



# Preston Report

## Edmond Real Estate Market

### August 2018

Prepared by

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RE/MAX at Home

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



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# Edmond Real Estate

## 2018 Residential Homes

	Active	Pending	Sold
January	1443	572	203
February	1433	595	275
March	1479	623	377
April	1538	650	418
May	1553	630	451
June	1551	650	485
July	1526	540	475
August	1511	494	451
September			
October			
November			
December			
		Total	3135

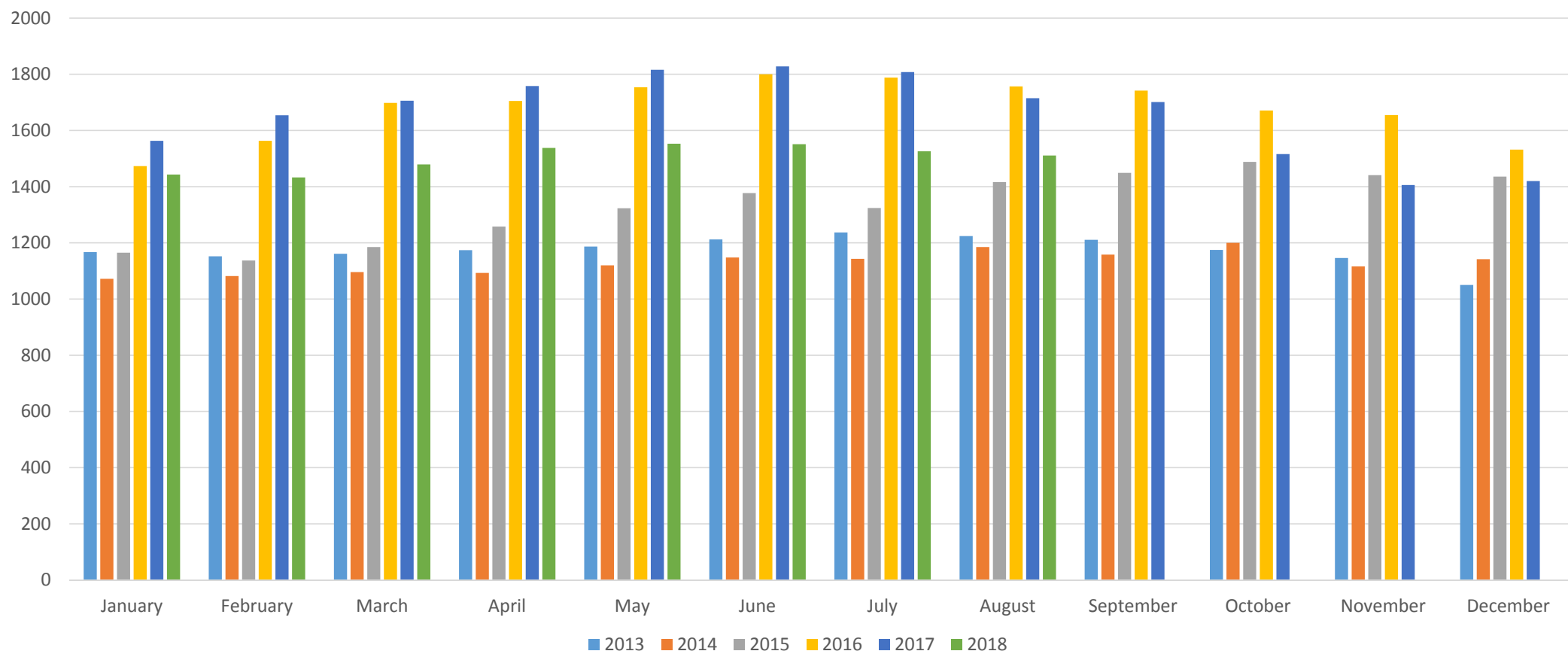
Preston Report

Based on information from MLSOK.com for the period (01/01/18) through (08/31/18) Edmond, Deer Creek and Oakdale School Districts, while information is deemed reliable it is not guaranteed

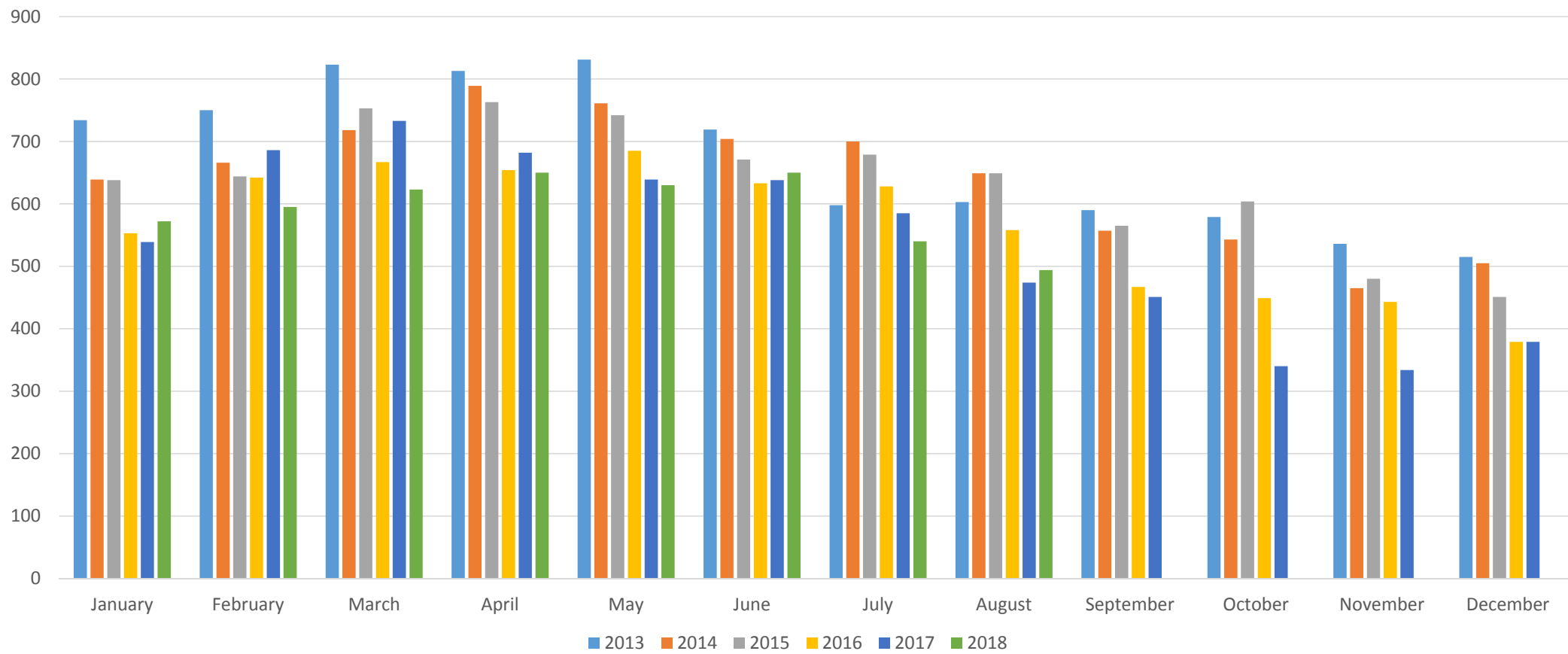
# Average Sales Price & Sales Volume

	Average Price	Total Volume	Avg Price New Home	Total Volume New Homes
Jan.	\$279,785	\$56,796,355	\$371,864	\$14,874,560
Feb.	\$272,544	\$74,949,600	\$350,678	\$19,637,968
March	\$283,963	\$107,054,051	\$323,762	\$29,138,580
April	\$290,817	\$121,561,506	\$302,696	\$30,572,296
May	\$292,488	\$131,912,088	\$330,500	\$22,143,500
June	\$303,998	\$147,439,030	\$352,188	\$33,810,048
July	\$305,725	\$145,219,375	\$369,040	\$31,368,400
August	\$289,949	\$130,766,999	\$361,990	\$24,615,320
Sept.				
Oct.				
Nov.				
Dec.				
Total	\$292,089	\$915,699,004	\$341,892	\$206,160,672

