



# Preston Report

Edmond Real Estate Market  
December 2019

Prepared by

**Brian Preston**

RE/MAX at Home

Mobile: 405-826-5725

[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

Oklahoma Association of Realtors Life Member 2018

# Residential Sold Statistics - Ten year Period

Year	#Sold	\$Volume	Average Price	Median Price
2010	2940	\$697,485,600	\$237,240	\$195,000
2011	3146	\$774,293,520	\$246,120	\$201,500
2012	3746	\$943,246,546	\$251,801	\$209,990
2013	4128	\$1,072,037,472	\$259,699	\$214,973
2014	4333	\$1,169,338,044	\$269,868	\$226,000
2015	4312	\$1,234,827,440	\$286,370	\$240,000
2016	4172	\$1,147,863,220	\$275,135	\$233,900
2017	4346	\$1,212,273,240	\$278,940	\$235,000
2018	4410	\$1,273,334,580	\$288,738	\$240,000
2019	4714	\$1,446,934,016	\$306,944	\$257,000

# Edmond Real Estate

## 2019 Residential Homes

	Active	Pending	Sold
January	1293	550	211
February	1287	675	301
March	1279	751	380
April	1262	799	405
May	1289	695	512
June	1308	686	485
July	1282	572	531
August	1300	549	476
September	1268	495	370
October	1203	446	385
November	1088	384	321
December	1073	422	337
		Total	4714

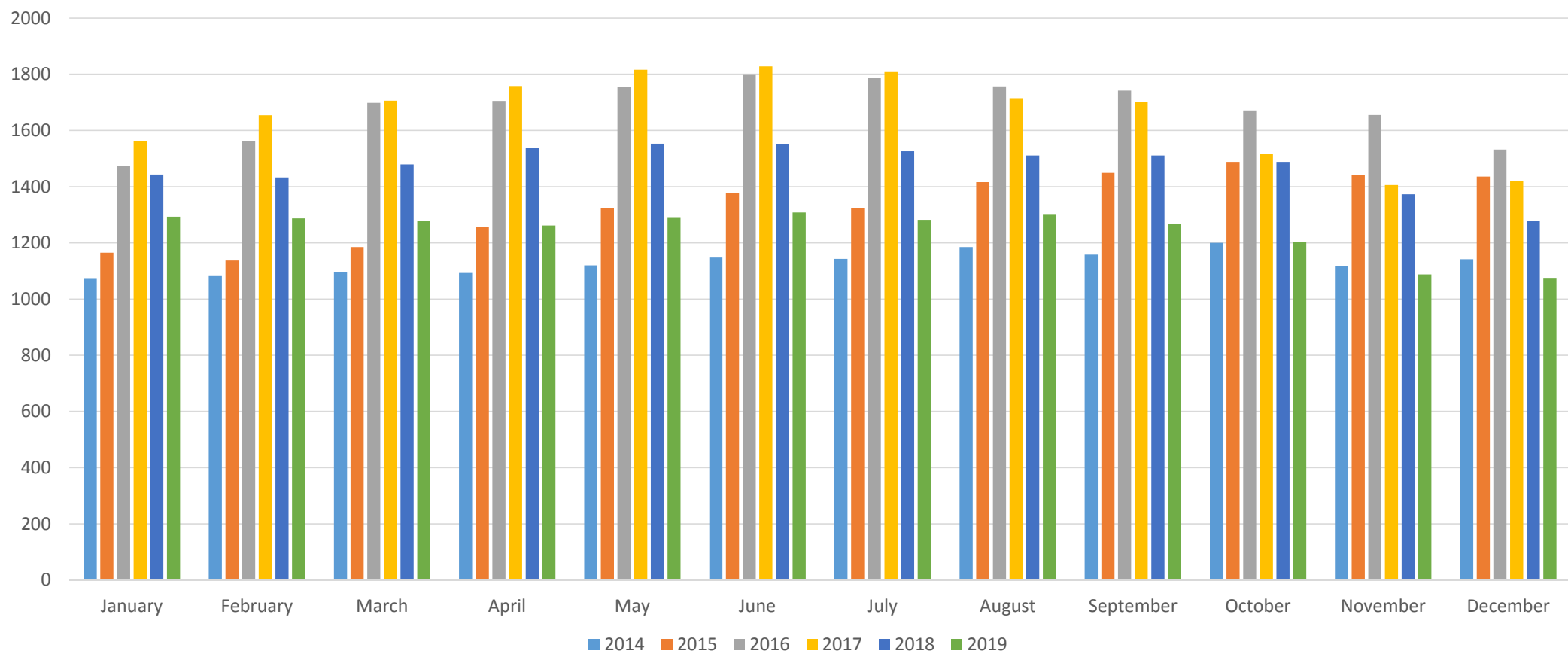
Preston Report

Based on information from MLSOK.com for the period (01/01/19) through (12/31/19) Edmond, Deer Creek and Oakdale School Districts, while information is deemed reliable it is not guaranteed

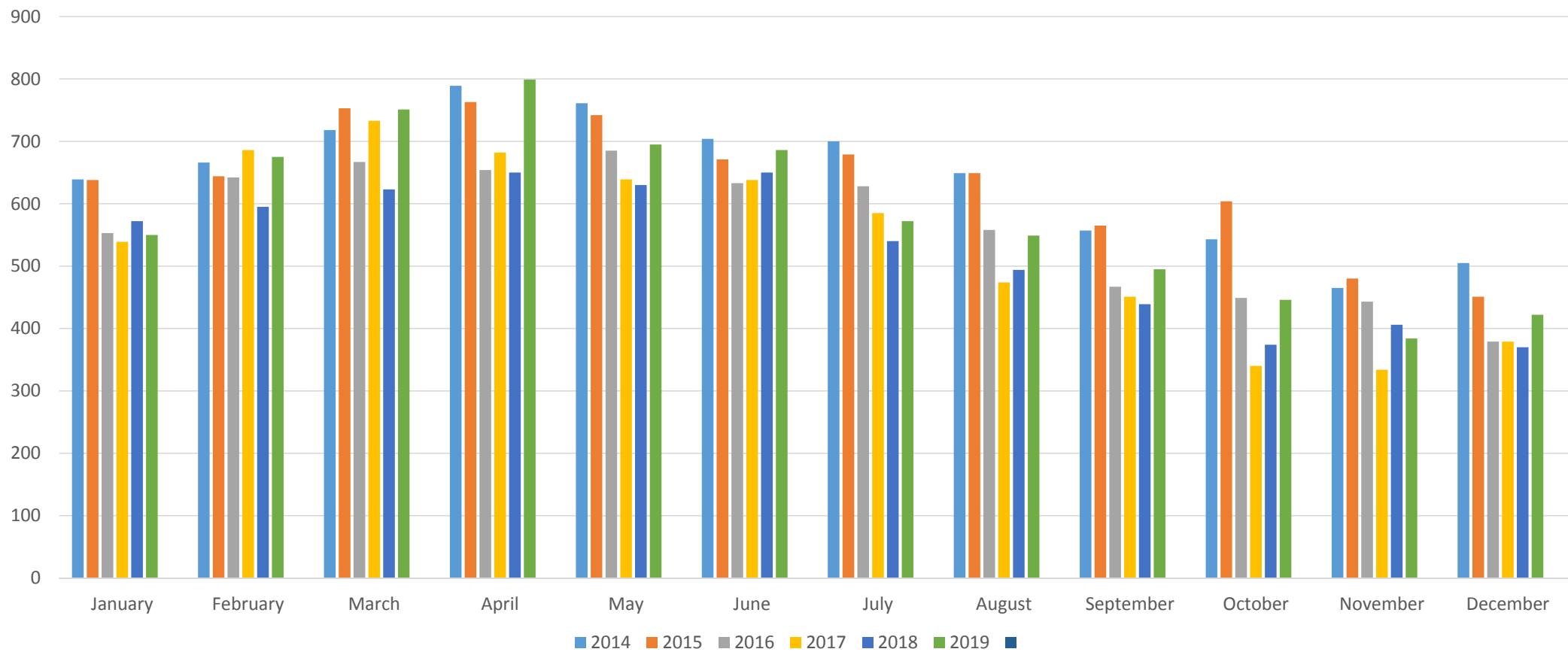
# Average Sales Price & Sales Volume

	Average Price	Total Volume	Avg Price New Home	Total Volume New Homes
Jan.	\$326,736	\$68,941,296	\$333,272	\$14,663,968
Feb.	\$307,951	\$92,693,251	\$360,347	\$32,431,230
March	\$304,250	\$115,615,000	\$340,606	\$29,632,722
April	\$294,055	\$119,092,275	\$323,337	\$29,100,330
May	\$309,261	\$158,341,632	\$329,818	\$33,971,254
June	\$322,102	\$156,219,470	\$383,588	\$40,276,740
July	\$296,414	\$157,395,834	\$323,285	\$32,651,785
August	\$303,275	\$144,358,900	\$326,048	\$34,235,040
Sept.	\$296,077	\$109,548,490	\$317,016	\$26,629,344
Oct.	\$305,405	\$117,580,925	\$311,948	\$22,460,256
Nov.	\$319,919	\$102,702,666	\$312,695	\$22,826,735
Dec.	\$304,919	\$104,442,703	\$346,482	\$35,687,646
Total	\$306,944	\$1,446,931,942	\$335,446	\$354,567,050

