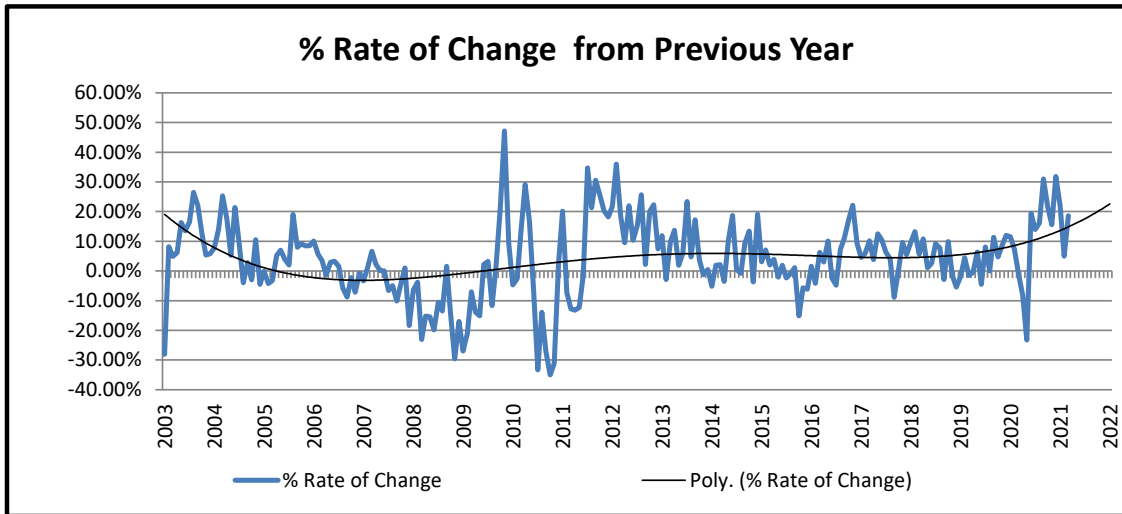
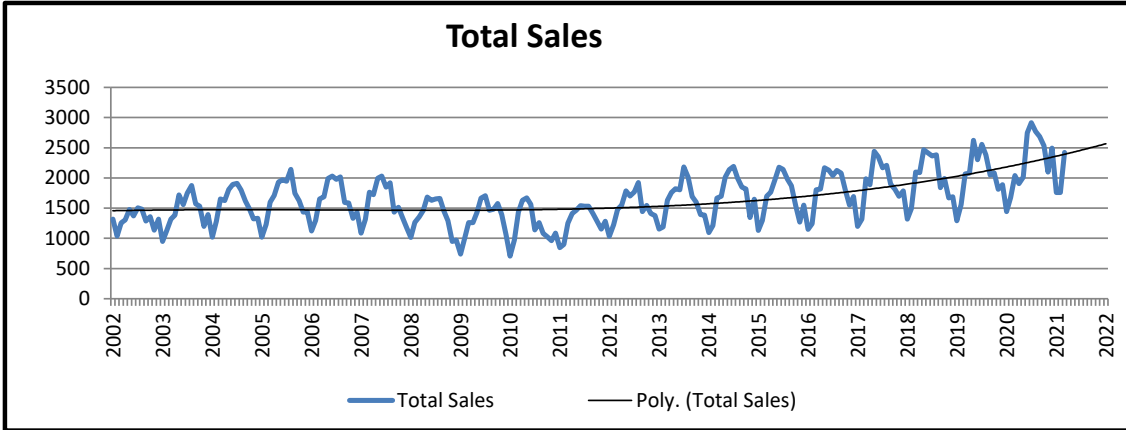
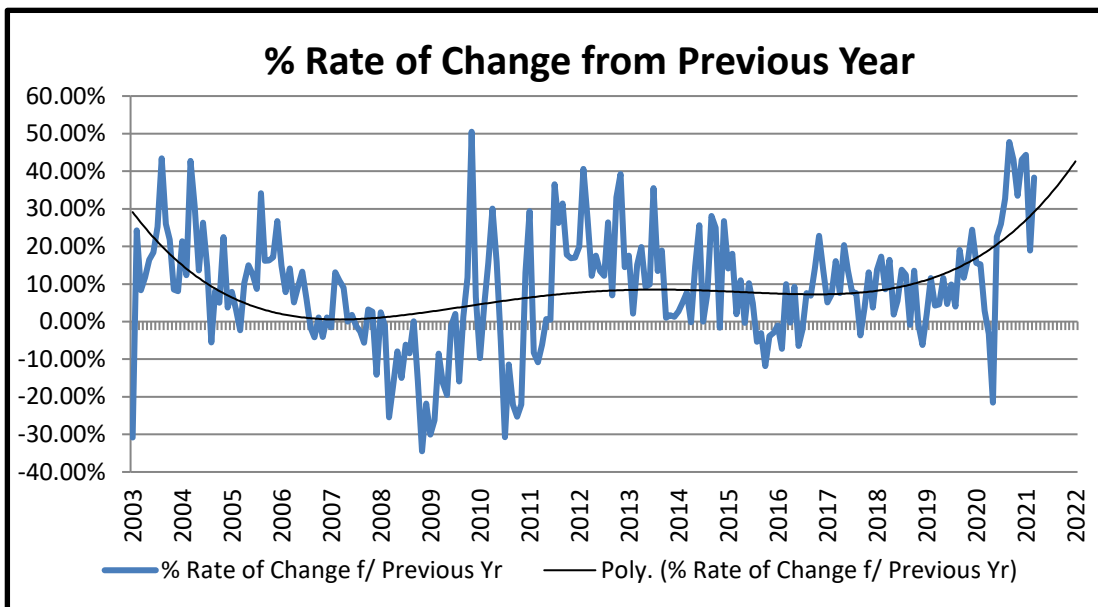
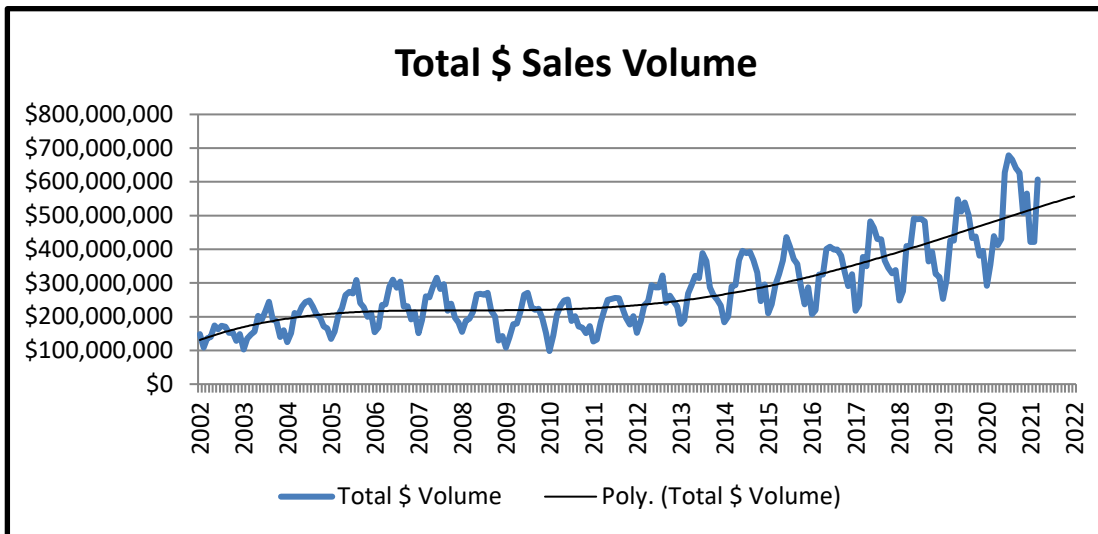


