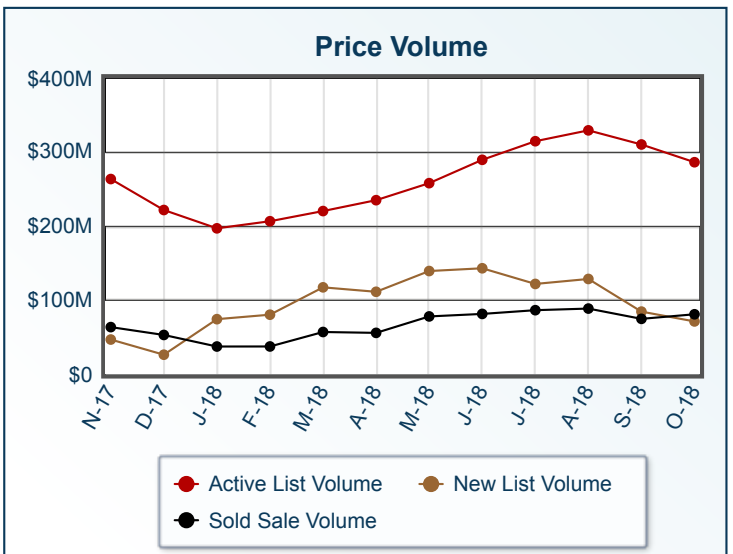
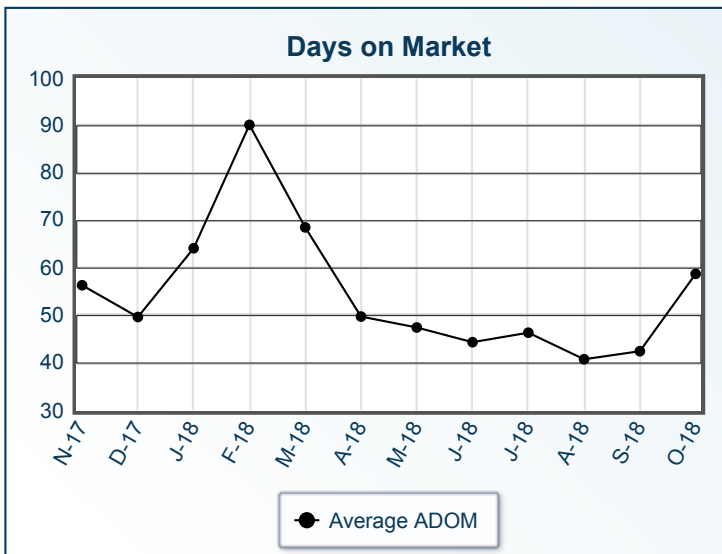
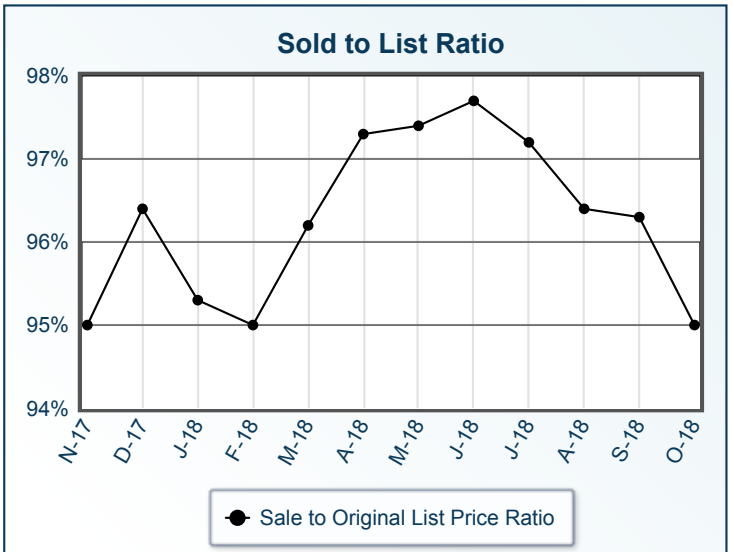
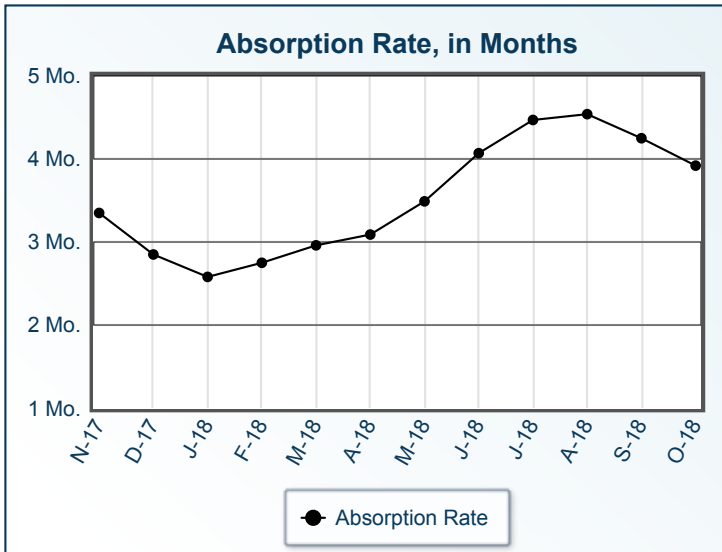
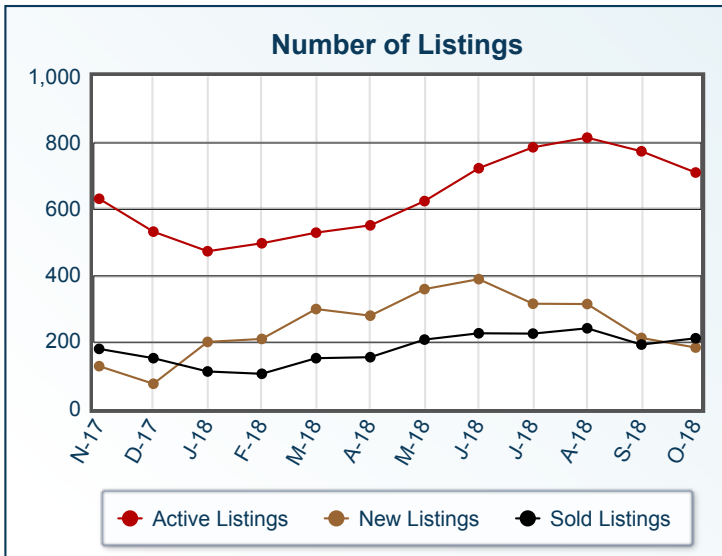


