

# Local Market Update – May 2020

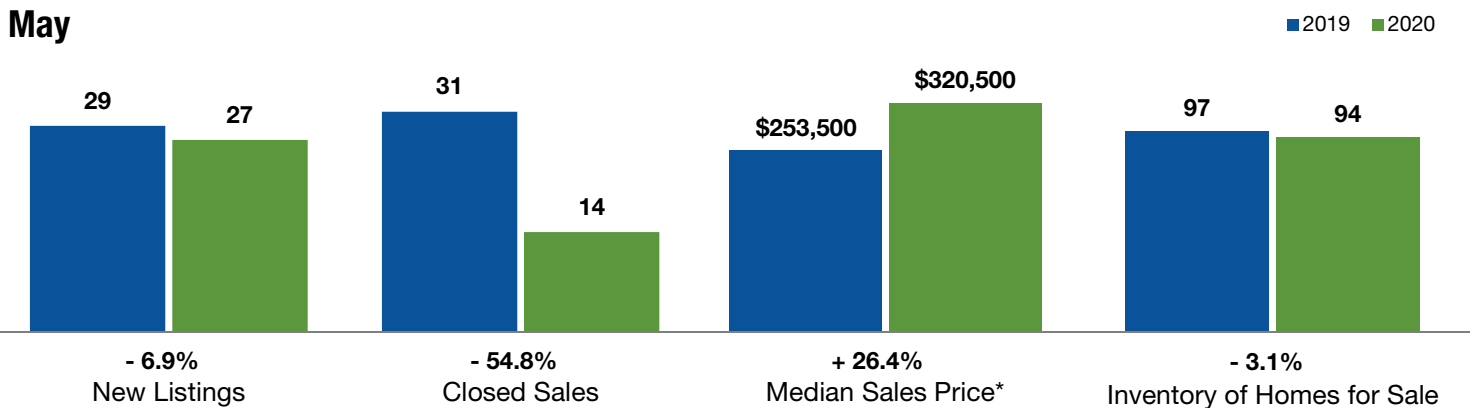
A Research Tool Provided by the Western Upstate Association of REALTORS®



## Salem

Key Metrics	May			YTD		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	29	27	- 6.9%	143	103	- 28.0%
Closed Sales	31	14	- 54.8%	75	77	+ 2.7%
Median Sales Price*	\$253,500	<b>\$320,500</b>	+ 26.4%	\$250,000	<b>\$289,000</b>	+ 15.6%
Percent of List Price Received*	96.3%	<b>97.1%</b>	+ 0.8%	95.4%	<b>95.6%</b>	+ 0.2%
Days on Market Until Sale	95	114	+ 20.0%	130	138	+ 6.2%
Inventory of Homes for Sale	97	94	- 3.1%	--	--	--

\* 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.



## Historical Median Sales Price Rolling 12-Month Calculation

