



FOR IMMEDIATE RELEASE

TO: All News Media
FROM: Chris Reese, Ohio REALTORS President, 614.484.0202
Carl Horst, Ohio REALTORS Vice President of External Affairs, 614.225.6205
RE: Ohio's May 2020 Home Sales
DATE: June 22, 2020



The number of homes sold across Ohio in May fell 25 percent from the pace set during the month a year ago, as the market was affected by the COVID-19 pandemic and Ohio's Stay-At-Home order, according to Ohio REALTORS.

"The economic slowdown caused by the state's Stay-At-Home order from late March into May has understandably caused a temporary disruption to home sales activity," said Ohio REALTORS President Chris Reese. "It's important to note that the listings that are on the market are attracting buyers and boosting home prices.

"Record-low mortgage rates, which are likely to remain in place for the rest of the year, will be the key factor driving housing demand as Ohio's economy reopens," Reese added. "Still, more listings and increased home construction will be critical in meeting market demands."

May's average home price of \$206,141 reflects a 2.5 percent increase from the \$201,104 mark posted during the month last year.

Sales in May reached 11,794, a 25 percent decrease from the 15,723 sales recorded during the month a year ago.

Through the first five months of the year, sales activity is lagging the pace posted in 2019. Sales from January through May reached 53,330, a 7.2 percent decline from the 2019 mark of 57,330 sales. The year-to-date average sales price of \$196,390 reflects a 5.7 percent increase from the same five-month period in 2019.

Around the state, 13 of the 19 markets tracked reported upswings in average sales price in May, while all but one posted a decline in sales activity.

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.

Refer to the following pages for 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 Local MLS Stats Report for May 2020

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2019	2020	%Change	2019	2020	%Change	2019	2020	% Change
Ashland	43	29	-32.6%	\$6,452,702	\$4,711,900	-27.0%	\$150,063	\$162,479	8.3%
Athens	60	41	-31.7%	\$11,352,398	\$8,109,999	-28.6%	\$189,207	\$197,805	4.5%
Cincinnati	2,667	1,949	-26.9%	\$617,407,053	\$465,954,682	-24.5%	\$231,499	\$239,074	3.3%
Columbus	3,226	2,542	-21.2%	\$817,891,006	\$657,584,896	-19.6%	\$253,531	\$258,688	2.0%
Dayton	1,720	1,279	-25.6%	\$311,763,470	\$241,958,343	-22.4%	\$181,258	\$189,178	4.4%
Firelands	265	233	-12.1%	\$46,098,137	\$45,188,836	-2.0%	\$173,955	\$193,944	11.5%
Greater Ports.	61	51	-16.4%	\$7,060,818	\$6,631,895	-6.1%	\$115,751	\$130,037	12.3%
Guerns.-Musk.	131	94	-28.2%	\$17,321,508	\$13,235,685	-23.6%	\$132,225	\$140,805	6.5%
Knox	72	43	-40.3%	\$14,164,053	\$7,398,577	-47.8%	\$196,723	\$172,060	-12.5%
Lancaster	38	33	-13.2%	\$5,626,660	\$5,985,408	6.4%	\$148,070	\$181,376	22.5%
Mansfield	190	101	-46.8%	\$24,501,666	\$14,666,174	-40.1%	\$128,956	\$145,210	12.6%
Marietta	48	30	-37.5%	\$7,835,124	\$4,649,525	-40.7%	\$163,232	\$154,984	-5.1%
Marion	71	53	-25.4%	\$8,707,425	\$8,659,474	-0.6%	\$122,640	\$163,386	33.2%
NORIS*	1,182	779	-34.1%	\$199,680,954	\$125,468,893	-37.2%	\$168,935	\$161,064	-4.7%
Scioto Valley	64	85	32.8%	\$13,582,214	\$13,781,961	1.5%	\$212,222	\$162,141	-23.6%
Wayne-Holmes	87	81	-6.9%	\$15,598,200	\$13,064,397	-16.2%	\$179,290	\$161,289	-10.0%
West Central	220	167	-24.1%	\$27,725,197	\$24,572,482	-11.4%	\$126,024	\$147,141	16.8%
WRIST**	600	456	-24.0%	\$94,520,545	\$71,755,060	-24.1%	\$157,534	\$157,358	-0.1%
Yes-MLS***	4,978	3,748	-24.7%	\$914,667,625	\$697,851,058	-23.7%	\$183,742	\$186,193	1.3%
Statewide	15,723	11,794	-25.0%	\$3,161,956,755	\$2,431,229,245	-23.1%	\$201,104	\$206,141	2.5%

* NORIS (Northwest Ohio Regional Information System): Lucas, Fulton, Defiance, Williams, Henry, Wood, Putnam, Paulding, Hancock, and Wyandot Counties.