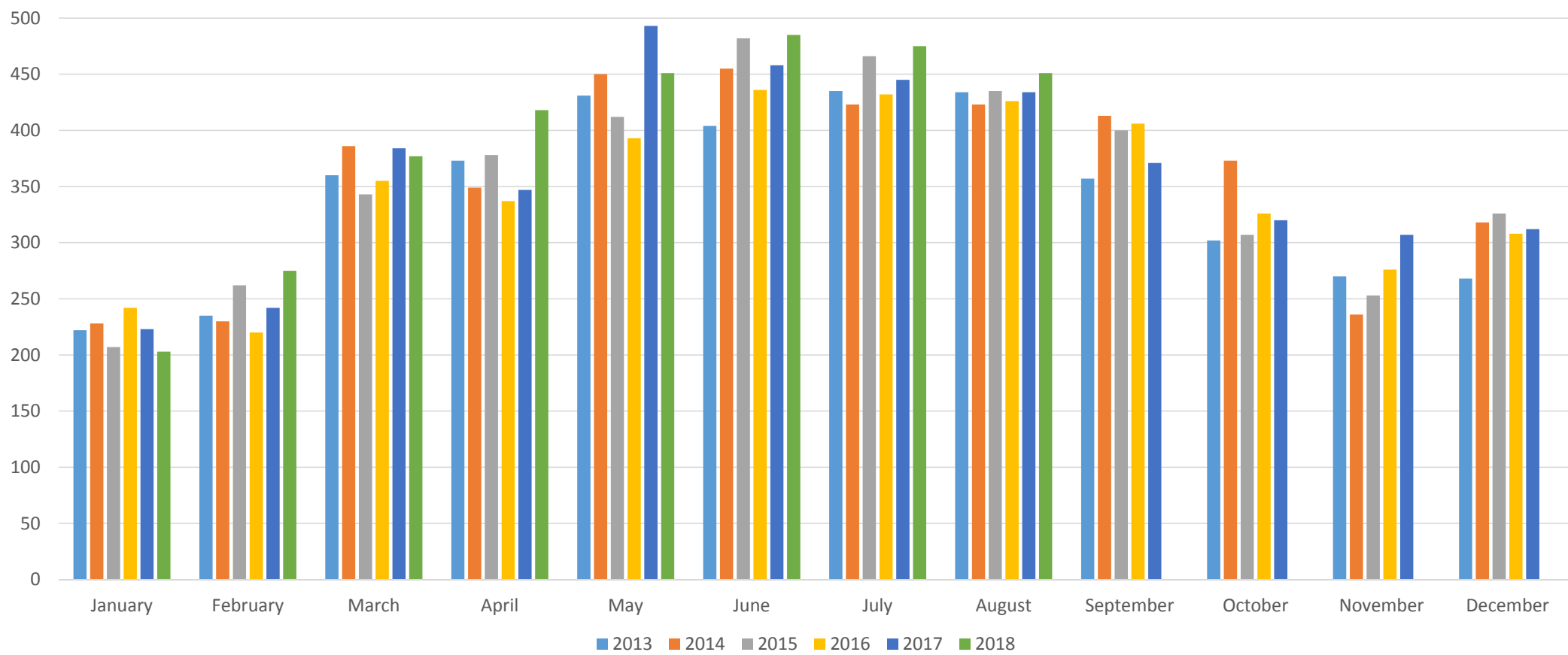
# Active Listings



# Under Contract



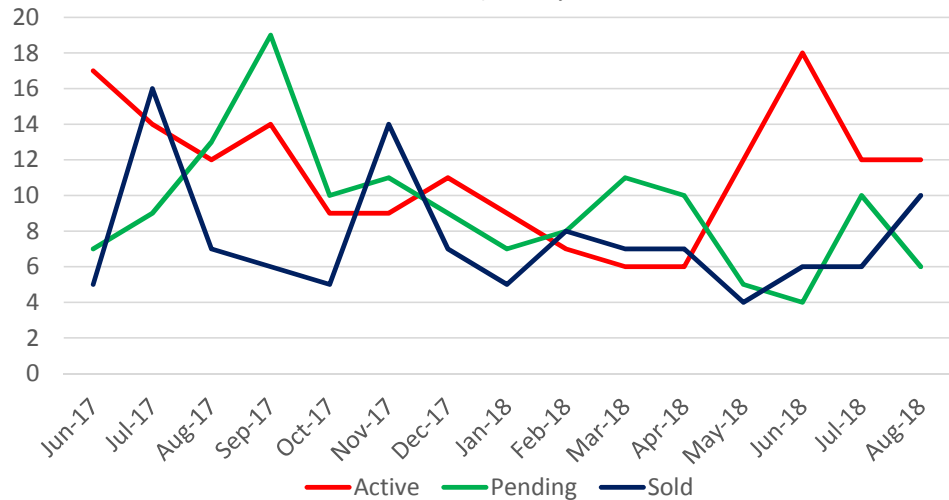
# Sold



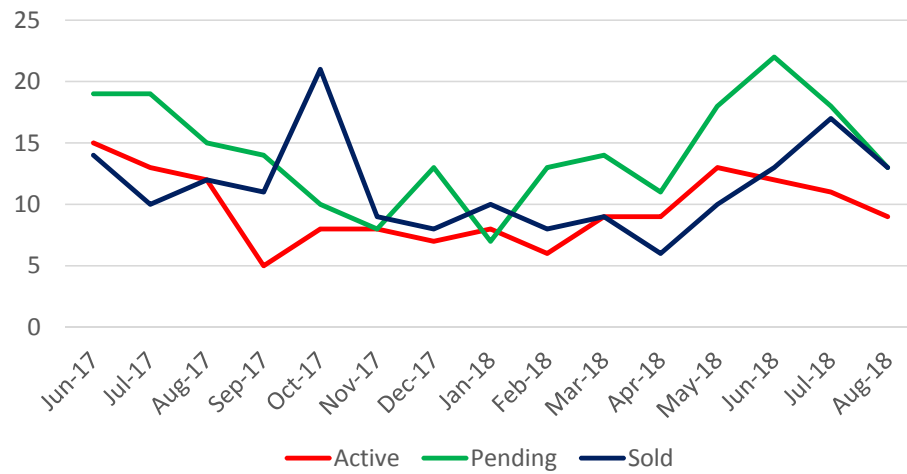
# Current Inventory vs. Homes Sold Edmond – August 2018

	Active	Pending	Sold YTD
<\$100,000	12	6	53
\$100-125k	9	13	86
\$125-150k	18	30	218
\$150-175k	57	48	303
\$175-200k	99	52	391
\$200-225k	117	47	309
\$225-250k	127	56	278
\$250-275k	100	26	231
\$275-300k	120	34	201
\$300-350k	162	57	309
\$350-400k	140	30	221
\$400-450K	114	34	134
\$450-500k	81	16	131
\$500-700k	189	26	187
\$700-1 mil	90	14	56
>\$1 million	76	5	27
<hr/> Total	1511	494	3135