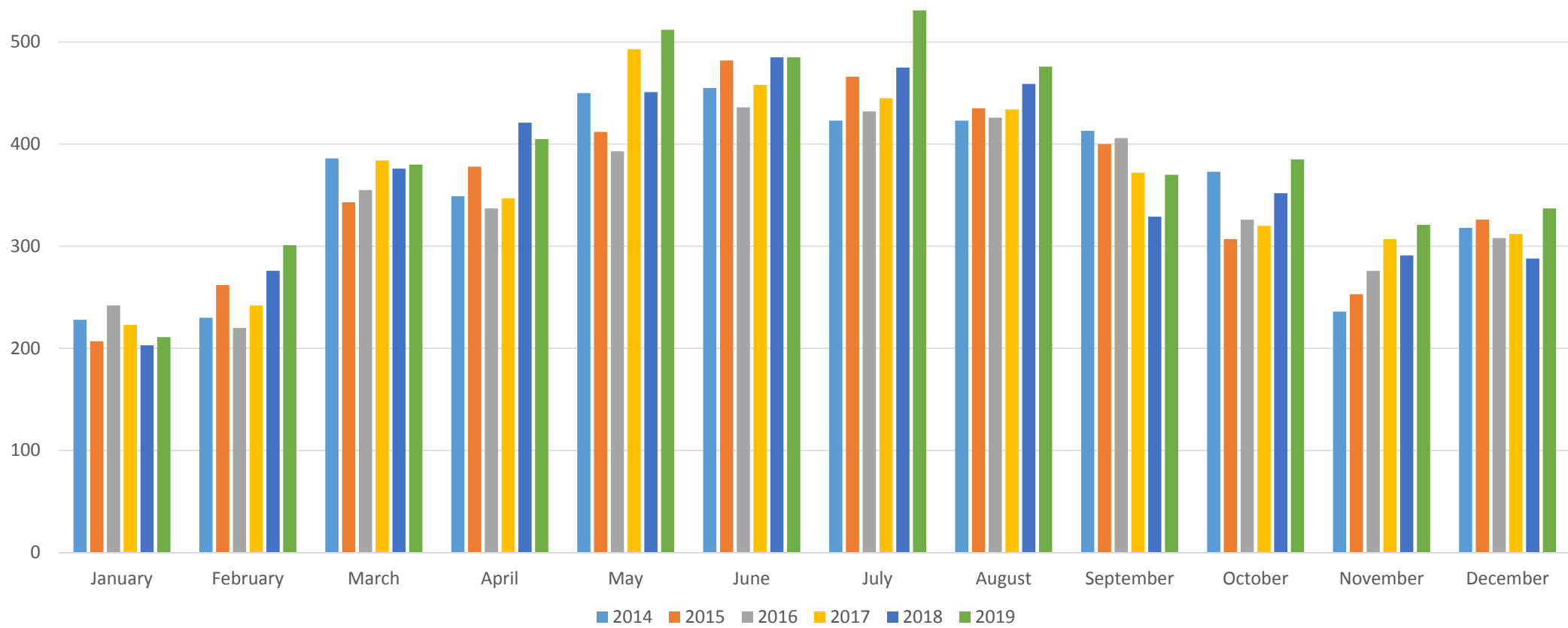
# Active Listings



# Under Contract



# Sold

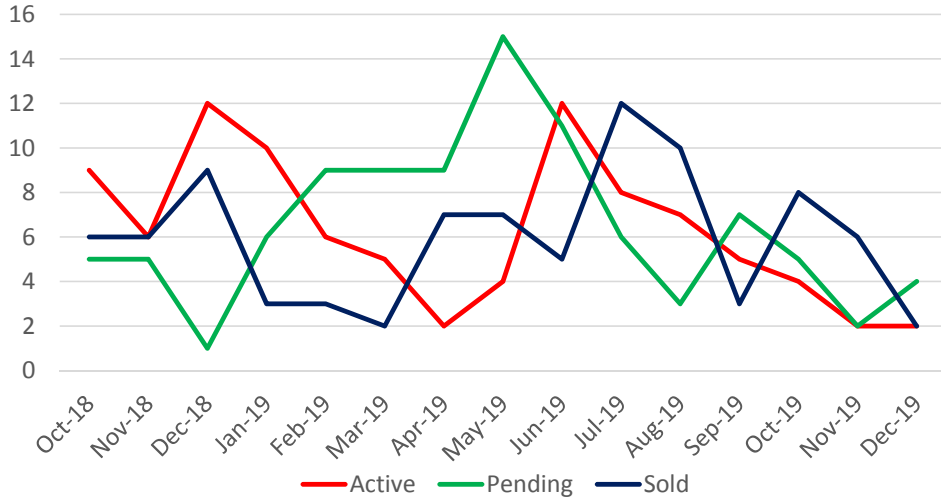


# Current Inventory vs. Homes Sold Edmond – December 2019

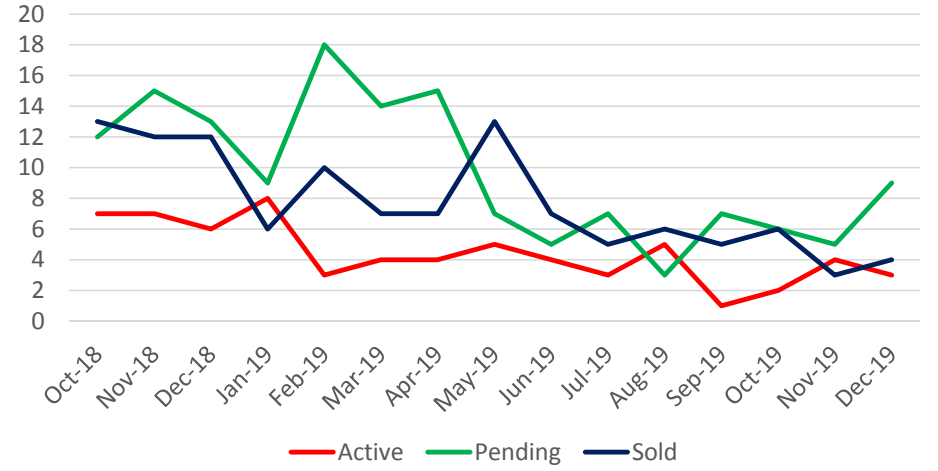
	Active	Pending	Sold YTD
<\$100,000	2	4	68
\$100-125k	3	9	79
\$125-150k	10	18	223
\$150-175k	23	23	422
\$175-200k	66	54	526
\$200-225k	45	33	493
\$225-250k	93	46	458
\$250-275k	87	39	357
\$275-300k	92	38	348
\$300-350k	126	47	494
\$350-400k	136	37	360
\$400-450K	89	20	240
\$450-500k	53	14	192
\$500-700k	115	18	294
\$700-1 mil	70	14	111
>\$1 million	65	8	49
<hr/> Total	1075	422	4714