** WRIST (Western Regional Information Systems and Technology): Clark, Miami, Champaign, Logan, Shelby, Auglaize and Mercer Counties.

*** Yes-MLS: Summit, Portage, Trumbull, Stark, Mahoning, Columbiana, Carroll, Tuscarawas, Coshocton, Cuyahoga, Lake, Geauga, Medina, Ashtabula, Lorain, Belmont, Harrison and Jefferson 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.

Wednesday, June 17, 2020

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MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2019	2020	%Change	2019	2020	%Change	2019	2020	% Change
Ashland	135	137	1.5%	\$18,634,802	\$20,172,835	8.3%	\$138,036	\$147,247	6.7%
Athens	199	219	10.1%	\$32,755,648	\$38,999,187	19.1%	\$164,601	\$178,078	8.2%
Cincinnati	9,772	8,815	-9.8%	\$2,127,917,355	\$2,021,159,057	-5.0%	\$217,757	\$229,286	5.3%
Columbus	11,568	11,061	-4.4%	\$2,721,476,112	\$2,731,237,425	0.4%	\$235,259	\$246,925	5.0%
Dayton	6,212	5,736	-7.7%	\$1,043,742,673	\$1,041,873,977	-0.2%	\$168,020	\$181,638	8.1%
Firelands	1,077	1,034	-4.0%	\$167,106,950	\$171,390,655	2.6%	\$155,160	\$165,755	6.8%
Greater Ports.	261	251	-3.8%	\$30,045,627	\$28,961,686	-3.6%	\$115,117	\$115,385	0.2%
Guerns.-Musk.	523	507	-3.1%	\$64,702,626	\$68,690,893	6.2%	\$123,714	\$135,485	9.5%
Knox	219	56	-74.4%	\$39,013,211	\$10,175,377	-73.9%	\$178,143	\$181,703	2.0%
Lancaster	191	142	-25.7%	\$29,207,338	\$24,259,138	-16.9%	\$152,918	\$170,839	11.7%
Mansfield	631	530	-16.0%	\$76,846,141	\$67,801,245	-11.8%	\$121,785	\$127,927	5.0%
Marietta	167	128	-23.4%	\$25,438,592	\$20,370,487	-19.9%	\$152,327	\$159,144	4.5%
Marion	254	233	-8.3%	\$28,278,847	\$33,546,862	18.6%	\$111,334	\$143,978	29.3%
NORIS*	4,142	3,619	-12.6%	\$632,327,821	\$569,260,698	-10.0%	\$152,662	\$157,298	3.0%
Scioto Valley	405	374	-7.7%	\$52,815,178	\$53,704,681	1.7%	\$130,408	\$143,595	10.1%
Wayne-Holmes	360	339	-5.8%	\$57,555,745	\$57,131,946	-0.7%	\$159,877	\$168,531	5.4%
West Central	834	781	-6.4%	\$104,070,019	\$107,775,500	3.6%	\$124,784	\$137,997	10.6%
WRIST**	2,169	1,997	-7.9%	\$326,049,868	\$309,992,661	-4.9%	\$150,323	\$155,229	3.3%
Yes-MLS***	18,211	17,230	-5.4%	\$3,075,140,123	\$3,069,271,727	-0.2%	\$168,862	\$178,135	5.5%
Statewide	57,330	53,189	-7.2%	\$10,653,124,676	\$10,445,776,037	-1.9%	\$185,821	\$196,390	5.7%

* Yes-MLS: Summit, Portage, Trumbull, Stark, Mahoning, Columbiana, Carroll, Tuscarawas, Coshocton, Cuyahoga, Lake, Geauga, Medina, Ashtabula, Lorain, Belmont, Harrison and Jefferson Counties.

