



June 2019 MLS Statistical Report

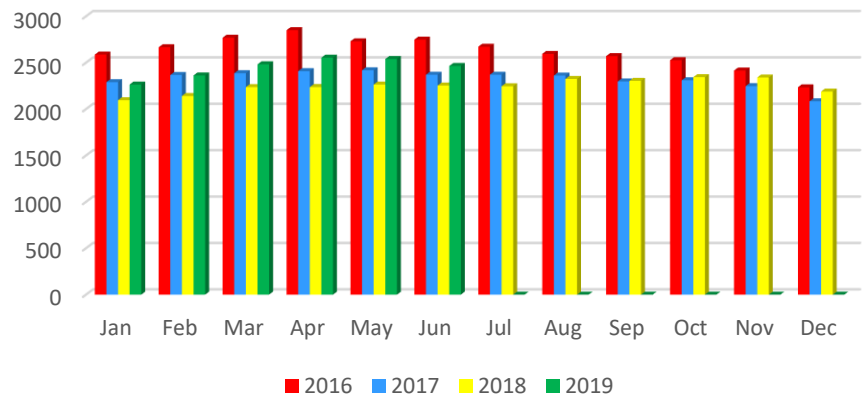
MLS Director Report

- Overall, inventory is up 12% with residential inventory up 7% and lots / land inventory up 22% and commercial inventory up 22% since June 2018.
- Overall sales for 2018 to 2019 are up 1% with residential sales up 4%, lots / land sales down 12% commercial sales up 50%.
- Listings in an under-contract status are down 4%.
- The area to watch seems to be lots / lands. Inventory is up but sales are down.

Inventory - All Classes

All Inventory		
Month / Year	Count	%Chg
June '19	2464	9%
June '18	2253	-5%
June '17	2370	-14%

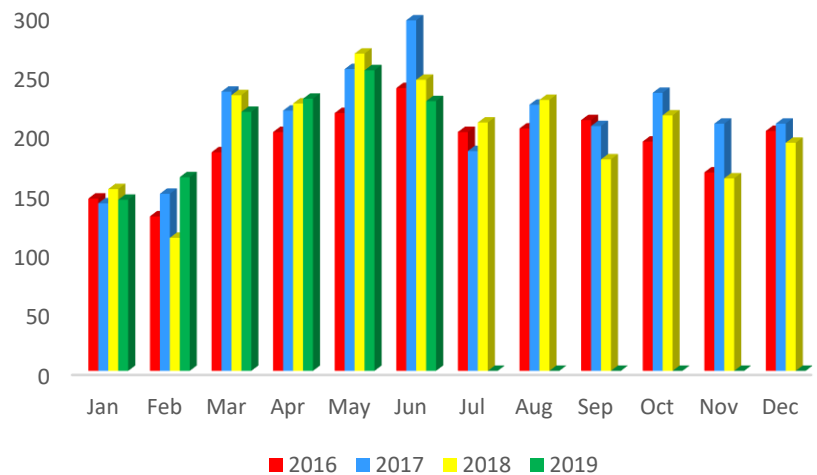
Inventory - All Classes



Sales - All Classes

Total Sales		
Month / Year	Count	%Chg
June '19	1234	0%
June '18	1234	-5%
June '17	1293	16%

Total Sales



Data Obtained: July 9, 2019

Note: This report reflects corrections / updates to previous data.

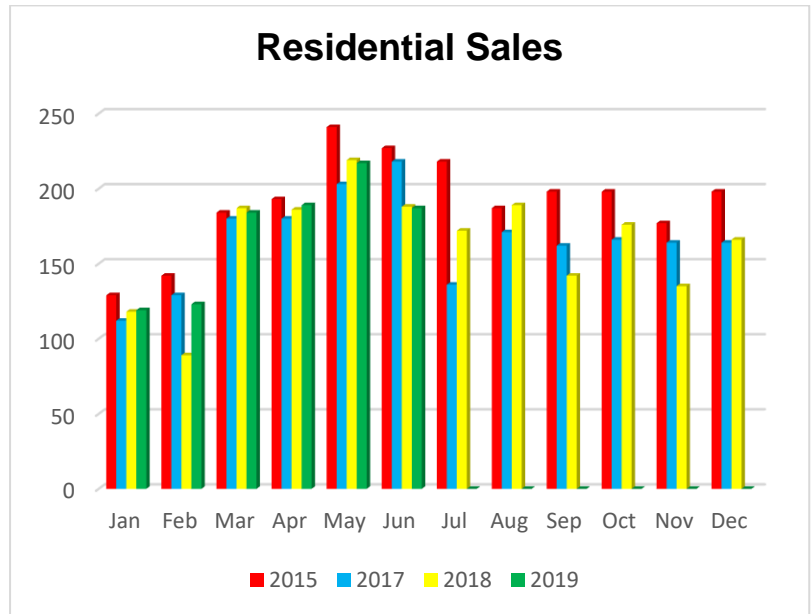
This representation is based in whole or in part on data supplied by, and to the Subscribers of the Outer Banks Association of REALTORS® Multiple Listing Service. Information contained herein is deemed reliable but not guaranteed. Data maintained by the OBAR MLS is for its own use and may not reflect all real estate activity in the market.