Oklahoma City Metro Area MLS Statistics "At a Glance"  
Updated April 16, 2021



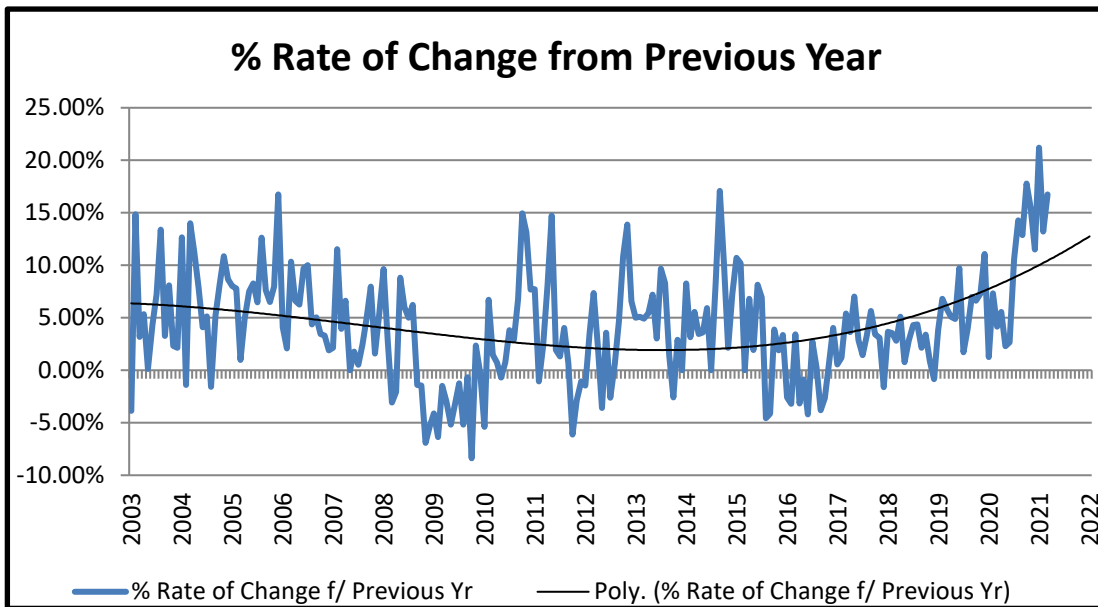
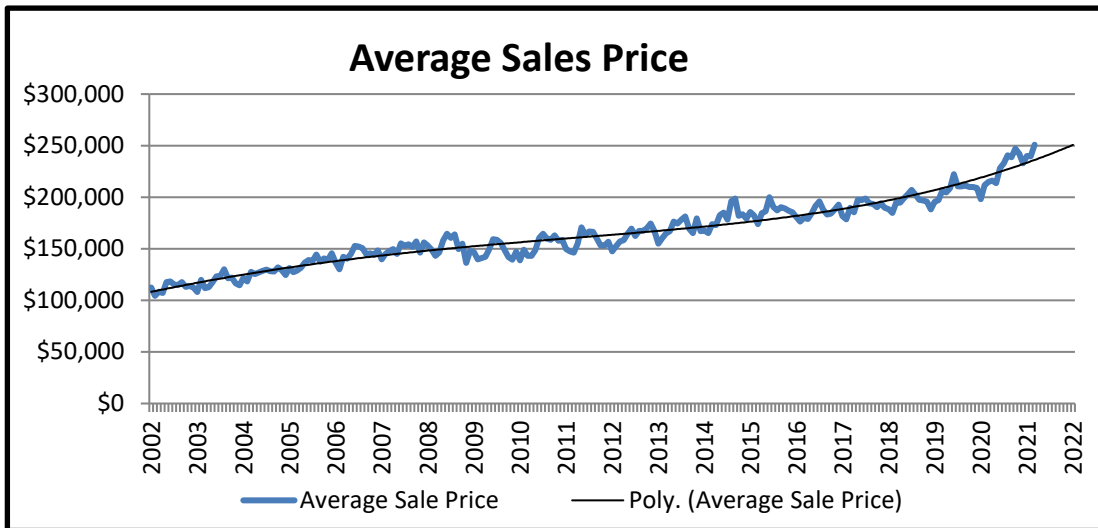
Summary:  
The rate of change of the number of Total MLS Sales from same month last year **+18.62 %**.  
The last 12 months Moving Average was **+13.62 %**.  
The top chart fluctuations reflect the seasonal movements from peak summer months to slow winter months, i.e. winter sales is typically 50% +/- less than summer months.

