



Preston Report

Edmond Real Estate Market
September 2023

Prepared by

Brian Preston

RE/MAX at Home

Mobile: 405-826-5725

bpreston88@sbcglobal.net

www.Edmond4Sale.com



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Edmond Real Estate

2023 Residential Homes

	Active	Pending	Sold
January	694	476	199
February	724	485	229
March	721	645	344
April	718	599	301
May	797	527	430
June	836	518	415
July	829	496	354
August	869	458	355
September	910	421	296
October			
November			
December			
		Total	2923

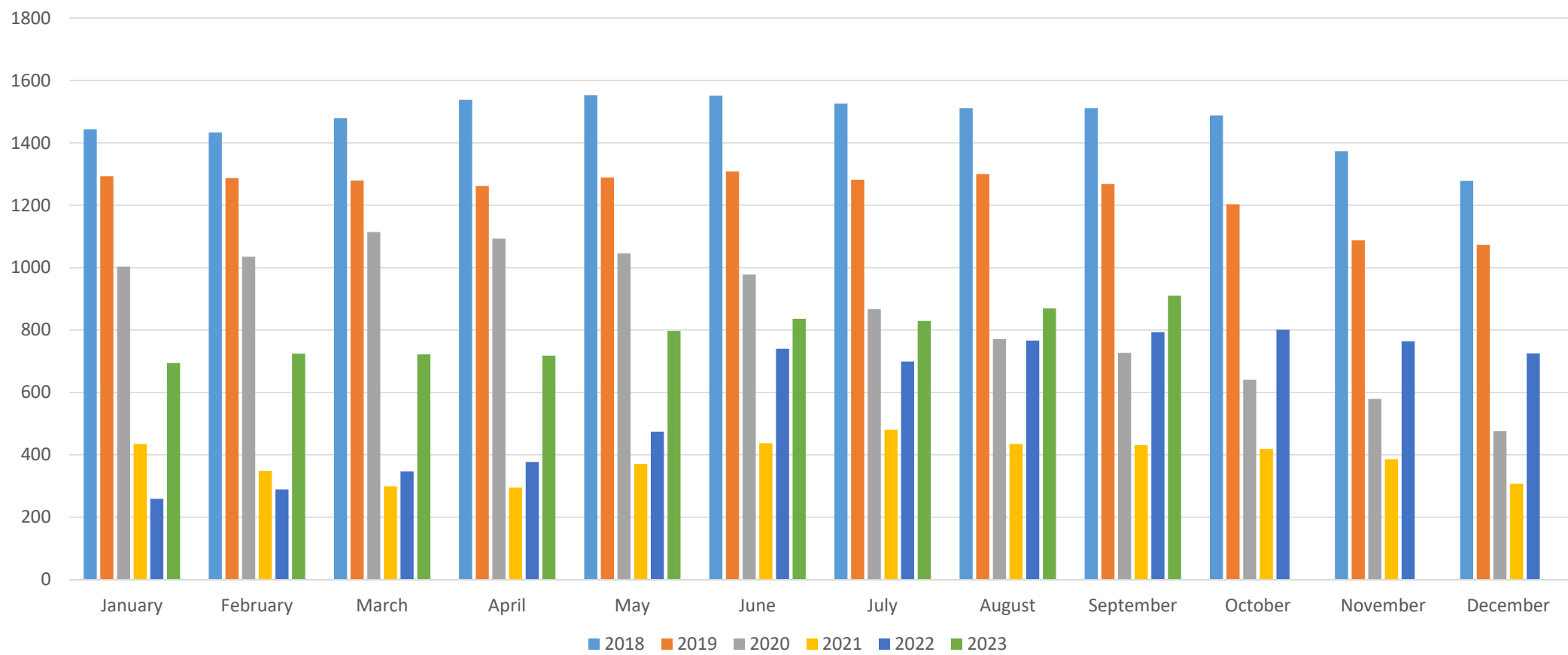
Preston Report

Based on information from MLSOK.com for the period 01/01/23 through 09/30/23 Edmond, Deer Creek and Oakdale School Districts, while information is deemed reliable it is not guaranteed

