

Local Market Update – October 2022

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

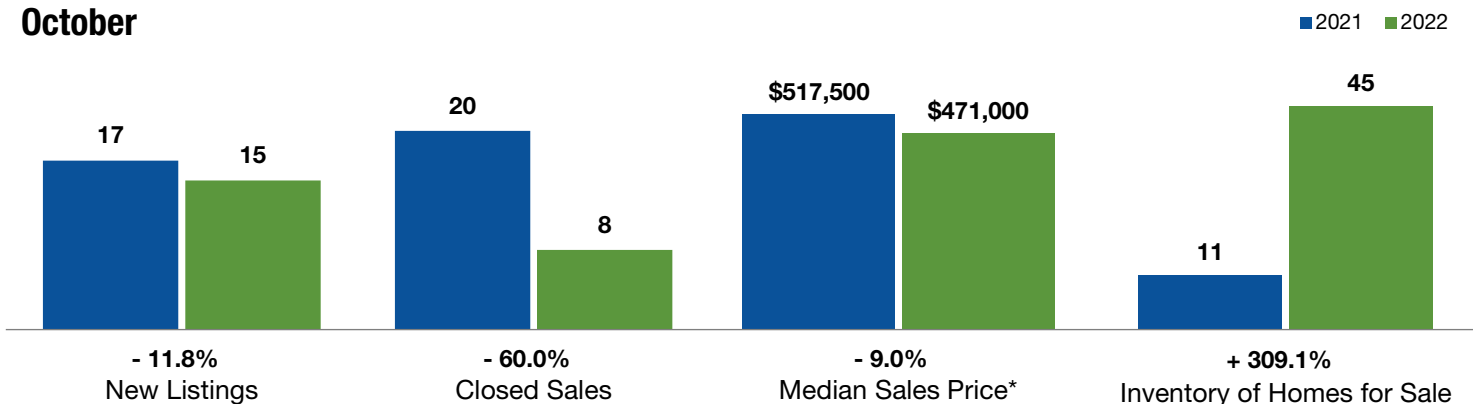


Salem

Key Metrics	October			YTD		
	2021	2022	Percent Change	2021	2022	Percent Change
New Listings	17	15	- 11.8%	205	190	- 7.3%
Closed Sales	20	8	- 60.0%	186	152	- 18.3%
Median Sales Price*	\$517,500	\$471,000	- 9.0%	\$421,000	\$449,500	+ 6.8%
Percent of List Price Received*	101.4%	93.1%	- 8.2%	99.1%	99.4%	+ 0.3%
Days on Market Until Sale	42	53	+ 26.2%	57	47	- 17.5%
Inventory of Homes for Sale	11	45	+ 309.1%	--	--	--

* 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.

October



Historical Median Sales Price Rolling 12-Month Calculation