Residential

Residential Sales

For 2019, residential sales peaked in May and have started their seasonal decline; however, a comparison of 2018 to 2019 shows that sales are steady.

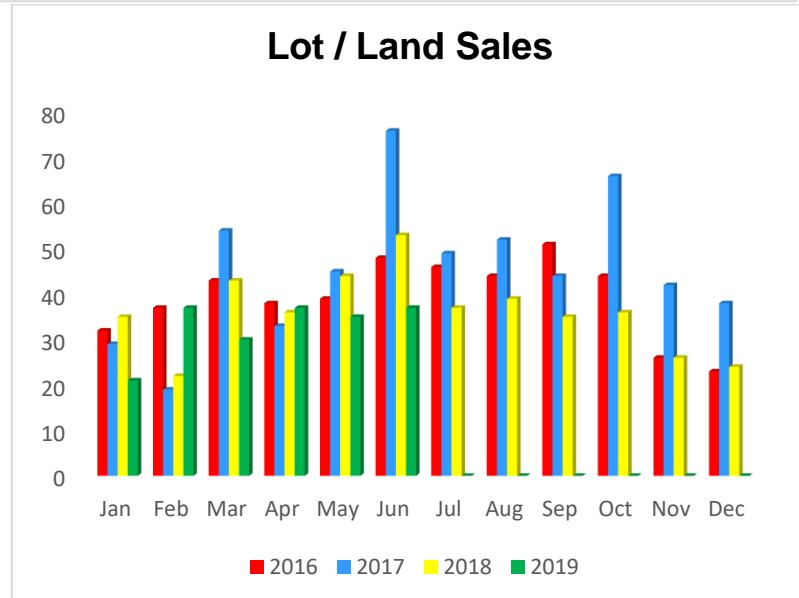
Residential		
Month / Year	Count	%Chg
June '19	187	-1%
June '18	188	-14%
June '17	218	18%



Lots / Land Sales

Year over Year, lot sales continue to decline

Lots / Land Sales		
Month / Year	Count	%Chg
May'19	37	-30%
May'18	53	-30%
May'17	76	58%

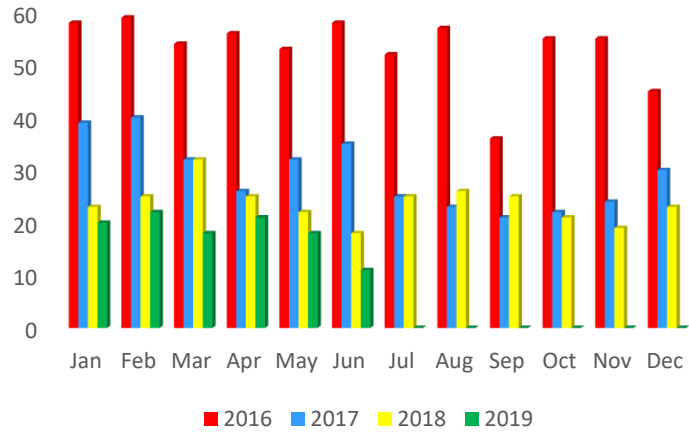


Distressed Property

Distressed Inventory

Inventory

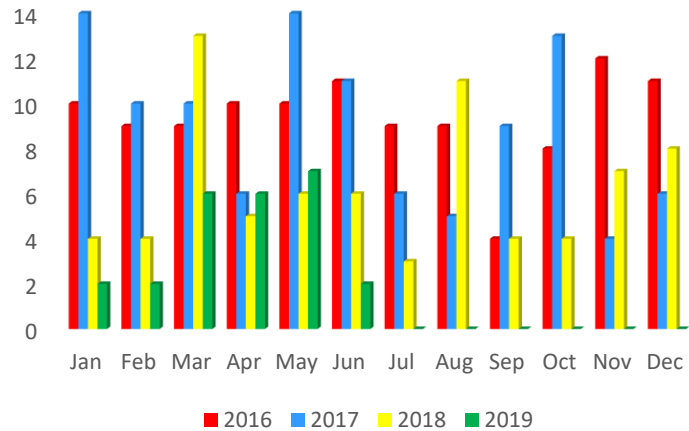
Distressed Sale Inventory		
Month / Year	Count	%Chg
June '19	11	-39%
June '18	18	-49%
June '17	35	-40%