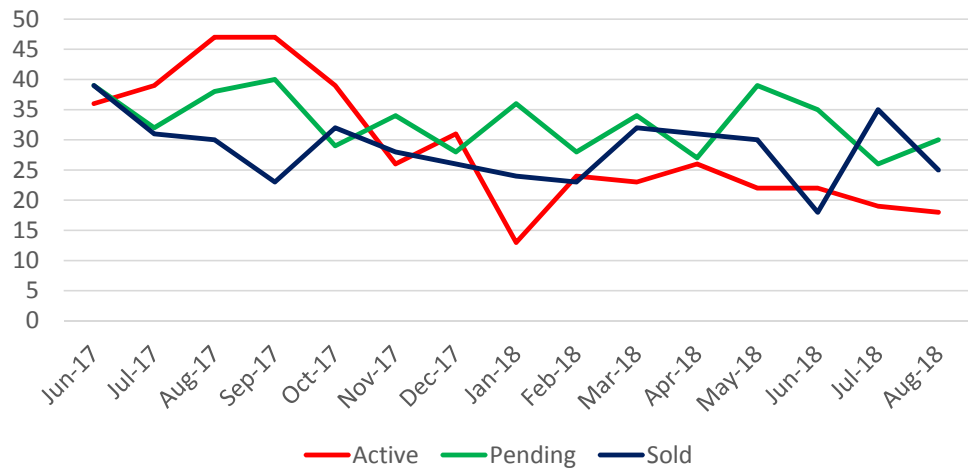
Under \$100,000



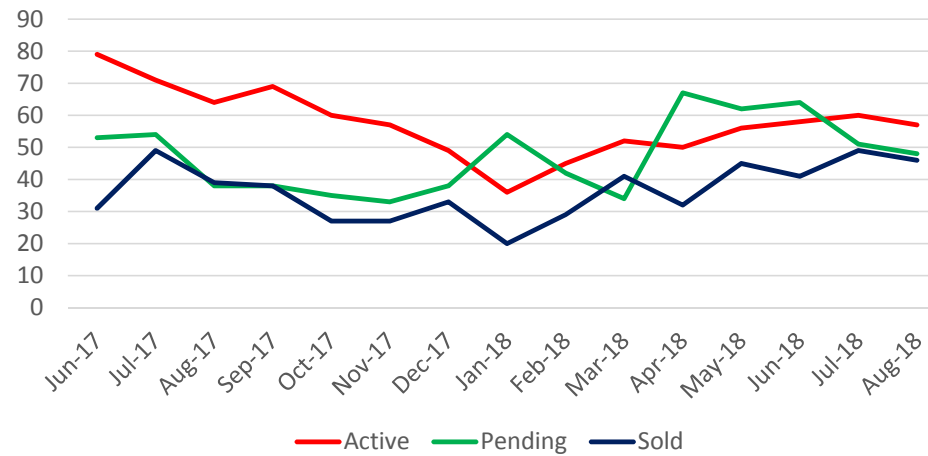
\$100,000-\$125,000



\$125,000-\$150,000

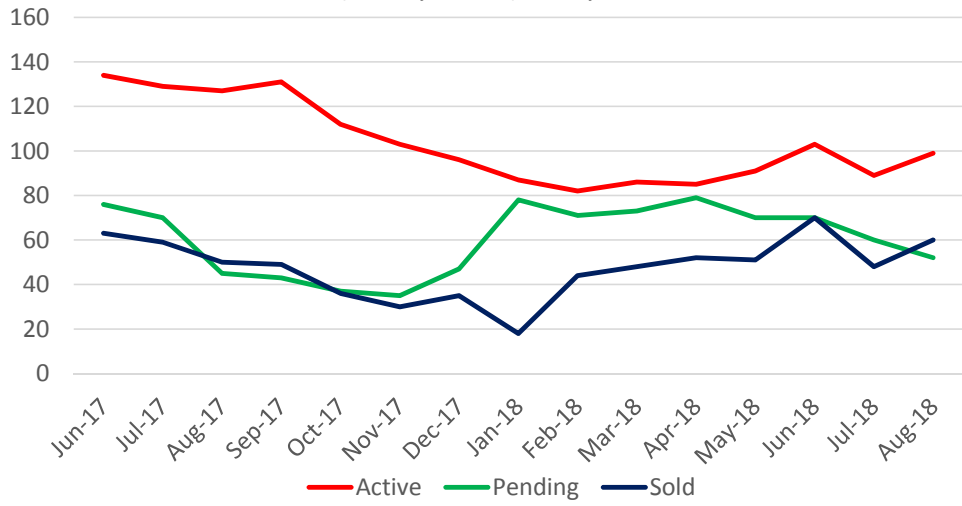


\$150,000-\$175,000

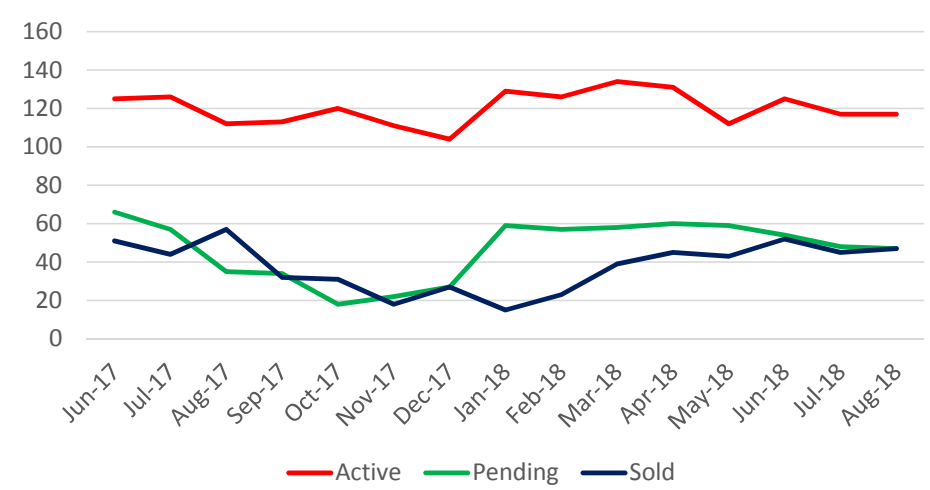




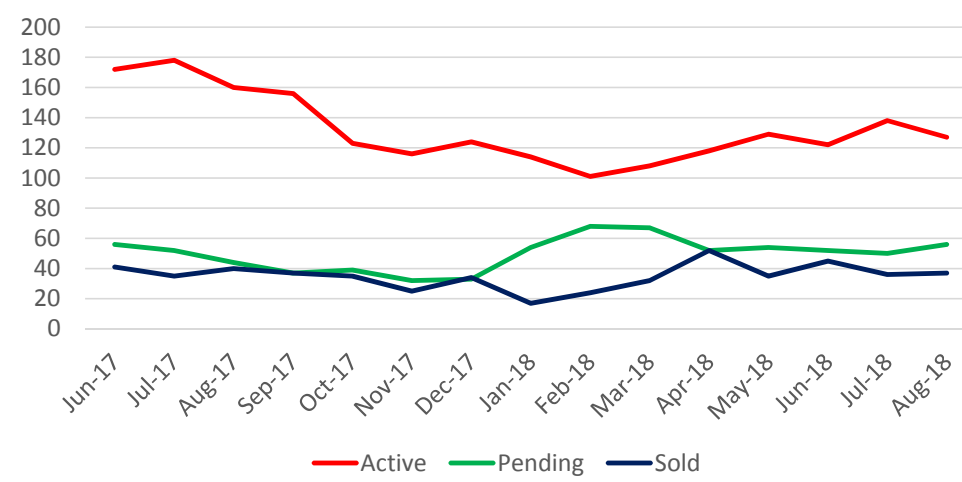
\$175,000-\$200,000



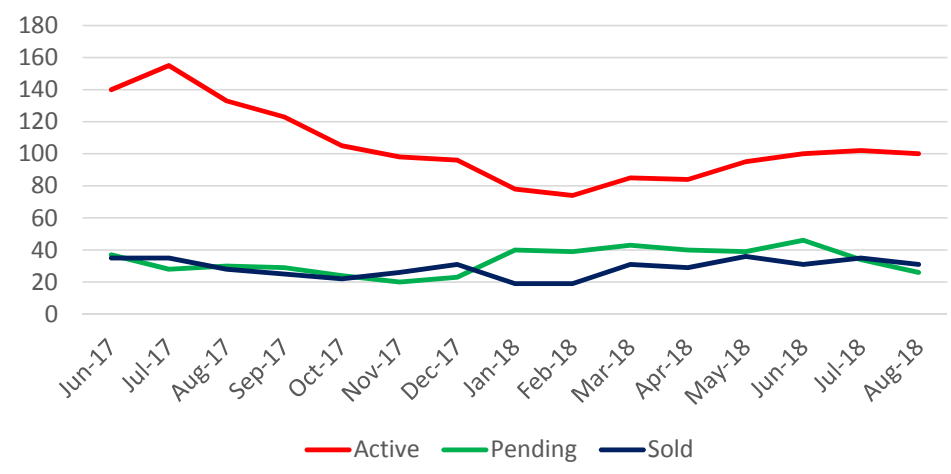