Market Summary

Anchorage Residential, October 2018



Summary Statistics

	Oct-18	Oct-17	% Chg	2018 YTD	2017 YTD	% Chg
Absorption Rate	3.92	3.91	0.26	3.61	3.24	11.42
Average List Price	\$403,194	\$413,943	-2.60	\$392,228	\$392,299	-0.02
Median List Price	\$345,000	\$341,000	1.17	\$340,000	\$339,000	0.29
Average Sale Price	\$382,677	\$362,234	5.64	\$372,436	\$363,028	2.59
Median Sale Price	\$321,750	\$335,000	-3.96	\$332,000	\$327,100	1.50
Average ADOM	58	54	7.41	52	50	4.00
Median ADOM	37	34	8.82	26	24	8.33

Sold Listings

	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-49,999	0	0	0.0	2	0	N/A
50,000-99,999	0	0	0.0	8	3	166.7
100,000-149,999	3	3	0.0	25	25	0.0
150,000-199,999	11	11	0.0	100	96	4.2
200,000-249,999	33	21	57.1	209	237	-11.8
250,000-299,999	33	49	-32.7	355	366	-3.0
300,000-349,999	38	43	-11.6	300	371	-19.1
350,000-399,999	24	31	-22.6	229	245	-6.5
400,000-449,999	16	25	-36.0	169	140	20.7
450,000-499,999	13	16	-18.7	114	106	7.5
500,000-549,999	9	5	80.0	89	69	29.0
550,000-599,999	11	5	120.0	74	54	37.0
600,000-649,999	4	3	33.3	43	40	7.5
650,000-699,999	4	2	100.0	31	34	-8.8
700,000-749,999	2	3	-33.3	16	20	-20.0
750,000-799,999	4	1	300.0	20	16	25.0
800,000-849,999	2	1	100.0	8	11	-27.3
850,000-899,999	1	0	N/A	9	5	80.0
900,000-949,999	1	0	N/A	4	3	33.3
950,000-999,999	1	0	N/A	4	5	-20.0
1,000,000+	2	3	-33.3	16	13	23.1
Totals	212	222	-4.5	1825	1859	-1.8

