



Preston Report

Edmond Real Estate Market
March 2018

Prepared by

Brian Preston

RE/MAX at Home

Mobile: 405-826-5725

bpreston88@sbcglobal.net

www.Edmond4Sale.com



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

Edmond Real Estate

2018 Residential Homes

	Active	Pending	Sold
January	1443	572	203
February	1433	595	274
March	1479	623	375
April			
May			
June			
July			
August			
September			
October			
November			
December			
		Total	852

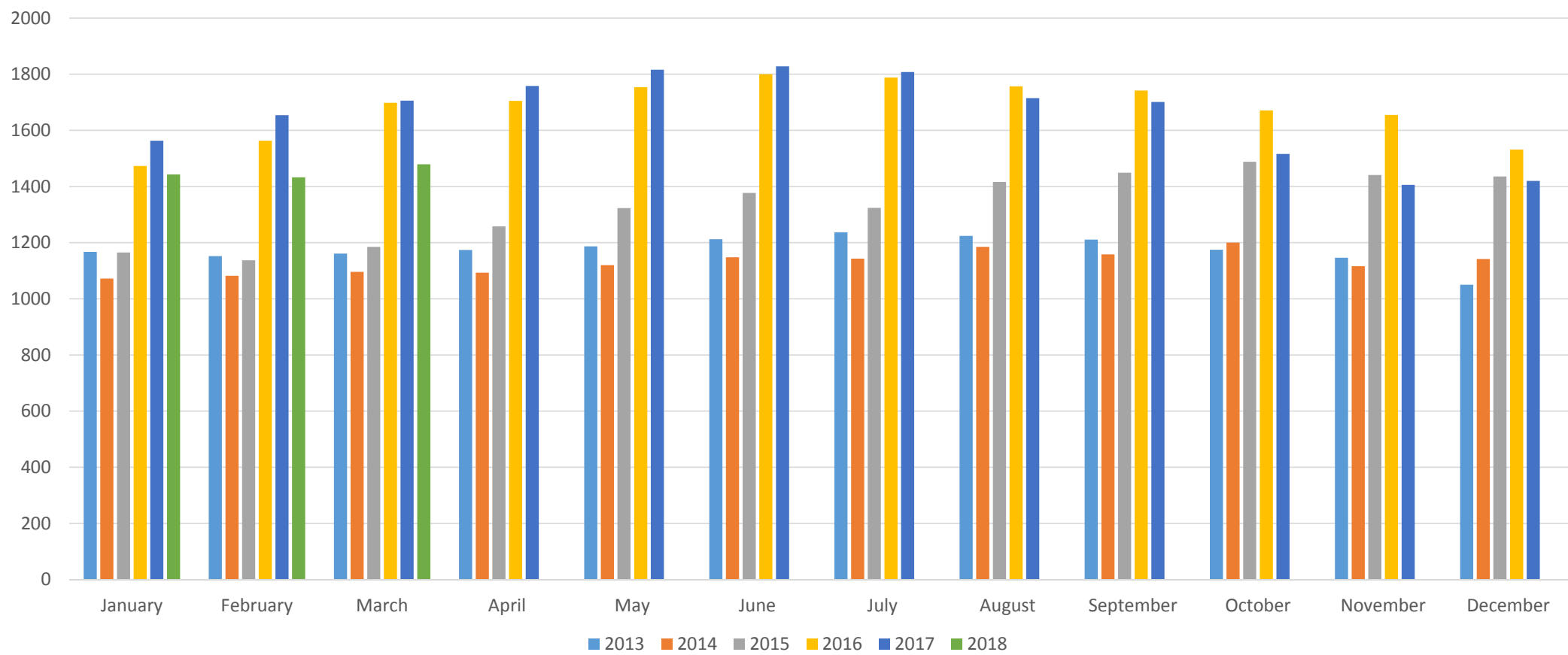
Preston Report

Based on information from MLSOK.com for the period (01/01/18) through (03/31/18) Edmond, Deer Creek and Oakdale School Districts, while information is deemed reliable it is not guaranteed

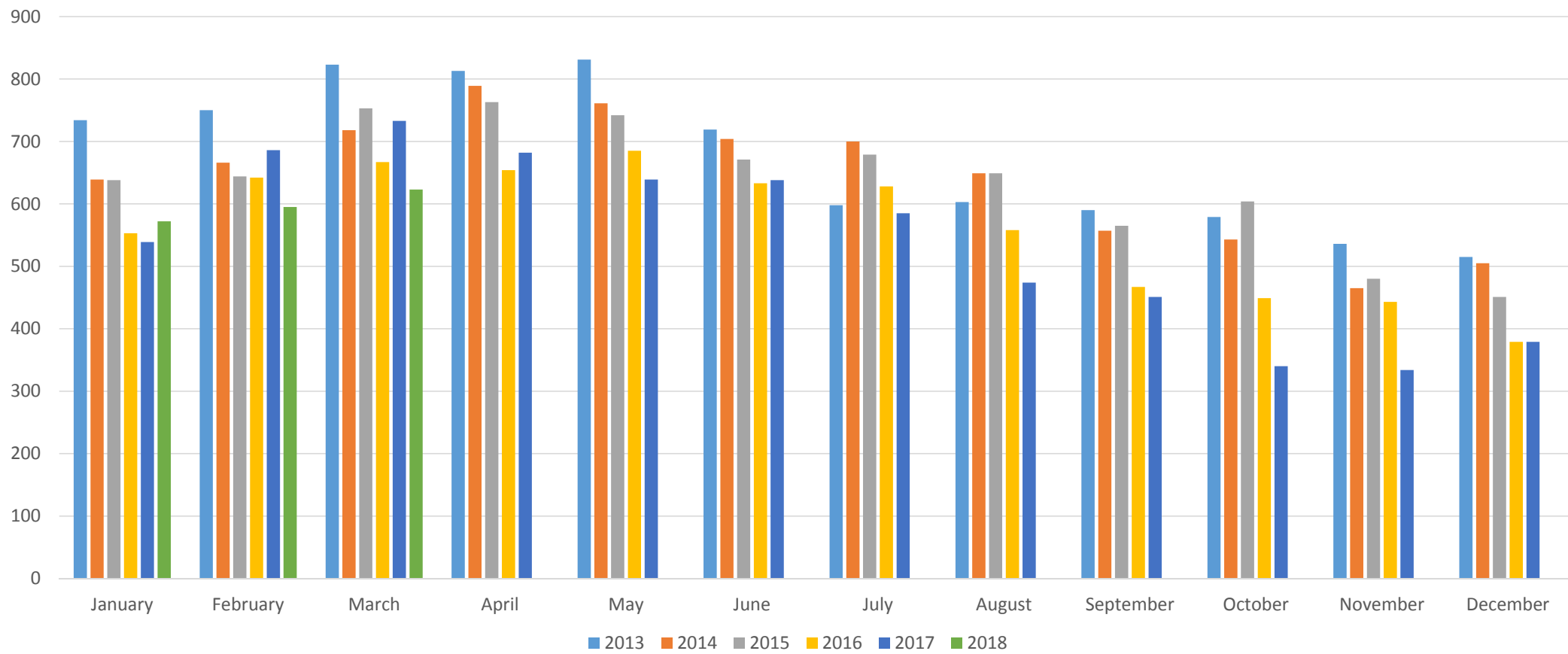
Average Sales Price & Sales Volume

	Average Price	Total Volume	Avg Price New Home	Total Volume New Homes
Jan.	\$279,785	\$56,796,355	\$371,864	\$14,874,560
Feb.	\$271,889	\$74,497,586	\$350,678	\$19,637,968
March	\$284,512	\$106,692,000	\$324,614	\$28,890,646
April				
May				
June				
July				
August				
Sept.				
Oct.				
Nov.				
Dec.				
Total	\$279,326	\$237,985,773	\$342,720	\$63,403,222