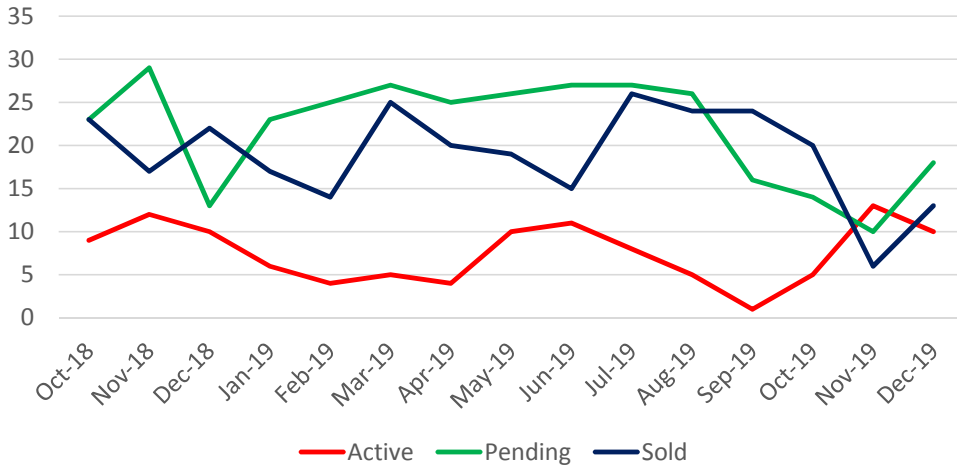
\$100,000 and under



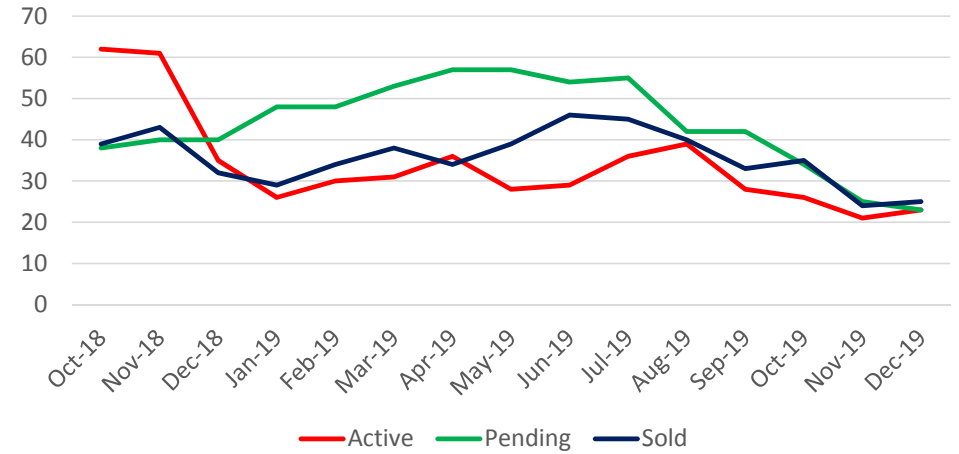
\$100,001-\$125,000



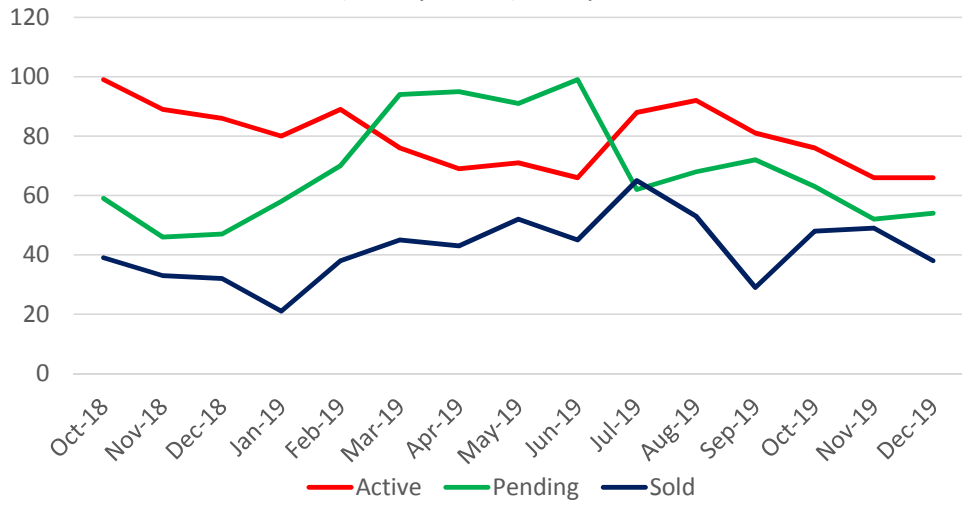
\$125,001-\$150,000



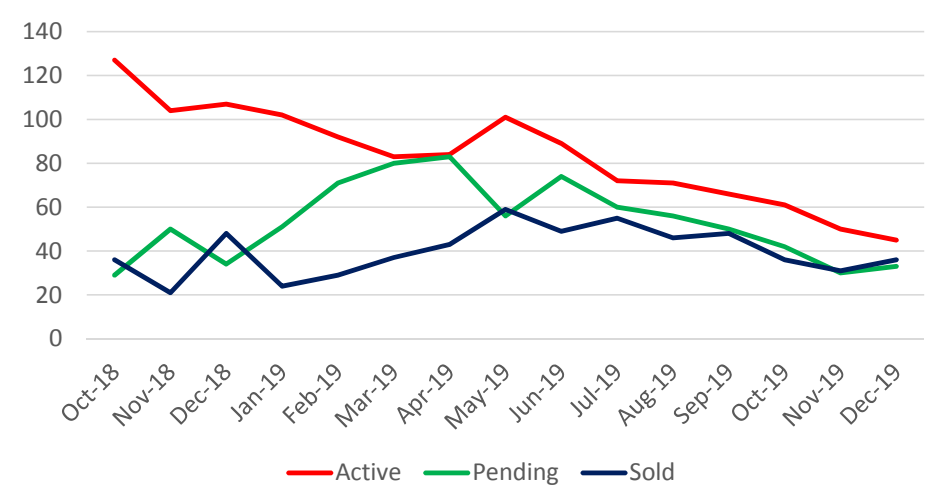
\$150,001-\$175,000



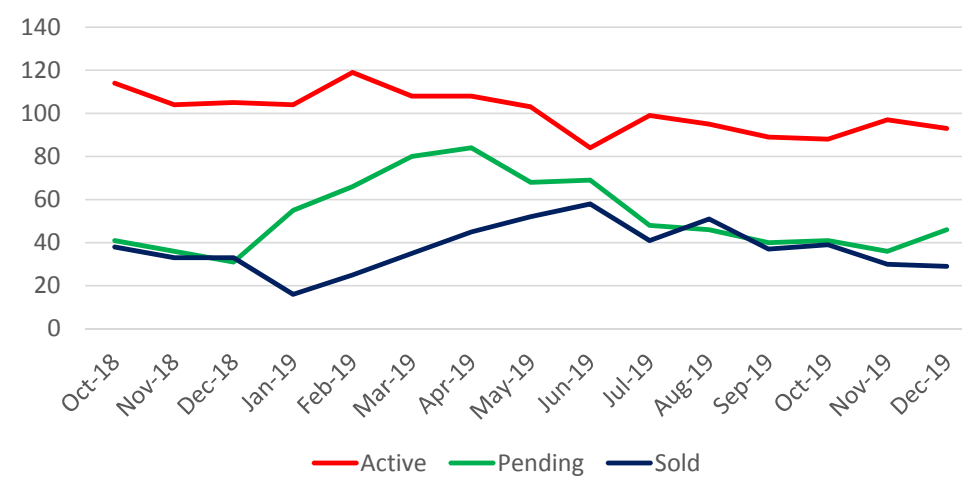
\$175,001-\$200,000



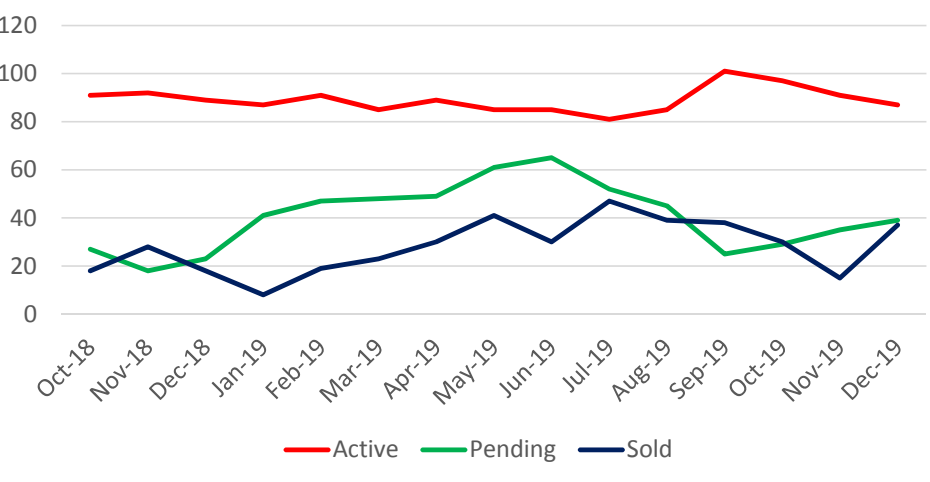