Distressed Sales

Distressed Sales		
Month / Year	Count	%Chg
June '19	2	-67%
June '18	6	-45%
June '17	11	0%

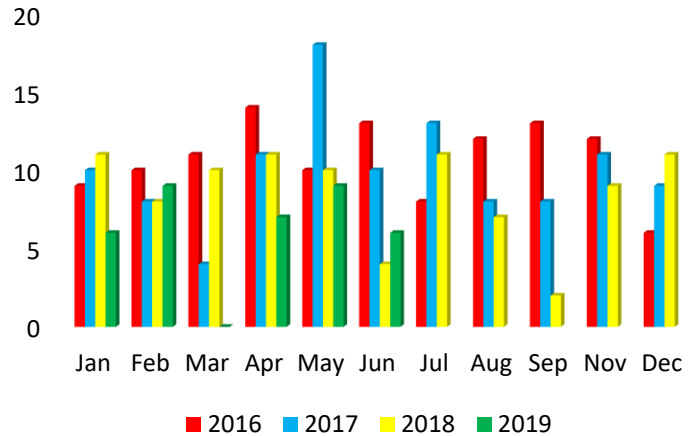
Distressed Sales



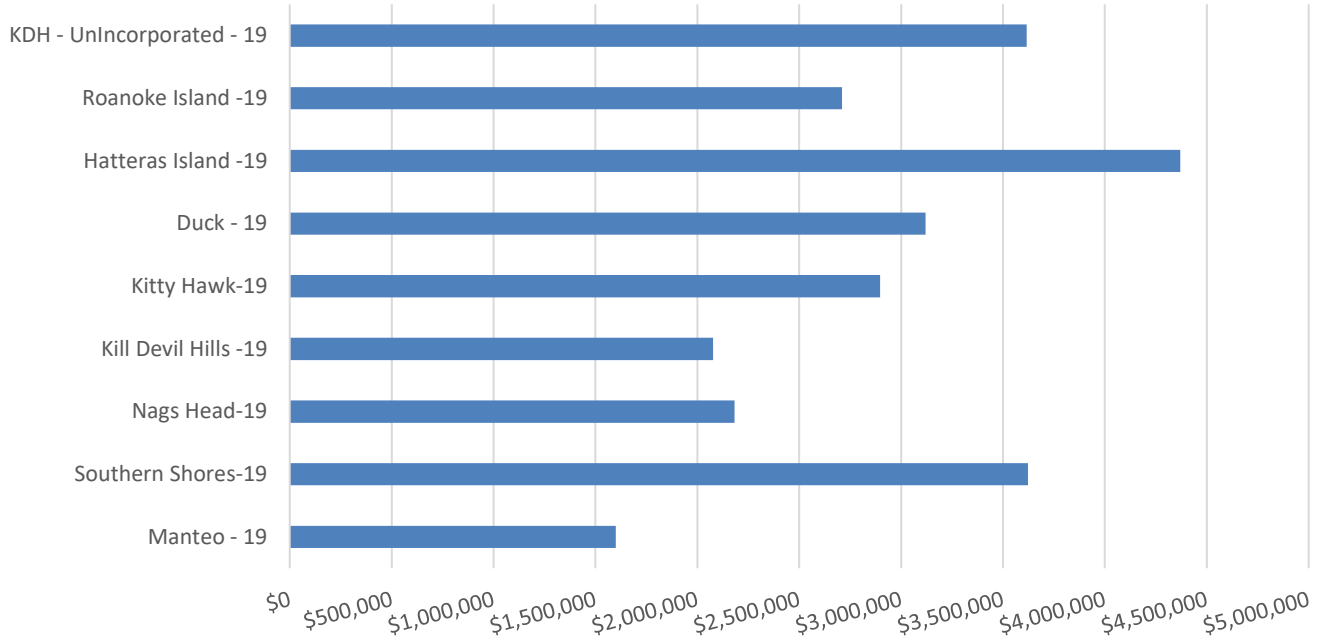
Foreclosures

Foreclosures		
Month / Year	Count	%Chg
June '19	6	50%
June '18	4	-60%
June '17	10	-23%

