



FOR IMMEDIATE RELEASE

TO: All News Media
FROM: Tiffany Meyer, Ohio REALTORS President, 419.289.2600
Carl Horst, Ohio REALTORS Director of Publications & Media Relations, 614.225.6205
RE: Ohio's October 2018 Home Sales
DATE: November 21, 2018



The pace of homes sold across Ohio in October fell 3.2 percent from the level set during the month a year ago, according to Ohio REALTORS.

“The housing market is continuing to stabilize in Ohio – marked by steady, positive gains in pricing and a consistent rate of sales activity throughout the first 10 months of the year,” said Ohio REALTORS President Tiffany Meyer. “It has become increasingly evident that the desire for homeownership remains strong throughout the state and that Ohioans are confident that a home purchase is a smart, long-term investment.”

October's average home price of \$181,970 reflects a 5.6 percent increase from the \$172,293 mark posted during the month last year.

Sales in October reached a seasonally adjusted annual rate of 147,982, a 3.2 percent decrease from the level set during the month a year ago of 152,864. The market experienced a 2.6 percent increase in sales from the September 2018 seasonally adjusted annual rate of 144,217.

Around the state, 14 of the 18 markets tracked reported an upswing in average sales price during the month. Additionally, eight markets posted gains or remained unchanged in the pace of sales.

Data provided to Ohio REALTORS by Multiple Listing Services includes residential closings for new and existing single-family homes and condominiums/co-ops. Ohio REALTORS, with more than 33,000 members, is the largest professional trade association in Ohio. The methods addressing Ohio REALTORS reporting of home sales activity is available at www.ohiorealtors.org.

Refer to the following pages for Ohio REALTORS seasonally adjusted Ohio home sales report, as well as a market by market analysis of sales activity throughout Ohio and local contact information.

(NOTE: There might be a slight variance between the reported number of sales contained in this release and actual activity in the various markets due to Ohio REALTORS early reporting requirement. Check with contacts in the particular market.)

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Ohio REALTORS®
Ohio Existing Home Sales*
September 2018

Year	Month	Sales Activity		Average Sale Price
		Seasonally Adjusted Annual Rate	Not Seasonally Adjusted	Not Seasonally Adjusted
2017	Oct	152,864	13,191	\$172,293
2017	Nov	159,684	11,732	\$174,689
2017	Dec	153,013	11,060	\$170,706
2018	Jan	146,091	8,207	\$161,897
2018	Feb	149,042	8,215	\$165,899
2018	Mar	153,863	11,838	\$171,396
2018	Apr	156,594	12,916	\$179,366
2018	May	150,991	15,133	\$187,274
2018	Jun	149,278	15,865	\$197,866
2018	Jul	152,091	15,066	\$191,775
2018	Aug	151,360	15,672	\$188,898
2018	Sept	144,217	12,267	\$183,379
2018	Oct	147,982	13,205	\$181,970
% change last month:		2.6%	7.6%	
% change last year:		-3.2%	0.1%	5.6%
Year-end				
	2016	148,952		\$163,510
	2017	151,748		\$172,870
	2018p	150,638		\$182,551

