



# Preston Report

Edmond Real Estate market  
April 2015

Prepared by

**Brian Preston**

RE/MAX Associates



Mobile: 405-826-5725 Office: 405-359-8700

[bpreston88@sbcglobal.net](mailto:bpreston88@sbcglobal.net)

[www.Edmond4Sale.com](http://www.Edmond4Sale.com)

Realtor of the Year 1995 & 2002  
Lifetime Achievement 2009  
Most Cooperative Realtor 1992  
RE/MAX Hall of Fame

# Edmond Real Estate

## 2015 Residential Homes

	Active	Pending	Sold
January	1165	638	207
February	1137	644	262
March	1185	753	336
April	1258	763	377
May			
June			
July			
August			
September			
October			
November			
December			
		Total	1182

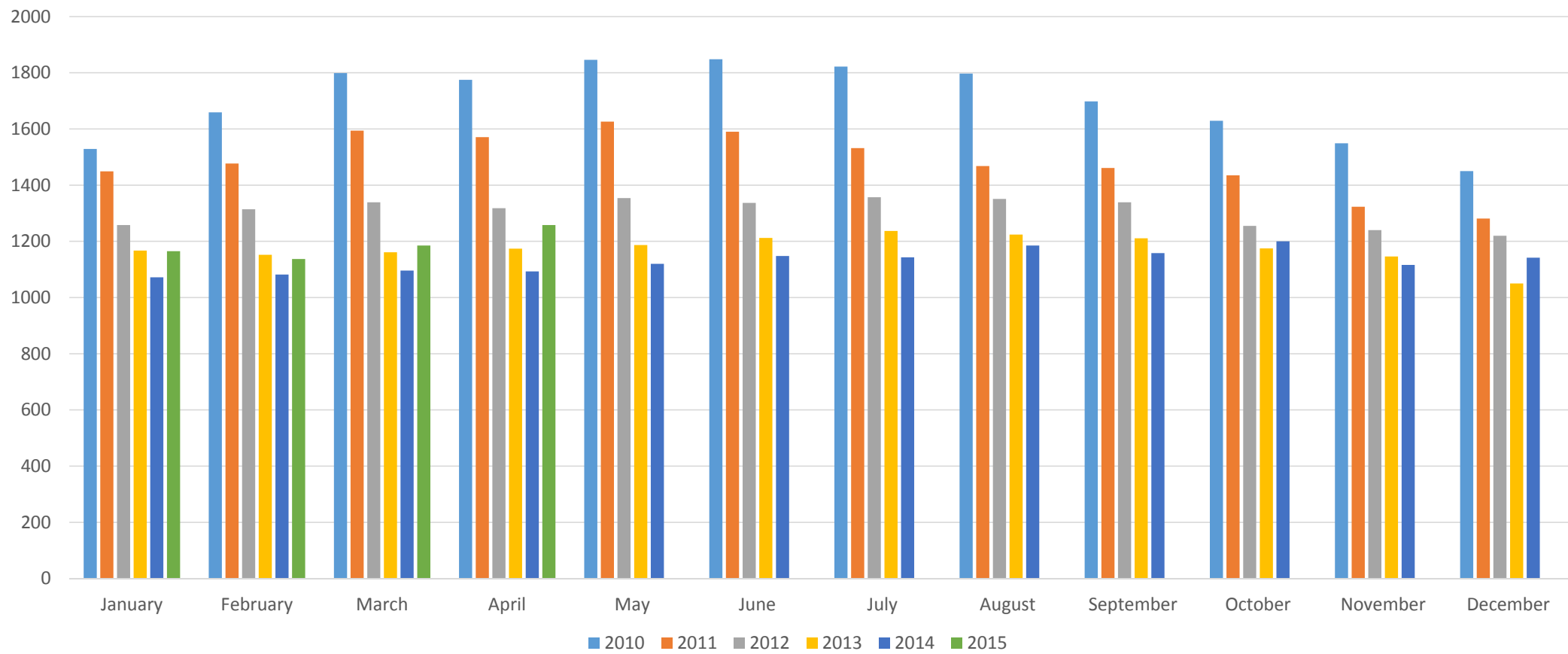
Preston Report

Based on information from MLSOK.com for the period (01/01/15) through (04/30/15) Edmond, Deer Creek and Oakdale School Districts, while information is deemed reliable it is not guaranteed

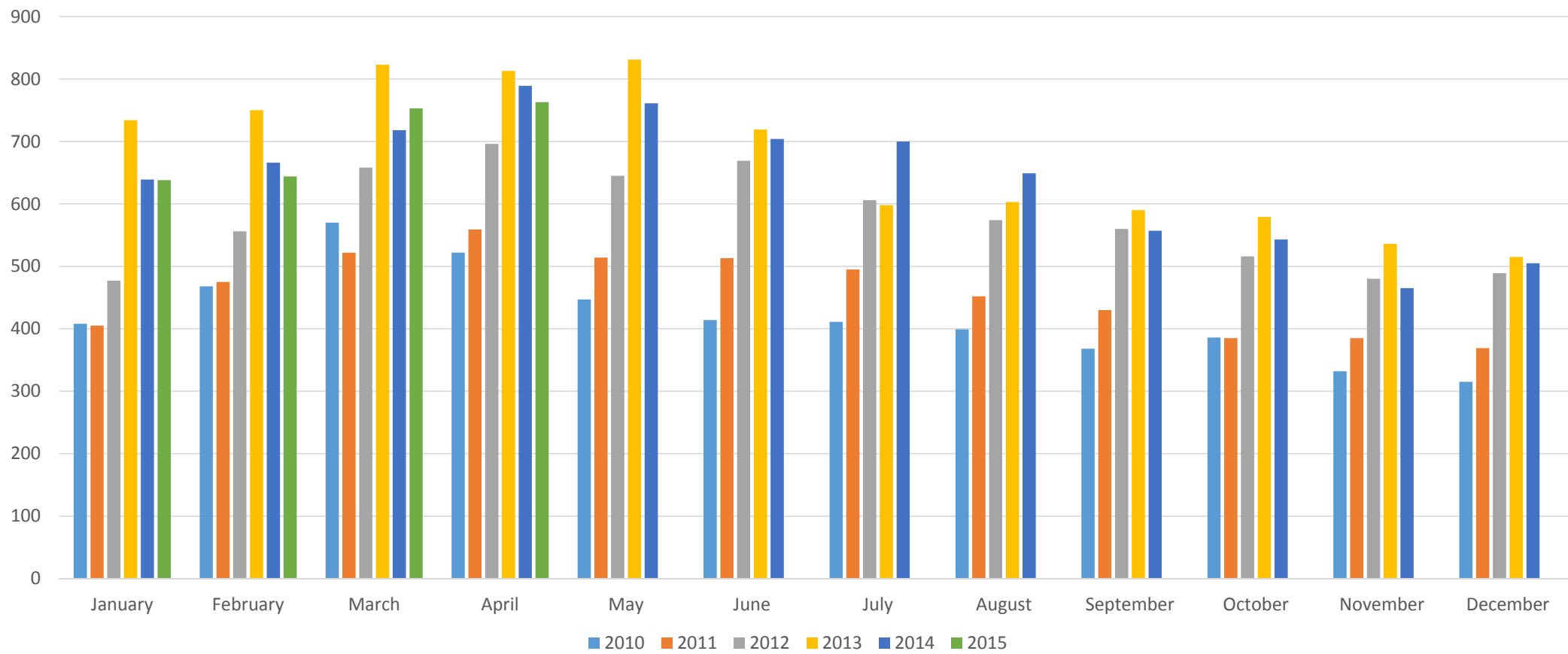
# Average Sales Price

	Average Price	Total Volume	Avg Price New Home	Total Volume New Homes
Jan.	\$290,318	\$60,095,826	\$331,162	\$16,558,100
Feb.	\$271,313	\$71,084,006	\$297,379	\$24,087,699
March	\$261,872	\$87,988,992	\$337,246	\$32,375,616
April	\$286,741	\$108,101,357	\$342,264	\$38,333,568
May				
June				
July				
August				
Sept.				
Oct.				
Nov.				
Dec.				
Total	\$276,878	\$327,270,181	\$328,481	\$111,355,059

