



Tuolumne County Association of Realtors®

“The Voice of Real Estate for Tuolumne County”

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MLS Residential Sales Summary 01/01/2020 – 6/30/2020

SALES INFORMATION	2020 QTR 2	% Total	2019 QTR 2	% Total	% Change
Median Sales Price	\$295,000		\$295,000		0%
Average Sales Price	\$327,256		\$328,900		0%
Days on Market Average	132		127		4%
Total Sales	436		415		5%
Private Sales	429	98%	402	97%	7%
REO Sales	7	2%	12	3%	-42%
Short Sales	0	0%	1	0%	-100%
Sales @ 200k & Below	56	13%	61	15%	-8%
Sales @ 175k & Below	32	7%	30	7%	7%
High Sales Price	\$1,130,000		\$1,350,000		-16%
Low Sales Price	\$65,100		\$60,000		9%
CURRENT ACTIVE LISTINGS	As of 7/13/2020	% Total			
Median List Price	\$349,999				
Average List Price	\$420,457				
Total Active Listings	378				
Private Listings	368	97%			
REO Listings	9	2%			
Short Sale Listings	1	0%			
Listings @ 200k & Below	20	5%			
Listings @ 175k & Below	8	2%			
High List Price	\$1,999,950				
Low List Price	\$118,000				

Comments: The average rate of 72.66 sales per month indicates approximately 5.20 months of inventory with 378 active listings as of 7/13/2020.

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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