\$200,001-\$225,000



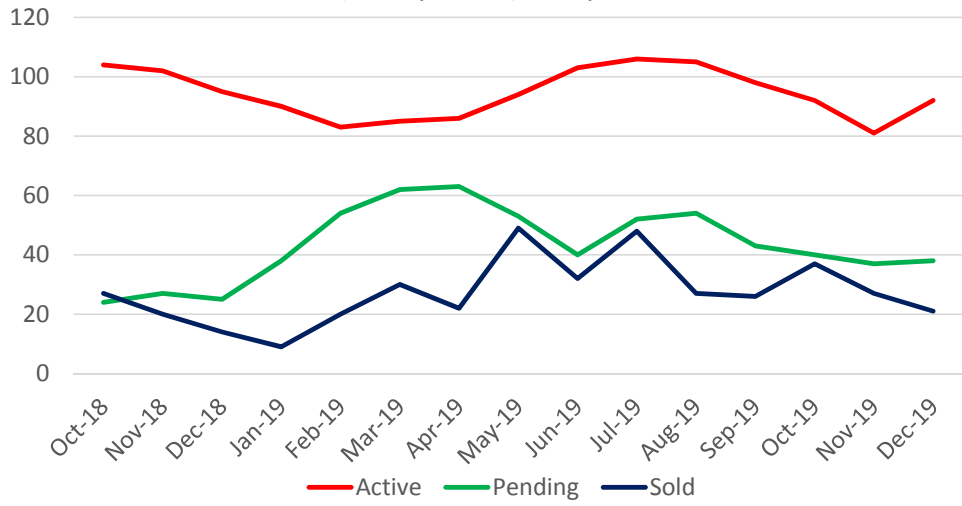
\$225,001-\$250,000



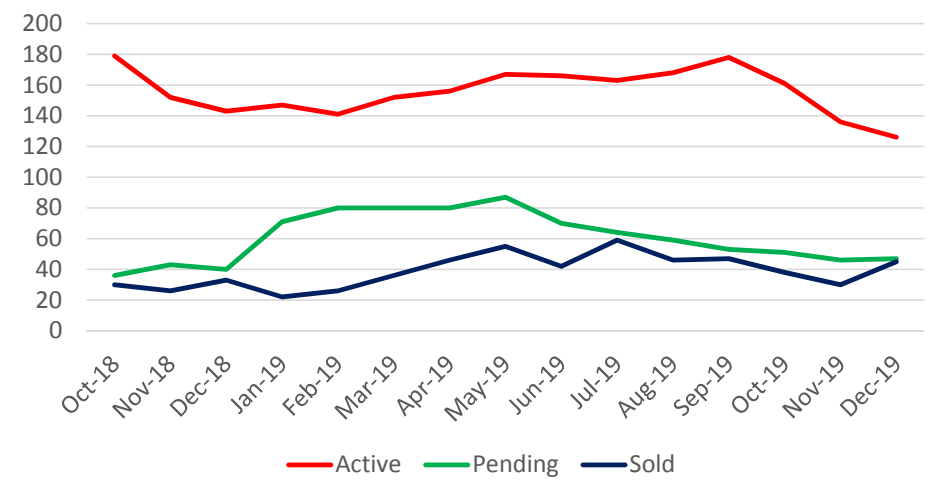
\$250,001-\$275,000



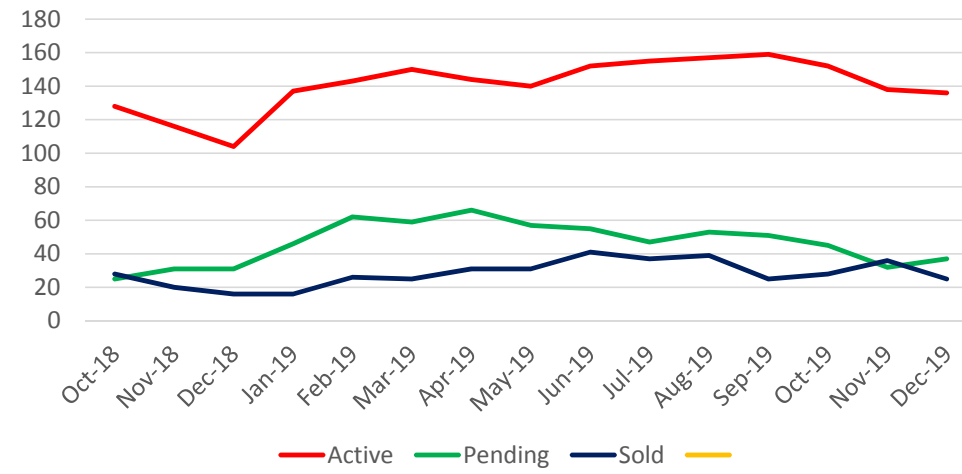
\$275,001-\$300,000



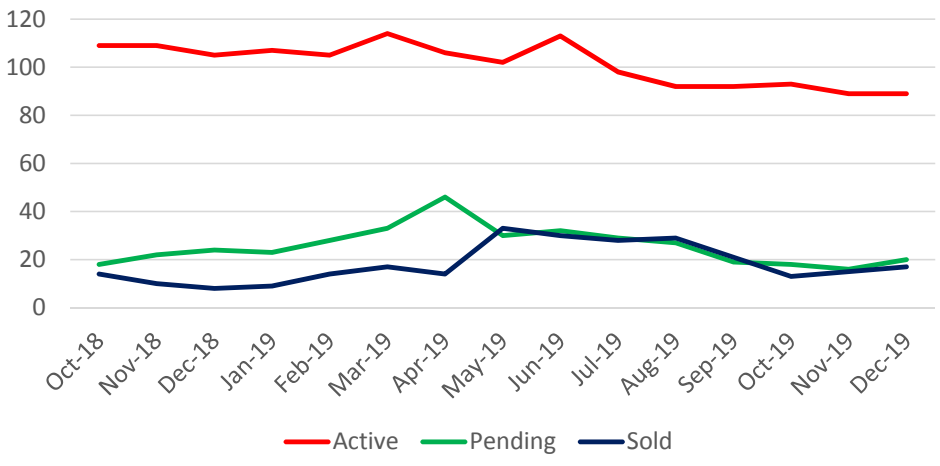
\$300,001-\$350,000



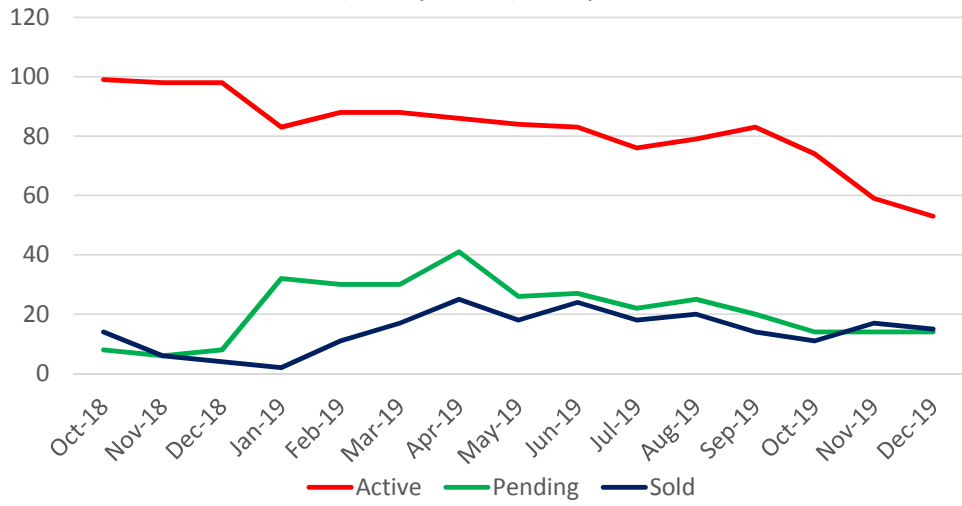
\$350,001-\$400,000