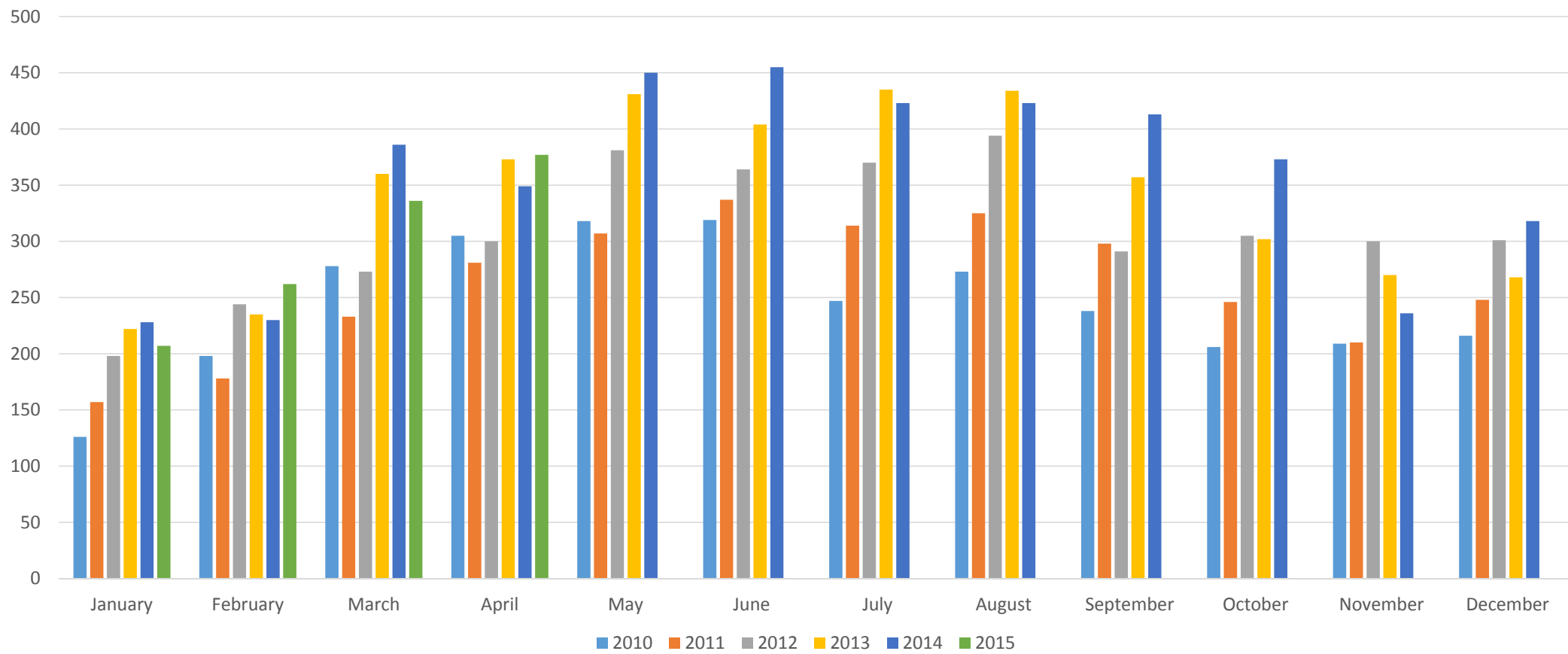
# Active Listings



# Under Contract



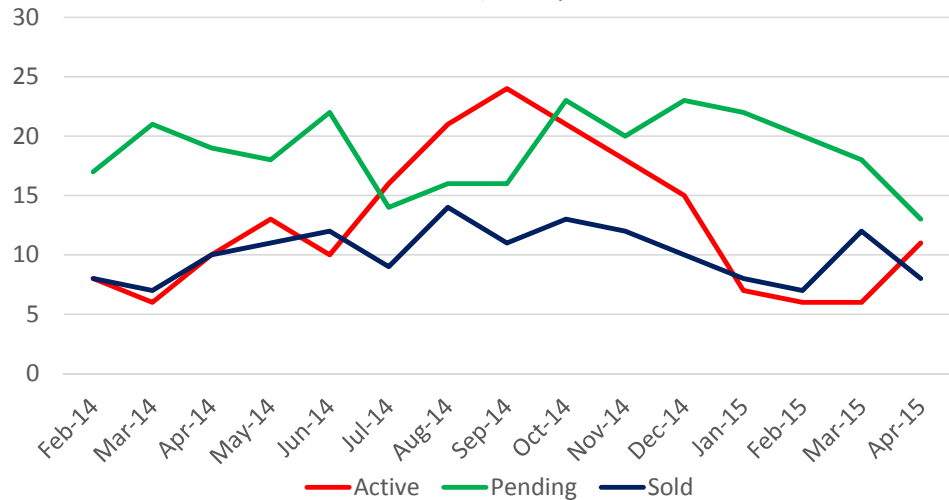
# Sold



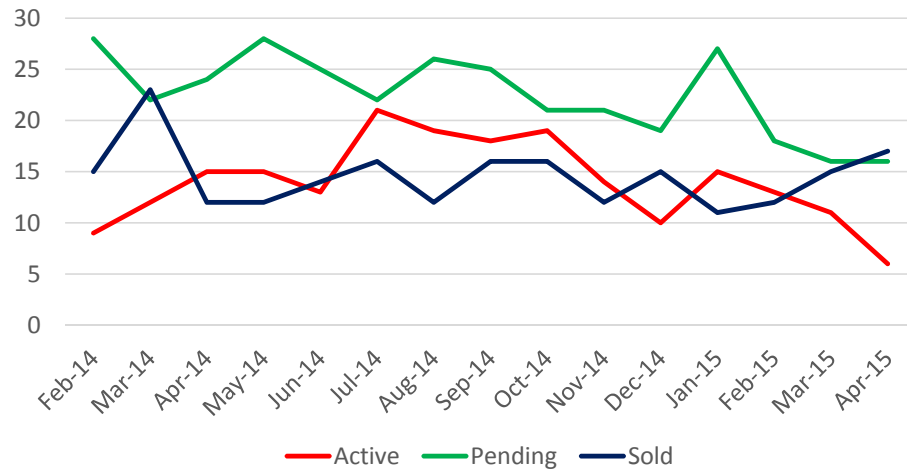
# Current Inventory vs. Homes Sold Edmond – April 2015

	Active	Pending	Sold YTD
<\$100,000	11	13	35
\$100-125k	6	16	55
\$125-150k	19	59	115
\$150-175k	51	64	126
\$175-200k	92	85	122
\$200-225k	82	69	102
\$225-250k	66	57	84
\$250-275k	80	48	73
\$275-300k	97	76	90
\$300-350k	158	77	111
\$350-400k	130	63	81
\$400-450K	86	41	66
\$450-500k	73	26	26
\$500-700k	176	42	66
\$700-1 mil	64	18	19
>\$1 million	67	9	11
<hr/>			
Total	1258	763	1182