\$200,000-\$225,000



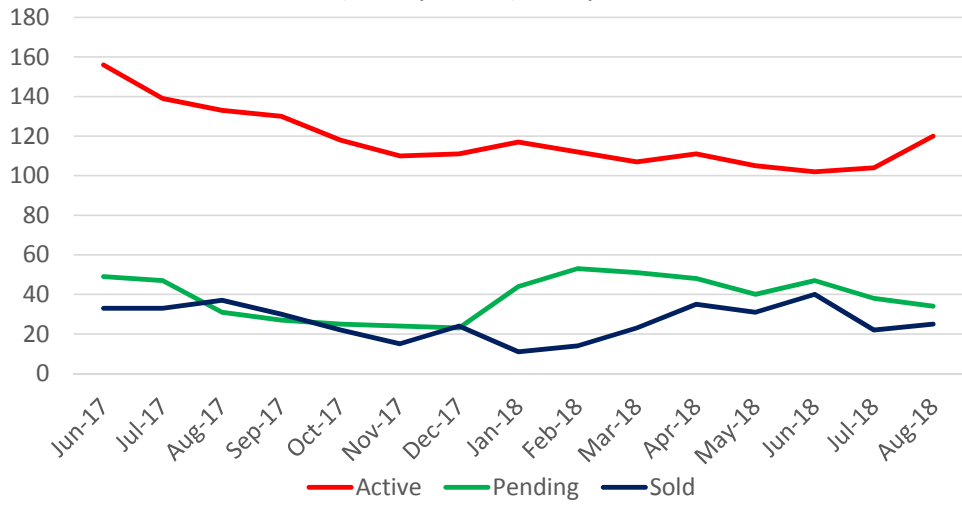
\$225,000-\$250,000



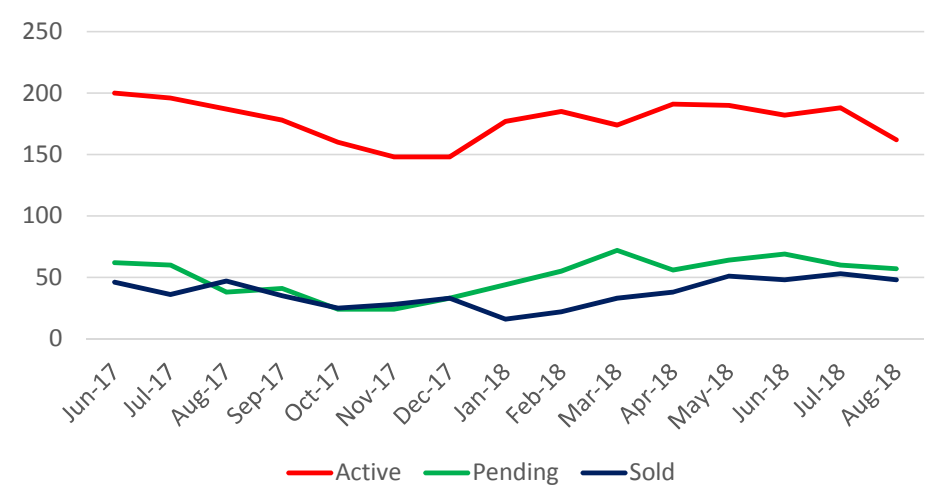
\$250,000-\$275,000



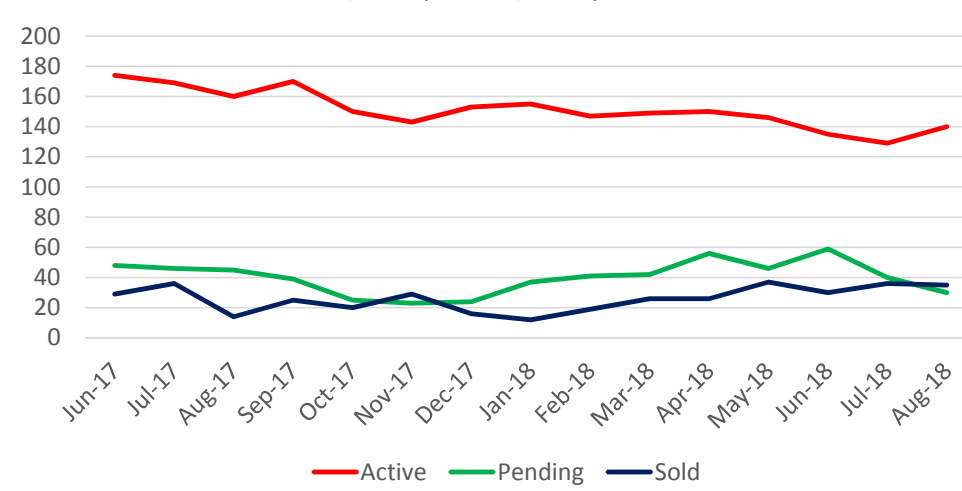
\$275,000-\$300,000



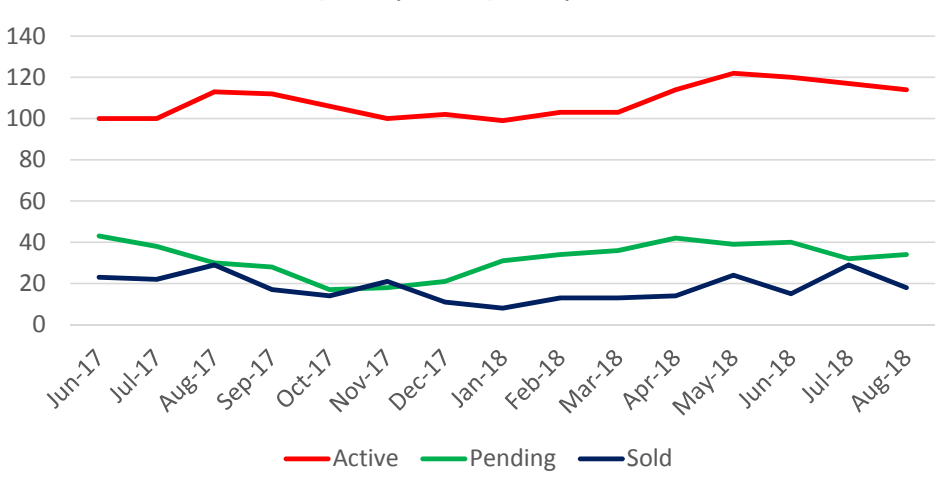
\$300,000-\$350,000



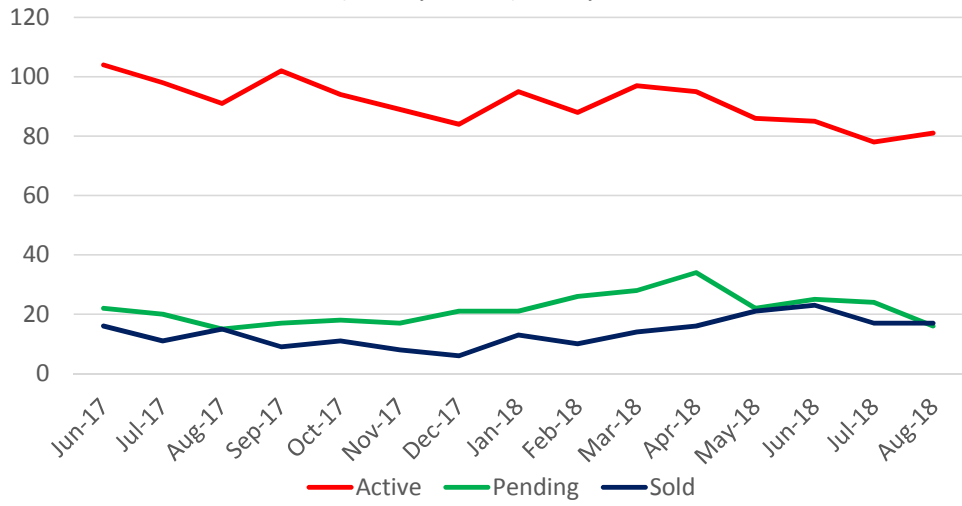
\$350,000-\$400,000