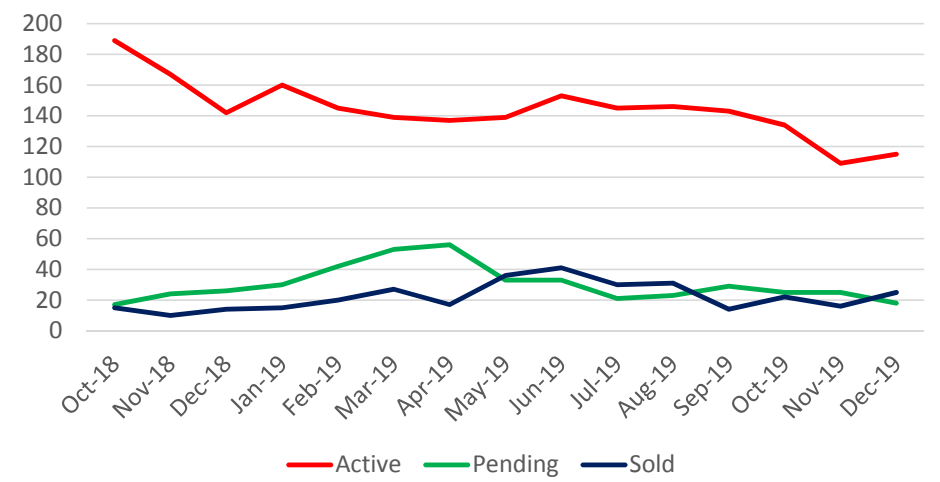
\$400,001-\$450,000



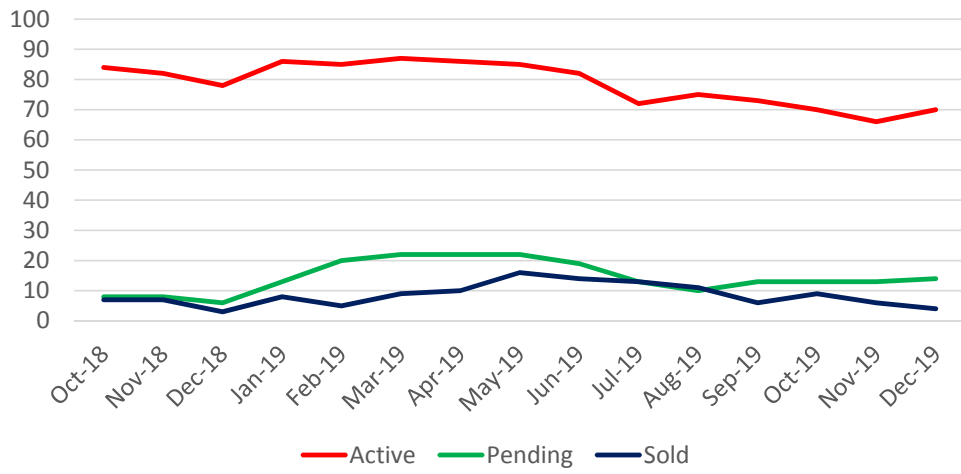
\$450,001-\$500,000



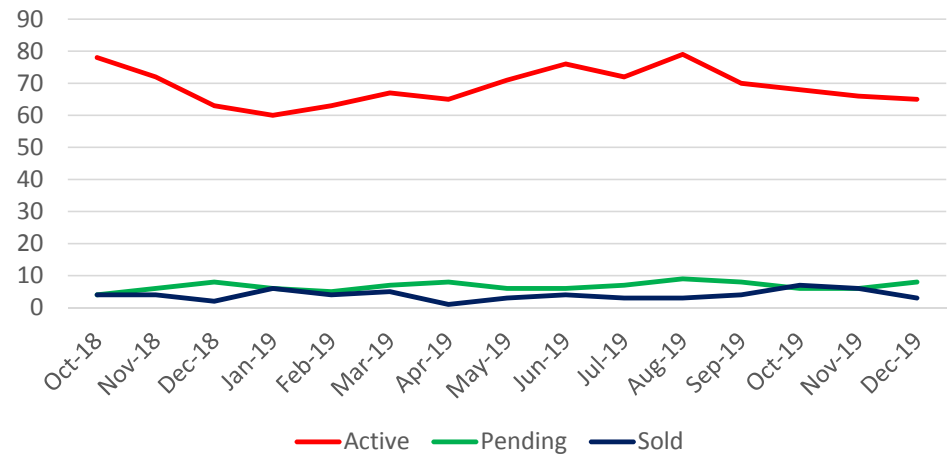
\$500,001-\$700,000



\$700,001-\$999,999

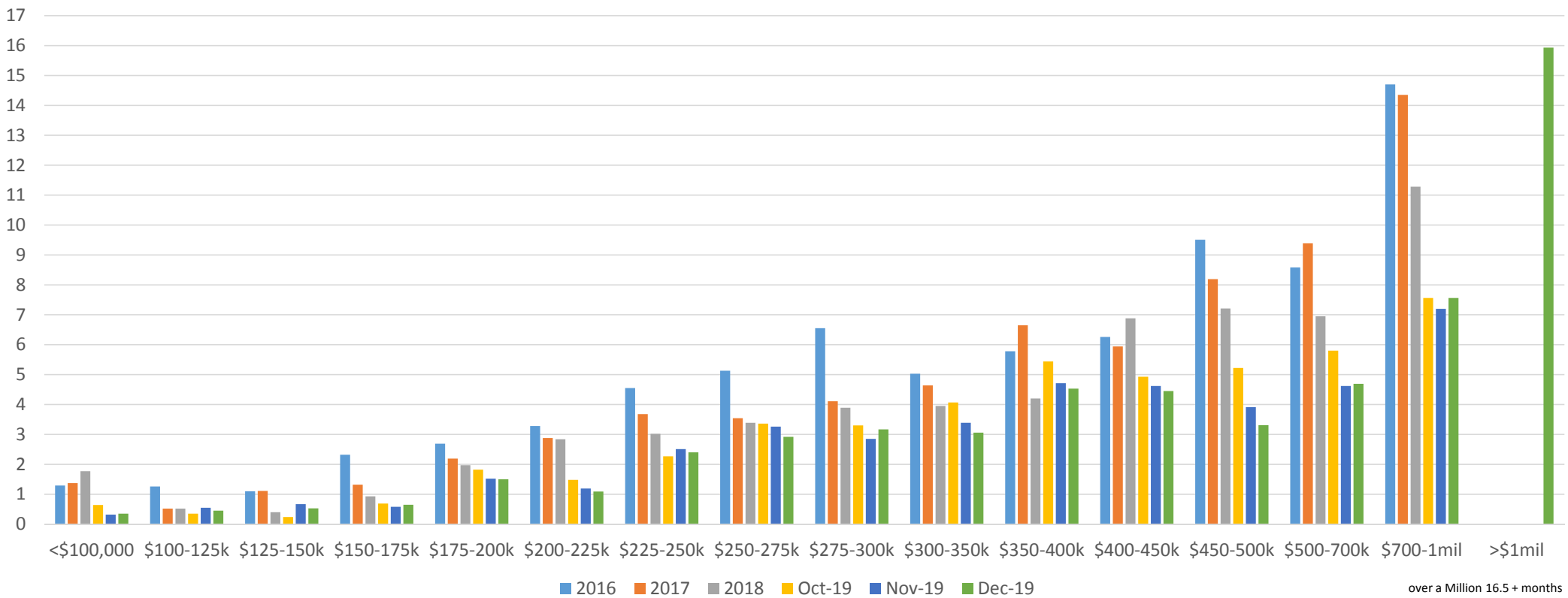


\$1,000,000 and up



# Absorption Rates

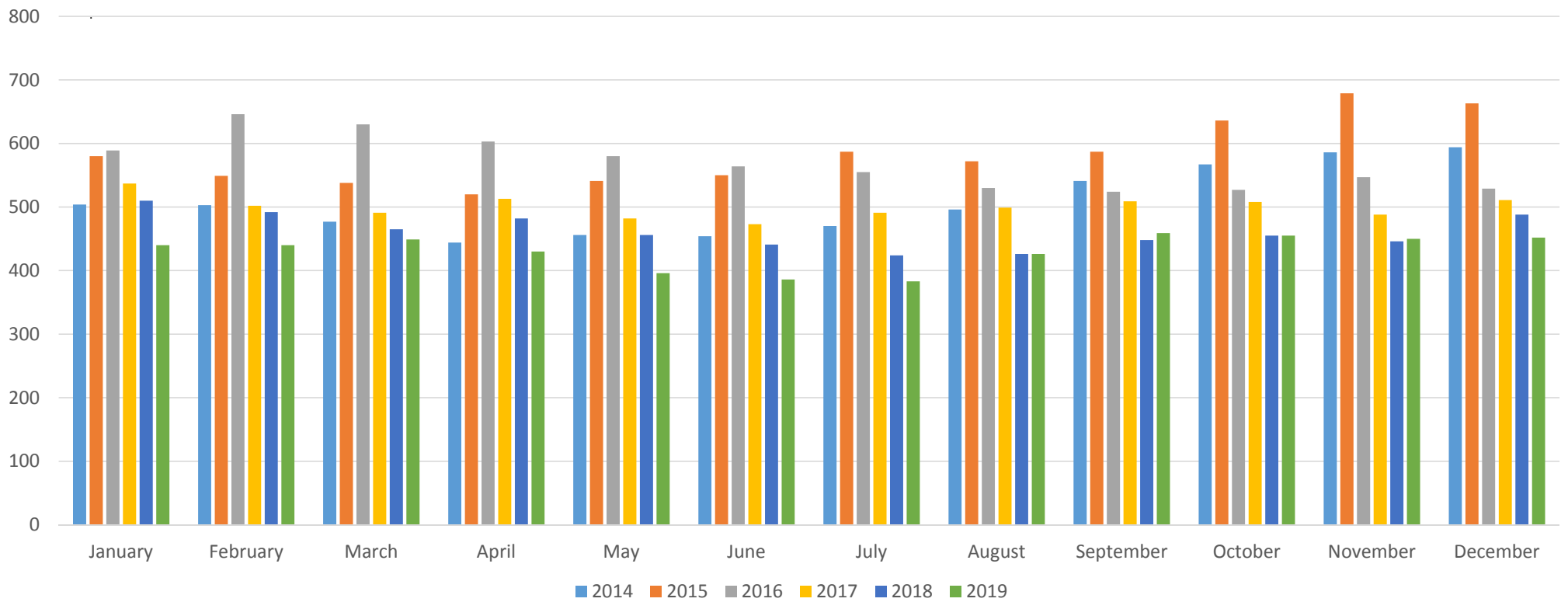
In Months



