



## FOR IMMEDIATE RELEASE

TO: All News Media  
FROM: Sara Calo, OAR President, 440.525.2927  
Carl Horst, OAR Director of Publications & Media Relations, 614.225.6205  
RE: Ohio's August Home Sales  
DATE: September 22, 2016



The number of homes sold across Ohio in August declined a marginal 1.4 percent from the level posted during the month a year ago, according to the Ohio Association of REALTORS.

Additionally, home sales activity in August decreased 2.1 percent from the level reached in July 2016.

“Home sales activity throughout Ohio remains strong, as the August marketplace attained the third best rate of sales since we began recording data in 1998,” said OAR President Sara Calo. “It’s apparent that we’ve have built a solid foundation for Ohio’s housing sector, one that is able to withstand the normal ebbs and flows that occur in the marketplace.”

“Equally important, the market is continuing to experience a steady but modest rise in the average sales price.”

August’s average home price of \$168,212 reflects a 4.5 percent increase from the \$160,922 mark posted during the month last year.

Sales in August reached a seasonally adjusted annual rate of 143,714, a slight 1.4 percent decline from the 145,698 level reached during the month a year ago.

The market also experienced a 2.1 percent drop in sales from July’s seasonally adjusted annual rate of 146,746.

Around the state, 16 of the 18 markets tracked reported upswings in average sales price. The rate of home sales increased in 11 markets compared to August 2015.

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 29,000 members, is the largest professional trade association in Ohio. The methods addressing OAR’s reporting of home sales activity is available at [www.ohiorealtors.org](http://www.ohiorealtors.org).

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 2016**

Year	Month	Sales Activity		Average Sale Price
		Seasonally Adjusted Annual Rate	Not Seasonally Adjusted	Not Seasonally Adjusted
2015	Aug	145,698	14,056	\$160,922
2015	Sep	145,636	13,200	\$156,811
2015	Oct	145,561	12,403	\$150,509
2015	Nov	132,147	9,495	\$147,804
2015	Dec	146,028	11,006	\$152,108
2016	Jan	143,941	8,031	\$143,562
2016	Feb	138,389	8,256	\$141,994
2016	Mar	144,430	11,409	\$153,607
2016	Apr	153,863	12,836	\$162,116
2016	May	149,818	14,407	\$167,861
2016	Jun	150,880	15,838	\$178,592
2016	Jul	146,746	14,377	\$173,091
2016	Aug	143,714	14,909	\$168,212
<b>% change last month:</b>		-2.1%	3.7%	
<b>% change last year:</b>		-1.4%	6.1%	4.5%
<b>Year-end</b>				
2014		127,399		\$149,560
2015		139,632		\$155,247
2016p		147,656		\$161,767

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

# Ohio Local MLS Stats Report for August 2016\*\*

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2015	2016	%Change	2015	2016	%Change	2015	2016	% Change
Ashland	49	40	-18.4%	\$5,721,459	\$5,234,850	-8.5%	\$116,764	\$130,871	12.1%
Athens	44	66	50.0%	\$5,854,281	\$10,782,890	84.2%	\$133,052	\$163,377	22.8%
Cincinnati	2,315	2,571	11.1%	\$430,104,952	\$500,456,887	16.4%	\$185,790	\$194,655	4.8%
Columbus	2,974	3,116	4.8%	\$589,202,932	\$637,623,964	8.2%	\$198,118	\$204,629	3.3%
Dayton	1,384	1,618	16.9%	\$201,886,434	\$236,650,202	17.2%	\$145,872	\$146,261	0.3%
Firelands	275	289	5.1%	\$39,574,471	\$43,281,441	9.4%	\$143,907	\$149,763	4.1%
Greater Ports.	47	55	17.0%	\$4,400,824	\$6,960,056	58.2%	\$93,635	\$126,546	35.1%
Guerns.-Musk.	120	116	-3.3%	\$15,564,450	\$12,922,667	-17.0%	\$129,704	\$111,402	-14.1%
Heartland	169	141	-16.6%	\$26,099,153	\$19,380,796	-25.7%	\$154,433	\$137,452	-11.0%
Knox	56	68	21.4%	\$8,405,694	\$12,485,924	48.5%	\$150,102	\$183,617	22.3%
Lancaster	68	57	-16.2%	\$9,636,756	\$9,019,623	-6.4%	\$141,717	\$158,239	11.7%
Mansfield	191	188	-1.6%	\$20,148,135	\$20,635,666	2.4%	\$105,488	\$109,764	4.1%
Marion	86	78	-9.3%	\$8,842,763	\$9,251,892	4.6%	\$102,823	\$118,614	15.4%
NEOHREX*	4,815	4,778	-0.8%	\$716,074,281	\$749,582,391	4.7%	\$148,717	\$156,882	5.5%
Scioto Valley	69	89	29.0%	\$8,410,134	\$11,020,069	31.0%	\$121,886	\$123,821	1.6%
Toledo	837	864	3.2%	\$108,657,000	\$124,332,000	14.4%	\$129,817	\$143,903	10.9%
West Central	172	202	17.4%	\$19,016,001	\$22,550,715	18.6%	\$110,558	\$111,637	1.0%
WRIST*	504	573	13.7%	\$63,469,389	\$75,698,082	19.3%	\$125,931	\$132,108	4.9%
<b>Statewide</b>	14,175	14,909	5.2%	\$2,281,069,109	\$2,507,870,115	9.9%	\$160,922	\$168,212	4.5%