**Report reflects reported closings by Ohio MLSes and includes new and existing residential single family and condos.*

Ohio Local MLS Stats Report for October 2018

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2017	2018	%Change	2017	2018	%Change	2017	2018	% Change
Ashland	29	30	3.4%	\$3,748,888	\$4,752,999	26.8%	\$129,272	\$158,433	22.6%
Athens	52	56	7.7%	\$10,959,277	\$8,868,475	-19.1%	\$210,755	\$158,366	-24.9%
Cincinnati	2,058	2,059	0.0%	\$410,589,040	\$439,112,155	6.9%	\$199,509	\$213,265	6.9%
Columbus	2,760	2,742	-0.7%	\$594,216,960	\$618,373,098	4.1%	\$215,296	\$225,519	4.7%
Dayton	1,367	1,379	0.9%	\$211,468,609	\$228,009,113	7.8%	\$154,695	\$165,344	6.9%
Firelands	297	288	-3.0%	\$43,852,764	\$46,292,464	5.6%	\$147,652	\$160,738	8.9%
Greater Ports.	51	44	-13.7%	\$5,836,930	\$5,570,159	-4.6%	\$114,450	\$126,595	10.6%
Guerns.-Musk.	114	121	6.1%	\$15,289,064	\$14,734,785	-3.6%	\$134,115	\$121,775	-9.2%
Heartland	132	131	-0.8%	\$19,966,665	\$21,131,529	5.8%	\$151,263	\$161,309	6.6%
Knox	48	63	31.3%	\$7,804,781	\$9,604,727	23.1%	\$162,600	\$152,456	-6.2%
Lancaster	49	47	-4.1%	\$7,632,093	\$9,256,133	21.3%	\$155,757	\$196,939	26.4%
Mansfield	216	130	-39.8%	\$25,976,545	\$15,019,193	-42.2%	\$120,262	\$115,532	-3.9%
Marion	59	57	-3.4%	\$6,148,809	\$6,773,290	10.2%	\$104,217	\$118,830	14.0%
Scioto Valley	90	75	-16.7%	\$11,748,060	\$10,552,500	-10.2%	\$130,534	\$140,700	7.8%
Toledo	792	857	8.2%	\$106,927,000	\$124,478,000	16.4%	\$135,009	\$145,249	7.6%
West Central	234	193	-17.5%	\$27,448,414	\$24,042,051	-12.4%	\$117,301	\$124,570	6.2%
WRIST*	496	483	-2.6%	\$66,724,896	\$73,563,798	10.2%	\$134,526	\$152,306	13.2%
Yes-MLS*	4,360	4,450	2.1%	\$698,612,787	\$742,777,554	6.3%	\$160,232	\$166,916	4.2%
Statewide	13,204	13,205	0.0%	\$2,274,951,582	\$2,402,912,023	5.6%	\$172,293	\$181,970	5.6%

* Yes-MLS: Summit, Portage, Trumbull, Stark, Mahoning, Columbiana, Carroll, Tuscarawas, Coshocton, Cuyahoga, Lake, Geauga, Medina, Ashtabula, Wayne, Holmes and Lorain, Belmont, Harrison and Jefferson counties; WRIST (Western Regional Information Systems and Technology): Clark, Miami, Champaign, Logan, Shelby, Auglaize and Mercer counties.

****Report reflects reported closings by MLSes for the above areas and time period. It includes new and existing residential single family and condo/co-ops.**

Ohio Local MLS Stats Report for January through October 2018

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2017	2018	%Change	2017	2018	%Change	2017	2018	% Change
Ashland	351	322	-8.3%	\$44,450,629	\$44,884,485	1.0%	\$126,640	\$139,393	10.1%
Athens	542	554	2.2%	\$84,311,605	\$84,352,049	0.0%	\$155,556	\$152,260	-2.1%
Cincinnati	22,047	21,820	-1.0%	\$4,453,992,486	\$4,679,474,695	5.1%	\$202,023	\$214,458	6.2%
Columbus	27,504	26,473	-3.7%	\$5,911,556,619	\$6,071,830,672	2.7%	\$214,934	\$229,359	6.7%
Dayton	13,480	13,666	1.4%	\$2,110,625,255	\$2,272,610,112	7.7%	\$156,575	\$166,297	6.2%
Firelands	2,600	2,690	3.5%	\$373,808,669	\$405,594,525	8.5%	\$143,773	\$150,779	4.9%
Greater Ports.	454	513	13.0%	\$48,566,236	\$56,875,056	17.1%	\$106,974	\$110,868	3.6%
Guerns.-Musk.	1,128	1,097	-2.7%	\$137,060,457	\$132,412,404	-3.4%	\$121,507	\$120,704	-0.7%
Heartland	1,223	1,234	0.9%	\$181,873,446	\$201,143,028	10.6%	\$148,711	\$163,001	9.6%
Knox	521	534	2.5%	\$84,122,910	\$88,319,556	5.0%	\$161,464	\$165,392	2.4%
Lancaster	483	436	-9.7%	\$71,828,491	\$68,731,830	-4.3%	\$148,713	\$157,642	6.0%
Mansfield	1,901	1,670	-12.2%	\$218,914,575	\$202,217,133	-7.6%	\$115,158	\$121,088	5.1%
Marion	569	504	-11.4%	\$67,000,192	\$61,963,404	-7.5%	\$117,751	\$122,943	4.4%
Scioto Valley	747	801	7.2%	\$89,763,802	\$103,024,065	14.8%	\$120,166	\$128,619	7.0%
Toledo	7,671	8,077	5.3%	\$1,074,573,000	\$1,197,807,000	11.5%	\$140,083	\$148,299	5.9%
West Central	1,856	1,862	0.3%	\$214,743,476	\$233,258,360	8.6%	\$115,702	\$125,273	8.3%
WRIST*	4,703	4,522	-3.8%	\$638,725,002	\$671,360,367	5.1%	\$135,812	\$148,465	9.3%
Yes-MLS*	42,016	42,165	0.4%	\$6,641,908,089	\$7,038,309,687	6.0%	\$158,080	\$166,923	5.6%
Statewide	129,796	128,940	-0.7%	\$22,447,824,939	\$23,614,168,428	5.2%	\$172,947	\$183,141	5.9%