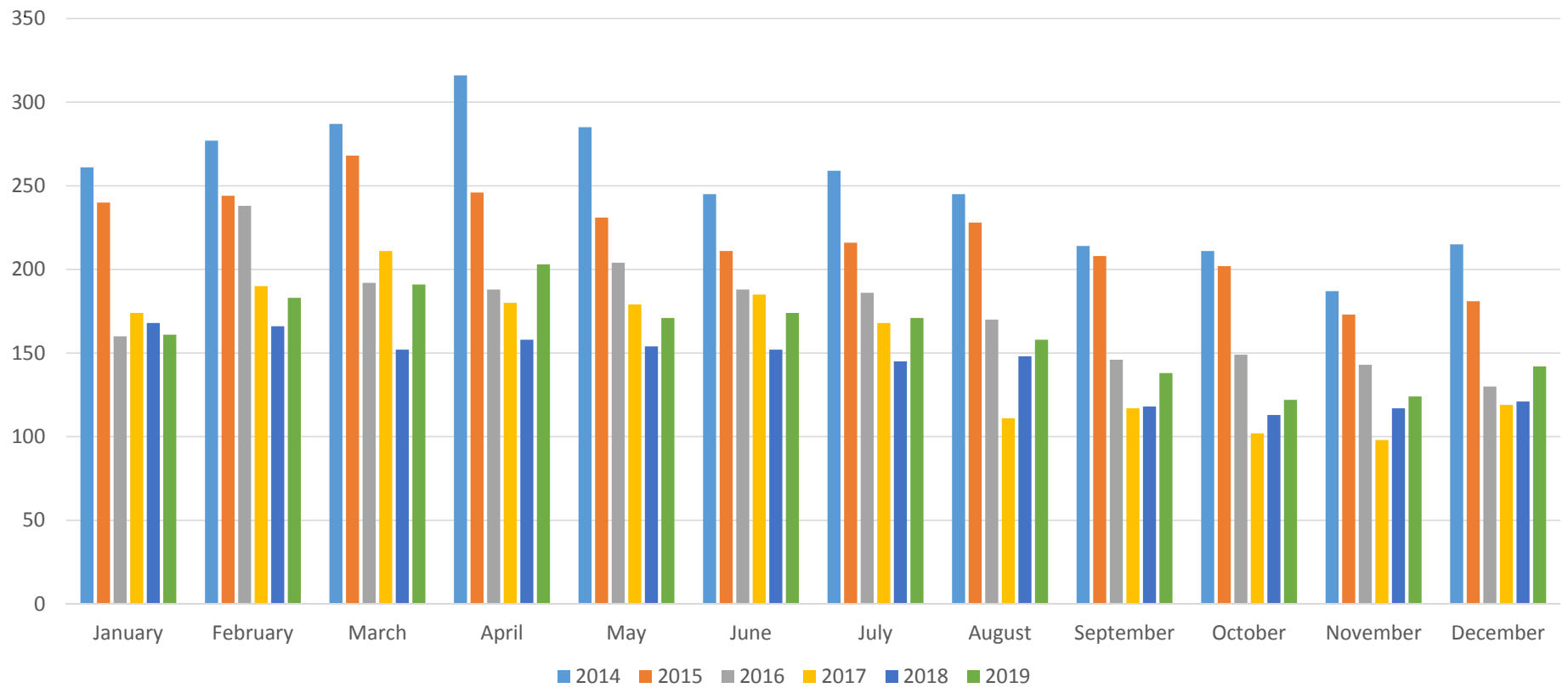
Current New Home Inventory  
vs.  
New Home Sales  
December 2019

	Active Listings	Under Contract	Sold-YTD
<\$200,000	38	18	121
\$200-250	58	27	227
\$250-300	99	37	187
\$300-350	68	21	162
\$350-400	65	15	118
\$400-450	42	13	75
\$450-500	26	4	53
\$500-700	31	4	85
\$700-1 Mil	20	1	25
> 1 Mil	5	2	4
<hr/>			
Total	452	142	1057