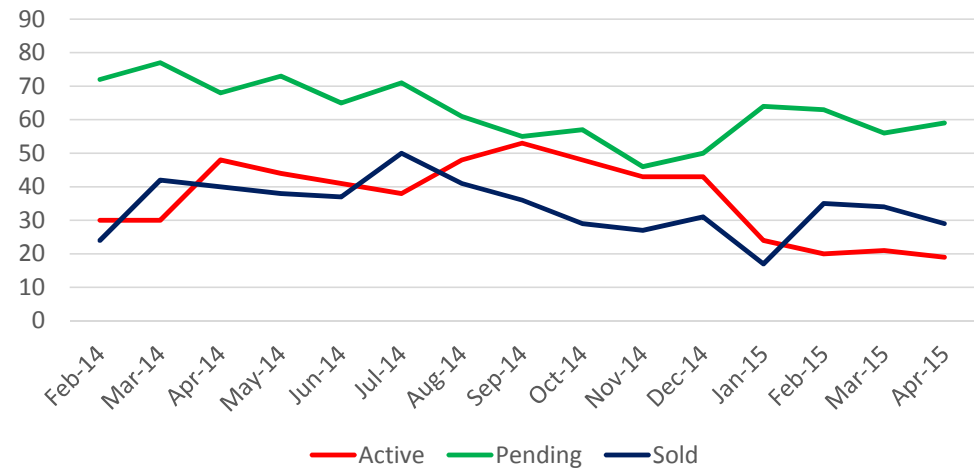
### Under \$100,000



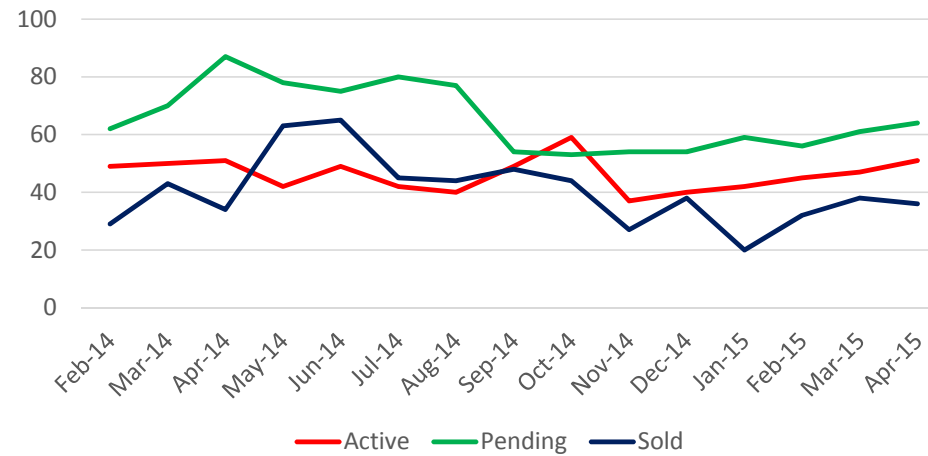
### \$100,000-\$125,000



### \$125,000-\$150,000

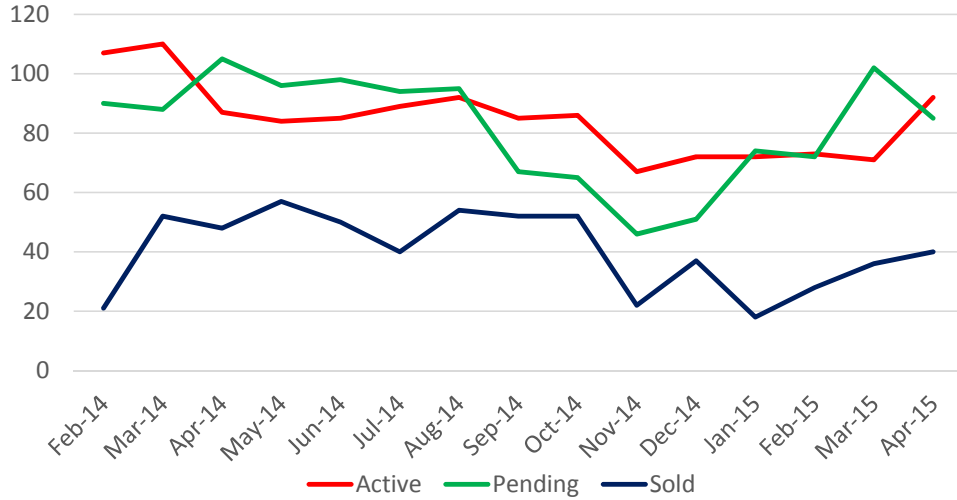


### \$150,000-\$175,000

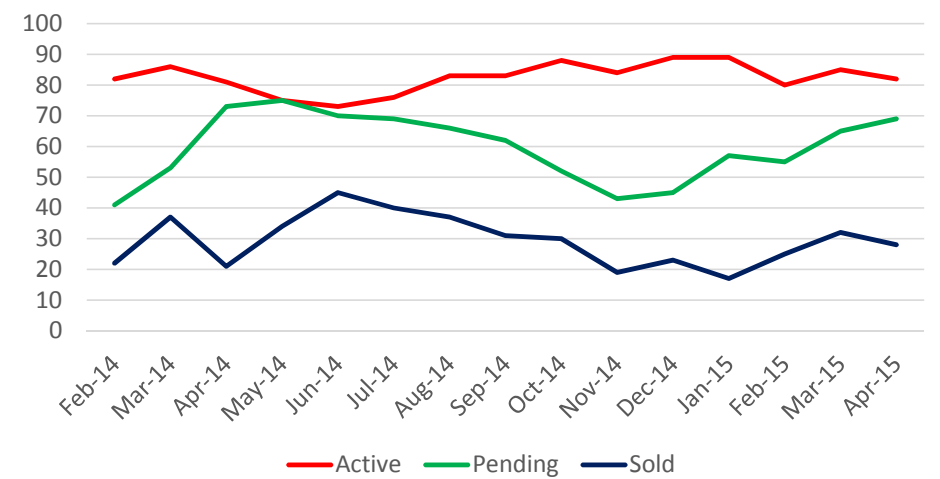




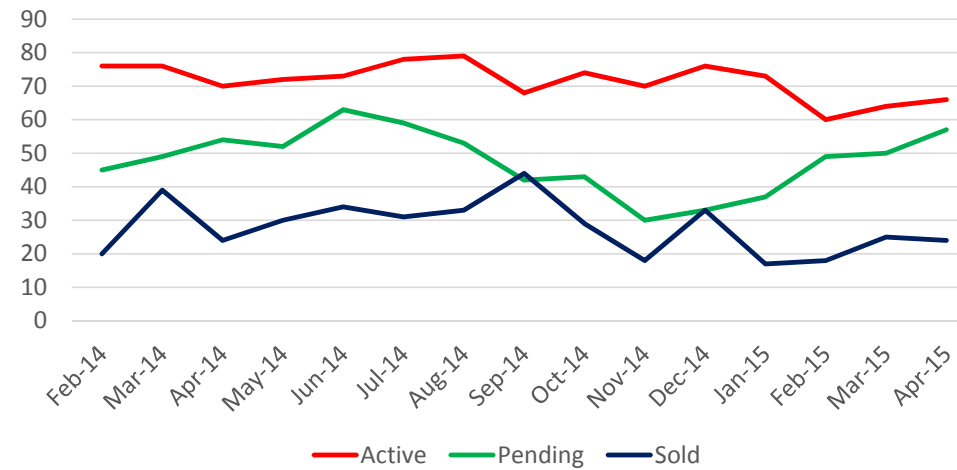
\$175,000-\$200,000



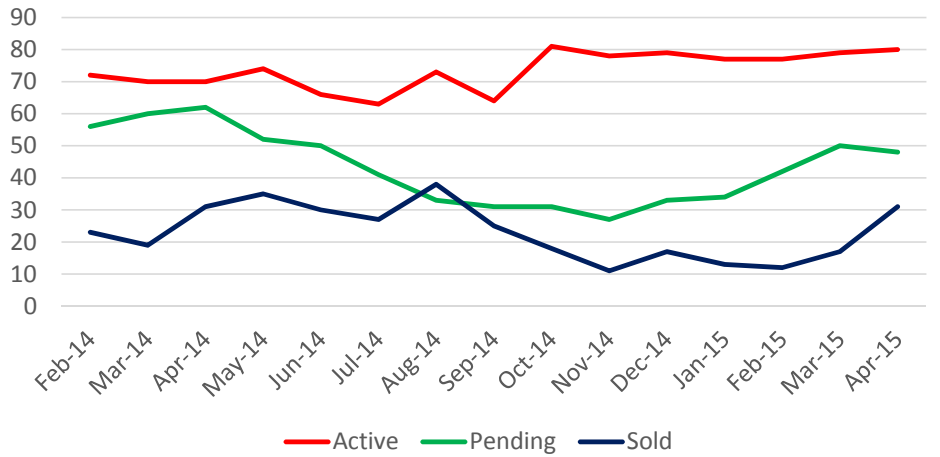