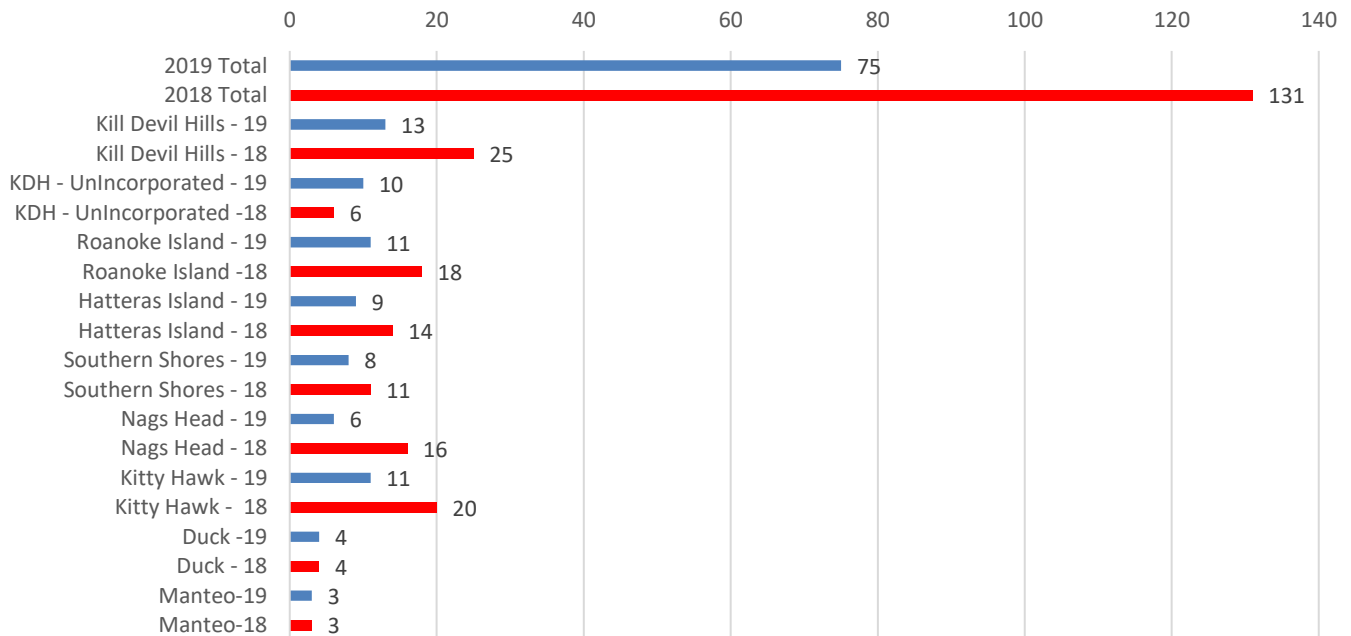
Dare County Foreclosures



May 2019 New Construction Building Permit Value



Year To Date 2019 Number of Building Permits



This representation is based in whole or in part on data supplied by, and to the Subscribers of the Outer Banks Association of REALTORS® Multiple Listing Service. Information contained herein is deemed reliable but not guaranteed. Data maintained by the OBAR MLS is for its own use and may not reflect all real estate activity in the market.

Outer Banks Towns / Areas

Corolla

Jan - June Sales		
Month / Year	Count	%Chg
2019	131	2%
2018	128	-7%
2017	137	16%

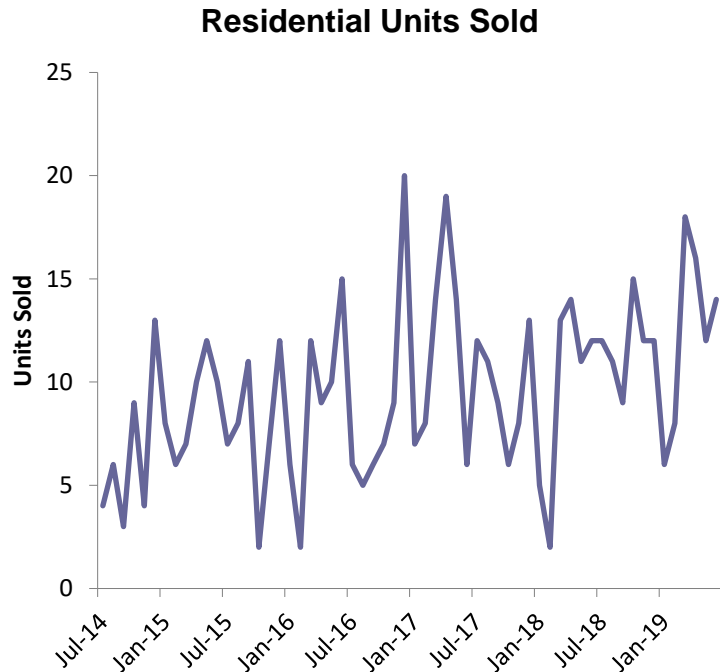
Median Sales Price		
Month / Year	MSP	%Chg
2019	\$495,000	0%
2018	\$495,500	4%
2017	\$477,500	12%