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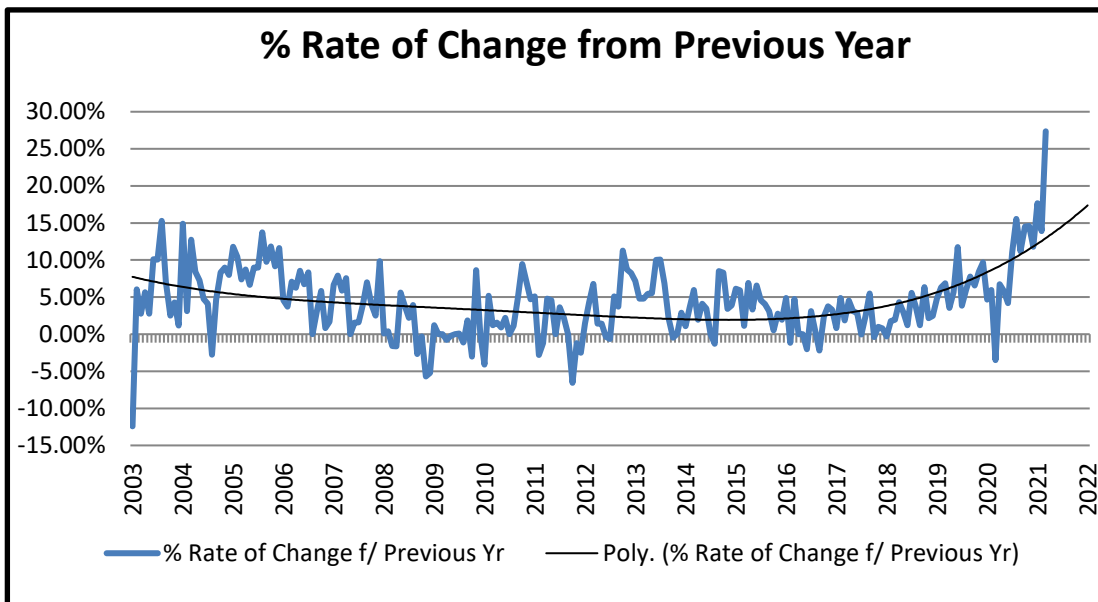
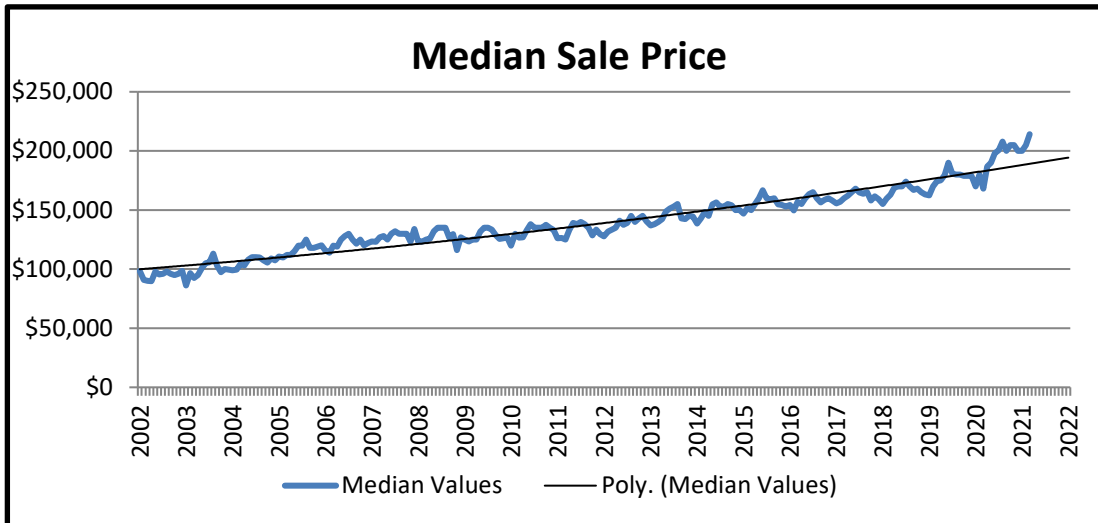
**Summary:**  
 The rate of change of Total Sales Volume from same month last year was **+38.35 %**.  
 Last 12 month Moving Average was **+ 28.14 %**.