\$200,000-\$225,000



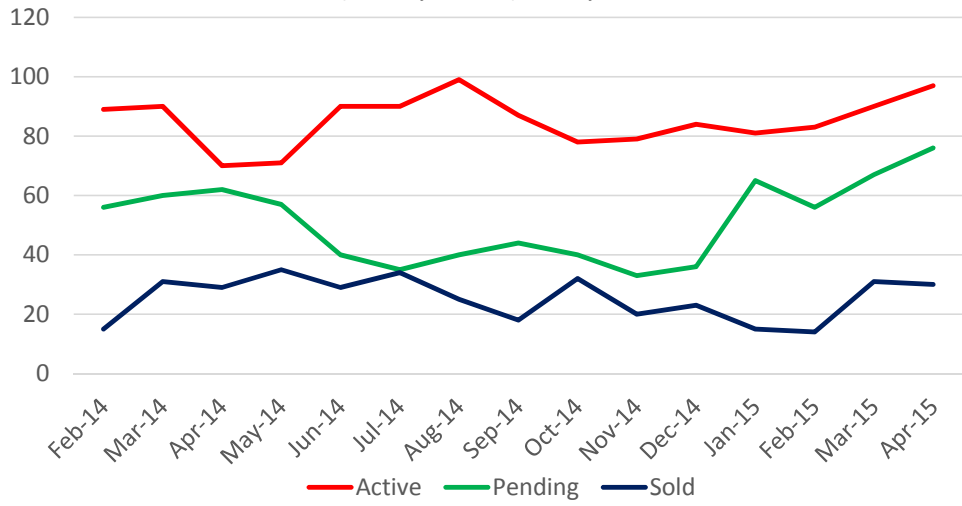
\$225,000-\$250,000



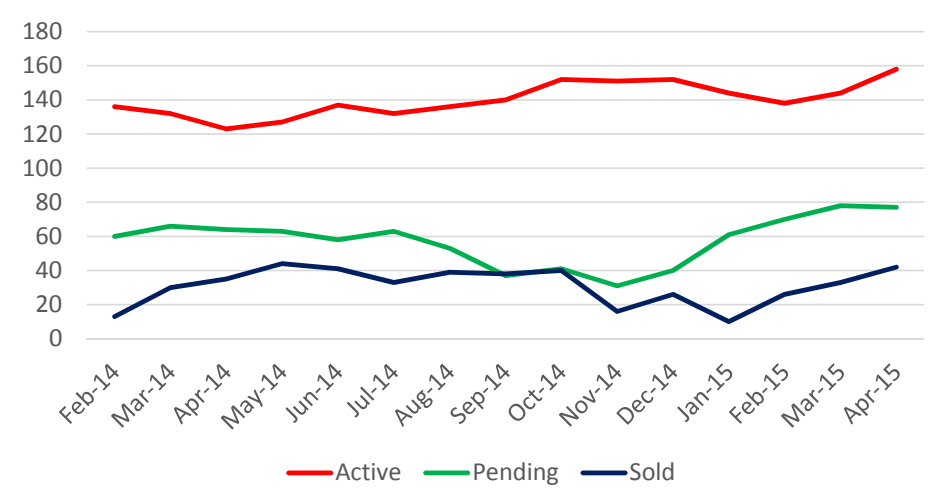
\$250,000-\$275,000



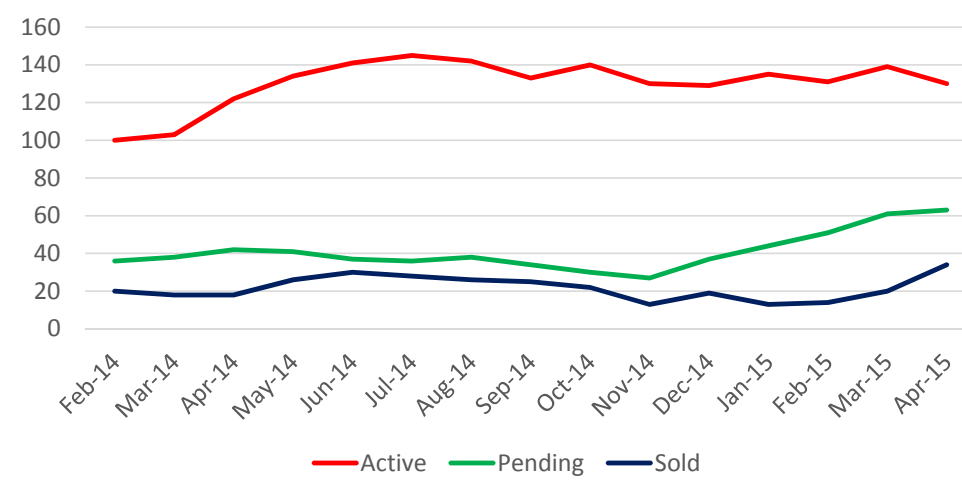
\$275,000-\$300,000



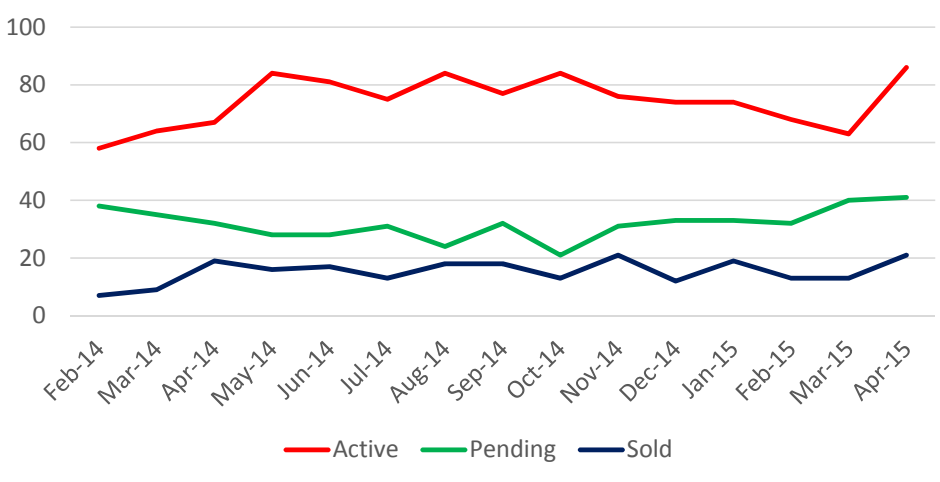
\$300,000-\$350,000



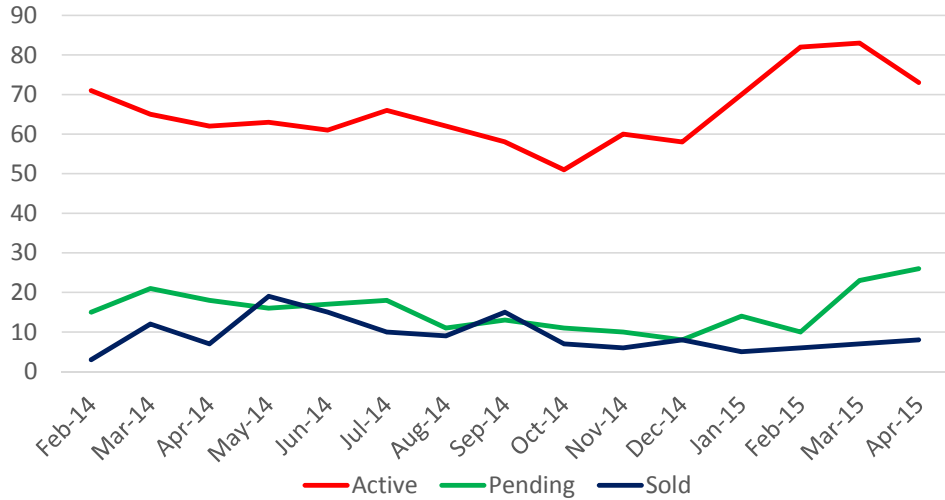
\$350,000-\$400,000



