

# MLS STATISTICS for August 2021

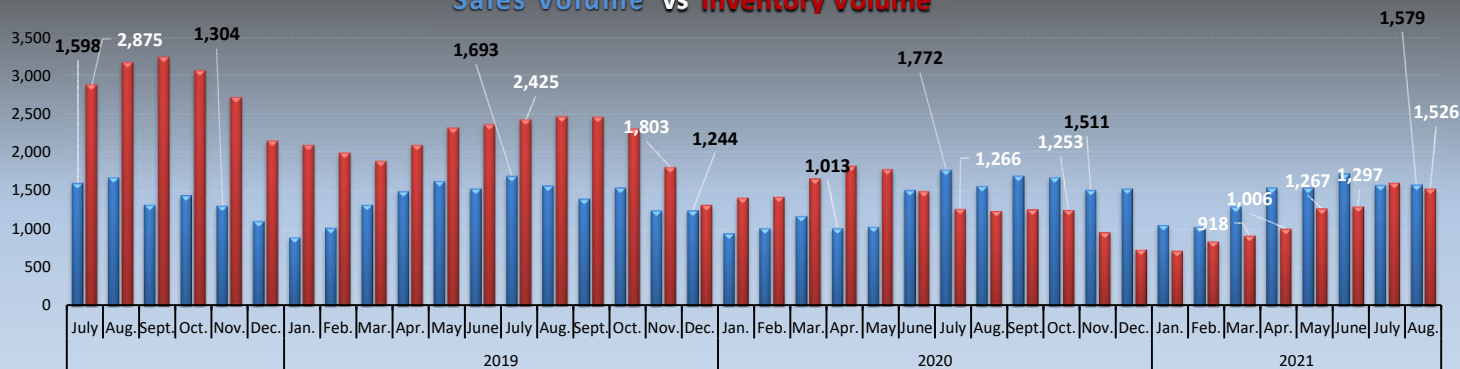
Data for Sacramento County and the City of West Sacramento



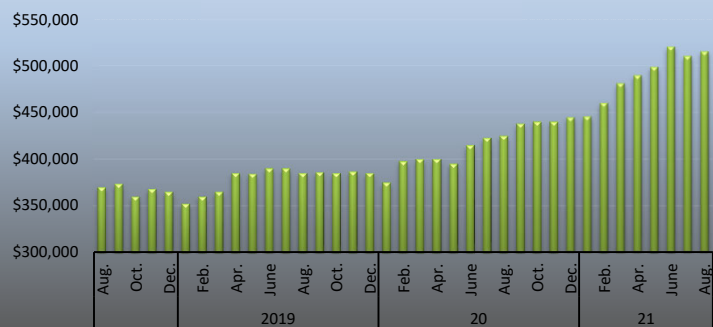
## SINGLE FAMILY HOME RESALES

Monthly Statistics	Current Month	% of Total Sales	Last Month	Change	% of Total Sales	Last Year	% of Total Sales	Change
Listings Published this Month	2,005		2,077	-3.5%		1,886		6.3%
Active Listing Inventory †	1,526		1,602	-4.7%		1,238		23.3%
Pending Sales This Month*	1,971		1,825	8.0%		2,343		-15.9%
Number of REO Sales	2	0.1%	1	100%	0.1%	12	0.8%	-83.3%
Number of Short Sales	0	0.0%	3	-100%	0.2%	2	0.1%	-100.0%
Equity Sales	1,577	99.9%	1,570	0.4%	99.7%	1,546	99.1%	2.0%
Other (non-REO/-Short Sale/-Equ)	0	0.0%	0	0%	0.0%	0	0.0%	N/A
Total Number of Closed Escrows	1,579	100%	1,574	0.3%	100%	1,560	100.0%	1.2%
Months Inventory	1 Months		1 Months	0.0%		0.8 Months		25.0%
Dollar Value of Closed Escrows	\$907,039,087		\$882,267,686	2.8%		\$742,360,144		22.2%
Median	\$515,000		\$510,000	1.0%		\$425,000		21.2%
Mean	\$574,439		\$560,882	2.4%		\$475,872		20.7%
<b>Year-to-Date Statistics</b>	<b>1/01/21 to 8/31/21</b>		<b>1/01/21 to 8/31/21</b>			<b>1/1/2020</b>		
	<b>SAR monthly data, compiled</b>		<b>MetroList YTD data</b>			<b>8/31/2020</b>		<b>Change</b>
Number of Closed Escrows	11,336		11,503			10,011		13.2%
Dollar Value of Closed Escrows	\$6,189,253,664		\$6,268,225,432			\$4,470,575,895		38.4%
Median	\$495,000		\$495,000			\$405,000		22.2%
Mean	\$545,982		\$544,921			\$446,566		22.3%

### Sales Volume vs Inventory Volume



### Median Sales Price



### Sacramento County Statistics

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 Contact [tony@sacrealtor.org](mailto:tony@sacrealtor.org) for details.