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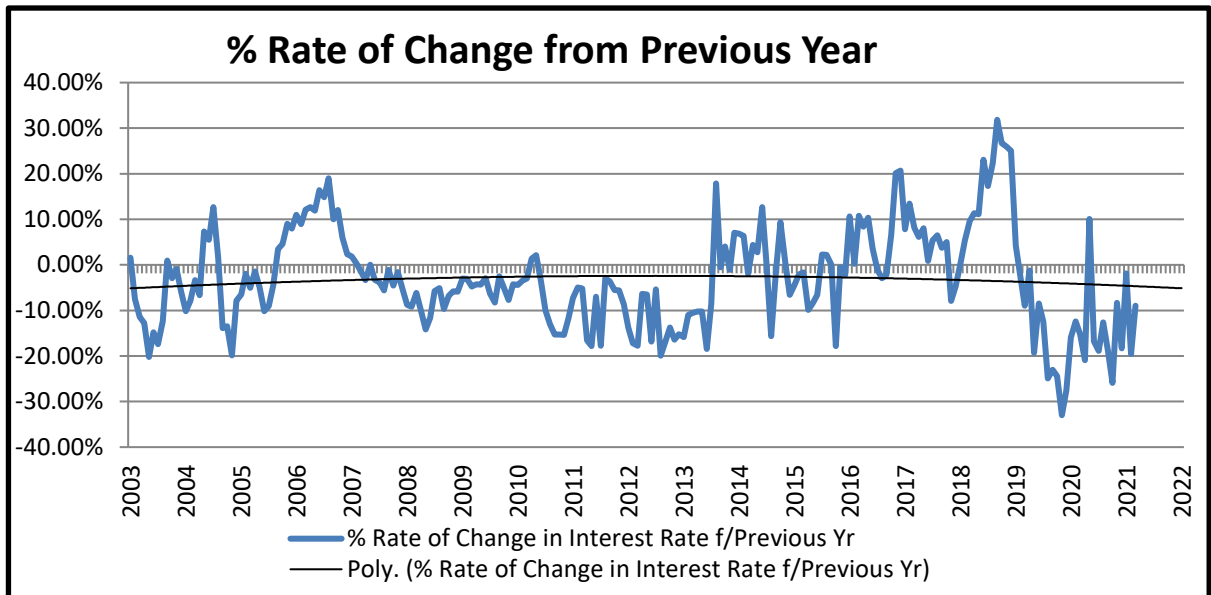
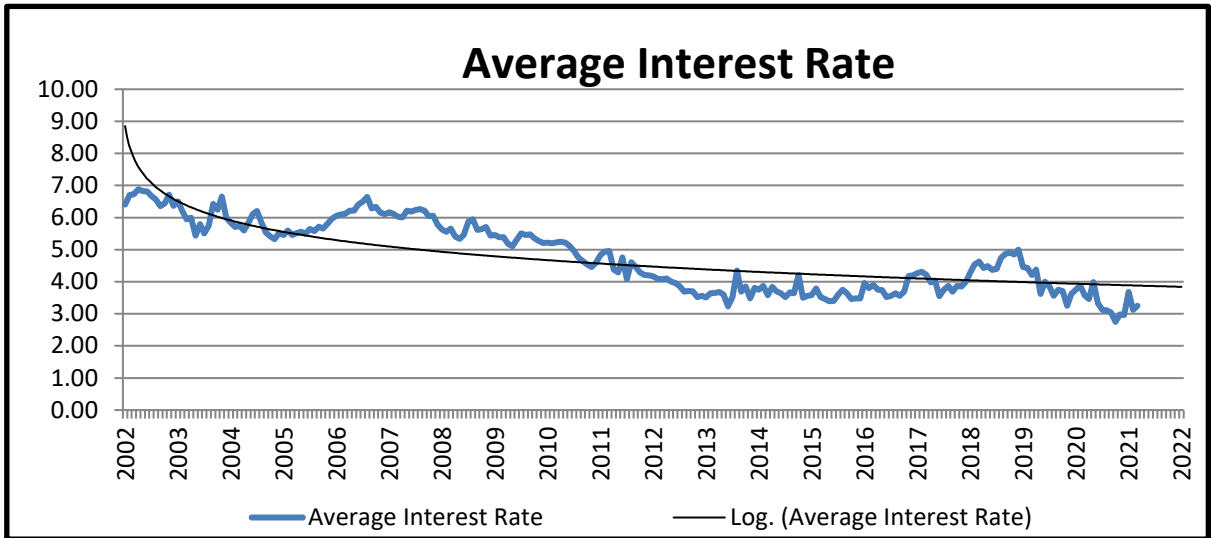
**Summary:**  
 The rate of change of the Average Sales Price from same month last year was **+ 16.75 %**.  
 Last 12 month Moving Average was **+ 12.01 %**.  
 The overall trend line has more weight than any given month

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Summary:  
The rate of change of the Median Sale Price from same month last year was **+27.36 %**  
Last 12 Month Moving average was **+ 12.86 %**.