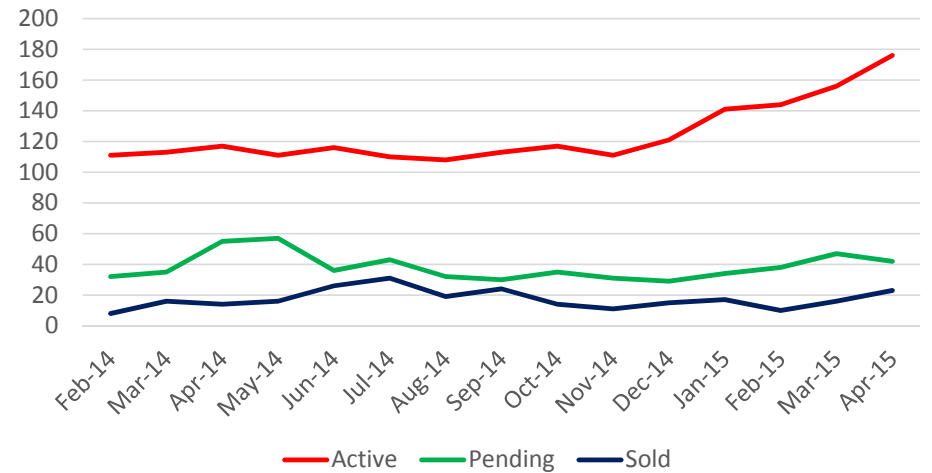
\$400,000-\$450,000



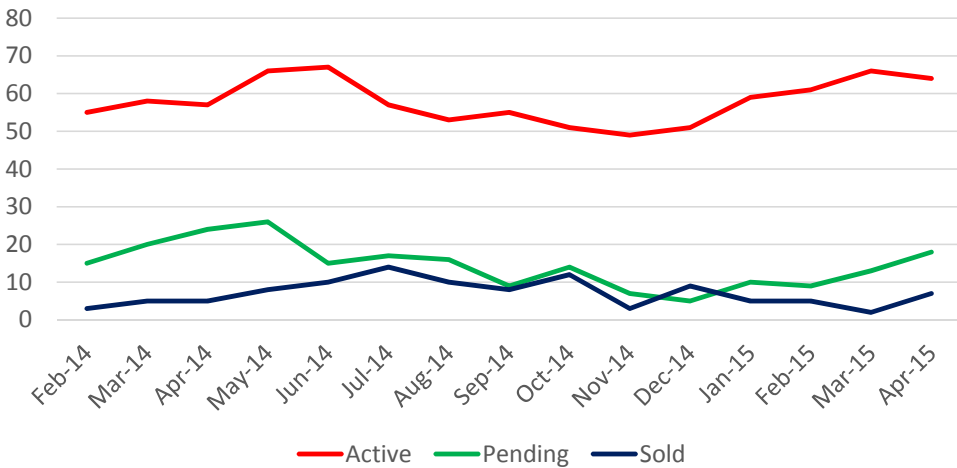
\$450,000-\$500,000



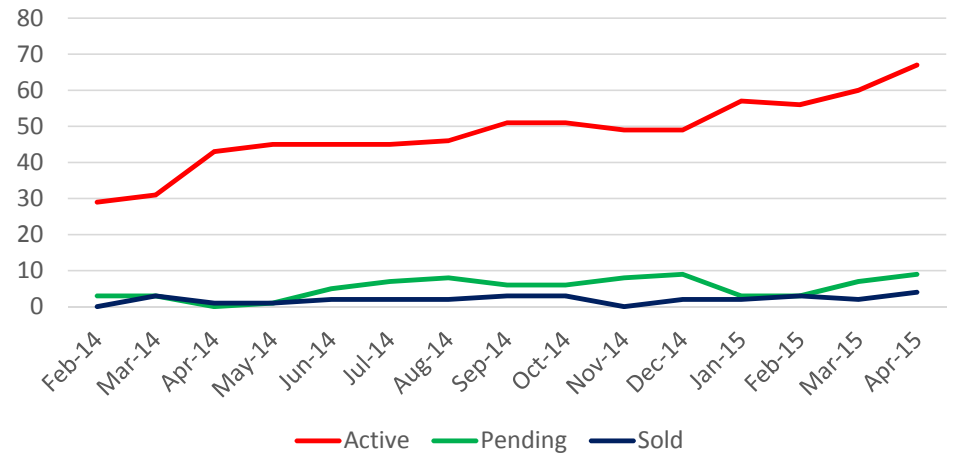
\$500,000-\$700,000



\$700,000-\$1,000,000

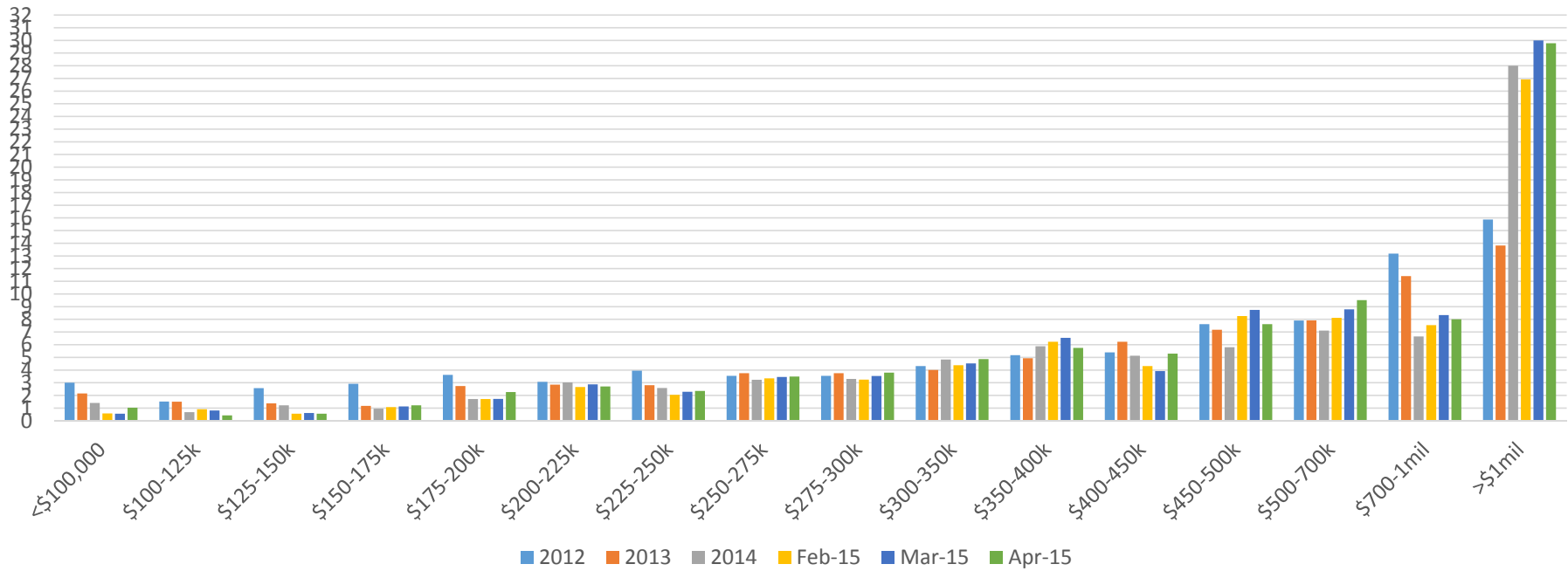


Over \$1,000,000



# Absorption Rates

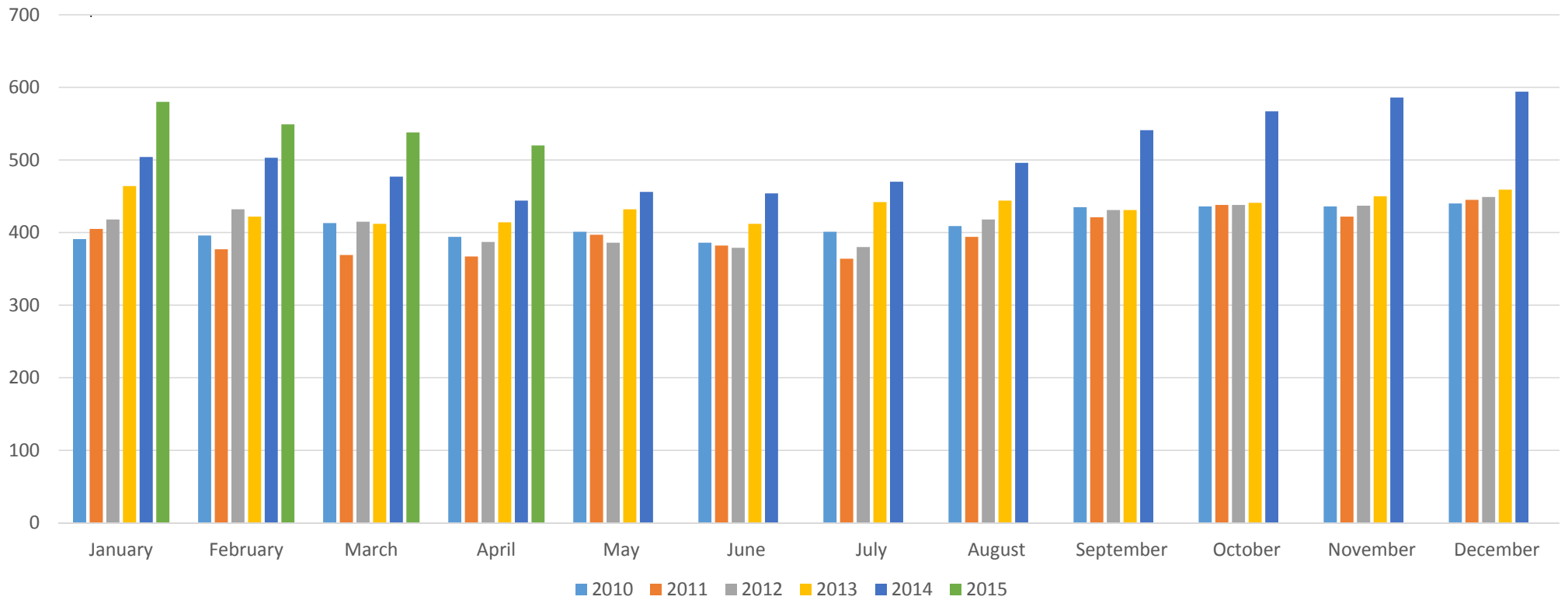
In Months