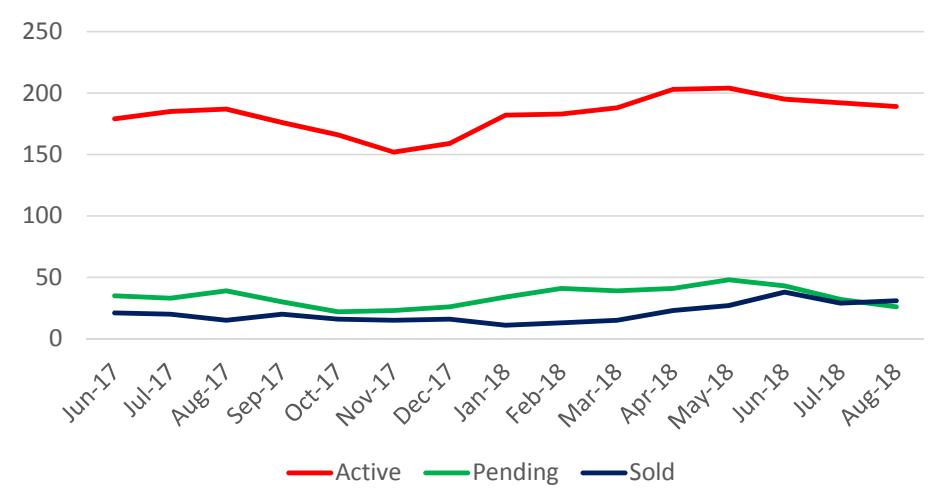
\$400,000-\$450,000



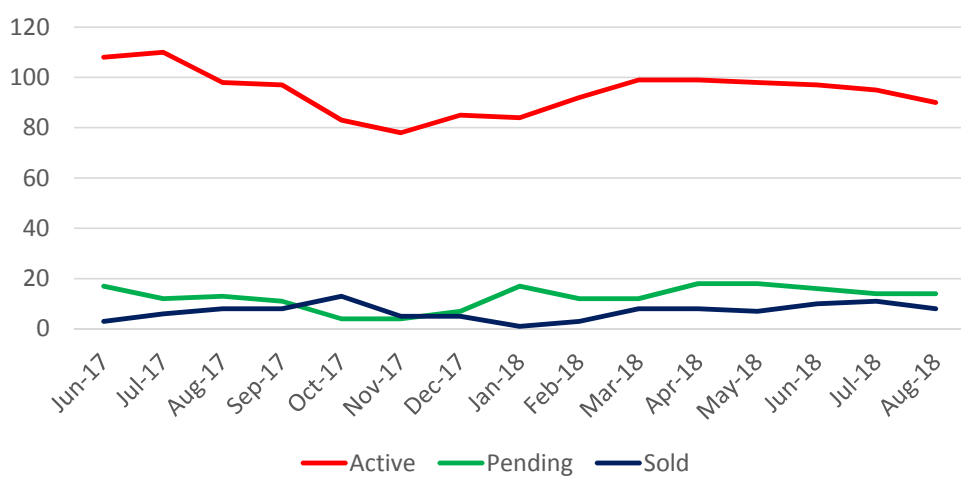
\$450,000-\$500,000



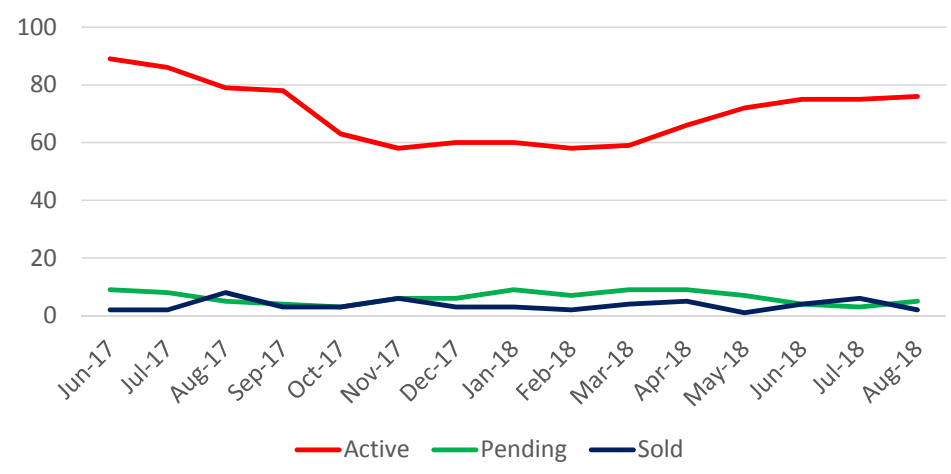
\$500,000-\$700,000



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

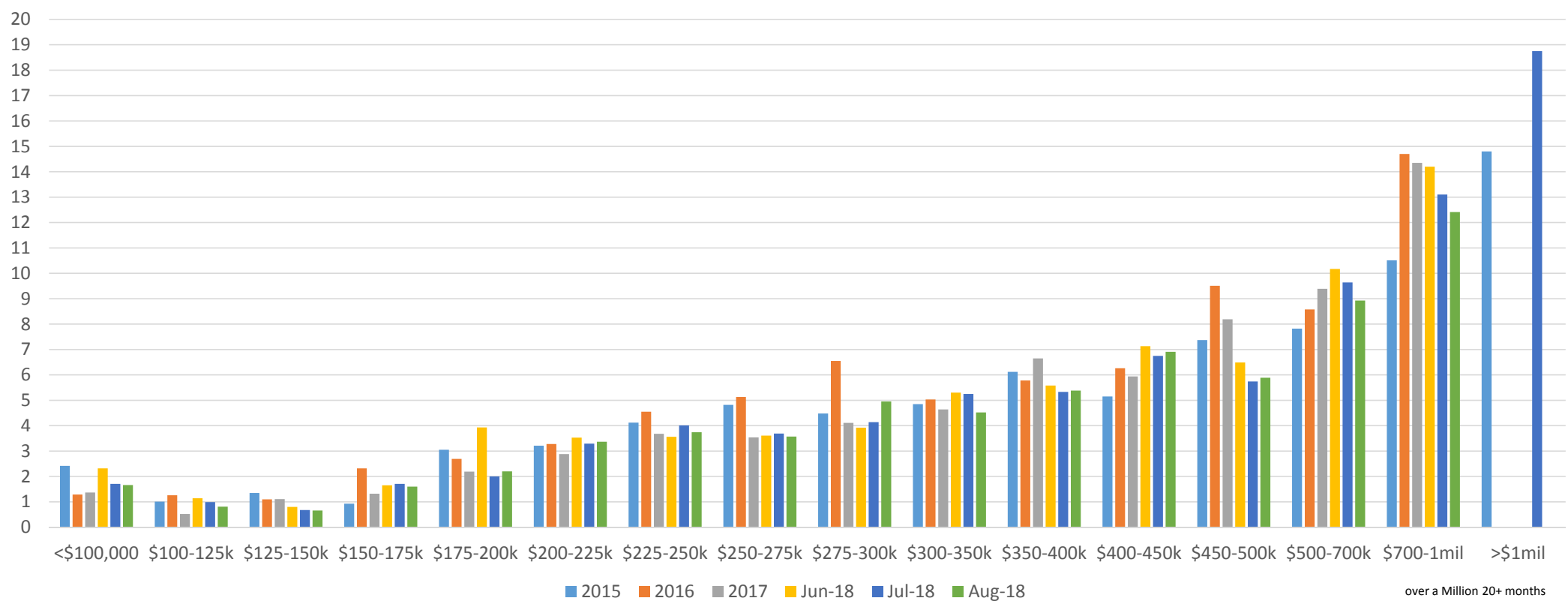


Over \$1,000,000



# Absorption Rates

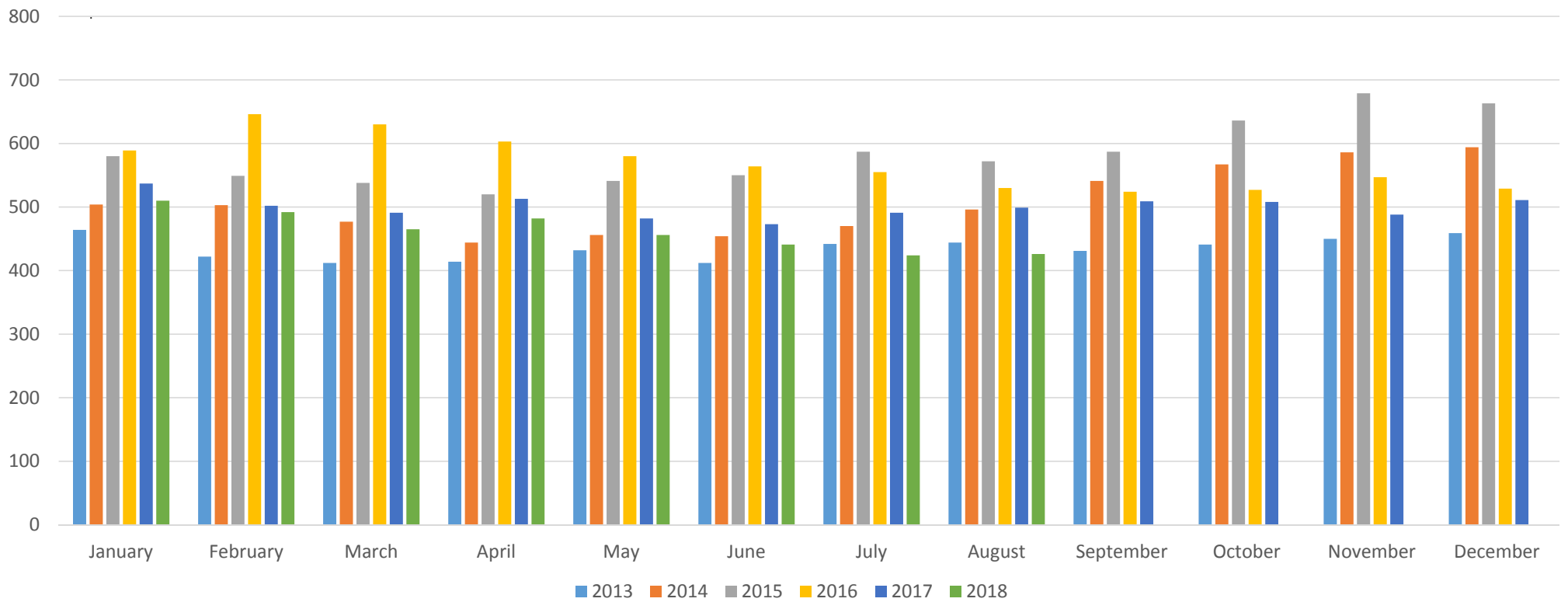
