

# Local Market Update – October 2023

A FREE RESEARCH TOOL FROM MLSOK



## Edmond (City)

Associated with ZIP Codes: 73003, 73012, 73013, 73025 and 73034

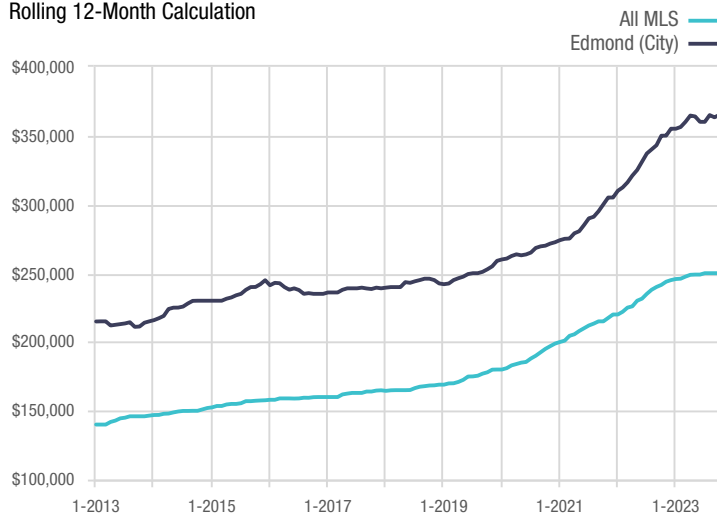
Single Family	October			Year to Date		
Key Metrics	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
New Listings	314	364	+ 15.9%	3,993	3,631	- 9.1%
Pending Sales	271	248	- 8.5%	3,477	2,859	- 17.8%
Closed Sales	319	239	- 25.1%	3,550	2,747	- 22.6%
Days on Market Until Sale	23	30	+ 30.4%	17	35	+ 105.9%
Median Sales Price*	\$355,000	\$379,000	+ 6.8%	\$355,000	\$367,023	+ 3.4%
Average Sales Price*	\$416,377	\$427,866	+ 2.8%	\$408,903	\$425,898	+ 4.2%
Percent of List Price Received*	99.4%	99.5%	+ 0.1%	101.4%	99.4%	- 2.0%
Inventory of Homes for Sale	586	763	+ 30.2%	—	—	—
Months Supply of Inventory	1.7	2.8	+ 64.7%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
New Listings	3	7	+ 133.3%	65	84	+ 29.2%
Pending Sales	2	4	+ 100.0%	64	72	+ 12.5%
Closed Sales	9	4	- 55.6%	75	64	- 14.7%
Days on Market Until Sale	15	69	+ 360.0%	16	23	+ 43.8%
Median Sales Price*	\$213,000	\$195,000	- 8.5%	\$199,900	\$217,450	+ 8.8%
Average Sales Price*	\$290,300	\$226,413	- 22.0%	\$227,944	\$244,929	+ 7.5%
Percent of List Price Received*	99.4%	97.5%	- 1.9%	101.2%	99.4%	- 1.8%
Inventory of Homes for Sale	3	8	+ 166.7%	—	—	—
Months Supply of Inventory	0.5	1.2	+ 140.0%	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

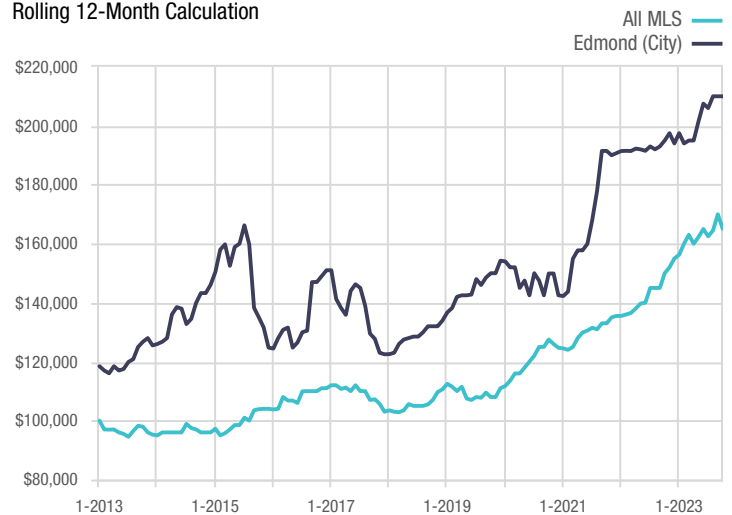
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.