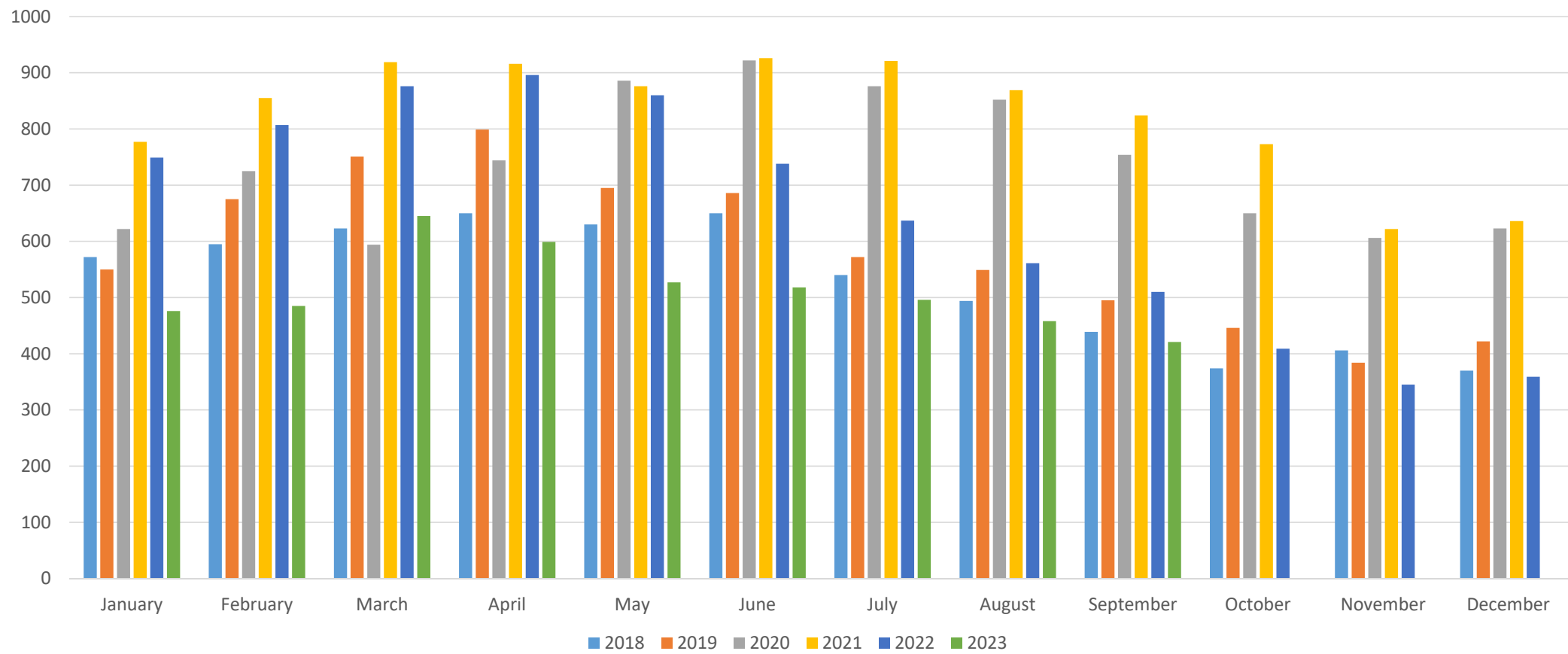
Average Sales Price & Sales Volume

	Average Price	Total Volume	Avg Price New Home	Total Volume New Homes
Jan.	\$437,701	\$87,102,499	\$483,773	\$25,156,196
Feb.	\$432,388	\$99,016,852	\$473,285	\$27,450,530
March	\$432,128	\$148,652,032	\$457,601	\$39,353,686
April	\$435,019	\$130,940,719	\$477,934	\$40,624,390
May	\$432,349	\$185,910,070	\$502,367	\$45,715,397
June	\$443,455	\$184,033,825	\$483,894	\$39,679,308
July	\$444,539	\$157,366,806	\$518,800	\$38,391,200
August	\$417,652	\$148,266,460	\$471,252	\$33,930,144
Sept.	\$414,257	\$122,620,072	\$444,052	\$24,422,860
Oct.				
Nov.				
Dec.				
Total	\$432,401	\$1,263,909,335	\$480,494	\$314,723,711