Pending Listings

	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-49,999	0	0	0.0	1	1	0.0
50,000-99,999	0	0	0.0	4	4	0.0
100,000-149,999	2	3	-33.3	23	25	-8.0
150,000-199,999	17	7	142.9	125	87	43.7
200,000-249,999	15	23	-34.8	202	265	-23.8
250,000-299,999	32	32	0.0	381	371	2.7
300,000-349,999	30	37	-18.9	303	368	-17.7
350,000-399,999	24	20	20.0	235	268	-12.3
400,000-449,999	24	10	140.0	206	145	42.1
450,000-499,999	10	7	42.9	109	111	-1.8
500,000-549,999	8	8	0.0	92	80	15.0
550,000-599,999	7	5	40.0	84	63	33.3
600,000-649,999	2	5	-60.0	41	38	7.9
650,000-699,999	2	6	-66.7	35	39	-10.3
700,000-749,999	1	1	0.0	9	23	-60.9
750,000-799,999	2	2	0.0	27	21	28.6
800,000-849,999	1	0	N/A	11	9	22.2
850,000-899,999	1	0	N/A	15	4	275.0
900,000-949,999	1	0	N/A	3	1	200.0
950,000-999,999	1	0	N/A	6	5	20.0
1,000,000+	1	1	0.0	22	21	4.8
Totals	181	167	8.4	1934	1949	-0.8

Active Listings							New Listings						
	This Month			Year to Date				This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg		2018	2017	% Chg	2018	2017	% Chg
0-49,999	1	0	N/A	5	2	150.0	0-49,999	2	0	N/A	5	2	150.0
50,000-99,999	5	1	400.0	13	5	160.0	50,000-99,999	1	0	N/A	12	5	140.0
100,000-149,999	7	9	-22.2	35	39	-10.3	100,000-149,999	1	8	-87.5	30	29	3.4
150,000-199,999	47	38	23.7	192	148	29.7	150,000-199,999	8	10	-20.0	161	127	26.8
200,000-249,999	67	81	-17.3	329	388	-15.2	200,000-249,999	18	29	-37.9	278	344	-19.2
250,000-299,999	125	148	-15.5	602	600	0.3	250,000-299,999	38	43	-11.6	508	531	-4.3
300,000-349,999	120	105	14.3	521	561	-7.1	300,000-349,999	32	28	14.3	463	490	-5.5
350,000-399,999	89	70	27.1	400	416	-3.8	350,000-399,999	22	35	-37.1	366	373	-1.9
400,000-449,999	55	47	17.0	302	241	25.3	400,000-449,999	19	21	-9.5	265	215	23.3
450,000-499,999	53	46	15.2	203	199	2.0	450,000-499,999	14	13	7.7	176	163	8.0
500,000-549,999	32	35	-8.6	155	138	12.3	500,000-549,999	7	9	-22.2	138	114	21.1
550,000-599,999	33	42	-21.4	144	130	10.8	550,000-599,999	5	4	25.0	119	112	6.3
600,000-649,999	8	18	-55.6	63	69	-8.7	600,000-649,999	4	4	0.0	50	58	-13.8
650,000-699,999	13	21	-38.1	64	85	-24.7	650,000-699,999	3	13	-76.9	48	64	-25.0
700,000-749,999	10	8	25.0	29	45	-35.6	700,000-749,999	1	3	-66.7	21	36	-41.7
750,000-799,999	10	14	-28.6	44	45	-2.2	750,000-799,999	3	2	50.0	33	35	-5.7
800,000-849,999	3	7	-57.1	22	22	0.0	800,000-849,999	1	1	0.0	18	15	20.0
850,000-899,999	8	9	-11.1	25	15	66.7	850,000-899,999	0	0	0.0	20	15	33.3
900,000-949,999	4	2	100.0	7	7	0.0	900,000-949,999	1	0	N/A	7	6	16.7
950,000-999,999	7	7	0.0	17	17	0.0	950,000-999,999	1	1	0.0	13	13	0.0
1,000,000+	14	17	-17.6	51	54	-5.6	1,000,000+	3	0	N/A	38	38	0.0
Totals	711	725	-1.9	3223	3226	-0.1	Totals	184	224	-17.9	2769	2785	-0.6

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