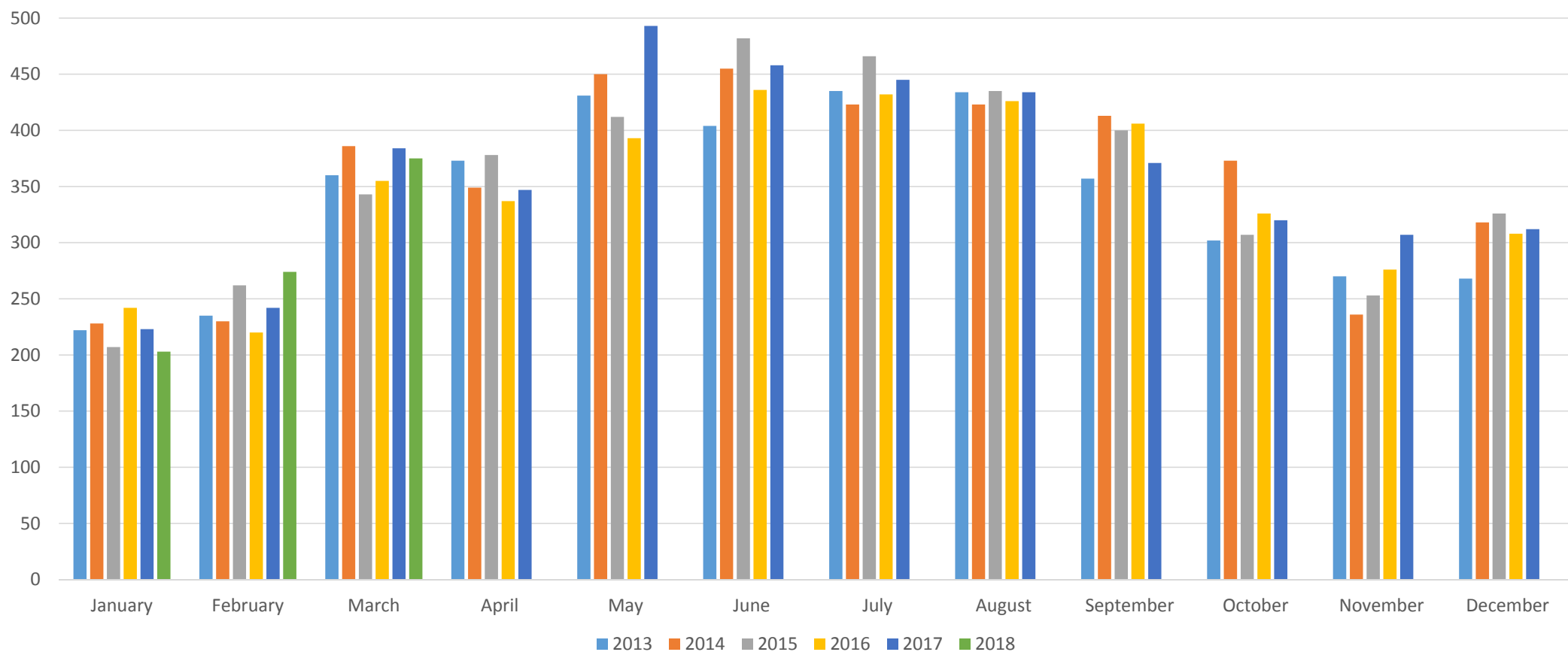
Active Listings



Under Contract



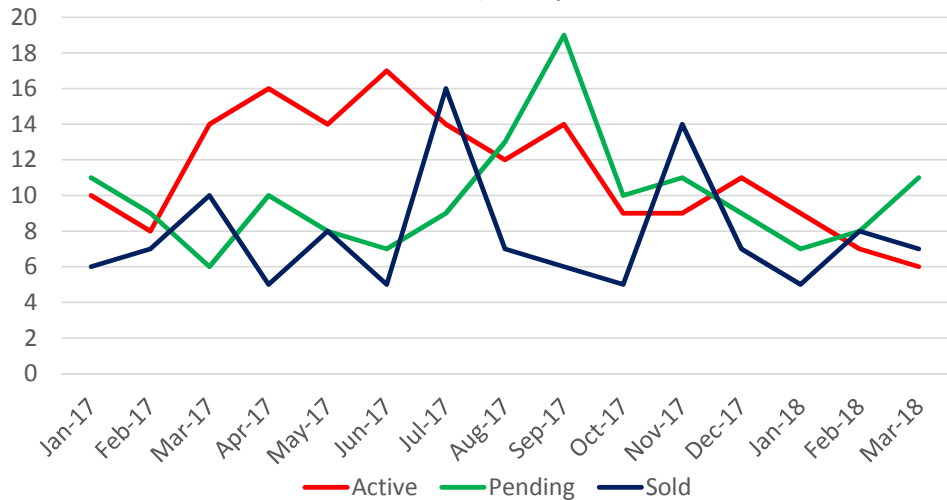
Sold



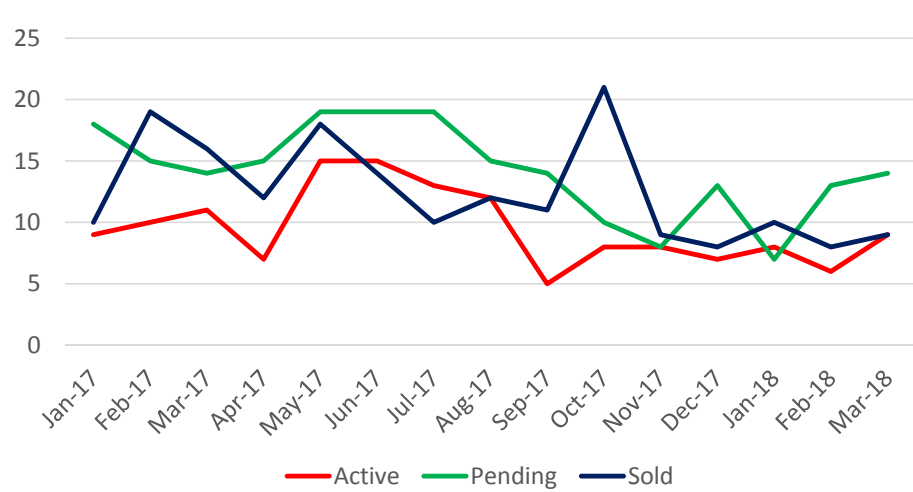
Current Inventory vs. Homes Sold Edmond – March 2018

	Active	Pending	Sold YTD
<\$100,000	6	11	20
\$100-125k	9	14	27
\$125-150k	23	34	79
\$150-175k	52	34	90
\$175-200k	86	73	110
\$200-225k	134	58	77
\$225-250k	108	67	73
\$250-275k	85	43	69
\$275-300k	107	51	48
\$300-350k	174	72	71
\$350-400k	149	42	57
\$400-450K	103	36	34
\$450-500k	97	28	37
\$500-700k	188	39	39
\$700-1 mil	99	12	12
>\$1 million	59	9	9
<hr/> Total	1479	623	852