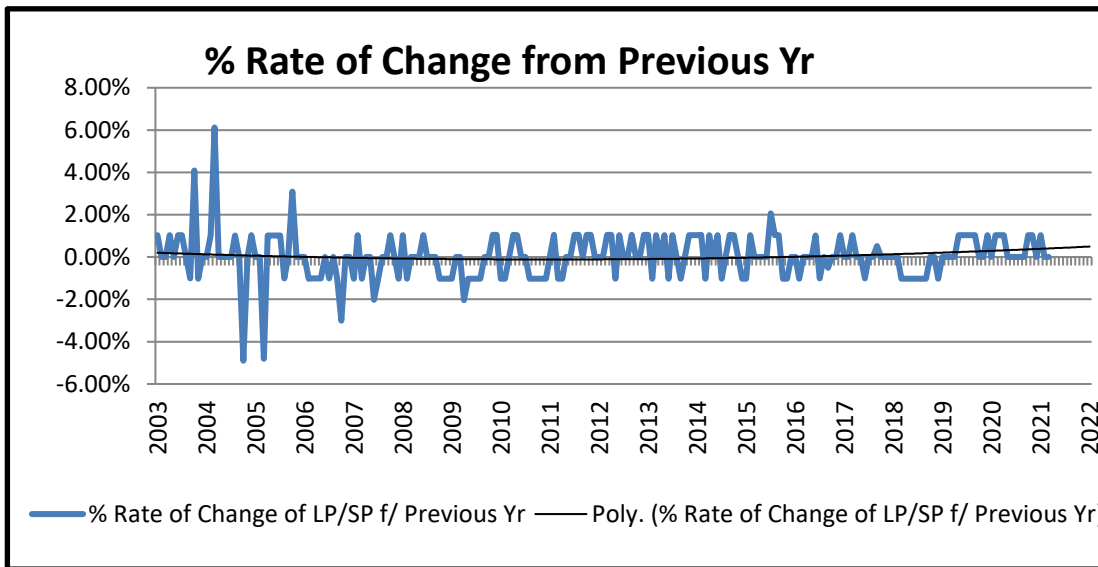
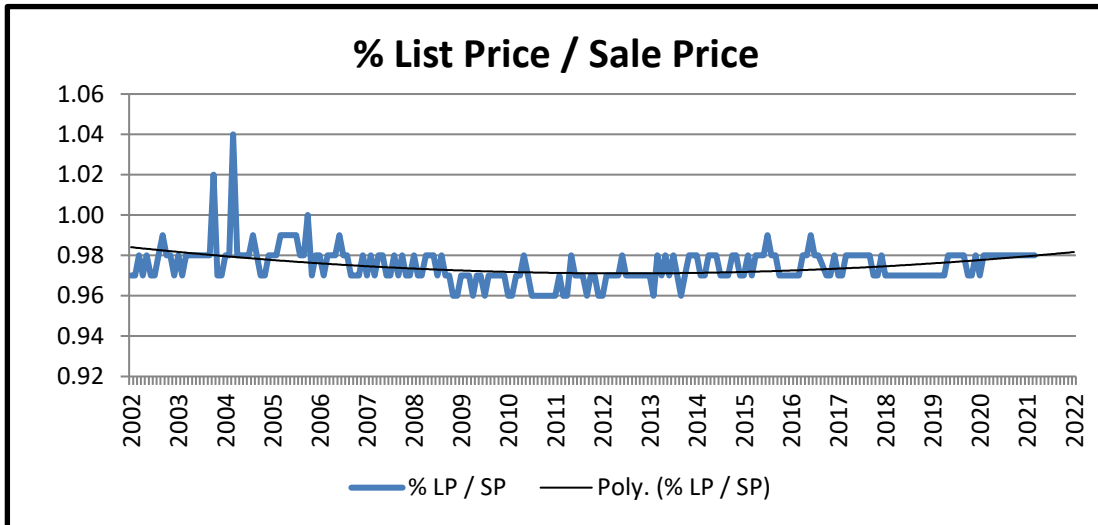
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**Summary:**

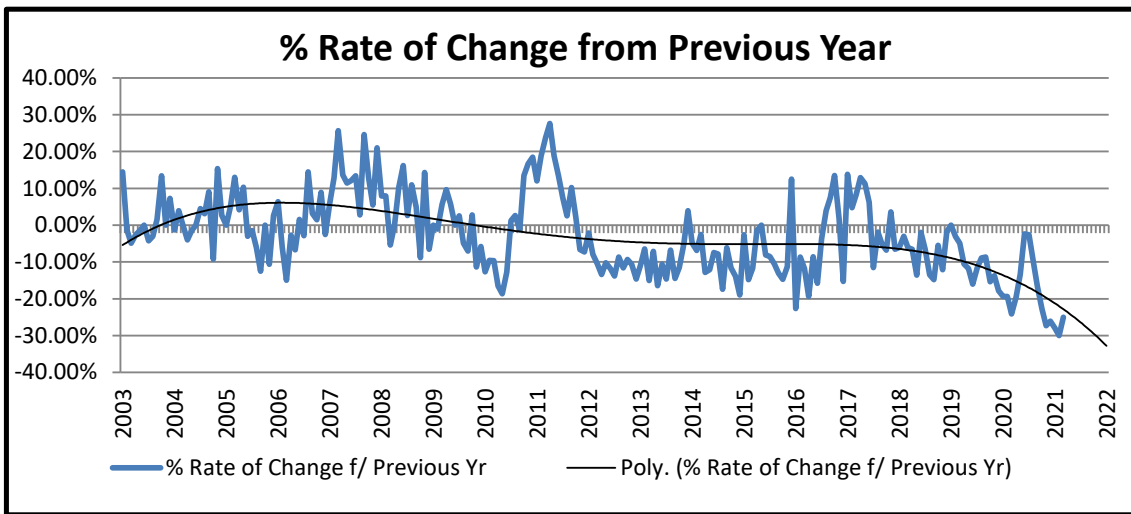
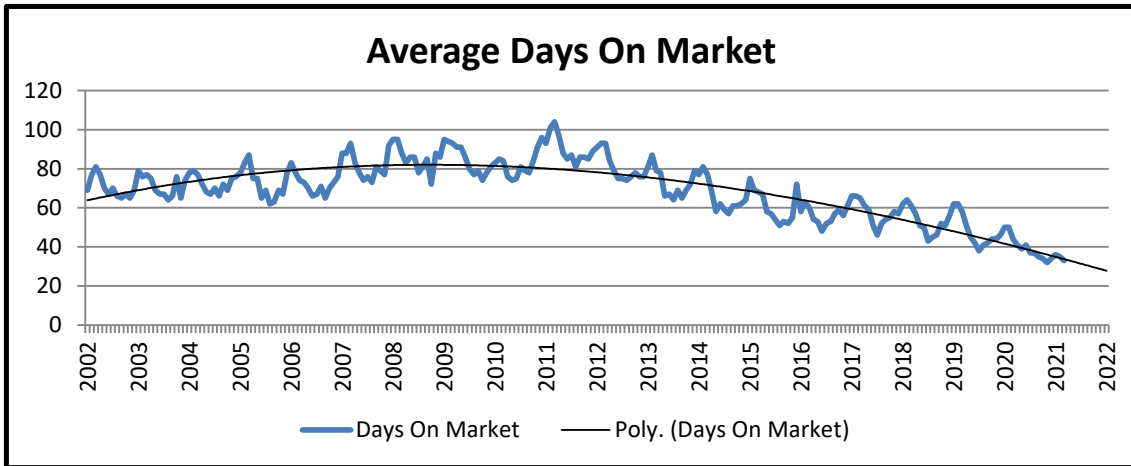
The average interest rate last month was **3.23 %**

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**Summary:**  
 The average home last month sold for **98%** of the list price.  
 This is a graph of the ratio of list price to sale price. i.e. typically we see a sale price 98% of the list price if home is priced right.

