

Local Market Update – July 2023

A FREE RESEARCH TOOL FROM MLSOK



Edmond (City)

Associated with ZIP Codes: 73003, 73012, 73013, 73025 and 73034

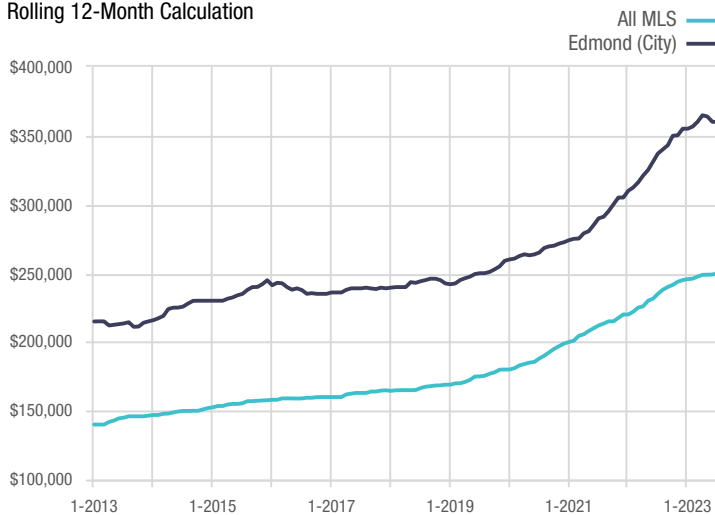
| Single Family | July | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 7-2022 | Thru 7-2023 | % Change |
| New Listings | 515 | 399 | - 22.5% | 2,971 | 2,605 | - 12.3% |
| Pending Sales | 372 | 308 | - 17.2% | 2,586 | 2,127 | - 17.7% |
| Closed Sales | 388 | 301 | - 22.4% | 2,453 | 1,931 | - 21.3% |
| Days on Market Until Sale | 12 | 30 | + 150.0% | 16 | 37 | + 131.3% |
| Median Sales Price* | \$373,852 | \$375,340 | + 0.4% | \$355,284 | \$369,999 | + 4.1% |
| Average Sales Price* | \$420,803 | \$447,092 | + 6.2% | \$409,905 | \$430,296 | + 5.0% |
| Percent of List Price Received* | 101.5% | 99.7% | - 1.8% | 102.1% | 99.5% | - 2.5% |
| Inventory of Homes for Sale | 568 | 644 | + 13.4% | — | — | — |
| Months Supply of Inventory | 1.6 | 2.3 | + 43.8% | — | — | — |

| Townhouse-Condo | July | | | Year to Date | | |
|---------------------------------|-----------|-----------|------------|--------------|-------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 7-2022 | Thru 7-2023 | % Change |
| New Listings | 7 | 6 | - 14.3% | 51 | 68 | + 33.3% |
| Pending Sales | 9 | 8 | - 11.1% | 52 | 48 | - 7.7% |
| Closed Sales | 14 | 4 | - 71.4% | 50 | 40 | - 20.0% |
| Days on Market Until Sale | 25 | 15 | - 40.0% | 15 | 17 | + 13.3% |
| Median Sales Price* | \$259,500 | \$201,000 | - 22.5% | \$196,250 | \$208,750 | + 6.4% |
| Average Sales Price* | \$252,600 | \$214,840 | - 14.9% | \$222,831 | \$238,005 | + 6.8% |
| Percent of List Price Received* | 100.8% | 98.4% | - 2.4% | 101.8% | 99.6% | - 2.2% |
| Inventory of Homes for Sale | 1 | 18 | + 1,700.0% | — | — | — |
| Months Supply of Inventory | 0.1 | 3.3 | + 3,200.0% | — | — | — |

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

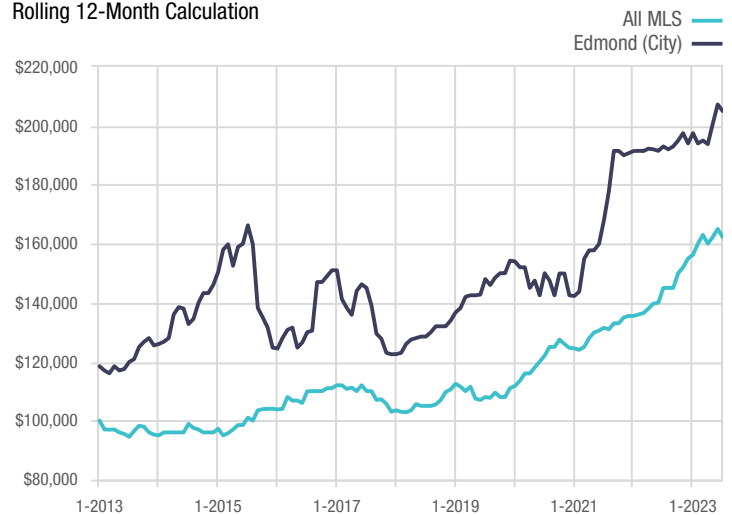
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.