Local Market Update – August 2021
A FREE RESEARCH TOOL FROM MLSOK
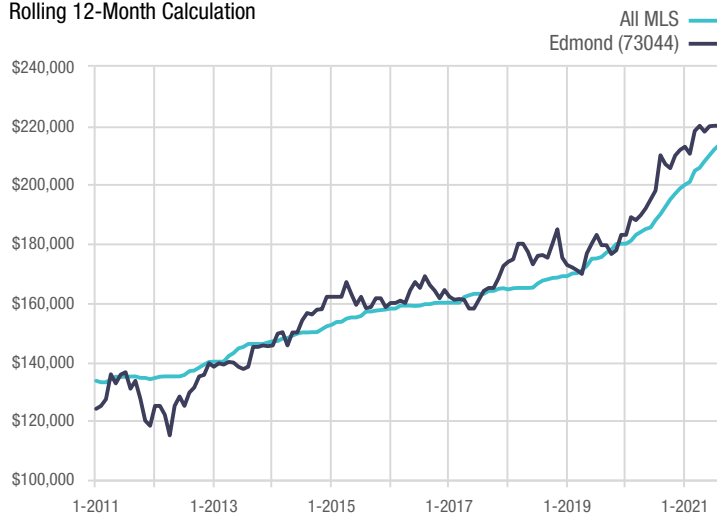
mlsok

Edmond (73044)
Associated with ZIP Code: 73044 (Guthrie)

Single Family

Key Metrics	August			Year to Date		
	2020	2021	% Change	Thru 8-2020	Thru 8-2021	% Change
New Listings	41	**55**	+ 34.1%	355	**388**	+ 9.3%
Pending Sales	35	**49**	+ 40.0%	314	**358**	+ 14.0%
Closed Sales	46	**38**	- 17.4%	286	**336**	+ 17.5%
Days on Market Until Sale	48	**26**	- 45.8%	42	**30**	- 28.6%
Median Sales Price*	$230,000	**$228,950**	- 0.5%	$213,200	**$220,000**	+ 3.2%
Average Sales Price*	$225,243	**$245,226**	+ 8.9%	$212,042	**$219,007**	+ 3.3%
Percent of List Price Received*	100.0%	**100.0%**	0.0%	99.3%	**99.4%**	+ 0.1%
Inventory of Homes for Sale	70	**73**	+ 4.3%	—	—	—
Months Supply of Inventory	2.0	**1.7**	- 15.0%	—	—	—

Townhouse-Condo

Key Metrics	August			Year to Date		
	2020	2021	% Change	Thru 8-2020	Thru 8-2021	% Change
New Listings	0	**0**	—	0	**1**	—
Pending Sales	0	**0**	—	0	**1**	—
Closed Sales	0	**0**	—	0	**1**	—
Days on Market Until Sale	—	**—**	—	—	**19**	—
Median Sales Price*	—	**—**	—	—	**$185,000**	—
Average Sales Price*	—	**—**	—	—	**$185,000**	—
Percent of List Price Received*	—	**—**	—	—	**100.0%**	—
Inventory of Homes for Sale	0	**0**	—	—	—	—
Months Supply of Inventory	—	**—**	—	—	—	—

* 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.
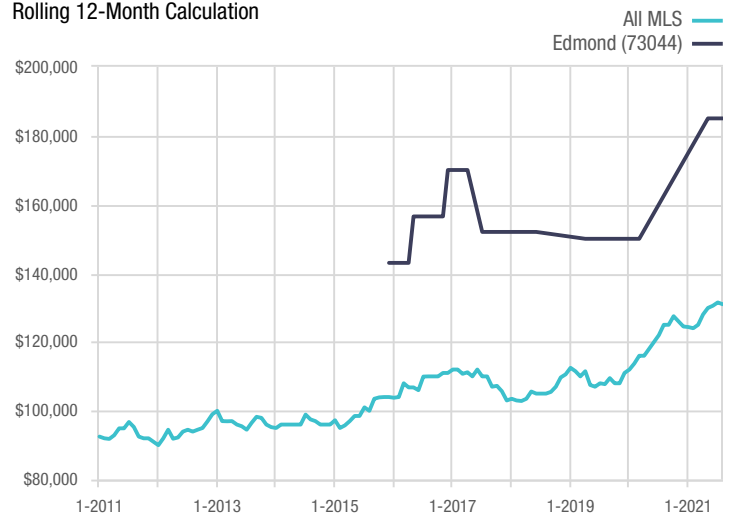
Median Sales Price - Single Family
Rolling 12-Month Calculation

All MLS ——
Edmond (73044) ——

Median Sales Price - Townhouse-Condo
Rolling 12-Month Calculation

All MLS ——
Edmond (73044) ——

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.