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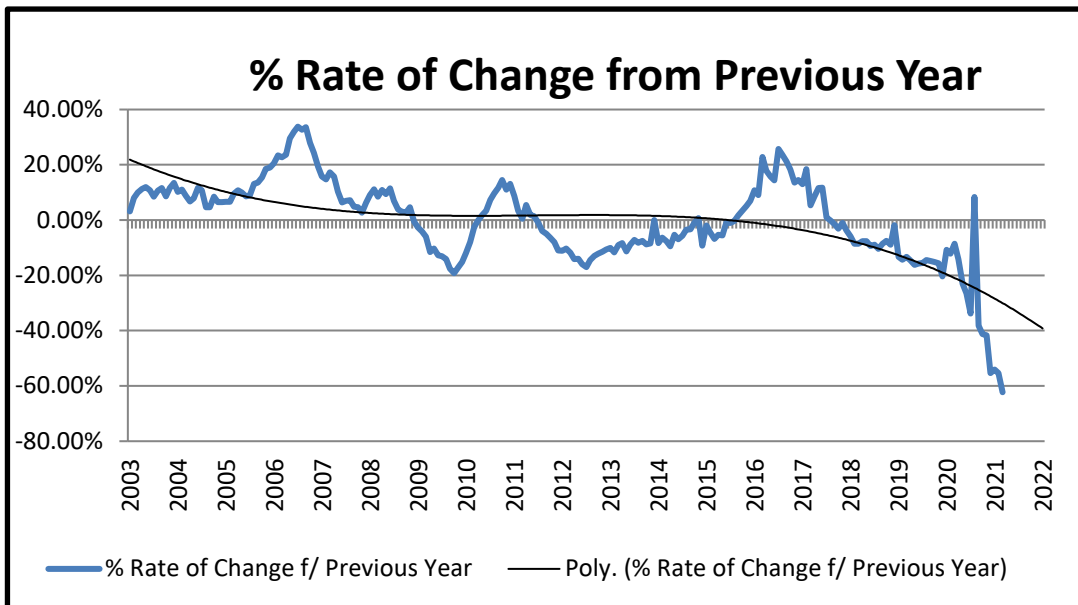
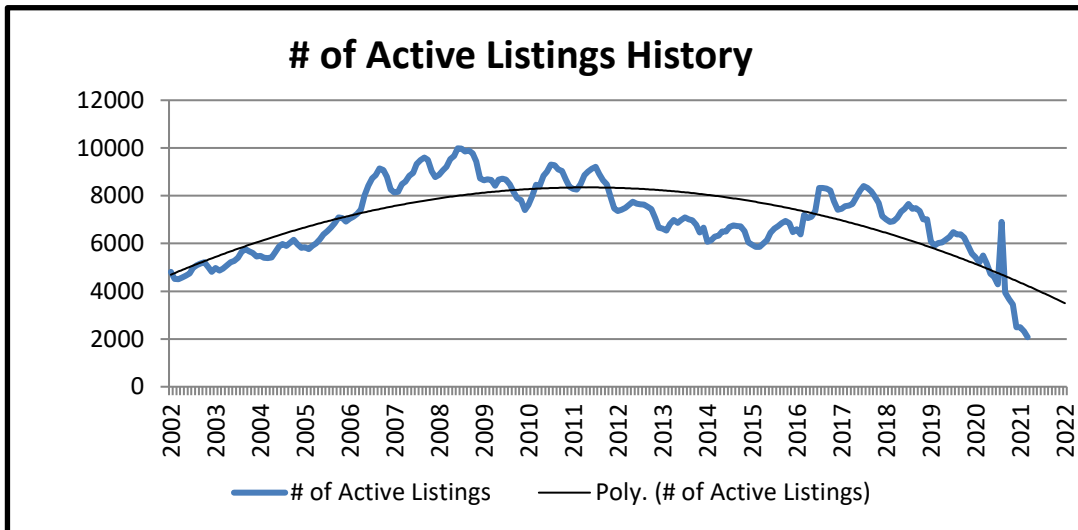


**Summary:**

The average home last month took 52 days to sell, the rate of change of the Average DOM was **-25 %** from same month last year.

Last 12 months Moving Average was **-18.62 %**.