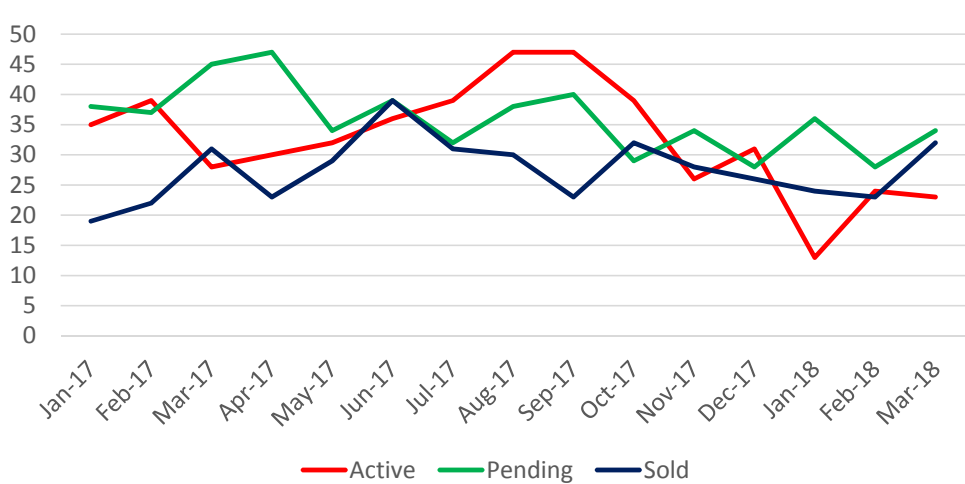
Under \$100,000



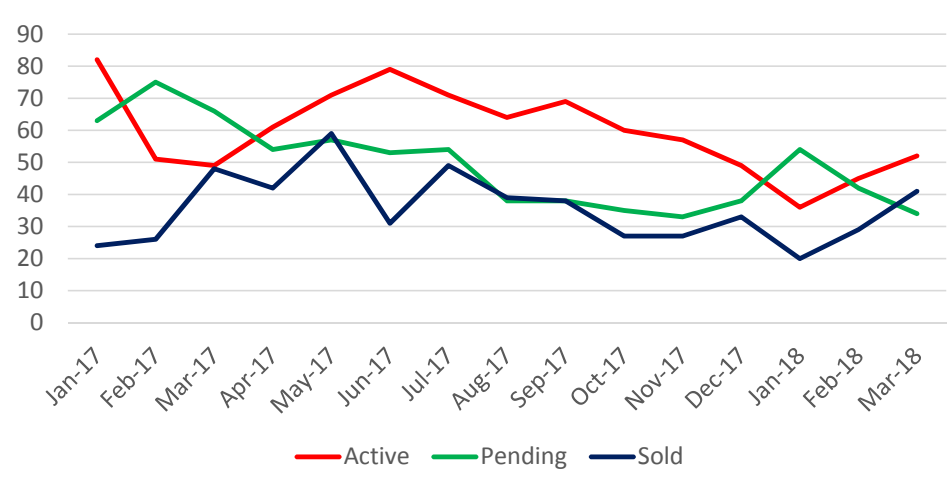
\$100,000-\$125,000



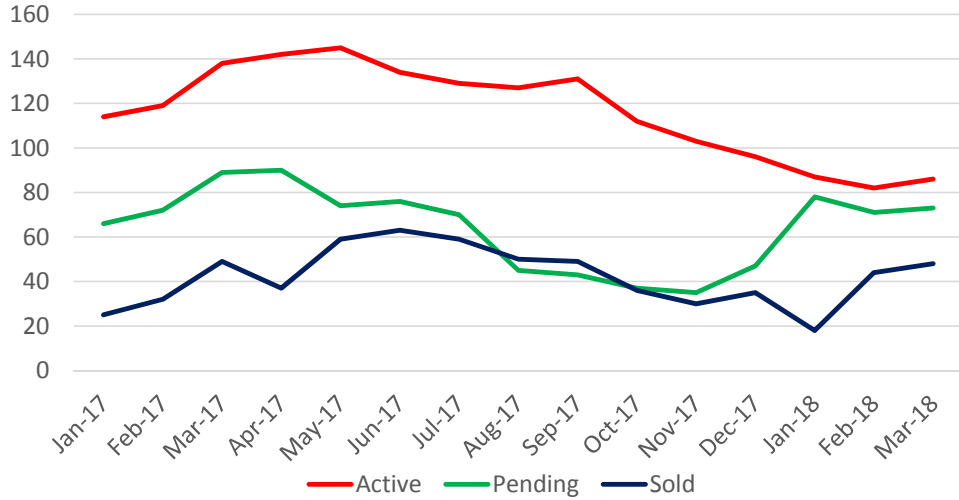
\$125,000-\$150,000



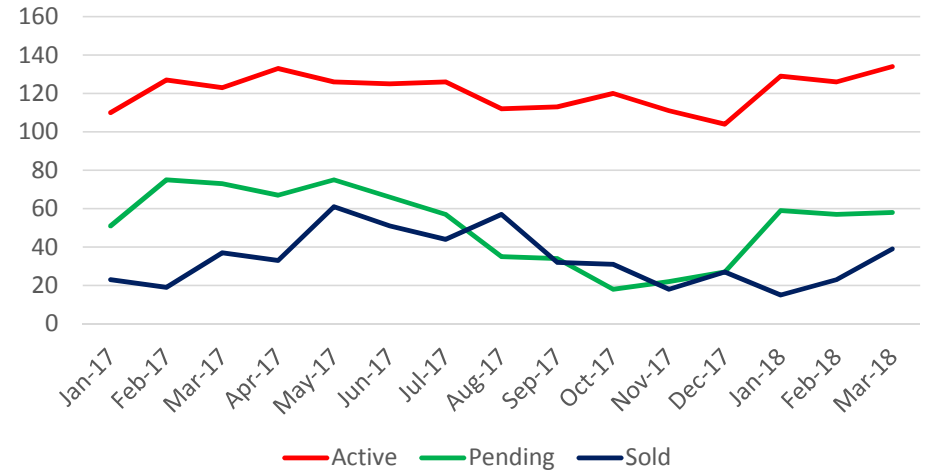
\$150,000-\$175,000



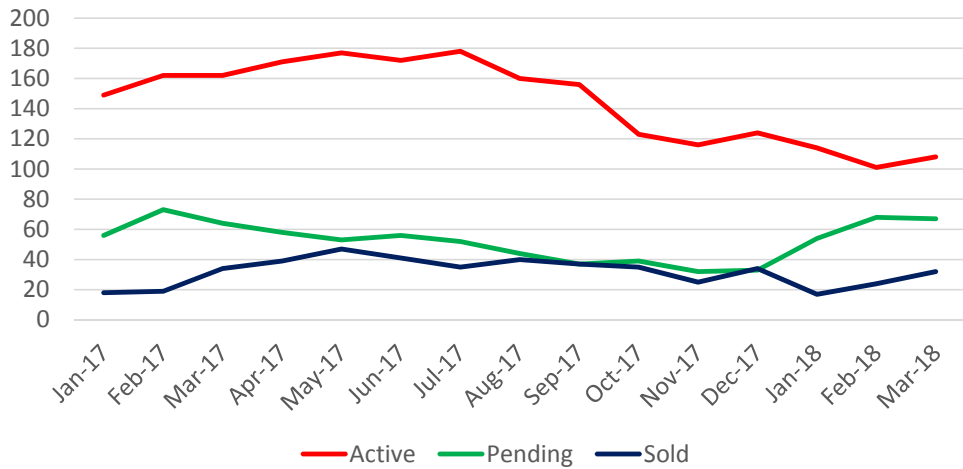
\$175,000-\$200,000



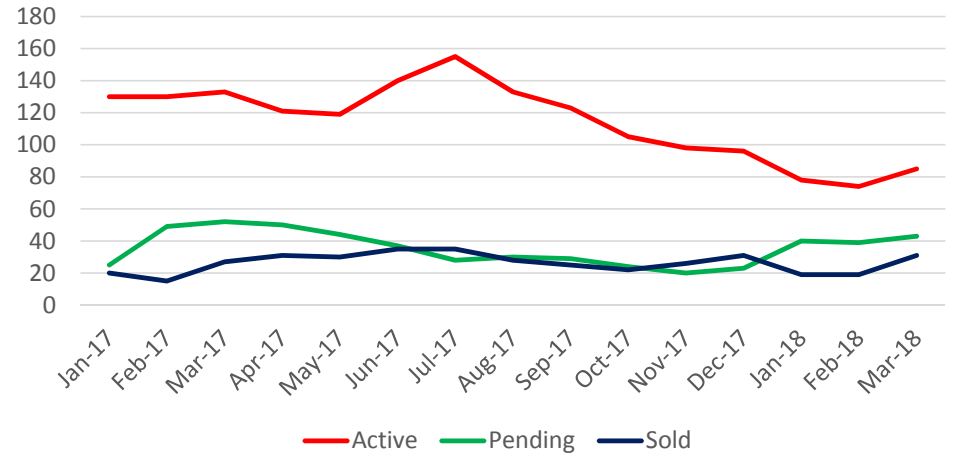