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**CONTACT: 2018 Ohio REALTORS President
Tiffany Meyer – 419.289.2600**

For more information on home sales activity in a particular marketplace, contact one of the Local Boards/Associations of REALTORS® or Multiple Listing Services:

Akron Cleveland Association

Sandy Naragon, EO • 216/525-4841
Karen O'Donnell, President • 216/831-2911

Ashland Board

Misty Miller, EO • 419/281-2700
Mary Hartley, President • 419/945-2334

Ashtabula County Board

Lisa Brail, EO • 440/992-1152
Clorice Dlugos, President • 440/812-2542

Athens County Board

Suzanne Vazzano, EO • 740/594-4935
Diane Spezza, President • 740/594-4211

Butler-Warren Association

Leslie Besl, EO • 513/939-2881
Debbie Pennington, President • 513/829-0044

Cincinnati Area Board

Jim Abele, EO • 513/761-8833
Phil Morriscal, III, President • 513/368-6382

Columbus REALTORS

Stan Collins, EO • 614/475-4000
Sara Walsh, President • 614/581-7700

Dayton Area Board

Andrew Sims, EO • 937/610-1431
Bob Morrison, President • 937/830-0959

East Central Association

Rose Wanosik, EO • 330/343-7736
Taylor Cain, President • 740/266-2246

Firelands Association

David Freitag, EO • 419/625-5787
Steve Mack, President • 419/625-7888

Guernsey Muskingum Valley Association

Kathy Warne, EO • 740/452-3890
Dave Ogle, President • 740/260-0290

Heartland Association

Megan Foos, EO • 419/535-3222
Regina Vent, President • 419/209-0905

Knox County Board

Jeri Scott, EO • 740/392-8490
Rogena Shank, President • 330/674-7610

Lake & Geauga Area Association

Vicki Pate, EO • 440/350-9000
Sharon Zunkley, President • 440/477-3276

Lancaster County Board

Debbie Hoelscher, EO • 740/653-1861
Eric Duemmel, President • 740/243-7991

Licking County Board

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Mike Kennedy, President • 740/403-4723

Lorain County Association

Barb Tressel-Bangas, EO • 440/328-4210
Janet Beane, President • 440/336-5000

Mansfield Association

Lanie Bauer, EO • 419/756-1130
Vicki Shook, President • 419/564-9520

Marion Board

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Scott Braumiller, President • 614/581-1661

Medina County Board

Sherry Stell, EO • 330/722-1000
Shannon Cannon, President • 216/650-3621

Midwestern Ohio Association

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Mary Niekamp, President • 419/852-3520

Portage County Association

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Mark Brady, President • 330/207-7109

Portsmouth Area Board

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Renee Storey, President • 740/935-2543

Scioto Valley Association

Brenda Free, EO • 740/773-7489
Gayle Smith, President • 740/253-0044

Southern Ohio Association

Caitlin Baumgartner, EO • 513/528-2657
Greg Traynor, President • 513/322-2905

Springfield Board

Karen Bodey, EO • 937/323-6489
Sunny Dhingra, President • 937/505-9233

Stark County Association

Lisa Yelichek, EO • 330/494-5630
Lennard Lawrence, President • 330/830-2400

Toledo Regional Association

Megan Foos, EO • 419/535-3222
Doug Kwiatkowski, President • 419/386-0123

Warren Area Board

Roberta Hiller, EO • 330/394-4001
Darlene Mink-Crouse, President • 330/501-3907

Wayne-Holmes Association

Amy Scott, EO • 330/264-8062
Lynda Geitgey, President • 330/465-1508

West Central Association (Lima Area)

Roxann Shaffer, EO • 419/227-5432
Jason Lienen, President • 419/222-1212

Western Regional Information Systems & Technology

Stan Hartke, EO • 937/335-1117

Yes-MLS

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Youngstown Columbiana Area

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