# New Homes Active

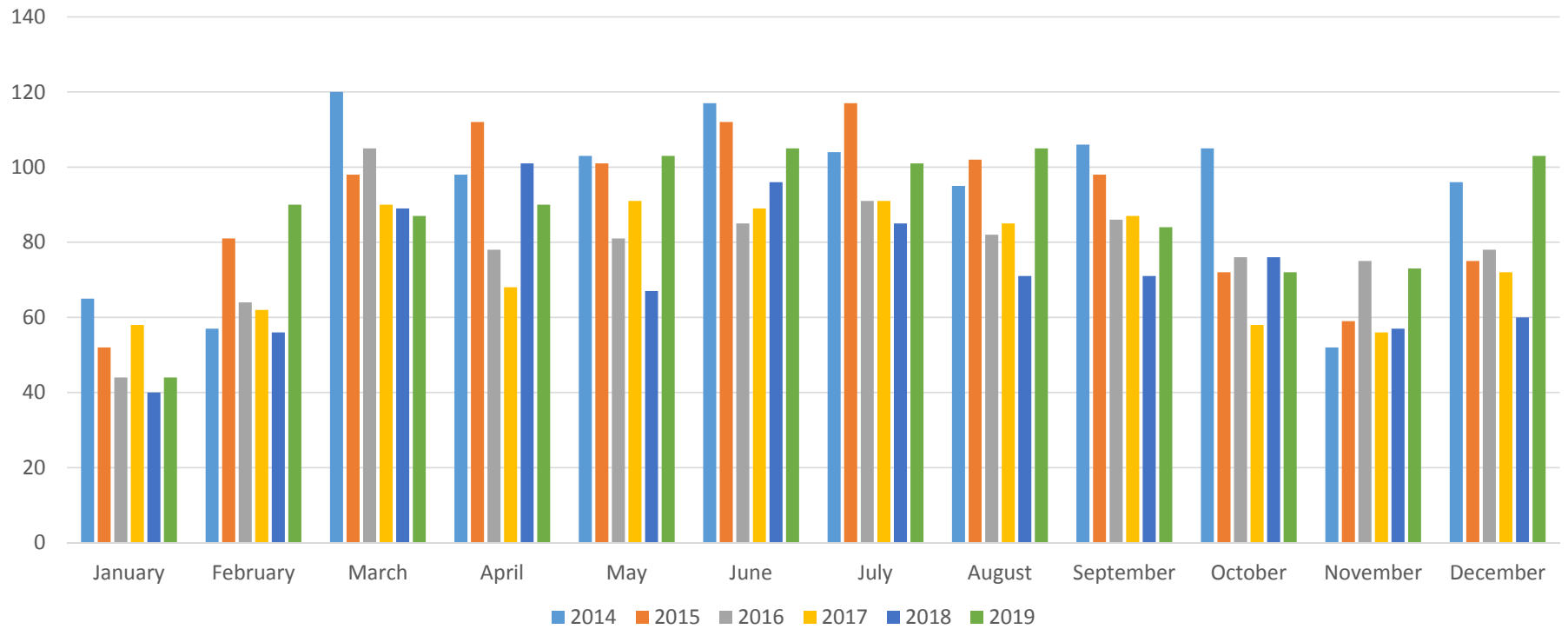


# New Homes Under Contract

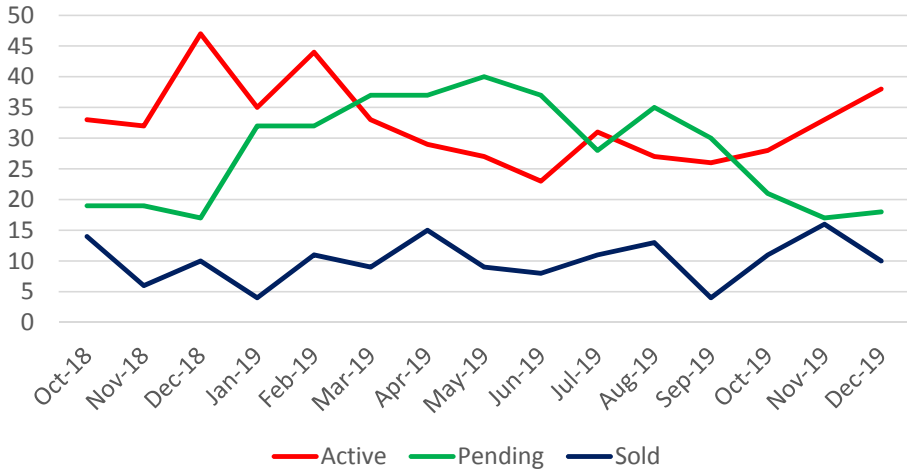




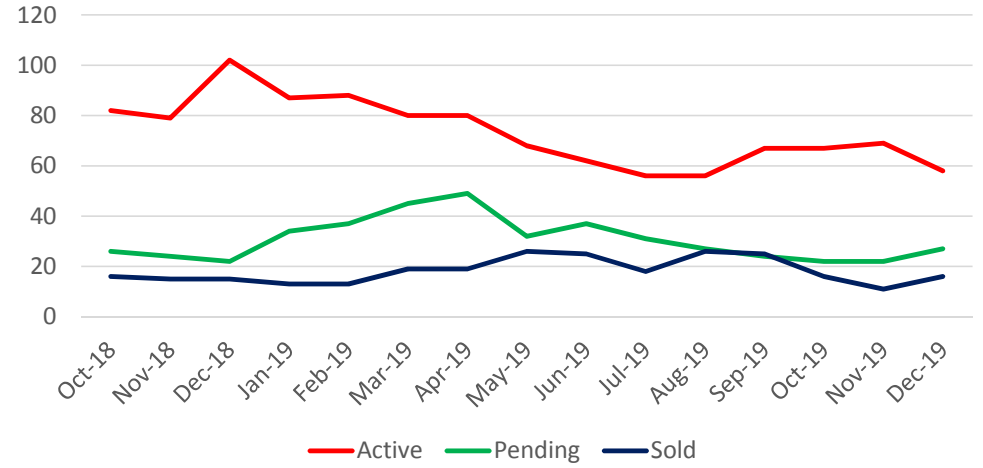
# New Homes Sold



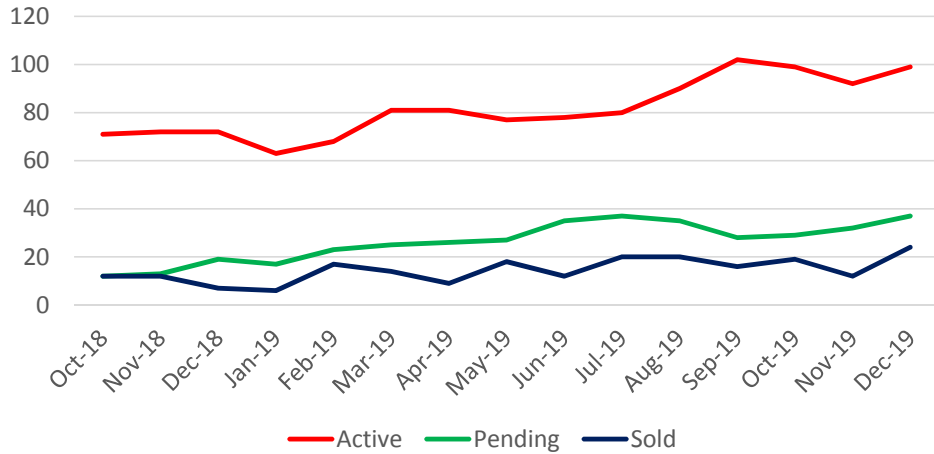
### \$200,000 and under



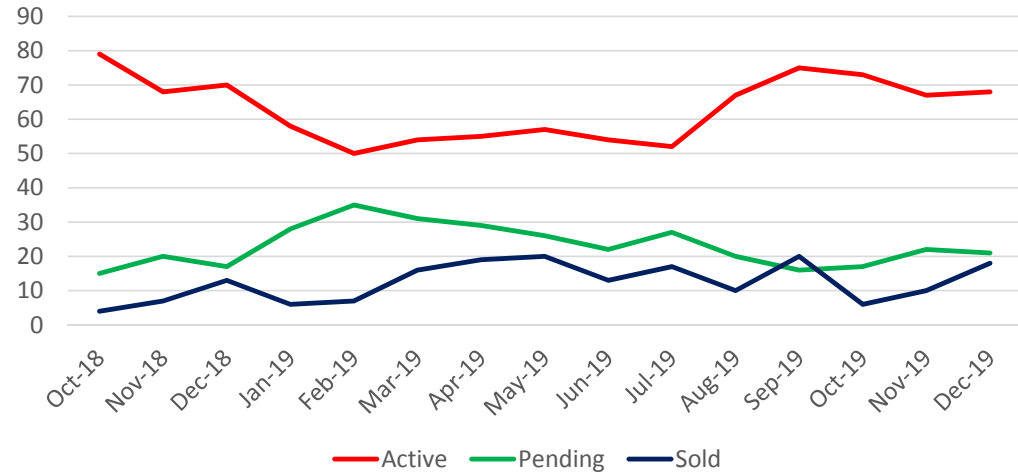
### \$200,001-\$250,000



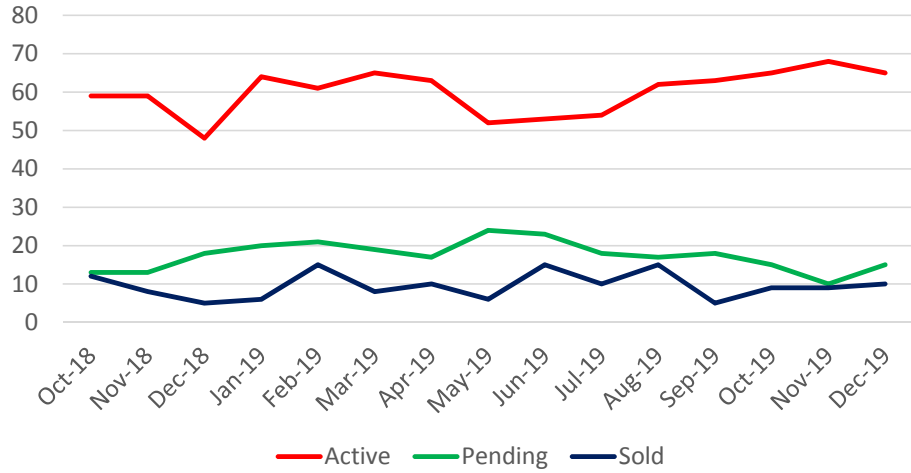