*David Brooker*  
 REALTOR®/Specialist

\*SAR Members Only\*

† includes: Active, Contingent - Show, Contingent - No Show listings

\* The method for retrieving Pending Sales from MetroList® was updated for April 2019. Pending sales are now counted at a single point in time at the beginning of the month rather than by entering the date range of the month in question. This new method will now include any listings that have the status of "pending" in MetroList®.

Based on Multiple Listing Service data from MetroList® | 2021 SAR

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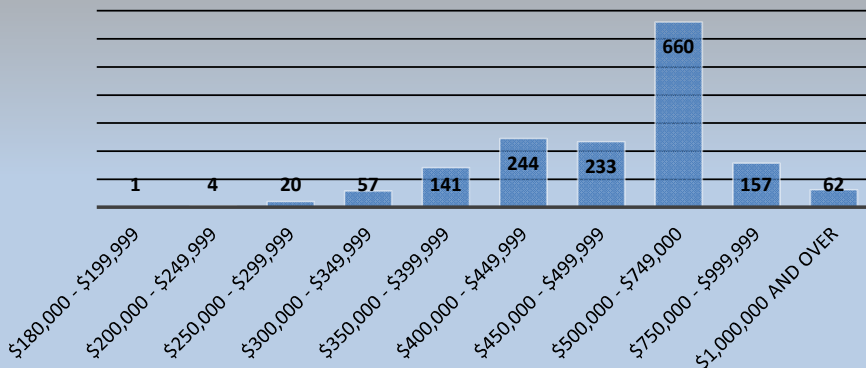
## Data for Sacramento County and the City of West Sacramento

### BREAKDOWN OF SALES BY PRICE

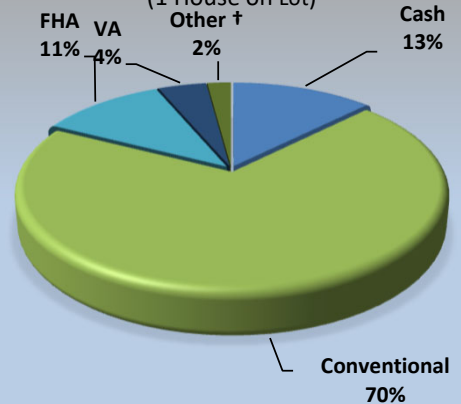
### Type of Financing/Days on Market

#### 1 House on Lot

Total: 1,579

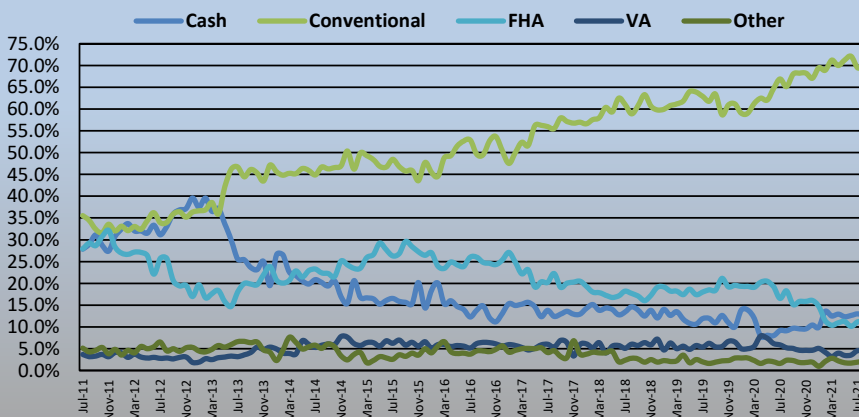


#### TYPE OF FINANCING (1 House on Lot)

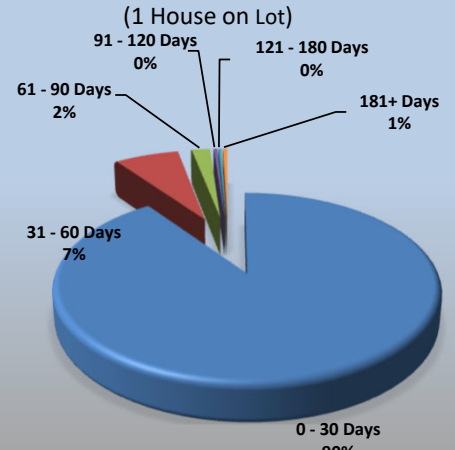


#### Types of Financing Historical

(% of Sales)



