

Sun City
Sub-Division

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Price Range: All | Properties: Sub-Division

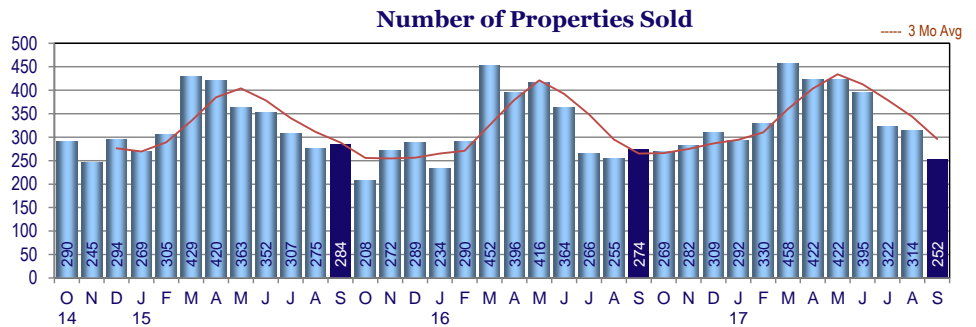
Market Profile & Trends Overview

	Month	Trending versus*:		
		LM	L3M	PYM
Median List Price of all Current Listings	\$230,000	0%	-0%	3%
Average List Price of all Current Listings	\$249,349	-0%	-3%	-1%
September Median Sales Price	\$188,500	-3%	2%	10%
September Average Sales Price	\$178,294	-0%	10%	16%
Total Properties Currently for Sale (Inventory)	528	23%	-16%	-8%
September Number of Properties Sold	252	-20%	7%	-8%
September Average Days on Market (Solds)	55	-18%	-21%	-11%
September Month's Supply of Inventory	1.6	22%	-19%	-17%
September Sale Price vs List Price Ratio	98.2%	0%	0%	0%

* LM=Last Month / L3M=Last 3 Months / PYM=Same Month Prior Year

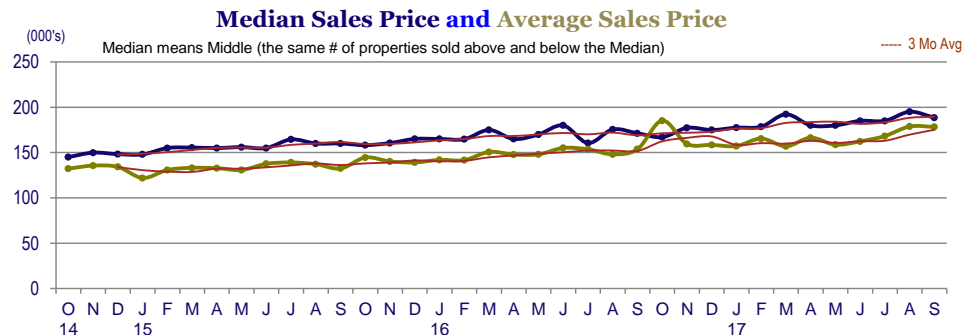
Property Sales

September property sales were 252, down 8.0% from 274 in September of 2016 and 19.7% lower than the 314 sales last month. September 2017 sales were at their lowest level compared to September of 2016 and 2015.



Prices

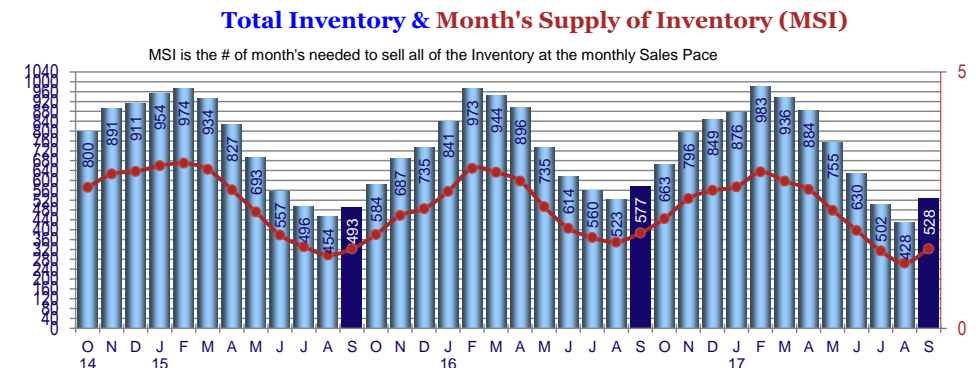
The Median Sales Price in September was \$188,500, up 10.1% from \$171,250 in September of 2016 and down 3.3% from \$195,000 last month. The Average Sales Price in September was \$178,294, up 16.0% from \$153,763 in September of 2016 and down 0.3% from \$178,792 last month. September 2017 ASP was at the highest level compared to September of 2016 and 2015.



