880,000	4.4
2018	Oct	5,220,000	690,000	1,260,000	2,180,000	1,090,000	446,000	61,000	109,000	182,000	94,000	1,850,000	4.3
2018	Nov	5,210,000	710,000	1,300,000	2,160,000	1,040,000	406,000	58,000	98,000	169,000	81,000	1,740,000	4.0
2018	Dec r	5,000,000	680,000	1,190,000	2,100,000	1,030,000	377,000	53,000	83,000	165,000	76,000	1,530,000	3.7
2019	Jan p	4,940,000	700,000	1,160,000	2,080,000	1,000,000	285,000	39,000	61,000	123,000	62,000	1,590,000	3.9
	vs. last month:	-1.2%	2.9%	-2.5%	-1.0%	-2.9%	-24.4%	-26.4%	-26.5%	-25.5%	-18.4%	3.9%	5.4%
	vs. last year:	-8.5%	-1.4%	-7.9%	-8.4%	-13.8%	-8.9%	-2.5%	-7.6%	-8.9%	-13.9%	4.6%	14.7%
	year-to-date:						0.285	0.039	0.061	0.123	0.062		

Note: Annual inventory figures are from December of each year

Sales Price of Existing Homes

Year		U.S.	Northeast	Midwest	South	West	U.S.	Northeast	Midwest	South	West
Median						Average (Mean)					
2016		\$233,800	\$263,900	\$183,300	\$204,800	\$340,200	\$276,000	\$301,700	\$215,100	\$243,900	\$368,500
2017		247,200	275,000	194,900	218,000	366,400	289,200	312,200	226,400	255,400	388,200
2018		259,300	288,500	200,200	225,900	385,200	298,200	322,900	230,400	262,000	404,400
Not Seasonally Adjusted						Not Seasonally Adjusted					
2018	Jan	240,800	269,000	187,000	209,600	363,900	282,600	308,200	217,800	245,200	386,900
2018	Feb	240,800	262,800	179,100	214,000	368,400	280,600	301,800	209,500	247,500	390,000
2018	Mar	249,800	270,600	191,700	222,000	377,700	289,900	306,600	222,300	257,600	397,500
2018	Apr	257,900	275,300	199,500	226,900	389,900	297,800	312,600	230,500	264,000	406,800
2018	May	265,100	285,400	208,800	232,900	393,000	303,700	320,500	237,500	270,500	409,500
2018	Jun	273,800	306,500	215,900	237,100	401,100	311,900	338,100	245,900	275,900	414,500
2018	Jul	269,300	308,900	209,300	233,000	393,500	307,600	339,000	239,300	269,600	411,100
2018	Aug	265,600	304,500	206,300	228,000	393,500	304,000	336,300	235,900	264,100	410,600
2018	Sep	256,900	286,200	199,100	223,300	386,300	296,000	320,400	228,100	258,200	406,000
2018	Oct	255,100	280,800	196,800	221,600	381,100	293,900	317,100	226,100	256,500	402,600
2018	Nov	257,400	290,300	198,000	223,600	383,400	296,100	322,900	226,900	259,100	404,300
2018	Dec r	254,700	283,300	190,900	225,300	380,800	293,800	318,000	221,800	260,400	401,900
2019	Jan p	247,500	270,000	189,700	214,800	374,600	286,800	311,300	218,900	248,400	397,400
	vs. last year:	2.8%	0.4%	1.4%	2.5%	2.9%	1.5%	1.0%	0.5%	1.3%	2.7%