\$200,000-\$225,000



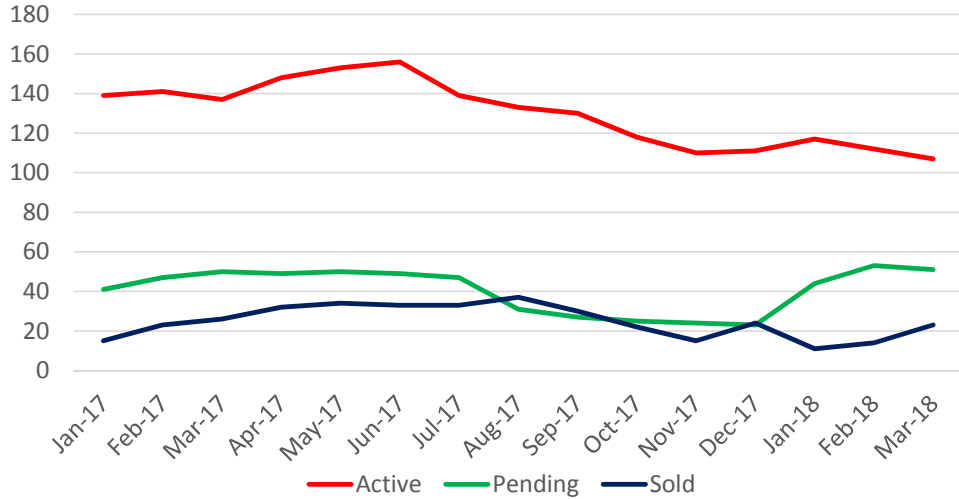
\$225,000-\$250,000



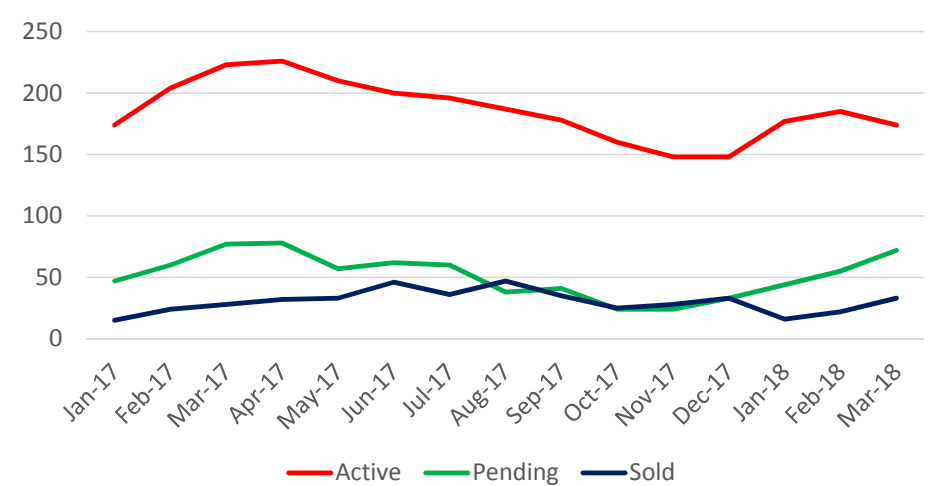
\$250,000-\$275,000



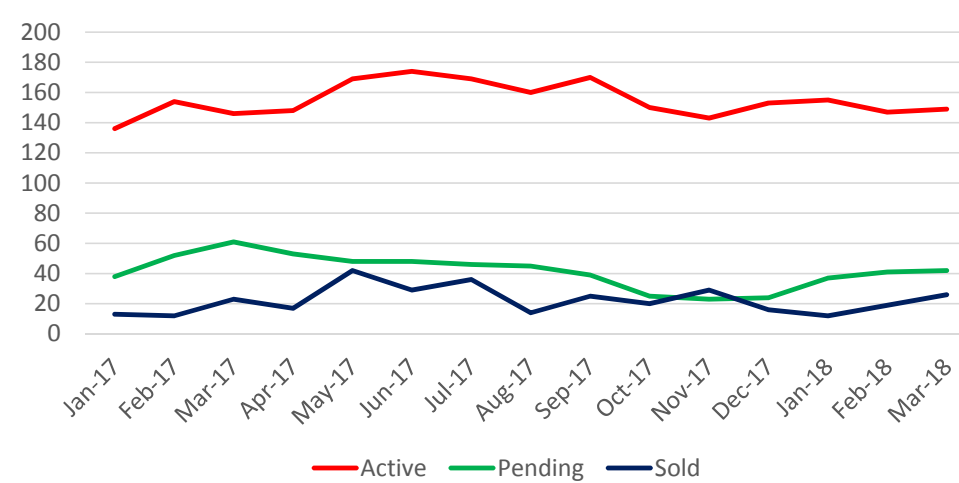
\$275,000-\$300,000



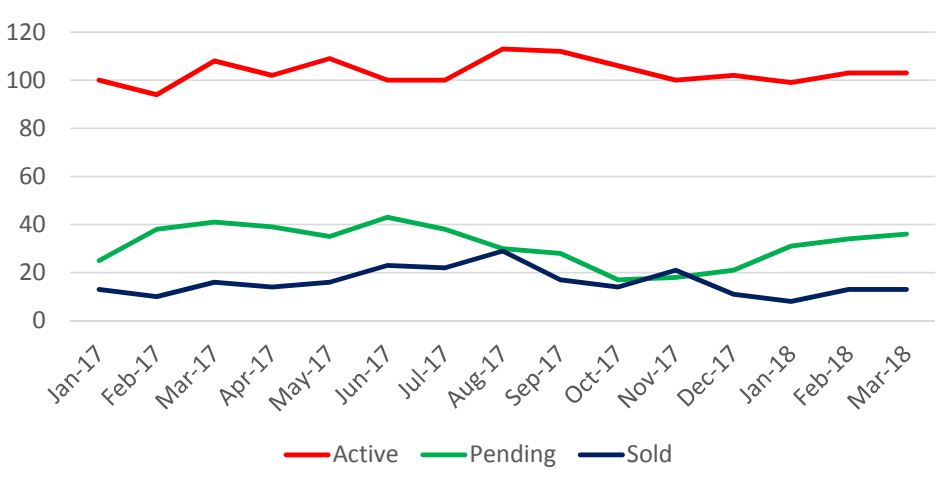
\$300,000-\$350,000



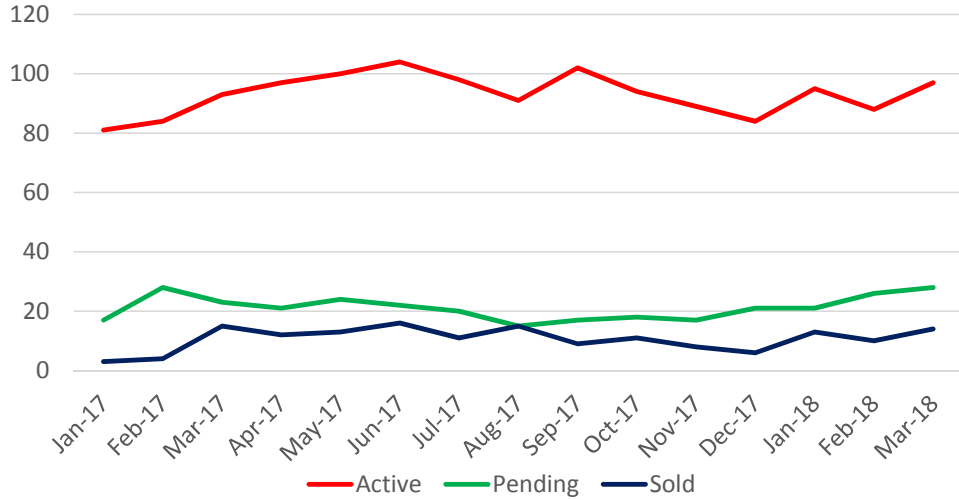
\$350,000-\$400,000



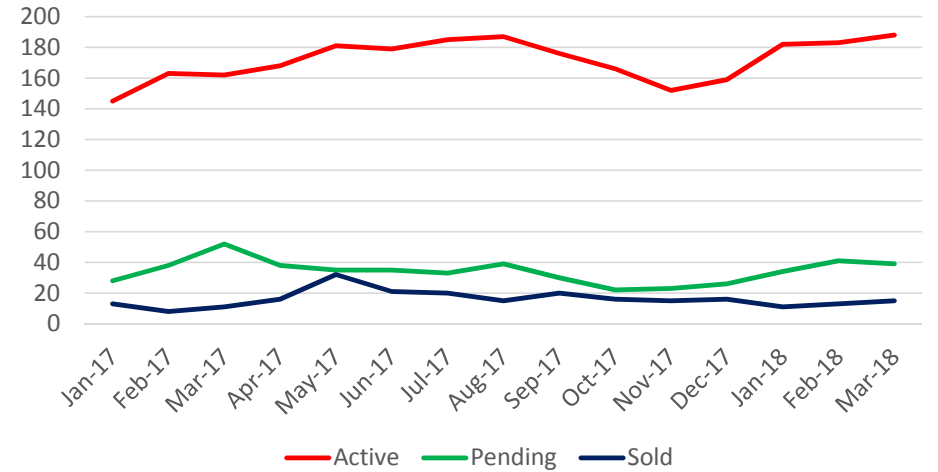