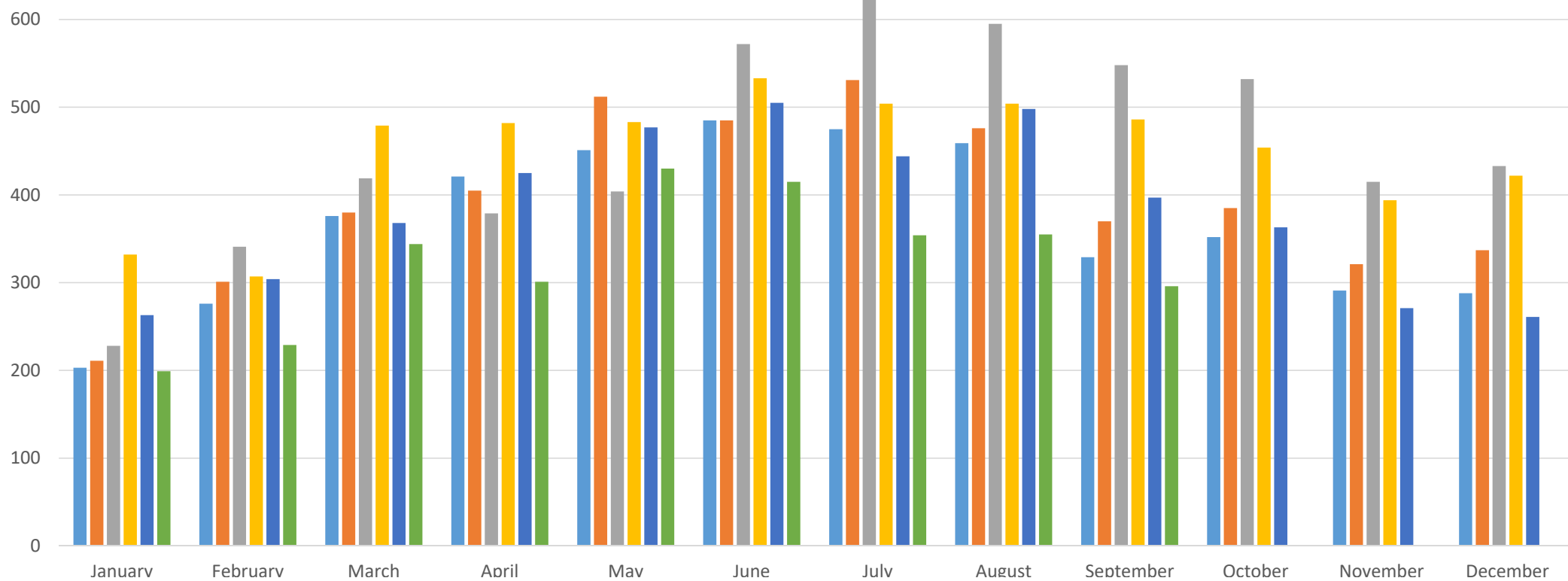
Active Listings



Under Contract



Sold

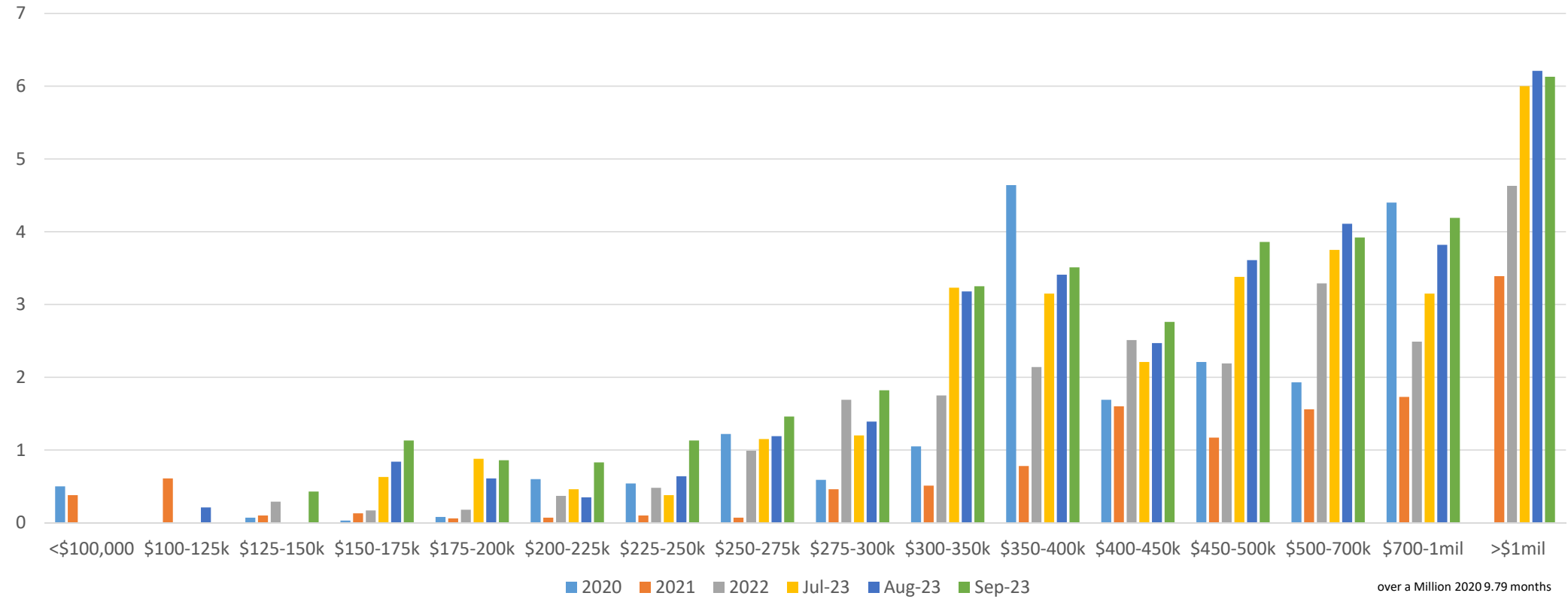


Current Inventory vs. Homes Sold Edmond – September 2023

	Active	Pending	Sold YTD
<\$100,000	0	1	8
\$100-125k	0	1	17
\$125-150k	1	2	22
\$150-175k	5	7	37
\$175-200k	7	3	71
\$200-225k	11	13	121
\$225-250k	26	24	187
\$250-275k	39	24	233
\$275-300k	50	24	265
\$300-350k	142	70	411
\$350-400k	128	60	333
\$400-450K	93	38	311
\$450-500k	81	29	202
\$500-700k	186	76	439
\$700-1 mil	67	28	153
>\$1 million	74	21	113
<hr/> Total	910	421	2923