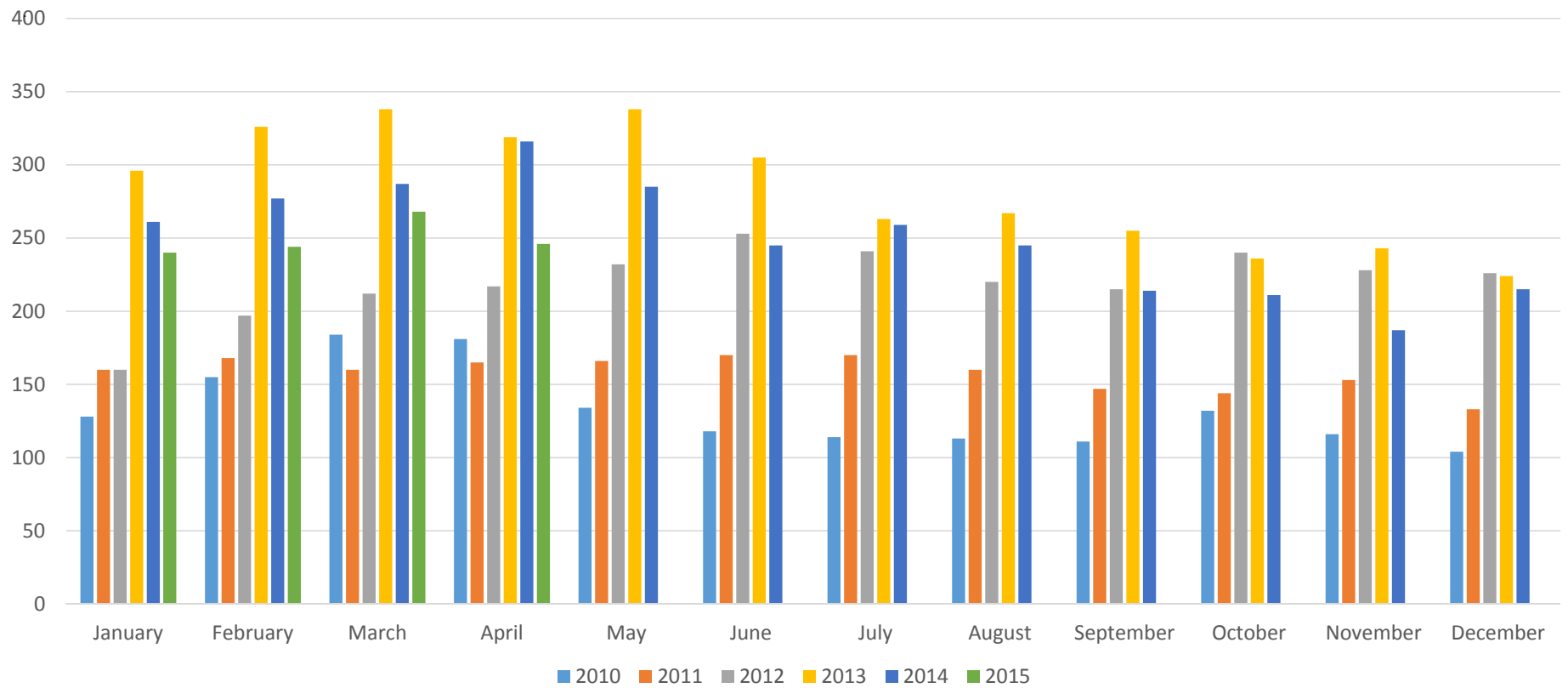
Current New Home Inventory  
vs.  
New Home Sales  
April 2015

	Active Listings	Under Contract	Sold-YTD
<\$150,000	1	10	14
\$150-200	31	31	57
\$200-250	72	50	52
\$250-300	103	42	56
\$300-350	66	35	44
\$350-400	80	38	40
\$400-450	37	17	28
\$450-500	37	10	12
\$500-700	70	18	26
\$700-1 Mil	17	4	7
> 1 Mil	6	1	3
<hr/>			
Total	520	246	339