\$400,000-\$450,000



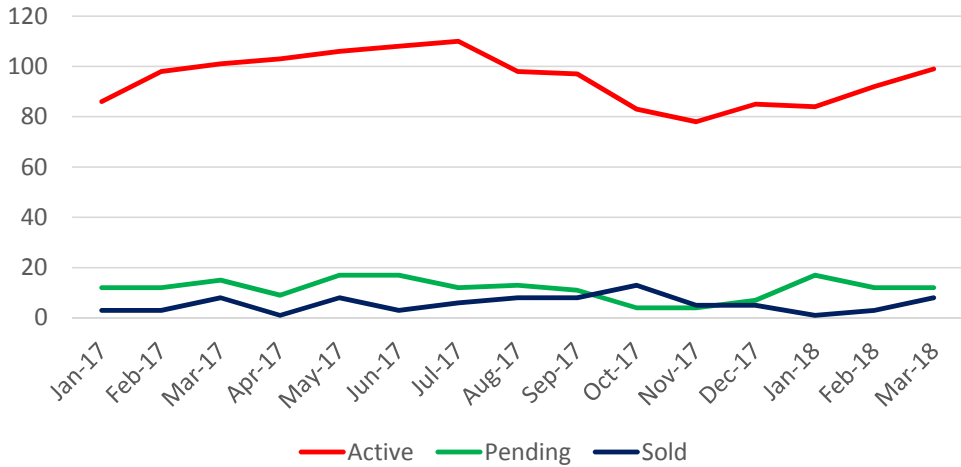
\$450,000-\$500,000



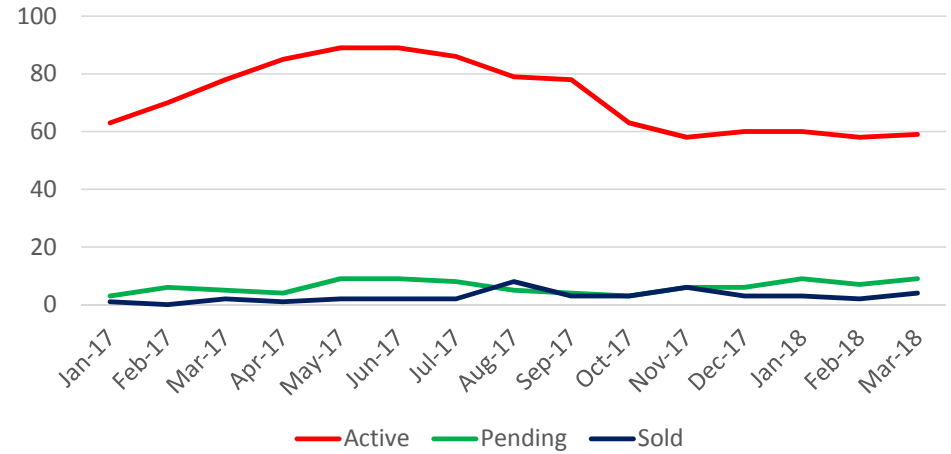
\$500,000-\$700,000



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

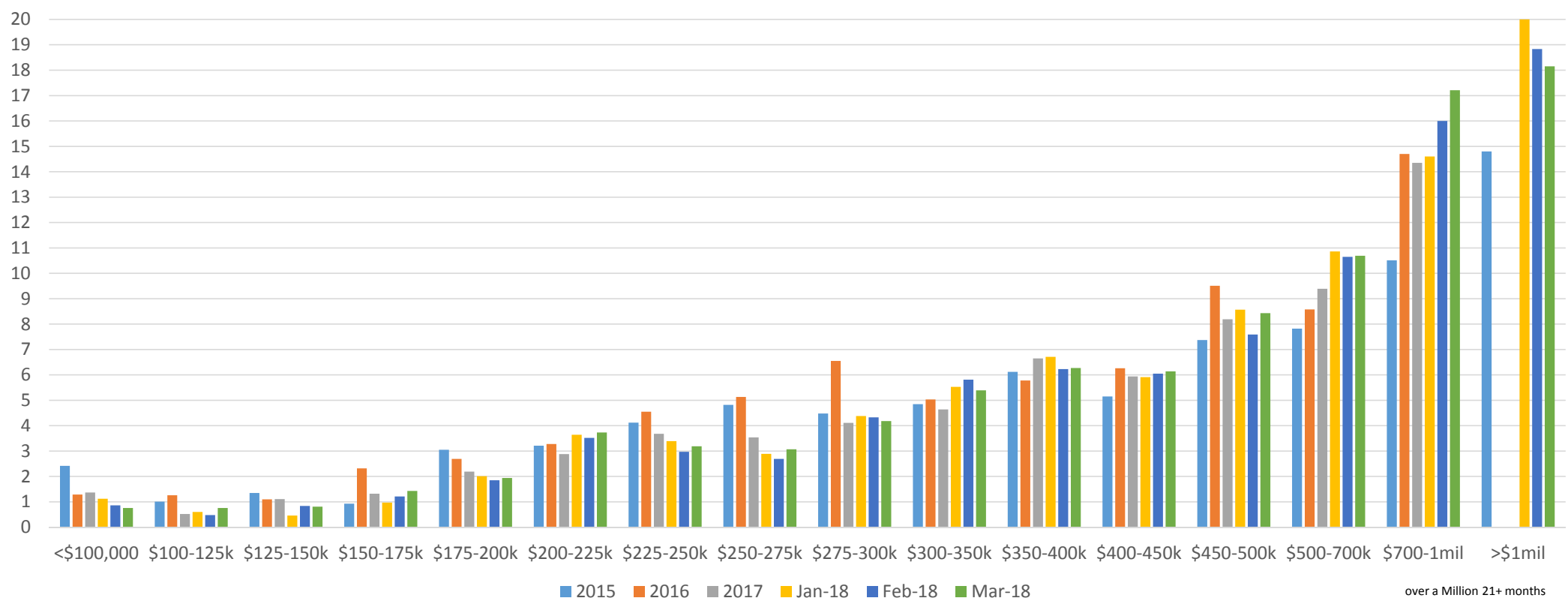


Over \$1,000,000



Absorption Rates

In Months

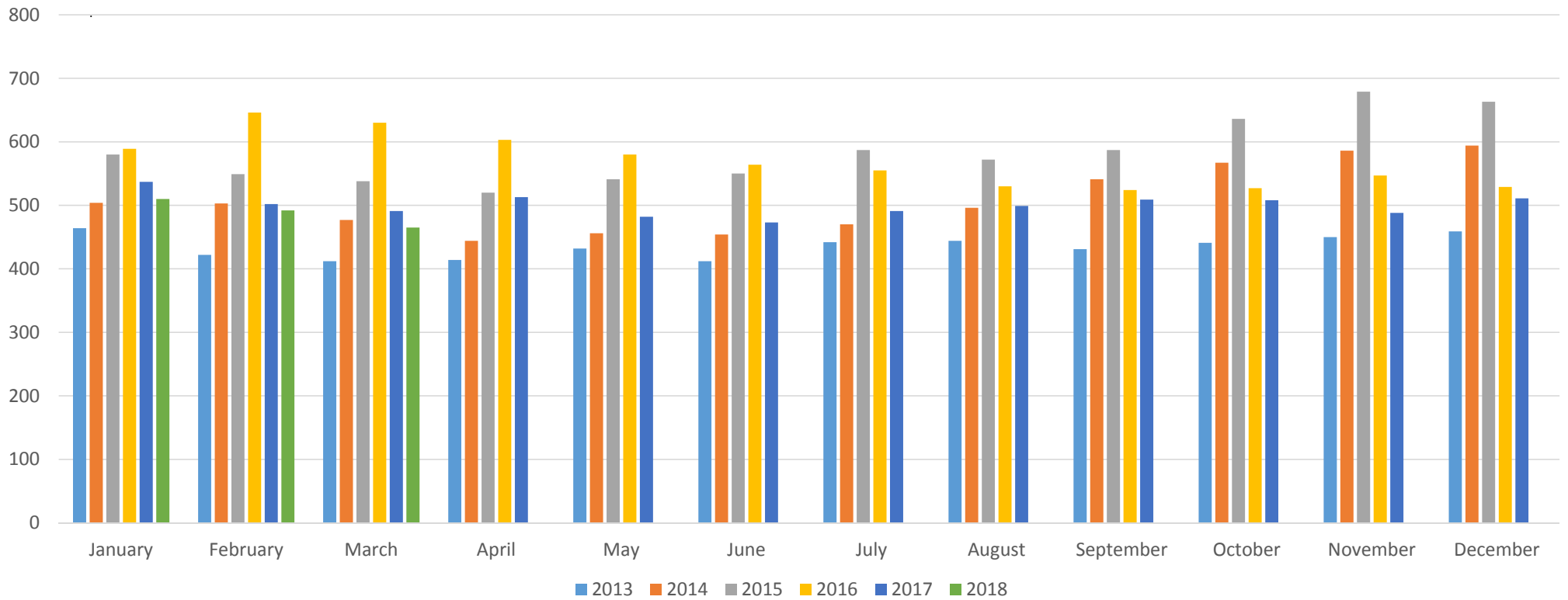