#### DAYS ON MARKET (1 House on Lot)



Type of Financing	Current Month		Previous Month		LENGTH OF TIME ON MARKET				
	# of Units	% of Total	# of Units	% of Total	(Single Family Only) Days on Market	# of Units	% of Total		
(Single Family Home only) Financing Method							Current Month	Last 4 Months	Last 12 Months
Cash	199	12.6%	204	13.0%	0 - 30	1,426	90.3%	93.1%	89.6%
Conventional	1,103	69.9%	1,094	69.5%	31 - 60	105	6.6%	5.0%	6.6%
FHA	176	11.1%	175	11.1%	61 - 90	30	1.9%	1.0%	2.0%
VA	68	4.3%	71	4.5%	91 - 120	6	0.4%	0.4%	0.8%
Other †	33	2.1%	30	1.9%	121 - 180	5	0.3%	0.3%	0.6%
<b>Total</b>	<b>1,579</b>	<b>100.0%</b>	<b>1,574</b>	<b>100.0%</b>	<b>181+</b>	<b>7</b>	<b>0.4%</b>	<b>0.2%</b>	<b>0.4%</b>
					<b>Total</b>	<b>1,579</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>

† includes: cal vet, contract of sale, creative, farm home loan, owner financing.

<b>Median DOM:</b>	<b>7</b>	<b>7</b>
<b>Average DOM:</b>	<b>15</b>	<b>12</b>
<b>Average Price/Square Foot:</b>	<b>\$333.9</b>	<b>\$334.7</b>

This representation is based in whole or in part on data supplied by MetroList. MetroList does not guarantee, nor is it in any way responsible for, its accuracy. Data maintained by MetroList does not reflect all real estate activity in the market. All information provided is deemed reliable, but it is not guaranteed and should be independently verified. For the most current statistical information, visit <https://www.sacrealtor.org/consumers/housing-statistics>.

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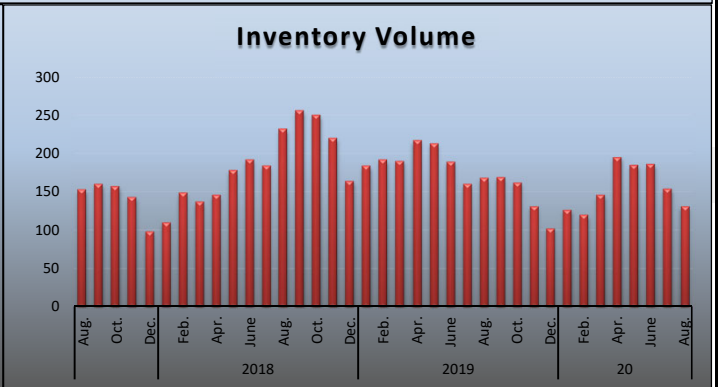
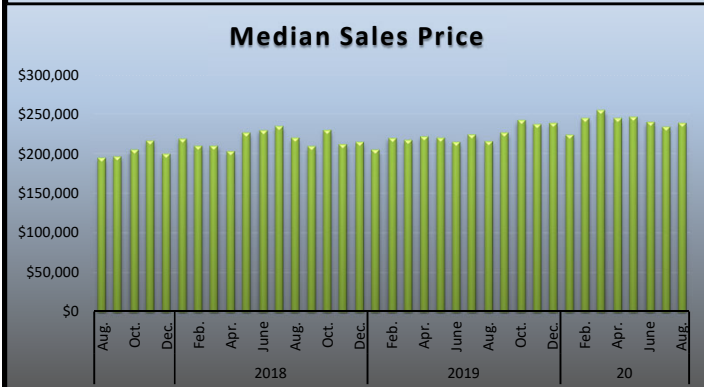
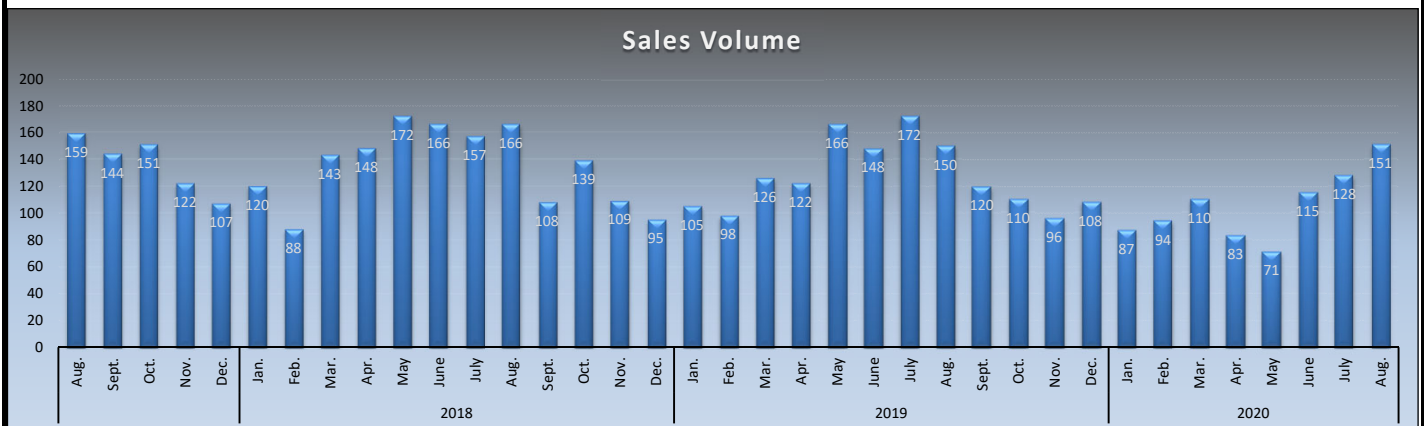
Compiled monthly by Tony Vicari, Director of Communications | Sacramento Association of REALTORS® | [www.sacrealtor.org](http://www.sacrealtor.org) | 916.437.1205