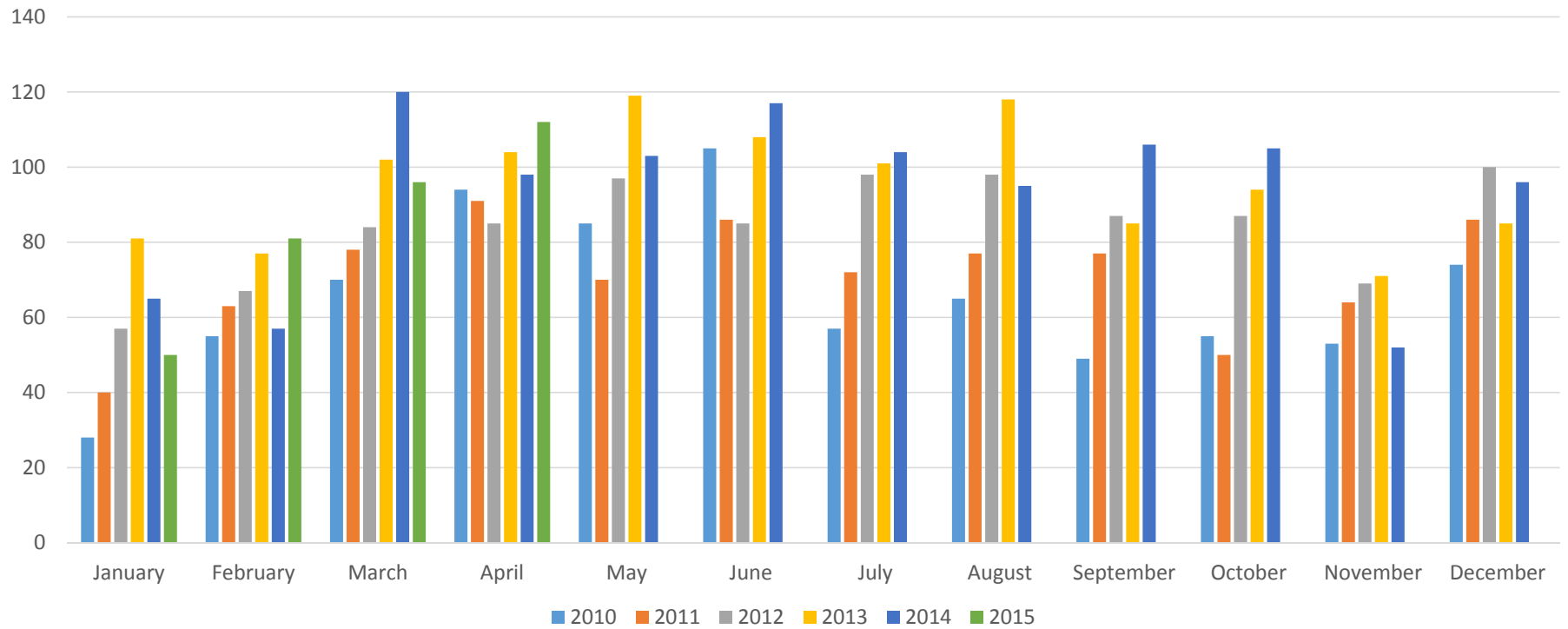
# New Homes Active



# New Homes Under Contract

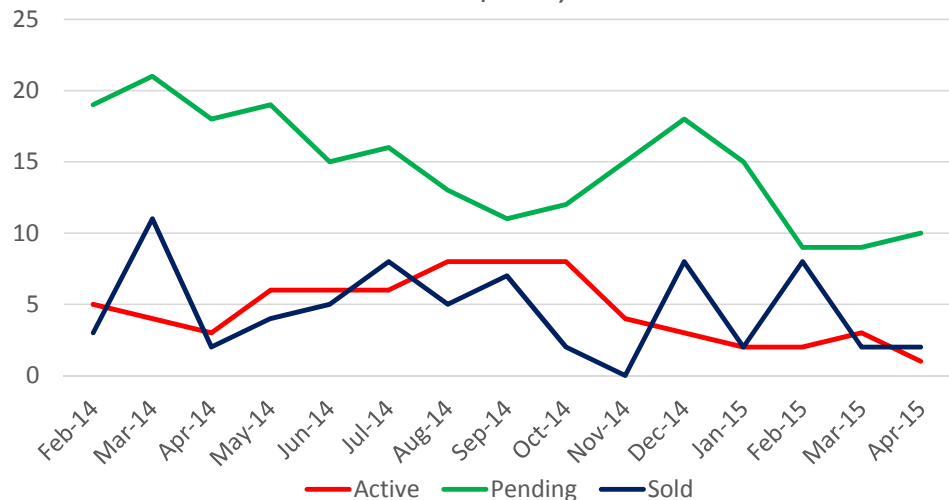


# New Homes Sold

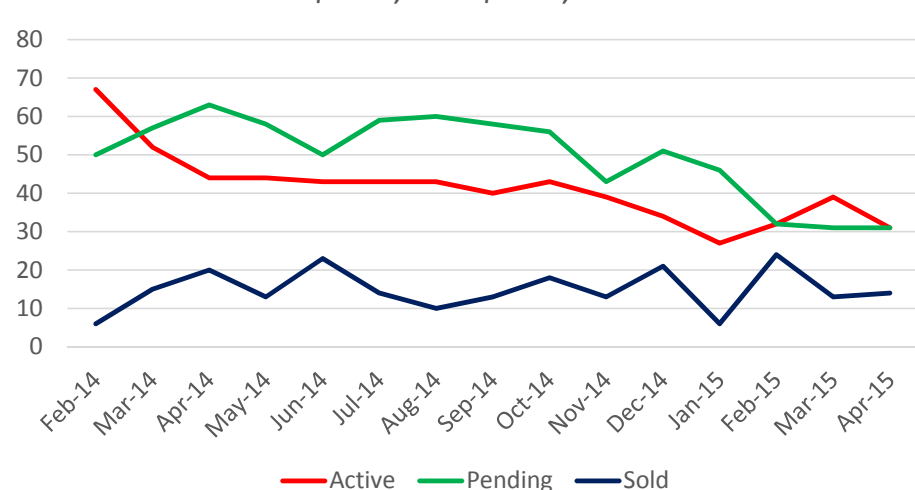




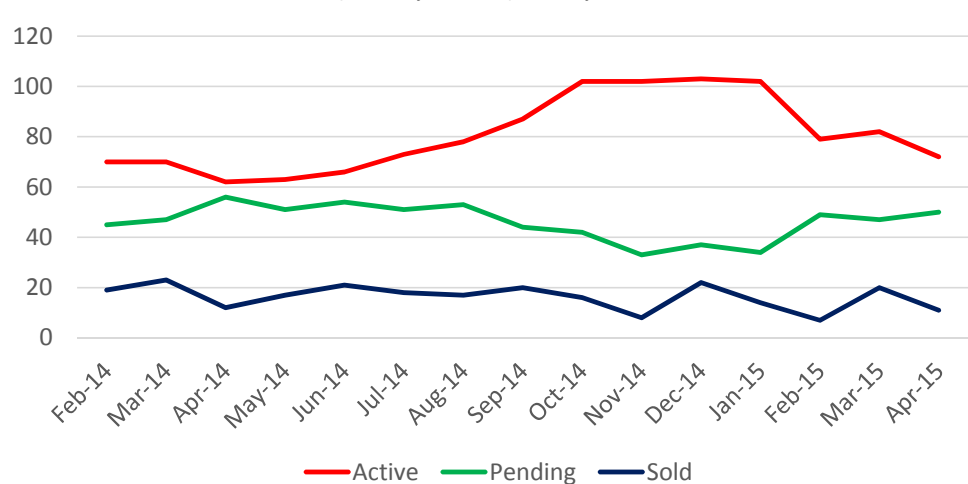
Under \$150,000



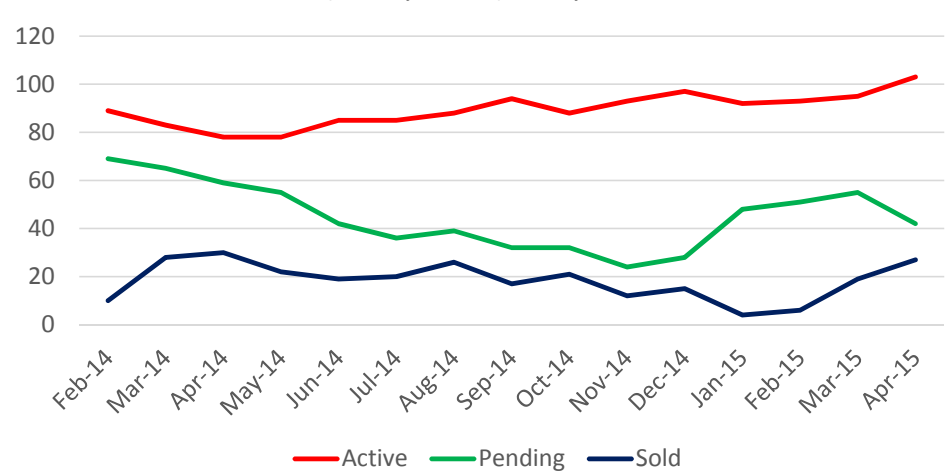
\$150,000-\$200,000



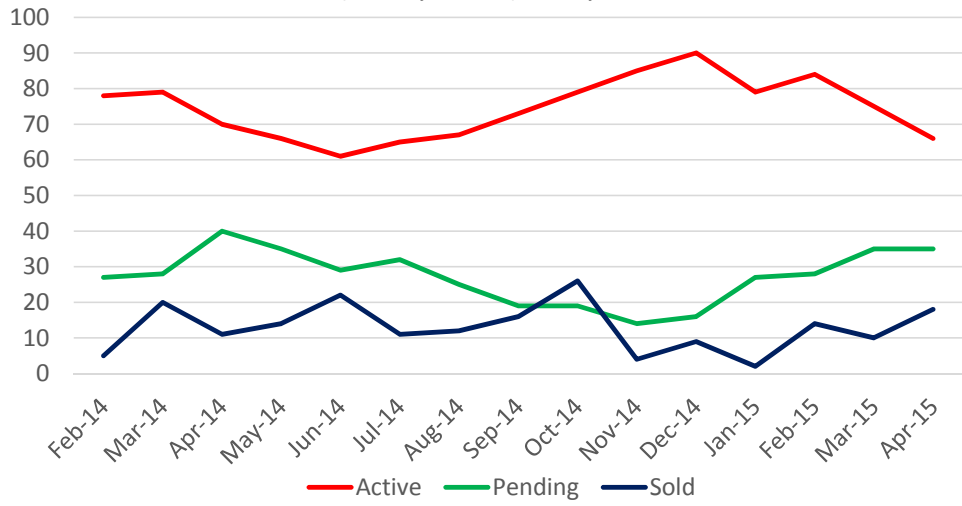
\$200,000-\$250,000



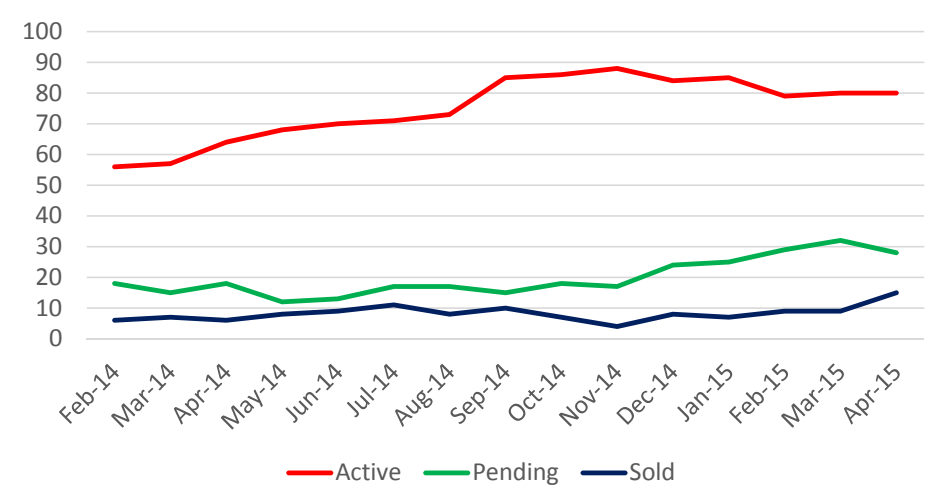