Inventory & MSI

The Total Inventory of Properties available for sale as of September was 528, up 23.4% from 428 last month and down 8.5% from 577 in September of last year. September 2017 Inventory was at a mid level compared with September of 2016 and 2015.

A comparatively lower MSI is more beneficial for sellers while a higher MSI is better for buyers. The September 2017 MSI of 1.6 months was at its lowest level compared with September of 2016 and 2015.



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Market Time

The average Days On Market (DOM) shows how many days the average Property is on the market before it sells. An upward trend in DOM tends to indicate a move towards more of a Buyer's market, a downward trend a move towards more of a Seller's market. The DOM for September was 55, down 18.4% from 67 days last month and down 11.1% from 61 days in September of last year. The September 2017 DOM was at a mid level compared with September of 2016 and 2015.

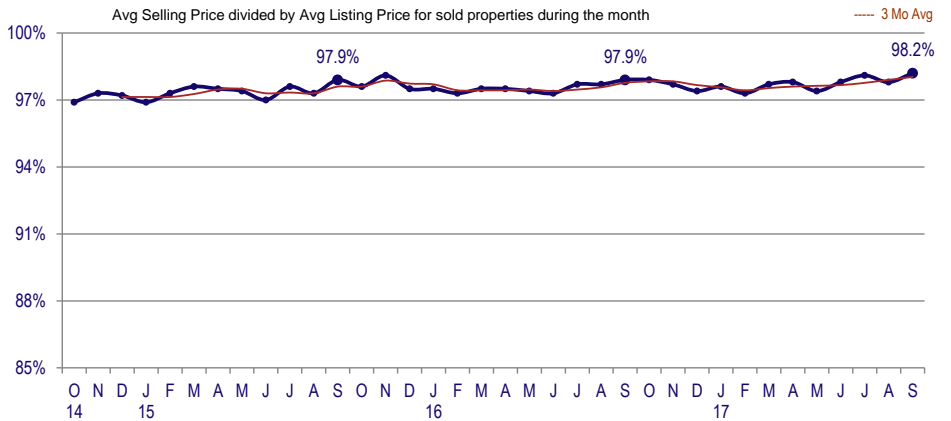
Days On Market for Sold Properties



Selling Price vs Original Listing Price

The Selling Price vs Original Listing Price reveals the average amount that Sellers are agreeing to come down from their original list price. The lower the ratio is below 100% the more of a Buyer's market exists, a ratio at or above 100% indicates more of a Seller's market. The September 2017 Selling Price vs Original List Price of 98.2% was up from 97.8% last month and up from 97.9% in September of last year.

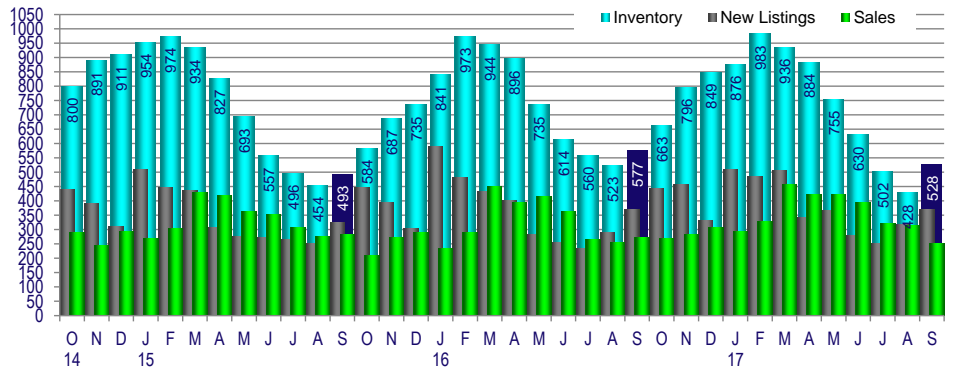
Selling Price versus Listing Price Ratio



Inventory / New Listings / Sales

This last view of the market combines monthly inventory of Properties for sale along with New Listings and Sales. The graph shows the basic annual seasonality of the market as well as the relationship between these items. The number of New Listings in September 2017 was 369, up 16.4% from 317 last month and down 0.3% from 370 in September of last year.

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