In Months



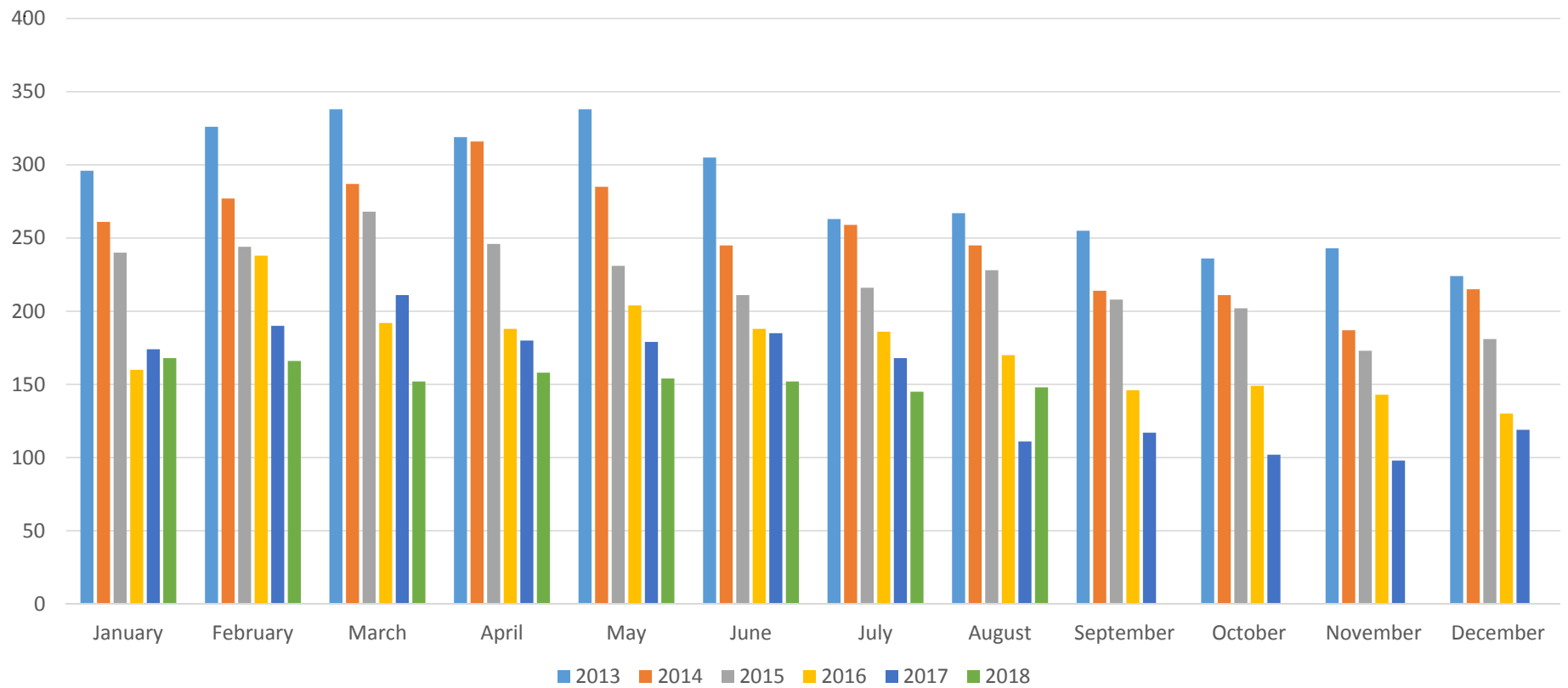
Current New Home Inventory  
vs.  
New Home Sales  
August 2018

	Active Listings	Under Contract	Sold-YTD
<\$200,000	21	24	54
\$200-250	82	32	137
\$250-300	74	21	107
\$300-350	66	20	85
\$350-400	54	15	72
\$400-450	34	14	43
\$450-500	29	6	45
\$500-700	44	9	44
\$700-1 Mil	16	7	12
> 1 Mil	6	0	4
Total	426	148	603

