

Local Market Update – August 2021

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



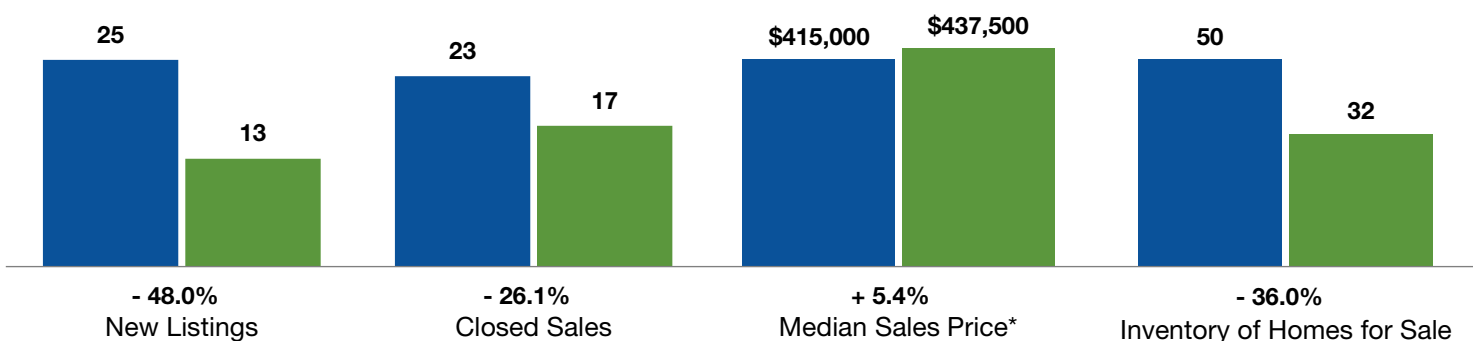
Salem

Key Metrics	August			YTD		
	2020	2021	Percent Change	2020	2021	Percent Change
New Listings	25	13	- 48.0%	176	164	- 6.8%
Closed Sales	23	17	- 26.1%	152	143	- 5.9%
Median Sales Price*	\$415,000	\$437,500	+ 5.4%	\$318,250	\$415,000	+ 30.4%
Percent of List Price Received*	99.9%	99.6%	- 0.3%	96.4%	98.8%	+ 2.5%
Days on Market Until Sale	114	45	- 60.5%	123	60	- 51.2%
Inventory of Homes for Sale	50	32	- 36.0%	--	--	--

* 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.

August

■ 2020 ■ 2021



Historical Median Sales Price Rolling 12-Month Calculation

