



FOR IMMEDIATE RELEASE

TO: All News Media
FROM: Tiffany Meyer, Ohio REALTORS President, 419.289.2600
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RE: Ohio's November 2018 Home Sales
DATE: December 19, 2018



The pace of homes sold across Ohio in November fell 1.3 percent from the level set during the month a year ago, according to Ohio REALTORS.

“The Ohio housing marketplace posted solid levels of activity in November – as sales nearly matched the month’s best-ever rate set a year ago, while also recording a steady, positive gain in pricing,” said Ohio REALTORS President Tiffany Meyer. “With each passing month 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.”

November’s average home price of \$178,882 reflects a 2.1 percent increase from the \$175,196 mark posted during the month last year.

Sales in November reached a seasonally adjusted annual rate of 157,655, a 1.3 percent decrease from the record-setting level set during the month a year ago of 159,684. The market experienced a 6.5 percent increase in sales from the October 2018 seasonally adjusted annual rate of 147,982.

Around the state, 16 of the 18 markets tracked reported an upswing in average sales price during the month. Additionally, 11 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.)

Ohio REALTORS®
Ohio Existing Home Sales*
November 2018

Year	Month	Sales Activity		Average Sale Price
		Seasonally Adjusted Annual Rate	Not Seasonally Adjusted	Not Seasonally Adjusted
2017	Nov	159,684	11,732	\$175,196
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
2018	Nov	157,655	11,789	\$178,882
% change last month:		6.5%	-10.7%	
% change last year:		-1.3%	0.5%	2.1%
Year-end				
	2016	148,952		\$163,510
	2017	151,748		\$172,870
	2018p	151,380		\$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 November 2018

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2017	2018	%Change	2017	2018	%Change	2017	2018	% Change
Ashland	34	35	2.9%	\$4,980,950	\$5,728,850	15.0%	\$146,499	\$163,681	11.7%
Athens	55	51	-7.3%	\$7,833,748	\$8,096,300	3.4%	\$142,432	\$158,751	11.5%
Cincinnati	2,006	1,935	-3.5%	\$412,804,614	\$405,232,234	-1.8%	\$205,785	\$209,422	1.8%
Columbus	2,377	2,392	0.6%	\$508,587,674	\$526,206,512	3.5%	\$213,962	\$219,986	2.8%
Dayton	1,219	1,260	3.4%	\$186,464,350	\$208,849,759	12.0%	\$152,965	\$165,754	8.4%
Firelands	262	262	0.0%	\$38,909,972	\$42,952,601	10.4%	\$148,511	\$163,941	10.4%
Greater Ports.	33	35	6.1%	\$2,893,150	\$3,379,319	16.8%	\$87,671	\$96,552	10.1%
Guerns.-Musk.	104	91	-12.5%	\$12,142,287	\$11,817,475	-2.7%	\$116,753	\$129,862	11.2%
Heartland	70	111	58.6%	\$9,867,290	\$18,776,176	90.3%	\$140,961	\$169,155	20.0%
Knox	44	45	2.3%	\$6,394,100	\$7,234,255	13.1%	\$145,320	\$160,761	10.6%
Lancaster	57	35	-38.6%	\$8,866,179	\$5,035,520	-43.2%	\$155,547	\$143,872	-7.5%
Mansfield	129	122	-5.4%	\$14,330,980	\$14,024,684	-2.1%	\$111,093	\$114,956	3.5%
Marion	41	29	-29.3%	\$4,688,115	\$3,465,700	-26.1%	\$114,344	\$119,507	4.5%
Scioto Valley	78	83	6.4%	\$10,431,486	\$11,410,674	9.4%	\$133,737	\$137,478	2.8%
Toledo	673	757	12.5%	\$91,471,000	\$107,490,000	17.5%	\$135,915	\$141,995	4.5%
West Central	148	168	13.5%	\$17,642,758	\$21,022,553	19.2%	\$119,208	\$125,134	5.0%
WRIST*	412	477	15.8%	\$54,683,112	\$69,359,139	26.8%	\$132,726	\$145,407	9.6%
Yes-MLS*	3,952	3,901	-1.3%	\$655,748,357	\$638,755,691	-2.6%	\$165,928	\$163,742	-1.3%
Statewide	11,694	11,789	0.8%	\$2,048,740,122	\$2,108,837,442	2.9%	\$175,196	\$178,882	2.1%

* 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 November 2018

MLS	Number of Units Sold			Dollar Volume			Average Sale Price		
	2017	2018	%Change	2017	2018	%Change	2017	2018	% Change
Ashland	385	357	-7.3%	\$49,431,579	\$50,613,335	2.4%	\$128,394	\$141,774	10.4%
Athens	597	605	1.3%	\$92,145,353	\$92,448,349	0.3%	\$154,347	\$152,807	-1.0%
Cincinnati	24,053	23,773	-1.2%	\$4,866,797,100	\$5,088,536,329	4.6%	\$202,336	\$214,047	5.8%
Columbus	29,881	28,865	-3.4%	\$6,420,144,293	\$6,598,037,184	2.8%	\$214,857	\$228,583	6.4%
Dayton	14,699	14,926	1.5%	\$2,297,089,605	\$2,481,459,871	8.0%	\$156,275	\$166,251	6.4%
Firelands	2,862	2,952	3.1%	\$412,718,641	\$448,547,126	8.7%	\$144,206	\$151,947	5.4%
Greater Ports.	487	548	12.5%	\$51,459,386	\$60,254,375	17.1%	\$105,666	\$109,953	4.1%
Guerns.-Musk.	1,232	1,188	-3.6%	\$149,202,744	\$144,229,879	-3.3%	\$121,106	\$121,406	0.2%
Heartland	1,293	1,345	4.0%	\$191,740,736	\$219,919,204	14.7%	\$148,291	\$163,509	10.3%
Knox	565	579	2.5%	\$90,517,010	\$95,553,811	5.6%	\$160,207	\$165,032	3.0%
Lancaster	540	471	-12.8%	\$80,694,670	\$73,767,350	-8.6%	\$149,435	\$156,619	4.8%
Mansfield	2,030	1,792	-11.7%	\$233,245,555	\$216,241,817	-7.3%	\$114,899	\$120,671	5.0%
Marion	610	533	-12.6%	\$71,688,307	\$65,429,104	-8.7%	\$117,522	\$122,756	4.5%
Scioto Valley	825	884	7.2%	\$100,195,288	\$114,434,739	14.2%	\$121,449	\$129,451	6.6%
Toledo	8,344	8,834	5.9%	\$1,166,044,000	\$1,305,297,000	11.9%	\$139,746	\$147,758	5.7%
West Central	2,004	2,030	1.3%	\$232,386,234	\$254,280,913	9.4%	\$115,961	\$125,262	8.0%
WRIST*	5,115	4,999	-2.3%	\$693,408,114	\$740,719,506	6.8%	\$135,564	\$148,174	9.3%
Yes-MLS*	45,968	46,066	0.2%	\$7,297,656,446	\$7,677,065,378	5.2%	\$158,755	\$166,654	5.0%
Statewide	141,490	140,747	-0.5%	\$24,496,565,061	\$25,726,835,270	5.0%	\$173,133	\$182,788	5.6%

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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

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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

Lori Dye, EO • 740/387-2928
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

Opal Porter, EO • 740/353-3079
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

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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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