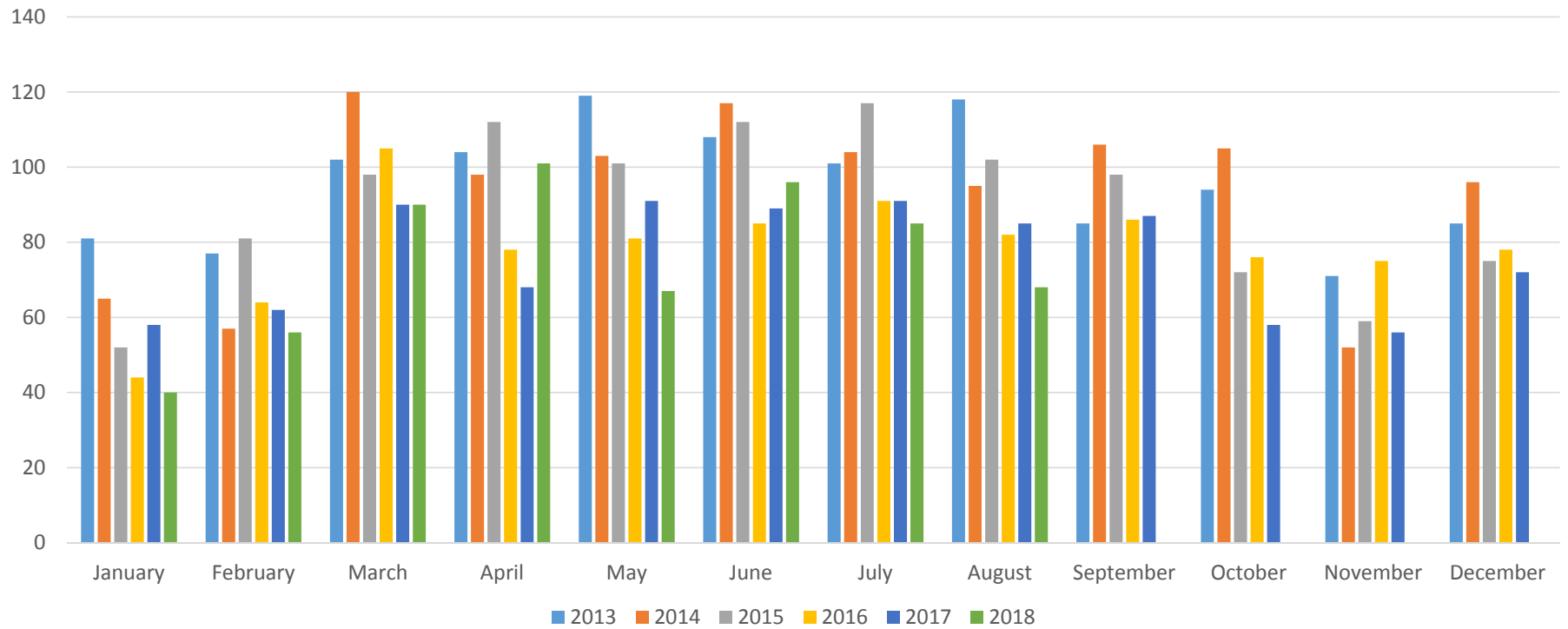
# New Homes Active



# New Homes Under Contract

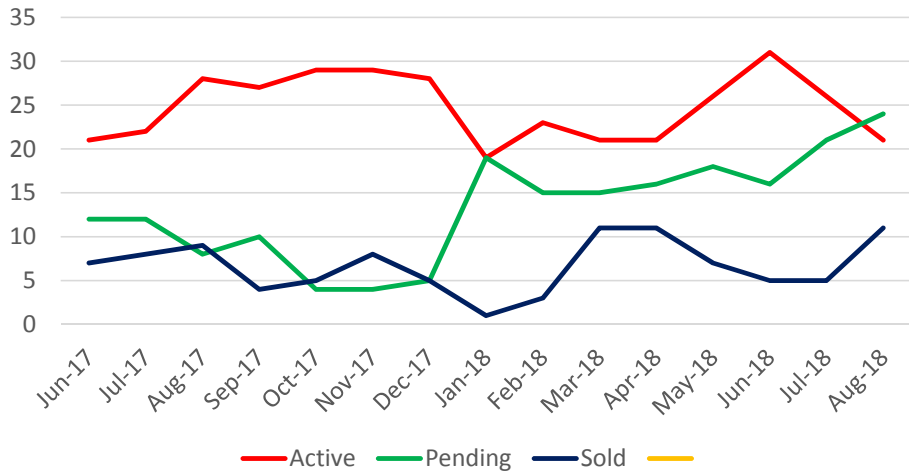


# New Homes Sold

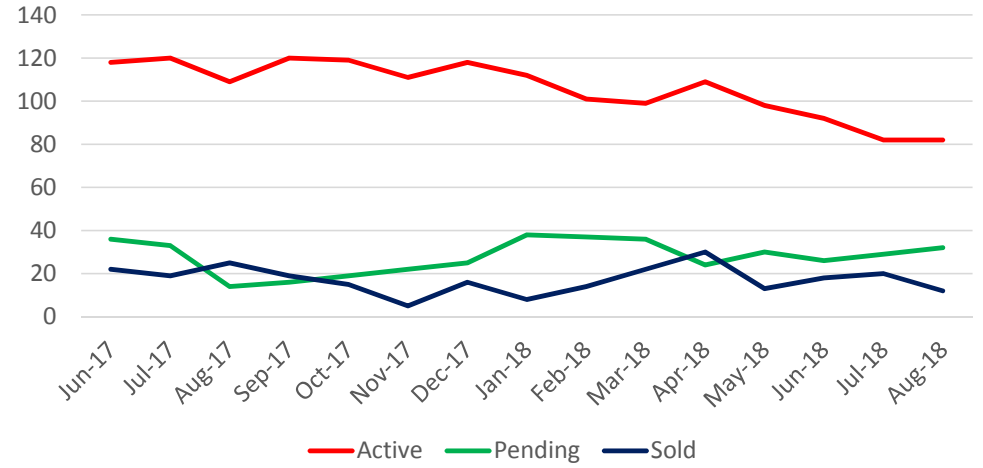




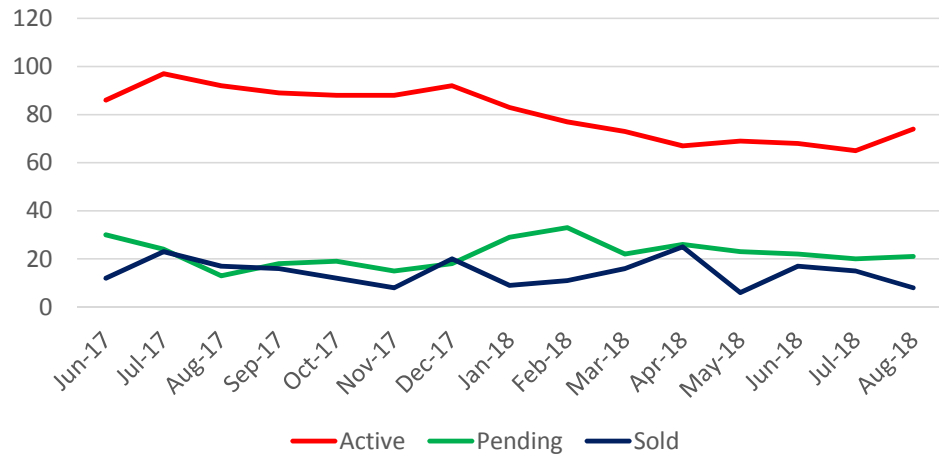
Under \$200,000



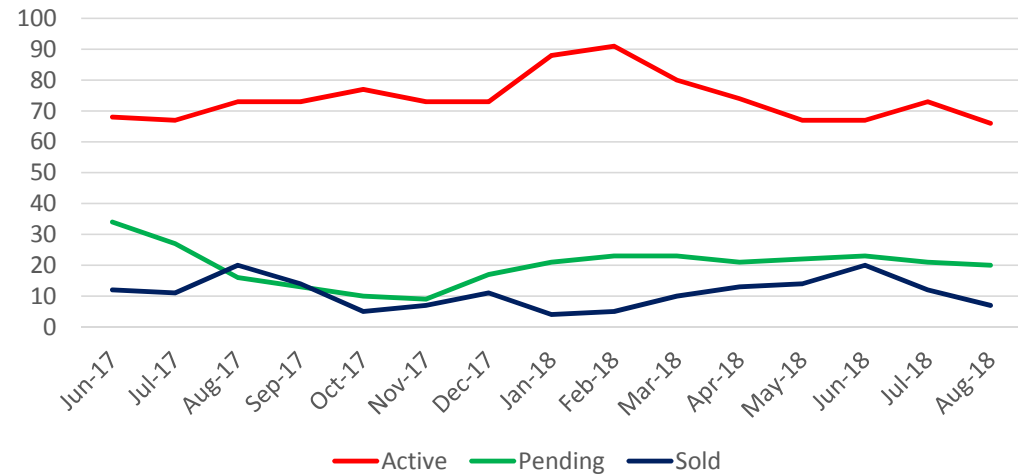
\$200,000-\$250,000



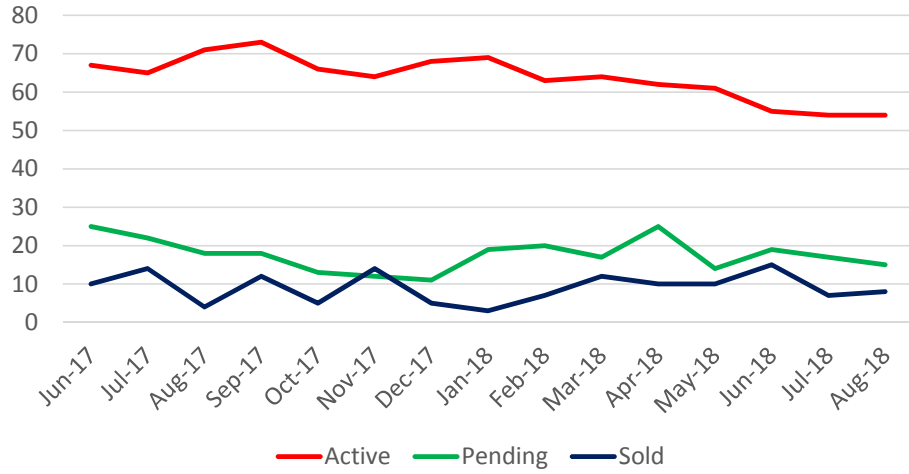
\$250,000-\$300,000



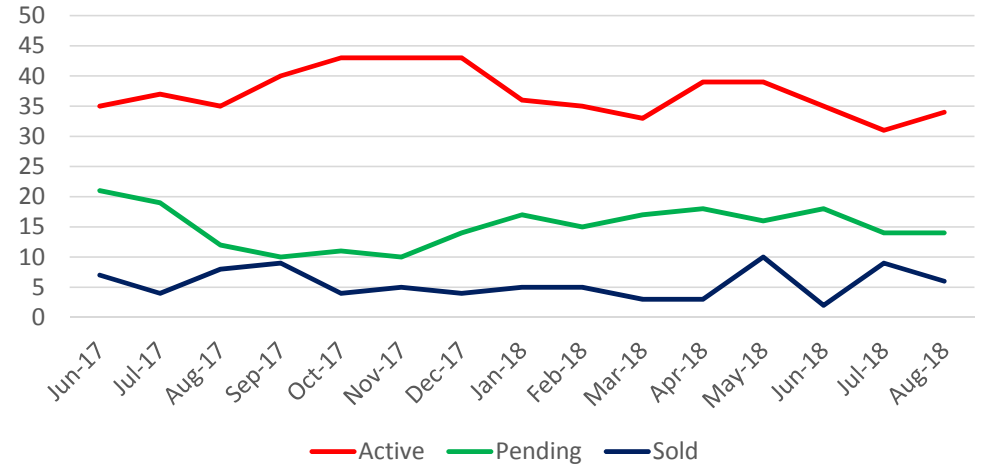