**MLS STATISTICS for August 2020**  
Data for Sacramento County and the City of West Sacramento



**CONDOMINIUM REALES**

Monthly Statistics	Current Month	% of Total Sales	Last Month	Change	% of Total Sales	Last Year	% of Total Sales	Change
Listings Published this Month	162		175	-7.4%		179		-9.5%
Active Listing Inventory †	131		154	-14.9%		168		-22.0%
Pending Sales This Month*	193		210	-8.1%		169		14.2%
Number of REO Sales	2	1.3%	0	100.0%	0.0%	2	1.3%	N/A
Number of Short Sales	0	0.0%	0	100.0%	0.0%	0	0.0%	N/A
Equity Sales	149	99%	128	16.4%	100.0%	148	98.7%	0.7%
Total Number of Closed Escrows	151	100%	128	18.0%	100%	150	100.0%	0.7%
Months Inventory	0.9 Months		1.2 Months	-25.0%		1.1 Months		-18.2%
Dollar Value of Closed Escrows	\$37,605,641		\$33,734,614	11.5%		\$35,623,453		5.6%
Median	\$239,000		\$234,000	2.1%		\$215,750		10.8%
Mean	\$249,044		\$263,552	-5.5%		\$237,490		4.9%
<b>Year-to-Date Statistics</b>	<b>1/1/20 to 8/31/20</b>		<b>1/1/20 to 8/31/20</b>			<b>1/1/2019</b>		<b>Change</b>
	SAR monthly data, compiled		MetroList YTD data			8/31/2019		
Number of Closed Escrows	842		852			1,088		-22.6%
Dollar Value of Closed Escrows	\$217,600,017		\$220,797,907			\$261,710,795		-16.9%
Median	\$240,550		\$240,000			\$220,000		9.3%
Mean	\$258,432		\$259,152			\$240,543		7.4%