Absorption Rates

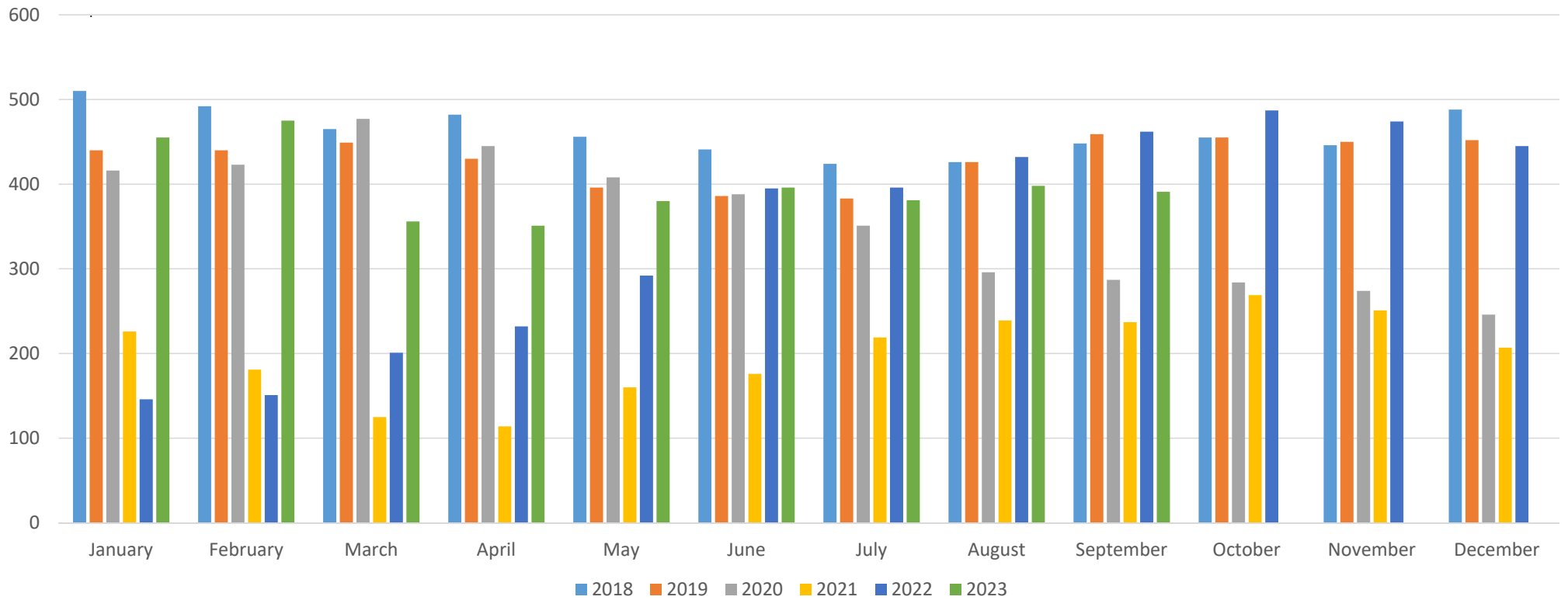
In Months



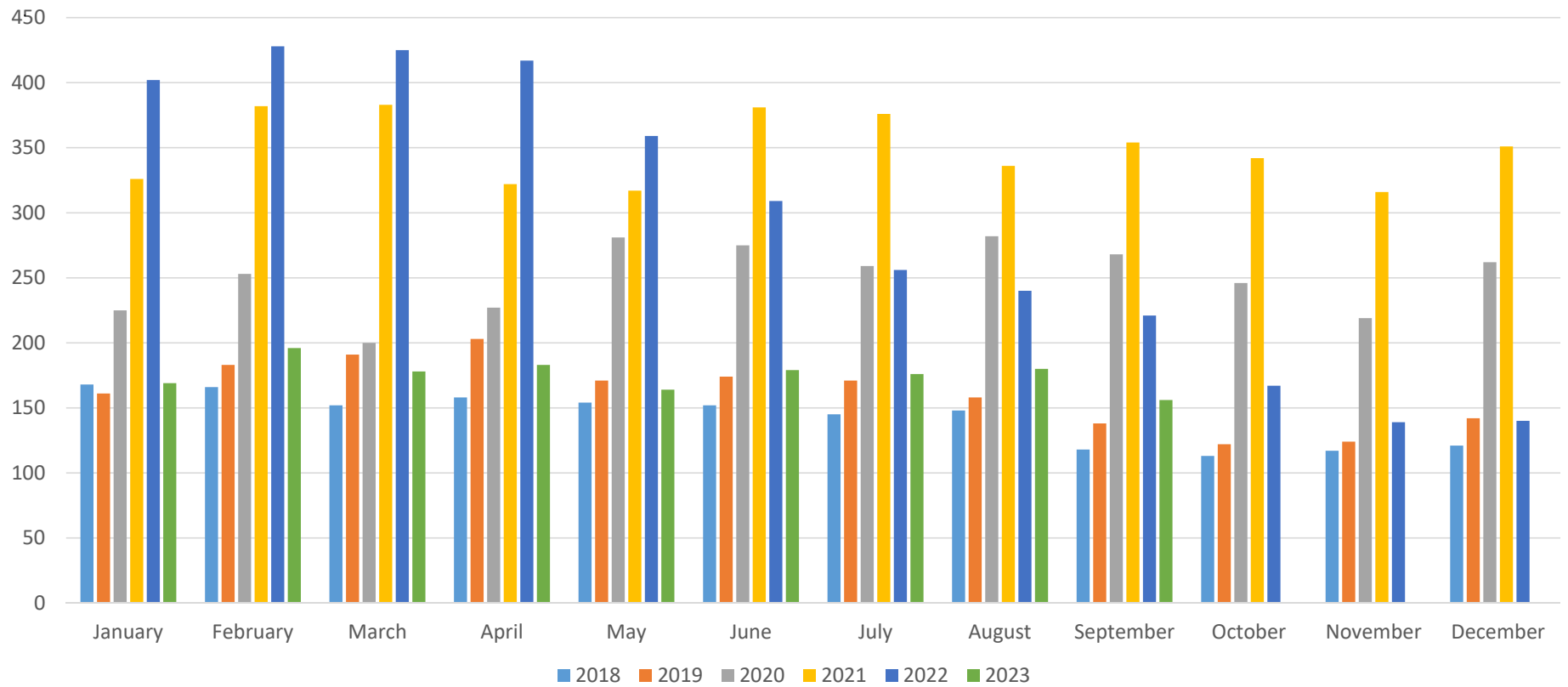
Current New Home Inventory
vs.
New Home Sales
September 2023