\* NEOHREX (Northeast Ohio Real Estate Exchange): 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 August 2016\*\*

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2015	2016	%Change	2015	2016	%Change	2015	2016	% Change
Ashland	259	294	13.5%	\$29,598,450	\$34,411,621	16.3%	\$114,280	\$117,046	2.4%
Athens	348	361	3.7%	\$51,174,567	\$54,234,632	6.0%	\$147,053	\$150,234	2.2%
Cincinnati	16,505	17,537	6.3%	\$3,020,287,743	\$3,344,171,618	10.7%	\$182,992	\$190,692	4.2%
Columbus	20,257	20,673	2.1%	\$3,922,710,688	\$4,222,090,742	7.6%	\$193,647	\$204,232	5.5%
Dayton	9,504	10,423	9.7%	\$1,351,806,303	\$1,533,852,049	13.5%	\$142,236	\$147,160	3.5%
Firelands	1,821	2,043	12.2%	\$231,321,933	\$283,985,530	22.8%	\$127,030	\$139,004	9.4%
Greater Ports.	346	353	2.0%	\$37,115,891	\$38,889,231	4.8%	\$107,271	\$110,168	2.7%
Guerns.-Musk.	810	804	-0.7%	\$98,477,332	\$96,792,694	-1.7%	\$121,577	\$120,389	-1.0%
Heartland	1,005	970	-3.5%	\$141,171,839	\$144,067,327	2.1%	\$140,469	\$148,523	5.7%
Knox	368	438	19.0%	\$54,193,372	\$65,926,608	21.7%	\$147,265	\$150,517	2.2%
Lancaster	436	382	-12.4%	\$56,698,351	\$53,138,172	-6.3%	\$130,042	\$139,105	7.0%
Mansfield	1,209	1,341	10.9%	\$123,121,448	\$151,285,505	22.9%	\$101,837	\$112,815	10.8%
Marion	571	531	-7.0%	\$57,399,527	\$60,913,821	6.1%	\$100,525	\$114,715	14.1%
NEOHREX*	31,206	32,542	4.3%	\$4,480,683,125	\$4,867,985,423	8.6%	\$143,584	\$149,591	4.2%
Scioto Valley	648	609	-6.0%	\$72,515,361	\$68,821,419	-5.1%	\$111,906	\$113,007	1.0%
Toledo	5,746	5,938	3.3%	\$733,910,000	\$796,836,000	8.6%	\$127,725	\$134,193	5.1%
West Central	1,114	1,357	21.8%	\$117,686,623	\$152,678,920	29.7%	\$105,643	\$112,512	6.5%
WRIST*	3,468	3,703	6.8%	\$459,657,489	\$472,199,721	2.7%	\$132,543	\$127,518	-3.8%
<b>Statewide</b>	95,621	100,299	4.9%	\$15,039,530,042	\$16,442,281,033	9.3%	\$157,283	\$163,933	4.2%

\* NEOHREX (Northeast Ohio Real Estate Exchange): 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.

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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:

2016 OAR President  
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**Akron Cleveland Association**

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**Ashland Area**

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**Firelands Association**

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**Guernsey-Muskingum Valley Association**

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**Medina County**

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**Midwestern Ohio Association**

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**NEOHREX (Northeast Ohio Real Estate Exchange)**

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**Portage County Area**

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**Portsmouth Board**

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**Scioto Valley Association**

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**Southern Ohio Association**

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**Springfield Area**

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