† includes: Active, Contingent - Show, Contingent - No Show  
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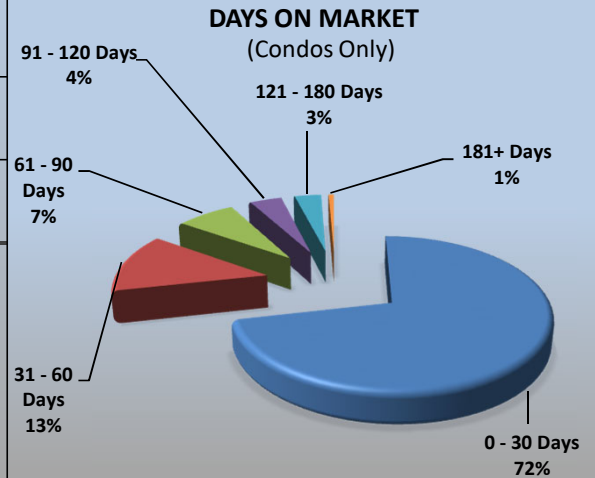
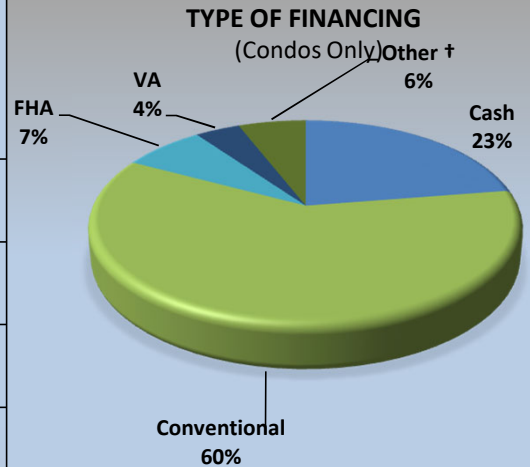
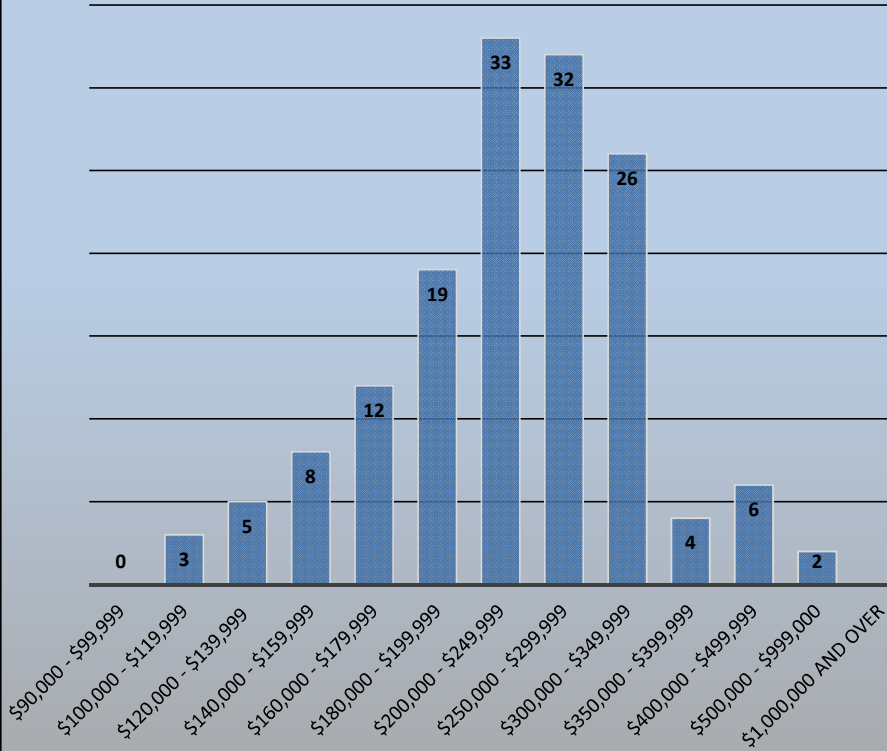
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### BREAKDOWN OF SALES BY PRICE

### Type of Financing/Days on Market

## Condos

Total: 151



Type of Financing	Current Month		Previous Month		LENGTH OF TIME ON MARKET				
	# of Units	% of Total	# of Units	% of Total	(SFR & Condo) Days on Market	# of Units	% of Total		
(Condo Only) Financing Method							Current Month	Last 4 Months	Last 12 Months
Cash	34	22.5%	37	28.9%	0 - 30	108	71.5%	72.3%	71.7%
Conventional	91	60.3%	68	53.1%	31 - 60	20	13.2%	15.5%	15.7%
FHA	11	7.3%	15	11.7%	61 - 90	11	7.3%	7.1%	6.6%
VA	6	4.0%	6	4.7%	91 - 120	6	4.0%	2.8%	2.8%
Other †	9	6.0%	2	1.6%	121 - 180	5	3.3%	2.2%	2.4%
<b>Total</b>	<b>151</b>	<b>100.0%</b>	<b>128</b>	<b>100.0%</b>	<b>181+</b>	<b>1</b>	<b>0.7%</b>	<b>0.2%</b>	<b>0.8%</b>
					<b>Total</b>	<b>151</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>

† includes: cal vet, contract of sale, creative, farm home loan, owner financir

**Average DOM:**      **Current**      **Last Month**  
28      29

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