over a Million 21+ months

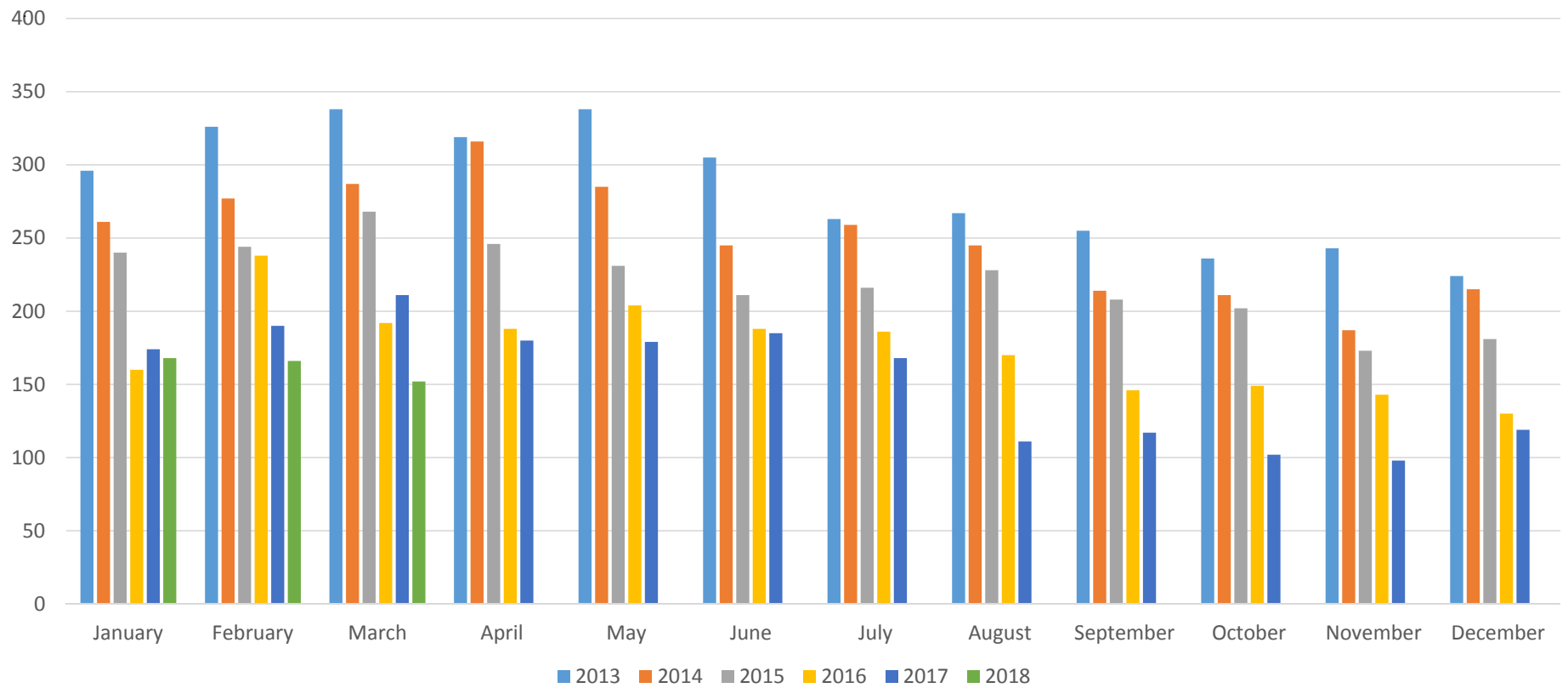
Current New Home Inventory
vs.
New Home Sales
March 2018

	Active Listings	Under Contract	Sold-YTD
<\$200,000	21	15	15
\$200-250	99	36	44
\$250-300	73	22	36
\$300-350	80	23	19
\$350-400	64	17	22
\$400-450	33	17	13
\$450-500	32	6	17
\$500-700	39	9	14
\$700-1 Mil	19	5	3
> 1 Mil	5	2	2
Total	465	152	185

