

Market Activity

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Spokane Association of REALTORS® Residential Report

MLS Sales Data

March
2004

Home sales in Spokane County continue to be strong due to excellent available mortgage rates. A total of 582 homes closed during March, which brings the year-to-date number of closed sales to 1,202. Pending sales during the first quarter totaled 1,452. A total of 901 pending home sales were made during the month of March.

Average sale price for a home during March was \$131,625. Eighty-seven newly-constructed homes sold for an average price of \$209,851.

Total dollar volume for the first-quarter of 2004 was \$160.1 million.

Preliminary Data

Residential Property Type 1, Sub-Property A & B, Spokane County

March 2004 HOME SALES MARKET ACTIVITY

AREA	Active Listings	New Listings	Expired Listings	Pending Sales	Closed Sales	Average Sales Price (Closed)	Median Sales Price (Closed)	Total Volume	New Home Sales Closed & Average Price
110	267	170	9	153	80	173,420	157,750	13,873,586	22
111	4	3	0	0	0	0	0	0	0
140	91	48	6	59	46	148,519	127,950	6,831,8923	8
141	12	8	1	3	2	152,185	152,185	304,370	0
210	171	106	5	107	69	114,908	105,900	7,928,626	3
211	75	37	4	35	19	208,532	172,000	3,962,101	2
220	116	66	4	61	45	173,722	165,000	7,817,510	10
221	27	11	0	6	0	0	0	0	0
330	148	110	15	139	98	88,604	85,900	8,683,185	0
331	144	88	1	67	48	174,627	157,450	8,353,272	14
332	112	40	1	50	28	178,159	166,400	4,988,464	10
340	188	125	10	116	95	72,958	75,100	6,931,000	1
341	30	26	0	31	19	92,200	92,200	2,838,798	6
420	47	30	3	43	17	129,196	130,000	2,196,339	9
430	34	8	1	14	4	158,725	121,950	634,900	2
532	20	5	1	8	9	103,201	119,000	928,807	0
542	28	11	1	5	2	146,450	146,450	292,900	0
612	4	5	0	3	1	40,000	40,000	40,000	0
622	1	0	0	1	0	0	0	0	0
									Average
									209,851
Total	1,520	897	62	901	582	131,625	119,000	76,605,750	87
Feb '04	1,648	743	90	551	358	131,281	117,550	46,998,445	69
Mar '03	1,995	599	95	720	510	131,811	116,750	67,223,505	88
YTD '04		2,500	245	1,914	1,202	133,234	119,000	160,147,074	201
YTD '03		2,205	391	1,633	1,158	128,962	114,683	149,577,505	186