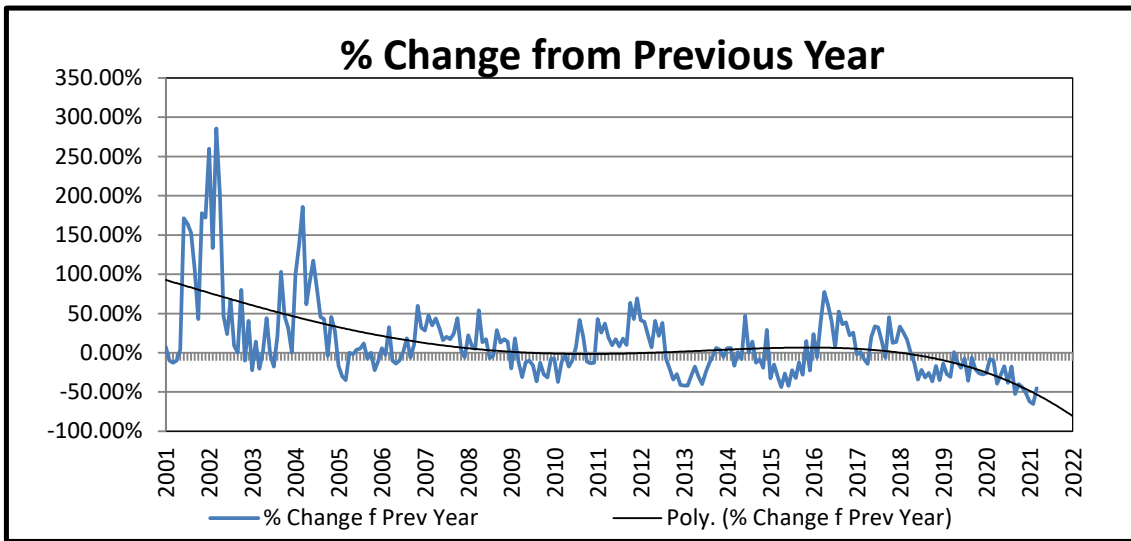
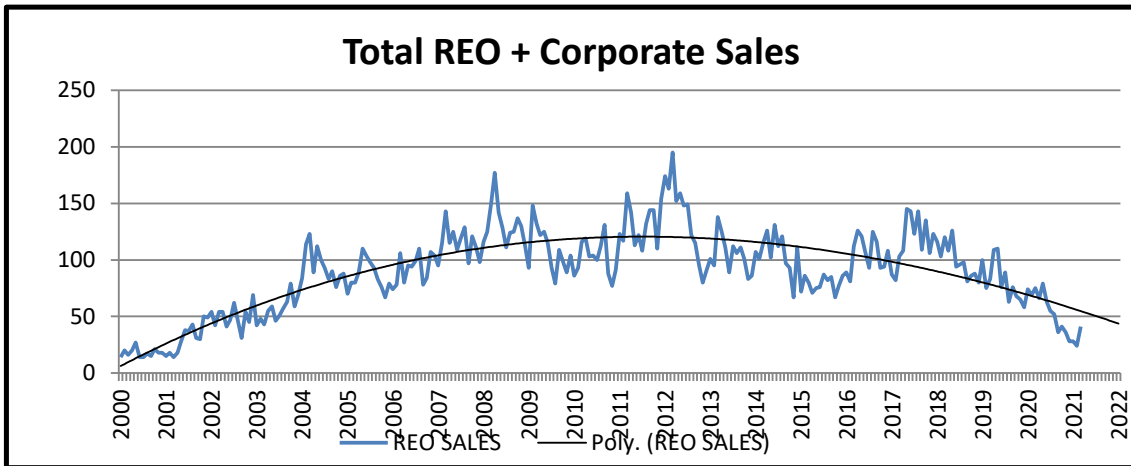
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Summary: Total under Contract (Pending) was 2469 homes  
 Last month number of listings was 2323, **-62.28** from same month last year.  
 The last 12 month moving average was **+36.44 %**. **Market saturation rate is .86 months**, in other words if no more listings hit the market it would take .86 months to sell all the homes on the market. (fyi, 6 months has been normal).

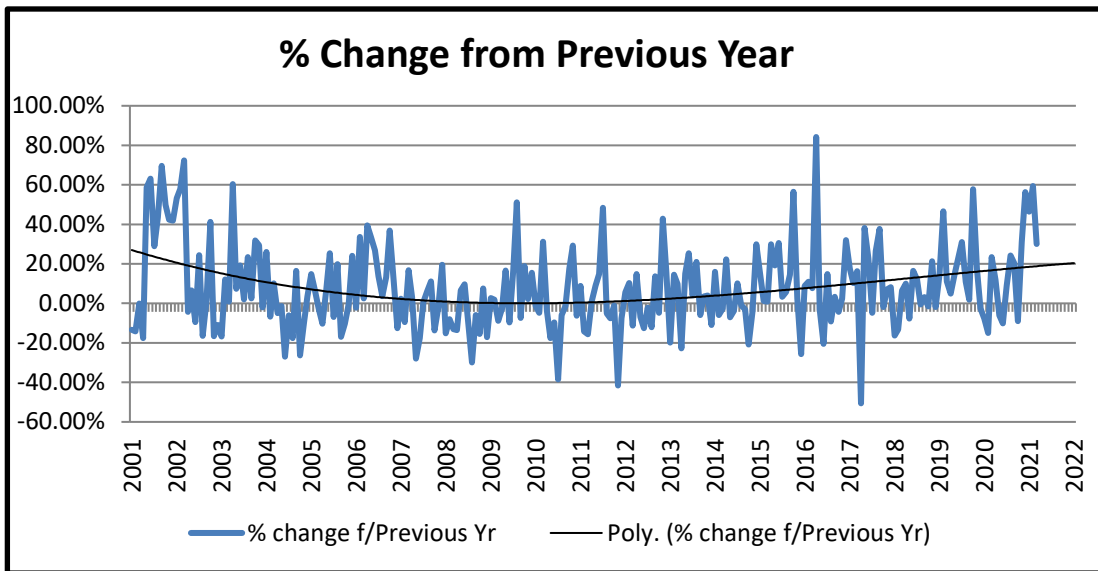
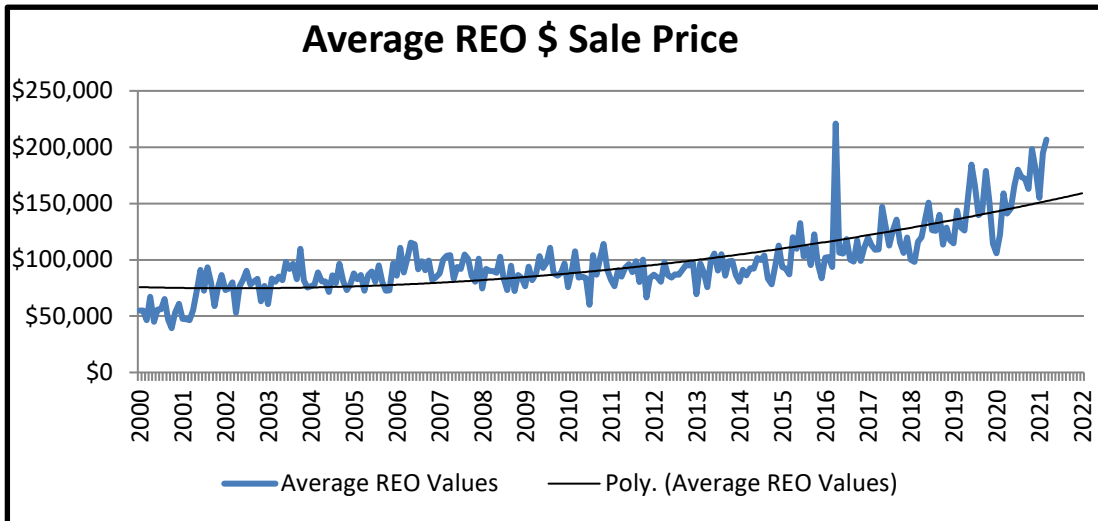
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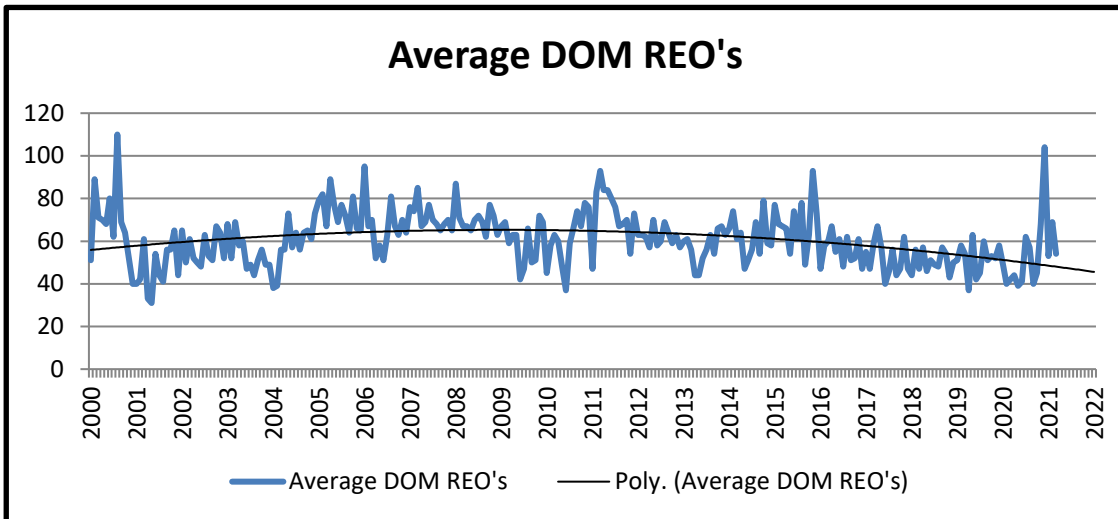
Summary: The number of new REO sales is **-45.33 %** from same month last year. Last 12 month moving average was **-41.82 %**. This data does NOT reflect all foreclosure data because some companies do not label their foreclosure listings properly in the MLS. (HUD listings for example) This data is from listings marked REO or Corporate Approval only. (there is a small number of sales and a few high end listings skewed the number, so best to look at overall trend)