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CONTACT: 2020 Ohio REALTORS President Chris Reese – 614.484.0202

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

Akron Cleveland Association

Sandy Naragon, CEO | 216.901.0130
Brant Smith, President | 216.801.4900

Ashland Board

Misty Miller, EO | 419.281.2700
Stephanie Starkey, President | 419.281.2000

Ashtabula County Board

Lisa Brail, EO | 440.998.1152
Debra Woodworth, President | 440.563.3760

Athens County Board

Meranda Chesser, AE/President | 740.592.3015

Beaver Creek Area Association

Dale Meller, EO | 330.383.5554
Barbara Stamp, President | 330.314.6125

Butler-Warren Association

Leslie Besl, EO | 513.939.2881
William Gabbard, President | 513.759.1100

Cincinnati Area Board

Jim Abele, CEO | 513.761.8800
Kelly Meyer, President | 513.793.2121

Columbus REALTORS

John Geha, CEO | 614.475.4000
John Mills, President | 614.582.5521

Dayton REALTORS

Carlton Jackson, CEO | 937.223.0900
Sham Reddy, President | 937.443.1776

East Central Association

Holly Lehigh, EO | 330.343.7736
Michael Sulek, President | 740.699.0909

Firelands Association

David Freitag, CEO | 419.217.0870
Marcia Shockley, President | 419.547.3800

Guernsey Muskingum Valley Association

Steffanie Bush, EO | 740.452.3890
Susan Rae McCollister, President | 740.455.4300

Knox County Board

Jeri Scott, EO | 740.392.8490
Allen Lindeman, President | 740.392.7000

Lake & Geauga Area Association

Vicki Pate, CEO | 440.350.9000
Richard Piraino, President | 440.729.1600

Lancaster Board

Debbie Hoelscher, EO | 740.653.1861
Cindy Lou Collins, President | 740.653.3583

Licking County Board

Patty Osborn, EO | 740.345.2151
Mitchell Fellows, President | 740.345.4001

Lorain County Association

Barb Tressel-Bangas, EO | 440.328.4210
Laurie Brill, President | 216.447.4477

Mansfield Association

Lanie Bauer, | 419.625.5787
Amanda Wilson, President | 419.528.5500

Marietta Board

Barbara Ward, EO | 419.625.5787
Kerry Westermeyer, President | 740.373.1523

Marion Board

Lori Dye, EO | 740.387.2928
Jennifer Russell, President | 740.389.2000

Medina County Board

Sherry Stell, EO | 330.722.1000
Janet Gommel, President | 330.725.4137

Midwestern Ohio Association

Brenda Blair, EO | 937.335.8501
Krista Opperman, President | 419.394.7402

NORIS MLS

Megan Foos, CEO | 419.535.3222

Northwest Ohio REALTORS (Toledo Area)

Megan Foos, CEO | 419.535.3222
Lisa Smith, President | 419.304.0111

(Greater) Portsmouth Area Board

Melanie Partin, EO | 740.352.3368
Renee Storey, President | 740.354.3118

Scioto Valley Association

Brenda Free, EO | 740.773.7489
Sandra Green, President | 740.774.1123

Southern Ohio Association

Caitlin Baumgartner, EO | 513.528.2657
Jamie Dales-Reynolds, President | 937.444.1771

Springfield Board

Karen Bodey, EO | 937.323.6489
Brock Bowen, President | 937.429.4500

Stark County Association

Lisa Yelichek, CEO | 330.494.5630
Richard Cosgrove, President | 330.433.6005

Warren Area Board

Roberta Hiller, EO | 330.394.4001
Fran Cunningham, President | 330.856.2299

Wayne-Holmes Association

Amy Scott, EO | 330.264.8062
Linda Wengerd, President | 330.464.9175

West Central Association (Lima Area)

Roxann Shaffer, EO | 419.227.5432
Kate Shulaw, President | 937.848.6255

WRIST MLS

Stan Hartke, CEO | 937.335.1117

Yes-MLS

Carl DeMusz, CEO | 216.485.4100
John Kurlich, COO | 216.485.4100

Youngstown Columbiana Association

Julie Larson, CEO | 330.788.7026
Patrick Burgan, President | 330.783.0055