	Active Listings	Under Contract	Sold-YTD
<\$250	0	0	8
\$250-300	33	10	61
\$300-350	81	34	93
\$350-400	55	29	107
\$400-450	37	19	98
\$450-500	41	10	64
\$500-700	102	36	158
\$700-1 Mil	24	9	50
> 1 Mil	18	9	16
Total	391	156	655

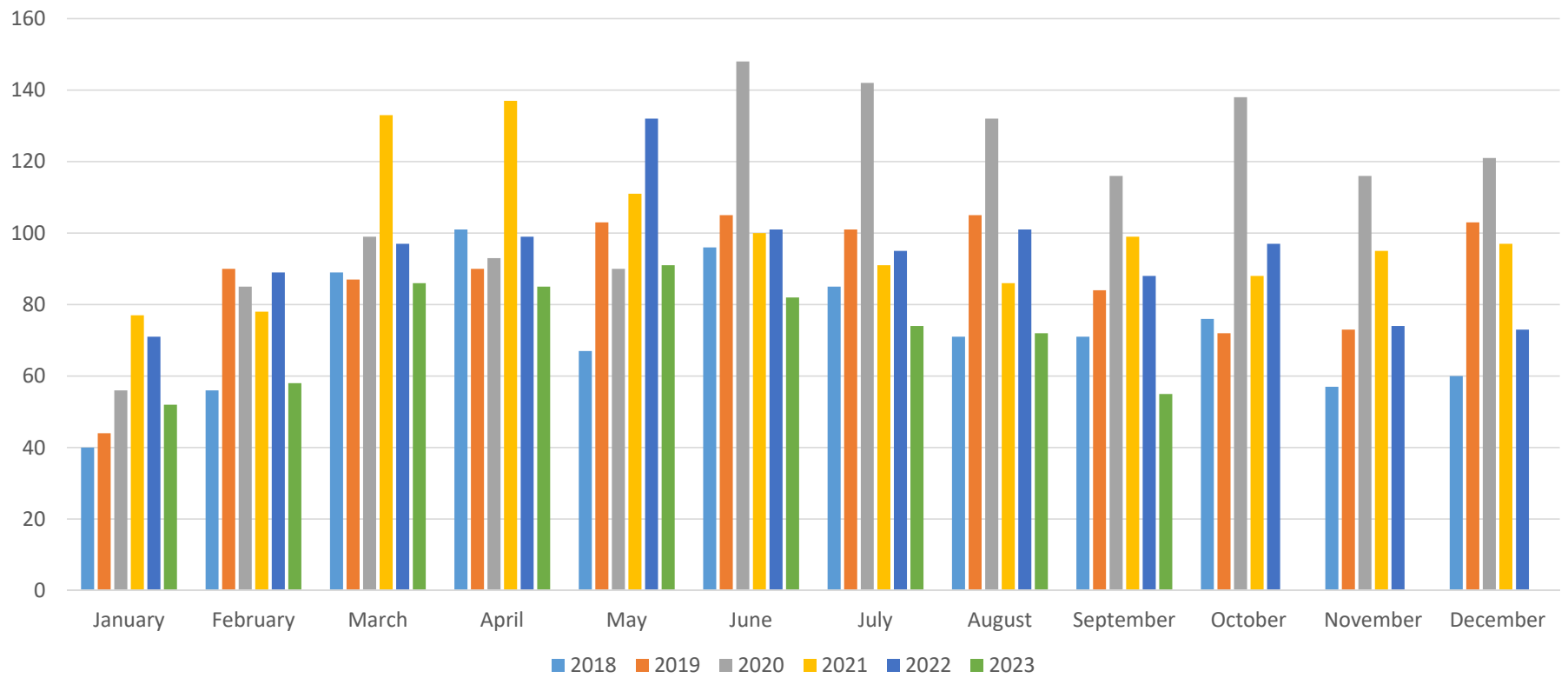
New Homes Active



New Homes Under Contract



New Homes Sold



Absorption Rate New Homes

in months