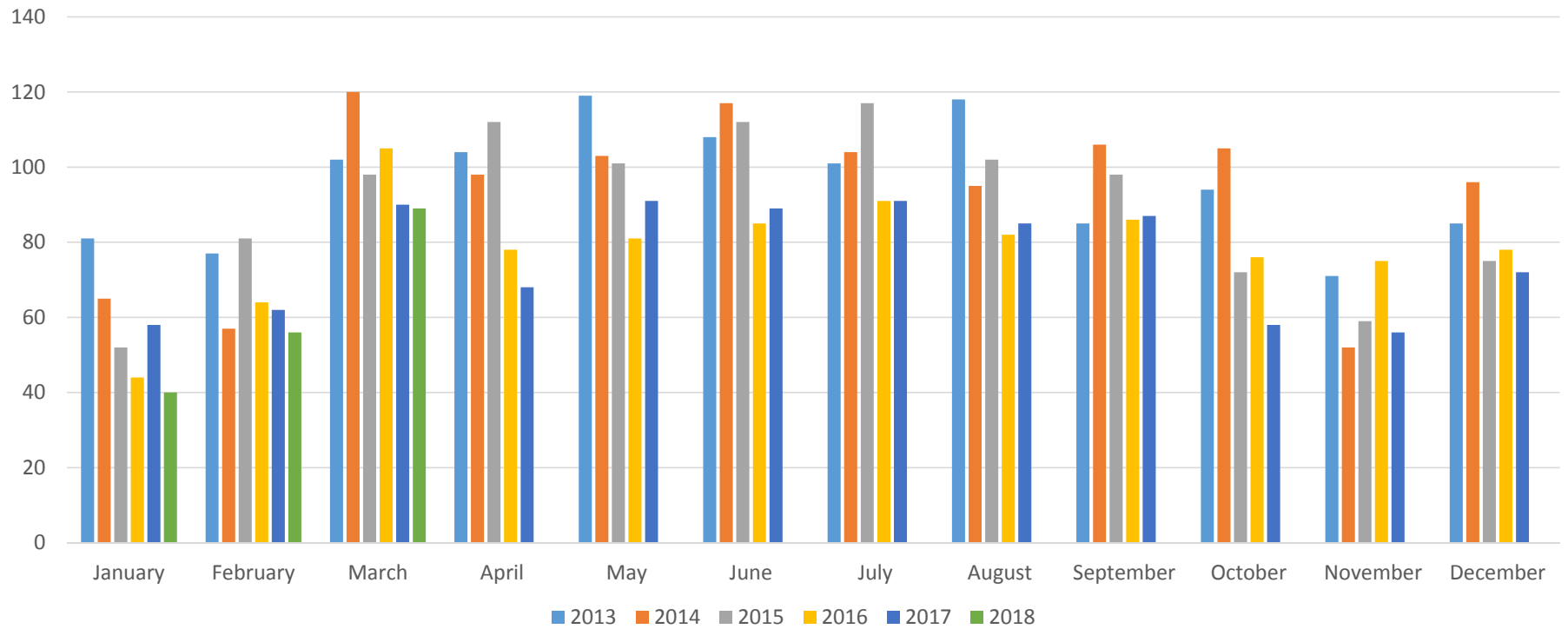
New Homes Active



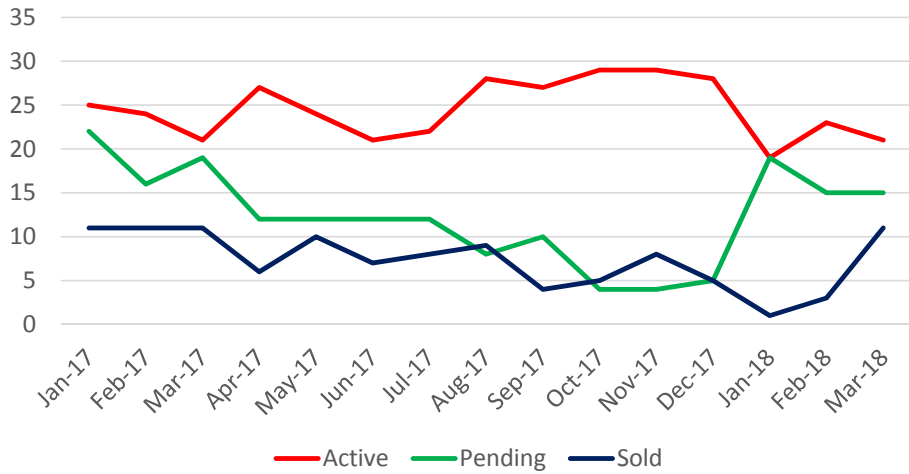
New Homes Under Contract



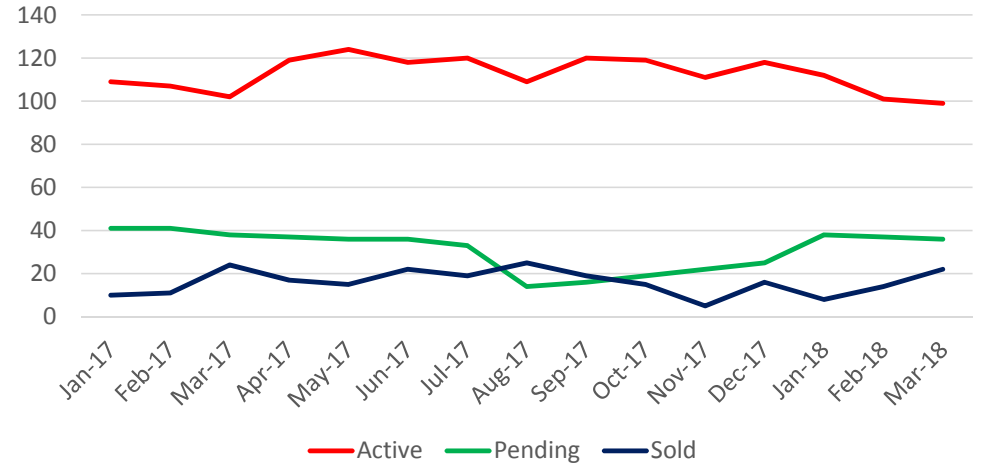
New Homes Sold



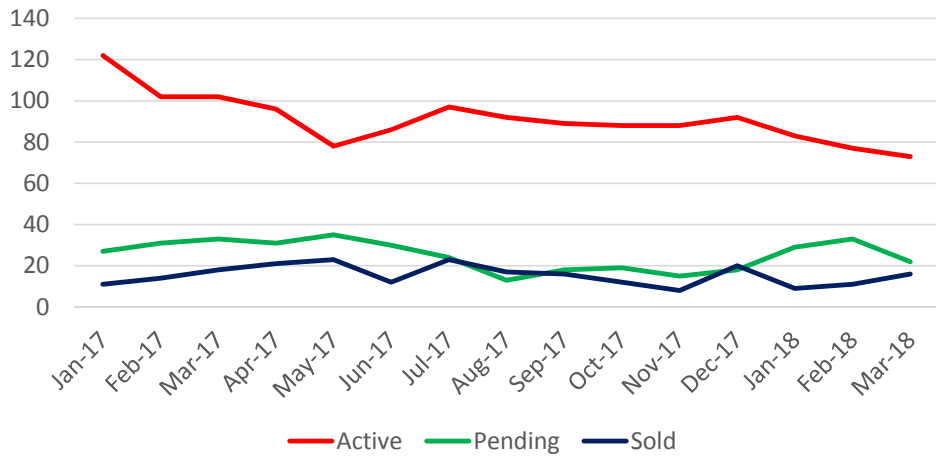
Under \$200,000



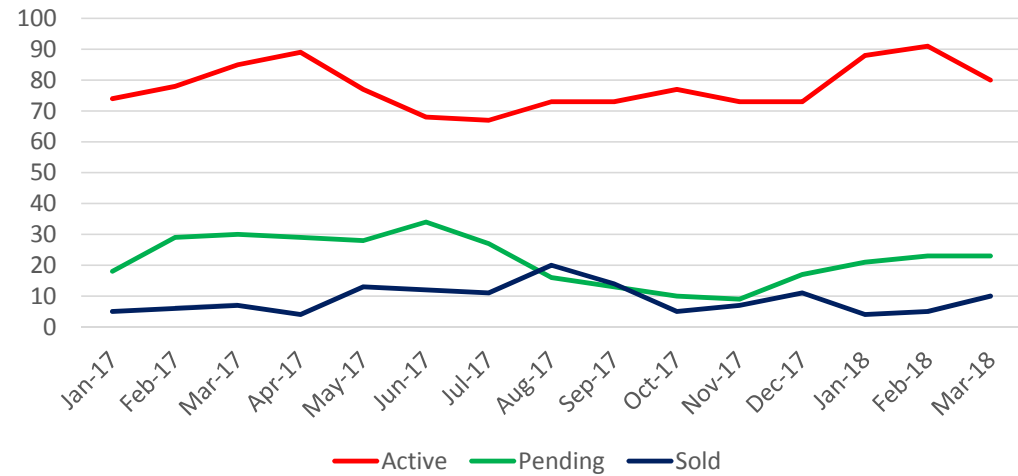
\$200,000-\$250,000



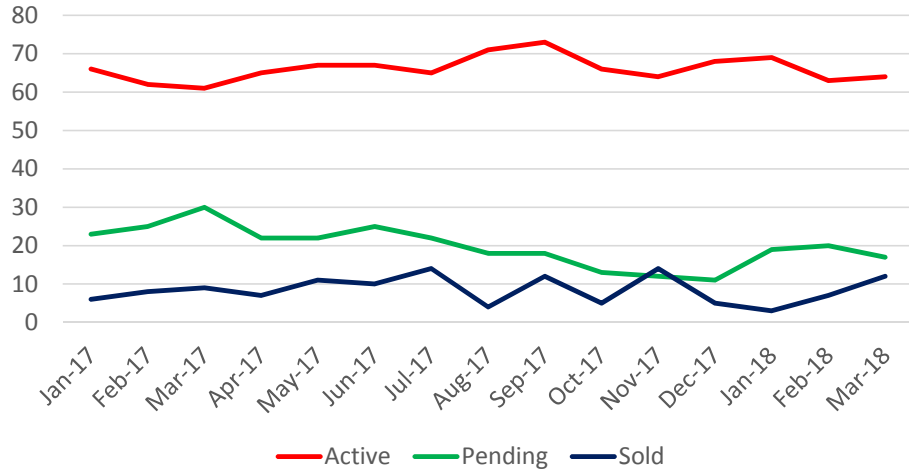
\$250,000-\$300,000



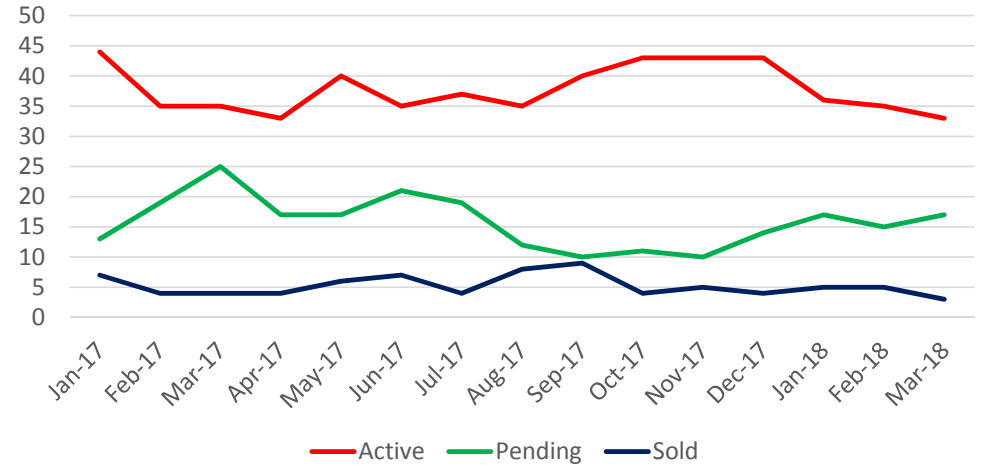