\$250,000-\$300,000



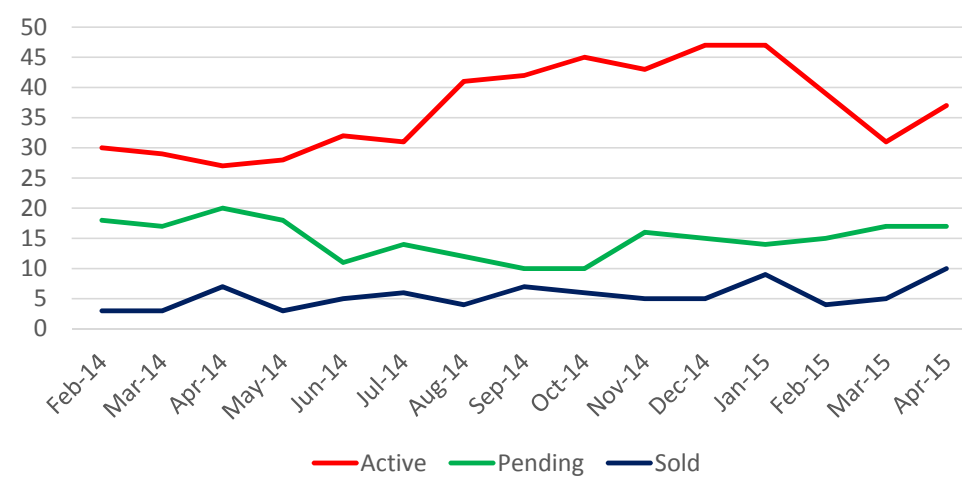
\$300,000-\$350,000



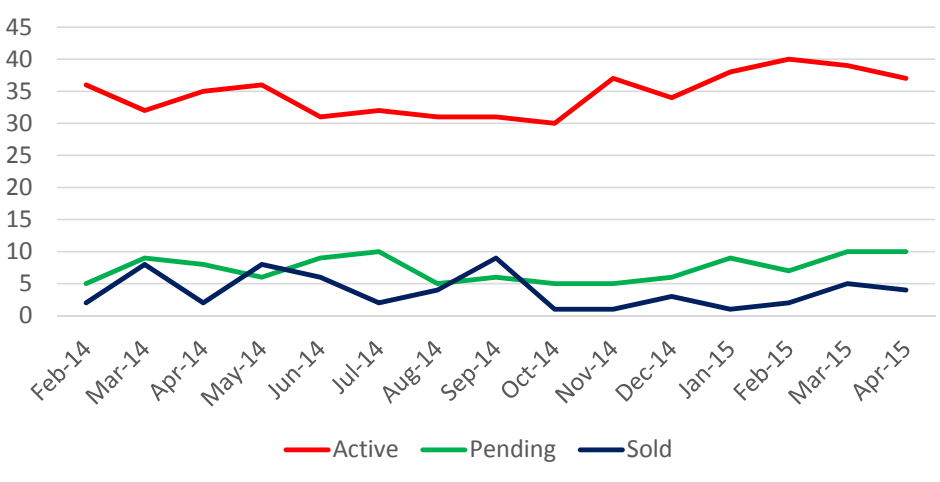
\$350,000-\$400,000



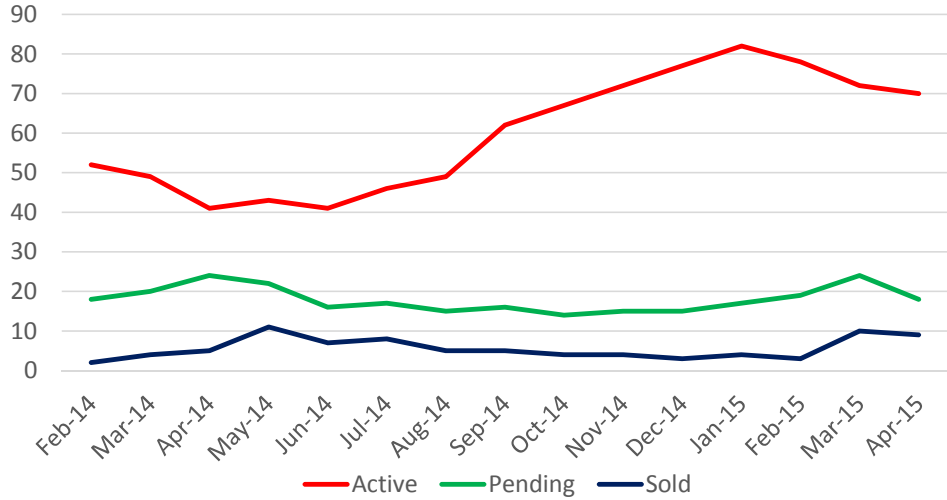
\$400,000-\$450,000



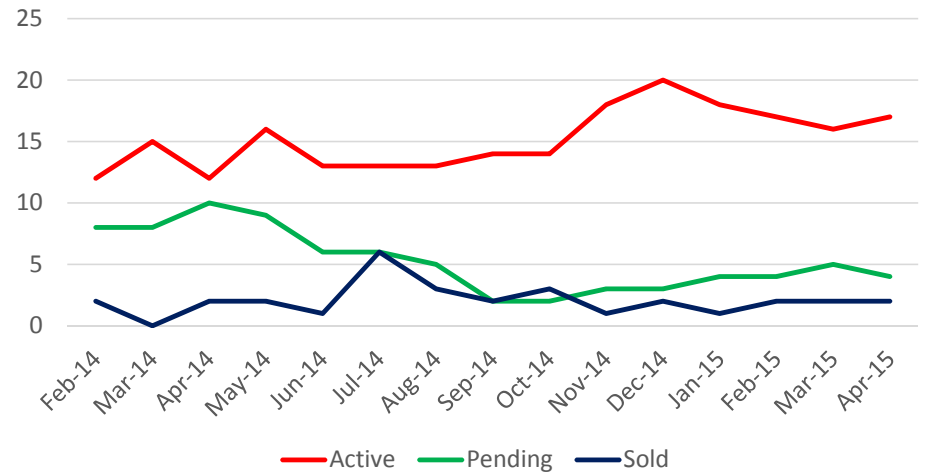
\$450,000-\$500,000



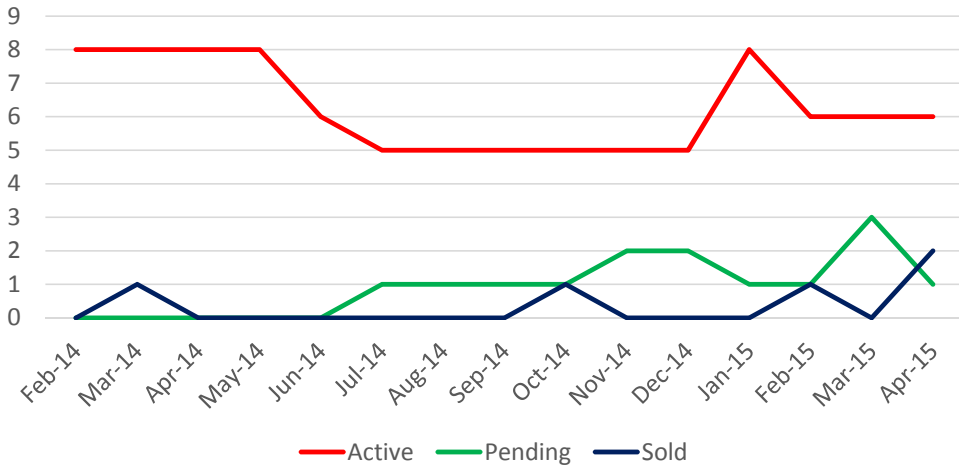
\$500,000-\$700,000



\$700,000-\$1,000,000



Over \$1,000,000



# Absorption Rate New Homes

in months