\$300,000-\$350,000



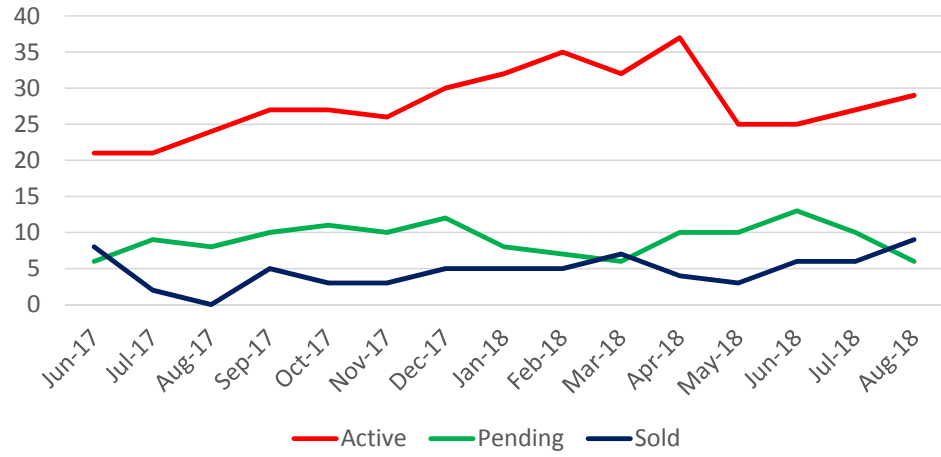
\$350,000-\$400,000



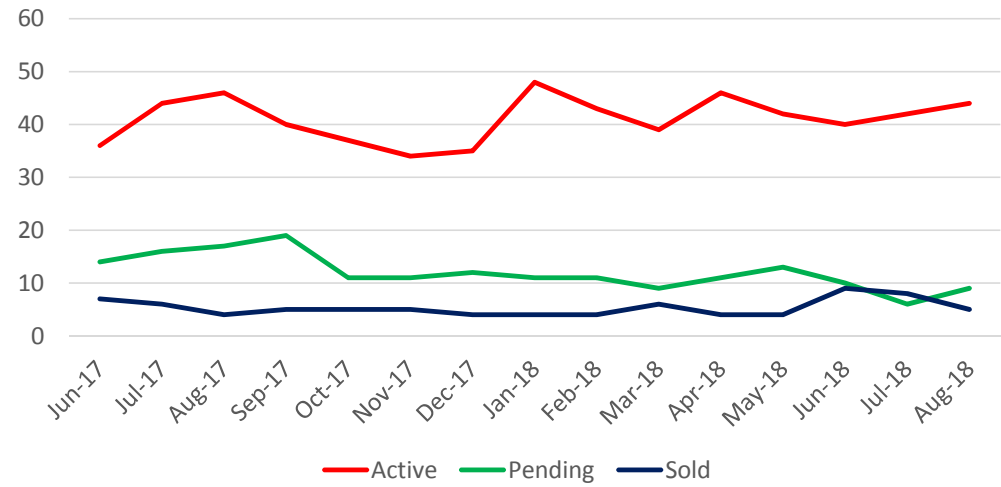
\$400,000-\$450,000



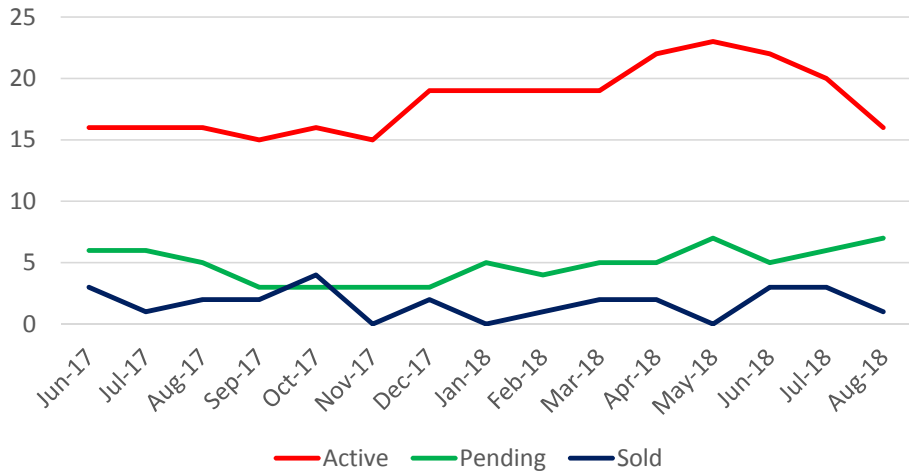
\$450,000-\$500,000



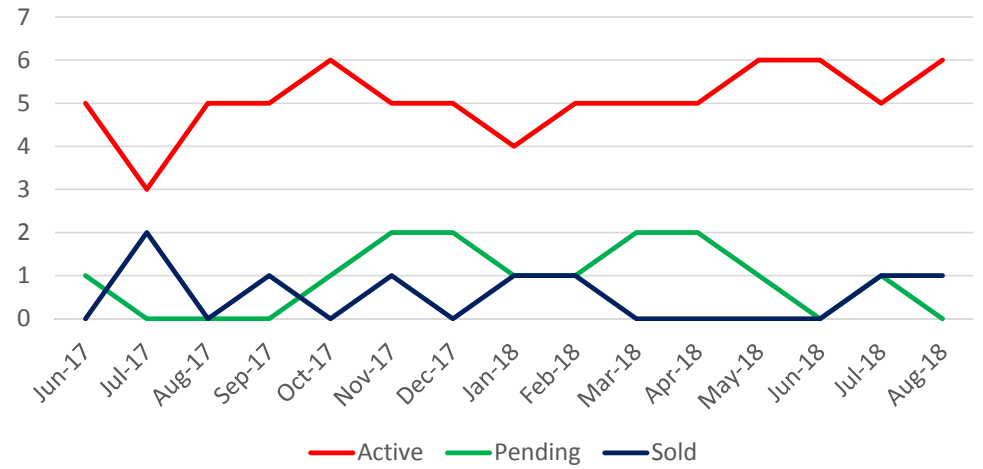
\$500,000-\$700,000



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



Over \$1,000,000



# Absorption Rate New Homes

in months

