



**FOR IMMEDIATE RELEASE**

TO: All News Media  
FROM: Chris Hall, OAR President, 419.691.2800  
Carl Horst, OAR Director of Publications & Media Relations, 614.225.6205  
RE: Ohio's August Home Sales  
DATE: September 22, 2014



The number of homes sold across Ohio in August lagged from levels reached a year ago and from the mark posted in July, according to the Ohio Association of REALTORS.

Sales activity in August declined 2.4 percent from the level posted in July and 4.5 percent from August 2013.

"The real strength of the Ohio housing market is its ongoing moderation," said OAR President Chris Hall. "On a month-to-month basis the Buckeye State is exhibiting minor variations in activity, a step forward in our effort to establish a traditionally healthy and stable marketplace."

August's average home price of \$160,440 reflects a 6.8 percent increase from the \$150,165 mark posted during the month last year.

Sales in August reached a seasonally adjusted annual rate of 130,745, decreasing 2.4 percent from the 134,009 level posted in July. The market experienced 4.5 percent decline in sales from August 2013's seasonally adjusted annual rate of 136,941.

Around the state, 16 of the 20 markets tracked reported decreases in sales activity levels during the month. All but one local market experienced an increase in average sales price.

Data provided to OAR by Multiple Listing Services includes residential closings for new and existing single-family homes and condominiums/co-ops. The Ohio Association of REALTORS®, with more than 27,000 members, is the largest professional trade association in Ohio. [Click here](#) to view the methods addressing OAR's reporting of home sales activity.

Refer to the following pages for OAR's 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 OAR's early reporting requirement. Check with contacts in the particular market.)*

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**Ohio Association of REALTORS®**  
**Ohio Existing Home Sales\***  
**August 2014**

Year	Month	Sales Activity		Average Sale Price
		Seasonally Adjusted Annual Rate	Not Seasonally Adjusted	Not Seasonally Adjusted
2013	Aug	136,941	13,527	\$150,165
2013	Sep	134,032	11,257	\$140,986
2013	Oct	130,733	11,066	\$137,039
2013	Nov	129,348	9,507	\$136,468
2013	Dec	125,795	9,308	\$139,805
2014	Jan	115,182	6,972	\$127,327
2014	Feb	117,601	7,042	\$130,082
2014	Mar	114,915	8,956	\$135,730
2014	Apr	119,227	10,538	\$144,734
2014	May	126,564	12,406	\$152,612
2014	Jun	132,464	13,334	\$163,711
2014	Jul	134,009	13,174	\$162,566
2014	Aug	130,745	12,596	\$160,440
<b>% change last month:</b>		-2.4%	-4.4%	
<b>% change last year:</b>		-4.5%	-6.9%	6.8%
<b><u>Year-end</u></b>				
	2012	112,449		\$135,042
	2013	129,108		\$142,004
	2014 p	123,621		na

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

# Ohio MLS Stats Report for August 2014\*\*

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2013	2014	%Change	2013	2014	%Change	2013	2014	% Change
Ashland	46	45	-2.2%	\$4,880,708	\$5,292,805	8.4%	\$106,102	\$117,618	10.9%
Athens	51	48	-5.9%	\$6,392,275	\$7,105,846	11.2%	\$125,339	\$148,038	18.1%
Cambridge	26	37	42.3%	\$2,373,964	\$5,048,675	112.7%	\$91,306	\$136,451	49.4%
Cincinnati	2,462	2,097	-14.8%	\$421,876,635	\$400,967,144	-5.0%	\$171,355	\$191,210	11.6%
Columbus	2,834	2,518	-11.2%	\$515,455,801	\$490,705,322	-4.8%	\$181,883	\$194,879	7.1%
Dayton	1,337	1,214	-9.2%	\$172,559,470	\$173,490,574	0.5%	\$129,065	\$142,908	10.7%
Firelands	260	238	-8.5%	\$32,745,094	\$31,288,396	-4.4%	\$125,943	\$131,464	4.4%
Greater Ports.	43	49	14.0%	\$4,722,275	\$5,092,913	7.8%	\$109,820	\$103,937	-5.4%
Heartland	144	143	-0.7%	\$17,875,381	\$20,978,053	17.4%	\$124,135	\$146,700	18.2%
Knox	59	55	-6.8%	\$7,404,621	\$10,343,450	39.7%	\$125,502	\$188,063	49.8%
Lancaster	62	36	-41.9%	\$7,039,914	\$4,339,584	-38.4%	\$113,547	\$120,544	6.2%
Mansfield	190	186	-2.1%	\$18,289,579	\$18,410,198	0.7%	\$96,261	\$98,980	2.8%
Marion	74	62	-16.2%	\$7,352,799	\$6,321,606	-14.0%	\$99,362	\$101,961	2.6%
NEOHREX*	4,331	4,229	-2.4%	\$635,227,120	\$635,395,252	0.0%	\$146,670	\$150,247	2.4%
Scioto Valley	130	85	-34.6%	\$12,197,640	\$9,902,585	-18.8%	\$93,828	\$116,501	24.2%
Toledo	761	804	5.7%	\$94,081,000	\$100,763,000	7.1%	\$123,628	\$125,327	1.4%
Tri-State*	89	70	-21.3%	\$8,750,990	\$8,895,847	1.7%	\$98,326	\$127,084	29.2%
West Central	148	156	5.4%	\$14,826,474	\$18,781,181	26.7%	\$100,179	\$120,392	20.2%
WRIST*	547	459	-16.1%	\$62,041,639	\$60,074,694	-3.2%	\$113,422	\$130,882	15.4%
Zanesville	98	65	-33.7%	\$9,964,454	\$7,704,011	-22.7%	\$101,678	\$118,523	16.6%
<b>Statewide</b>	<b>13,692</b>	<b>12,596</b>	<b>-8.0%</b>	<b>\$2,056,057,833</b>	<b>\$2,020,901,136</b>	<b>-1.7%</b>	<b>\$150,165</b>	<b>\$160,440</b>	<b>6.8%</b>

