



**Tuolumne County Association of Realtors®**

“The Voice of Real Estate for Tuolumne County”

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**MLS Residential Sales Summary 01/01/2019 – 07/08/2019**

SALES INFORMATION	2019 QTR 2	% Total	2018 QTR 2	% Total	% Change
Median Sales Price	\$295,000		\$289,000		2%
Average Sales Price	\$328,900		\$314,427		5%
Days on Market Average	127		114		11%
Total Sales	415		531		-22%
Private Sales	402	97%	506	95%	-21%
REO Sales	12	3%	22	4%	-45%
Short Sales	1	0%	3	1%	-67%
Sales @ 200k & Below	61	15%	99	19%	-38%
Sales @ 175k & Below	30	7%	50	9%	-40%
High Sales Price	\$1,350,000		\$1,020,000		32%
Low Sales Price	\$60,000		\$32,000		88%
<b>CURRENT ACTIVE LISTINGS</b>	<b>As of 7/8/2019</b>	<b>% Total</b>			
Median List Price	\$350,000				
Average List Price	\$415,111				
Total Active Listings	594				
Private Listings	585	98%			
REO Listings	6	1%			
Short Sale Listings	3	1%			
Listings @ 200k & Below	41	7%			
Listings @ 175k & Below	21	4%			
High List Price	\$1,983,888				
Low List Price	\$79,000				

**Comments:** The average rate of 69.16 sales per month indicates approximately 6 months of inventory with 594 active listings as of 7/8/2019.

**Notes:** Numbers are rounded to the nearest hundredth. Sold Listings data may reflect updates since the last statistical report due to additional reporting of sales during the course of a quarter or year.

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