\$300,000-\$350,000



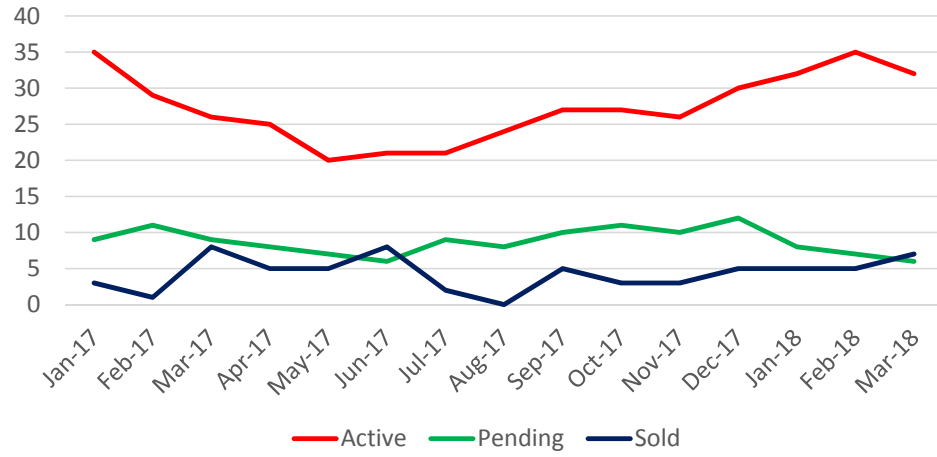
\$350,000-\$400,000



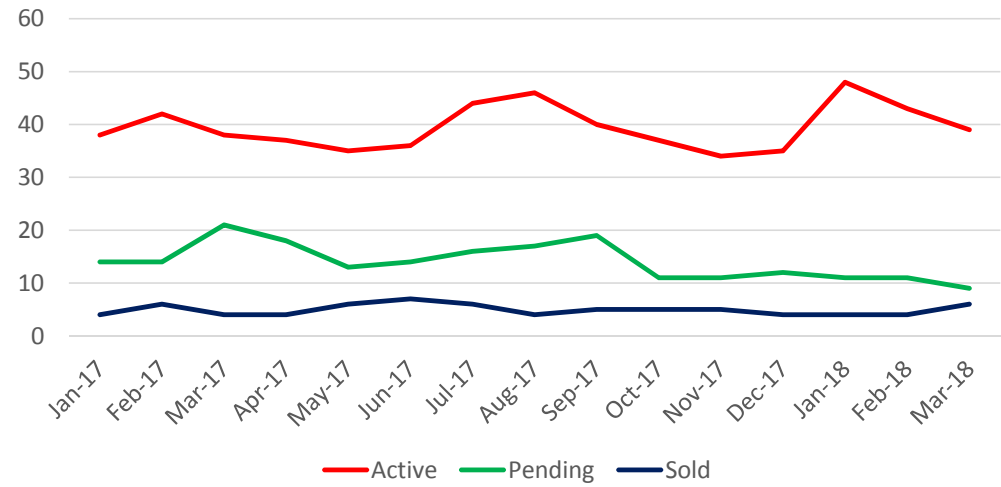
\$400,000-\$450,000



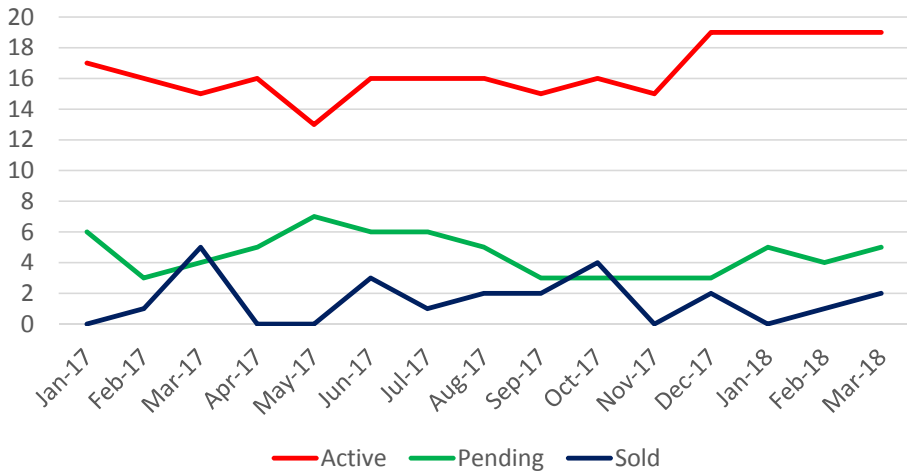
\$450,000-\$500,000



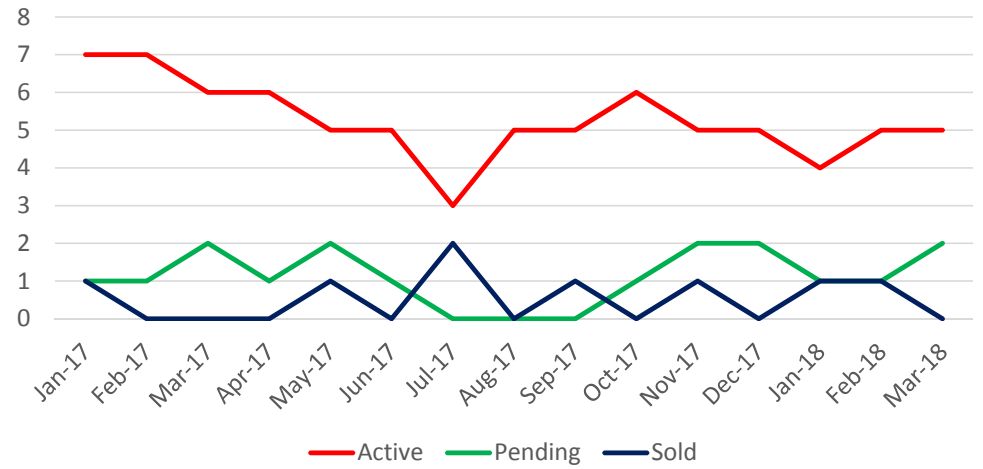
\$500,000-\$700,000



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



Over \$1,000,000



Absorption Rate New Homes

in months