\* NEOHREX (Northeast Ohio Real Estate Exchange): Summit, Portage, Trumbull, Stark, Mahoning, Columbiana, Carroll, Tuscarawas, Coshocton, Cuyahoga, Lake, Geauga, Medina, Ashtabula, Wayne, Holmes and Lorain Counties; WRIST (Western Regional Information Systems and Technology): Clark, Miami, Champaign, Logan, Shelby, Auglaize and Mercer Counties. Tri-State: 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.**

# Ohio MLS Stats Report for January through August 2014\*\*

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2013	2014	%Change	2013	2014	%Change	2013	2014	% Change
Ashland	299	288	-3.7%	\$31,906,361	\$31,726,607	-0.6%	\$106,710	\$110,162	3.2%
Athens	353	331	-6.2%	\$45,957,790	\$44,692,503	-2.8%	\$130,192	\$135,023	3.7%
Cambridge	236	203	-14.0%	\$23,563,649	\$23,332,707	-1.0%	\$99,846	\$114,939	15.1%
Cincinnati	15,807	15,370	-2.8%	\$2,642,871,296	\$2,702,925,684	2.3%	\$167,196	\$175,857	5.2%
Columbus	19,149	17,473	-8.8%	\$3,354,165,662	\$3,235,625,823	-3.5%	\$175,161	\$185,179	5.7%
Dayton	8,809	8,464	-3.9%	\$1,121,826,662	\$1,132,301,635	0.9%	\$127,350	\$133,779	5.0%
Firelands	1,700	1,577	-7.2%	\$198,422,676	\$195,936,682	-1.3%	\$116,719	\$124,246	6.4%
Greater Ports.	299	303	1.3%	\$28,056,439	\$32,426,130	15.6%	\$93,834	\$107,017	14.0%
Heartland	984	868	-11.8%	\$120,191,009	\$109,424,726	-9.0%	\$122,145	\$126,065	3.2%
Knox	351	364	3.7%	\$43,564,754	\$54,116,154	24.2%	\$124,116	\$148,671	19.8%
Lancaster	439	373	-15.0%	\$52,238,728	\$46,330,909	-11.3%	\$118,995	\$124,212	4.4%
Mansfield	1,240	1,130	-8.9%	\$106,146,436	\$112,334,988	5.8%	\$85,602	\$99,411	16.1%
Marion	531	474	-10.7%	\$45,546,715	\$46,199,747	1.4%	\$85,775	\$97,468	13.6%
NEOHREX*	27,441	26,890	-2.0%	\$3,788,070,521	\$3,775,068,888	-0.3%	\$138,044	\$140,389	1.7%
Scioto Valley	716	657	-8.2%	\$73,010,866	\$70,563,601	-3.4%	\$101,970	\$107,403	5.3%
Toledo	5,261	5,299	0.7%	\$601,003,000	\$619,528,000	3.1%	\$114,237	\$116,914	2.3%
Tri-State*	573	524	-8.6%	\$55,190,336	\$53,954,801	-2.2%	\$96,318	\$102,967	6.9%
West Central	984	995	1.1%	\$98,092,369	\$100,392,323	2.3%	\$99,687	\$100,897	1.2%
WRIST*	3,457	3,146	-9.0%	\$367,411,322	\$371,225,685	1.0%	\$106,280	\$117,999	11.0%
Zanesville	524	486	-7.3%	\$52,542,501	\$55,054,466	4.8%	\$100,272	\$113,281	13.0%
<b>Statewide</b>	89,153	85,215	-4.4%	\$12,849,779,092	\$12,813,162,059	-0.3%	\$144,132	\$150,363	4.3%

\* NEOHREX (Northeast Ohio Real Estate Exchange): Summit, Portage, Trumbull, Stark, Mahoning, Columbiana, Carroll, Tuscarawas, Coshocton, Cuyahoga, Lake, Geauga, Medina, Ashtabula, Wayne, Holmes and Lorain Counties; WRIST (Western Regional Information Systems and Technology): Clark, Miami, Champaign, Logan, Shelby, Auglaize and Mercer Counties. Tri-State: Belmont, Harrison and Jefferson Counties.

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

**2014 OAR President**  
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**Akron Cleveland Association**

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**Ashland Area**

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**Dayton Area**

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**Hamilton-Fairfield-Oxford Area**

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**Heartland Association**

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**Lake & Geauga County Area**

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Mark Dolezal, President • 440/724-3126

**Lancaster Area**

Debbie Hoelscher, EO • 740/653-1861  
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**Lorain County Area**

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**Mansfield Area**

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Debra Jones, President • 419/529-3047

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Rick Roe, President • 740/389-2000

**Medina County**

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**Midwestern Ohio Association**

Jennifer Zeller, EO. • 937/335-8501  
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**NEOHREX (Northeast Ohio Real Estate Exchange)**

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**Portage County Area**

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**Springfield Area**

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**Stark County Area**

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