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**Summary:**  
 The average sale price of a REO/Corp listings was **+ 30.11 %** from same month last year.  
 The last 12 month moving average was **+21.97 %**.  
 I would look at the overall trend line rather than any recent rise or fall due to the small number of REO sales. A few large sales could skew the numbers in any month. Last month the average SP increased because of the larger number of larger homes sold.

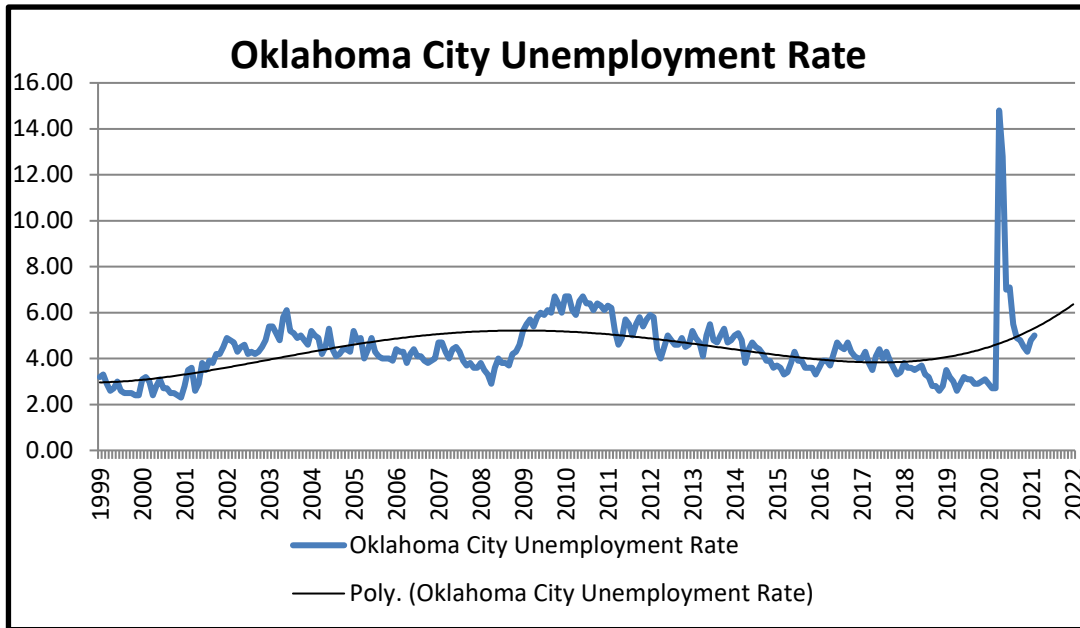
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**Summary:**

The average REO last month took 54 days to sell.  
The 12 moving average for a REO sale was 56 DOM.

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Data from the United States Bureau of Labor Statistics  
click on link below for monthly totals

Unemployment for February 2021 was 5.0 %

[http://www.bls.gov/eag/eag.ok\\_oklahomacity\\_msa.htm](http://www.bls.gov/eag/eag.ok_oklahomacity_msa.htm)

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