### \$250,001-\$300,000



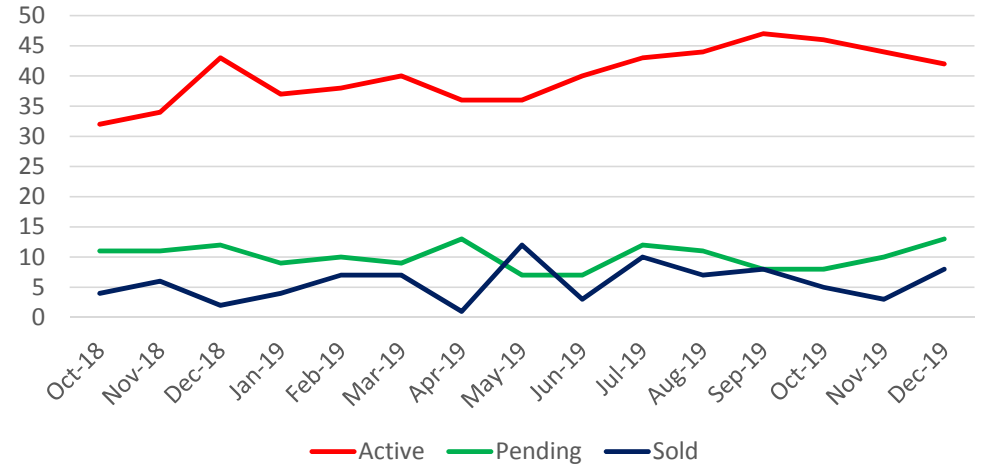
### \$300,001-\$350,000



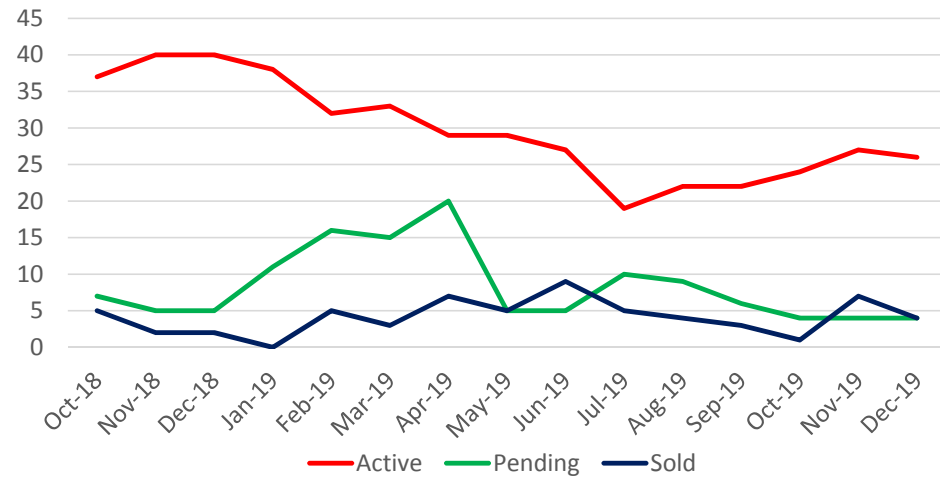
\$350,001-\$400,000



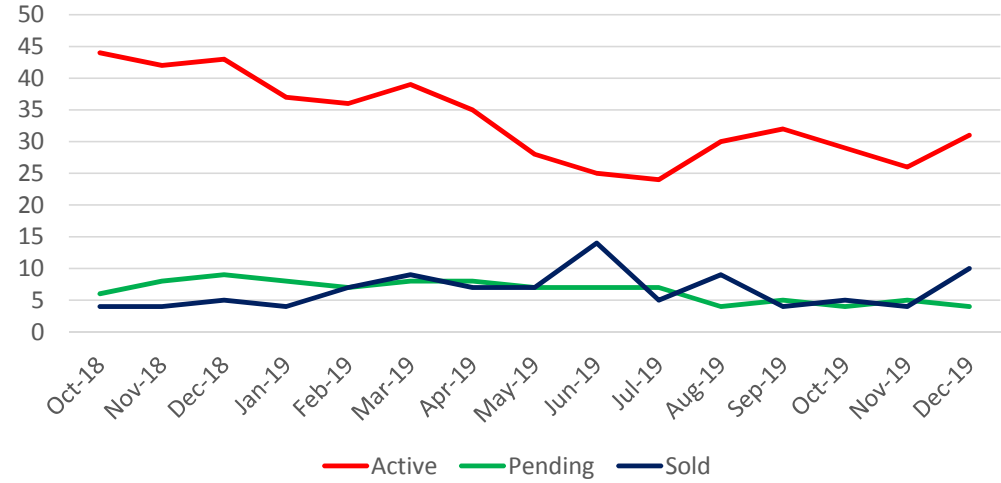
\$400,001-\$450,000



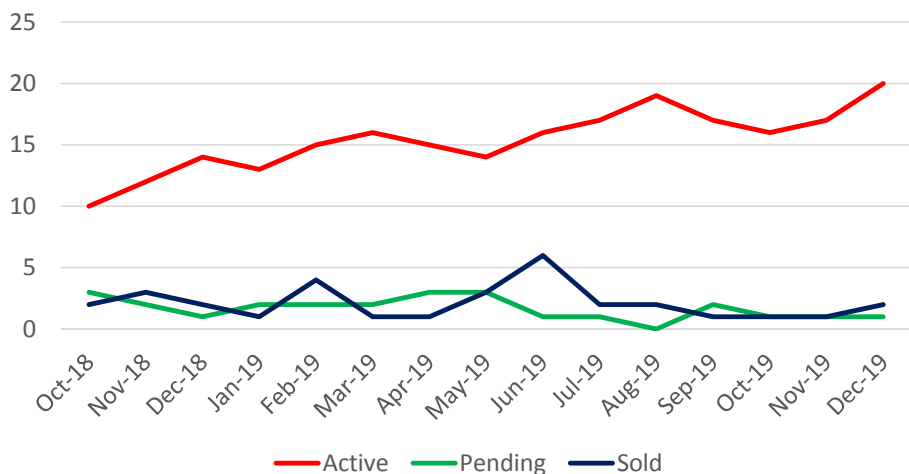
\$450,001-\$500,000



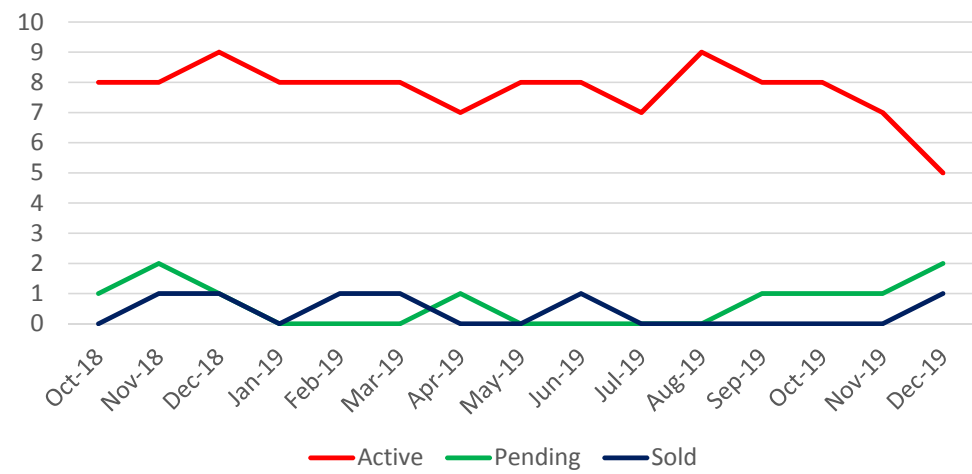
\$500,001-\$700,000



\$700,001-\$999,999



\$1,000,000 and up



# Absorption Rate New Homes

in months