Duck

Jan - June Sales		
Month / Year	Count	%Chg
2019	74	30%
2018	57	-16%
2017	68	26%

Median Sales Price		
Month / Year	MSP	%Chg
2019	\$502,500	17%
2018	\$430,500	-8%
2017	\$466,000	-2%



Southern Shores

Jan - June Sales		
Month / Year	Count	%Chg
2019	131	2%
2018	128	-7%
2017	137	16%

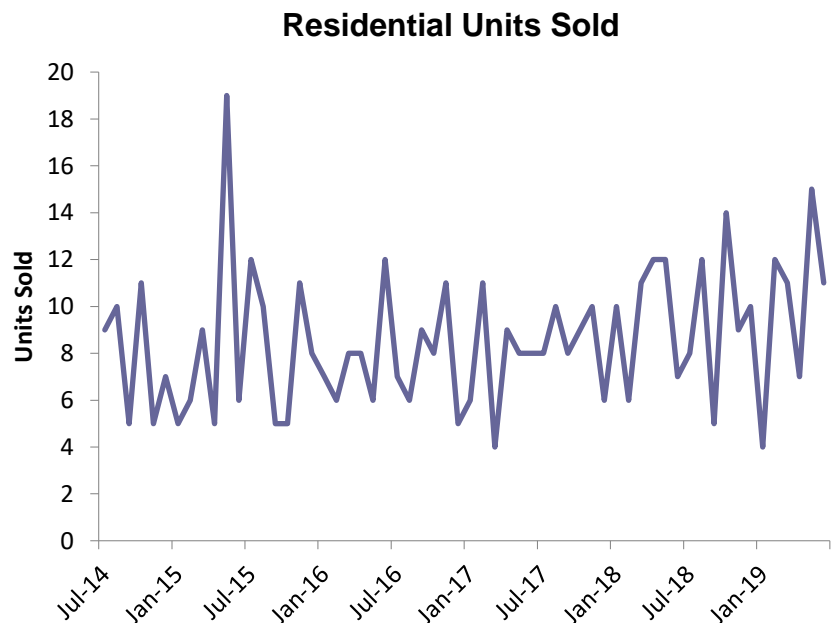
Median Sales Price		
Month / Year	MSP	%Chg
2019	\$495,000	0%
2018	\$495,500	4%
2017	\$477,500	12%



Kitty Hawk

Jan - June Sales		
Month / Year	Count	%Chg
2019	60	3%
2018	58	26%
2017	46	-2%

Median Sales Price		
Month / Year	MSP	%Chg
2019	\$367,500	4%
2018	\$352,000	14%
2017	\$310,000	2%



Colington

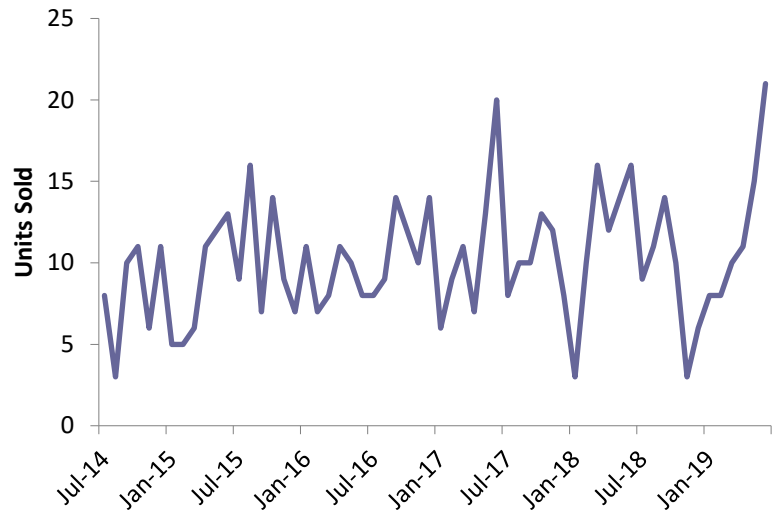
Jan - June Sales

Month / Year	Count	%Chg
2019	73	3%
2018	71	8%
2017	66	20%

Median Sales Price

Month / Year	MSP	%Chg
2019	\$279,000	1%
2018	\$275,000	8%
2017	\$255,000	9%

Residential Units Sold



Kill Devil Hills

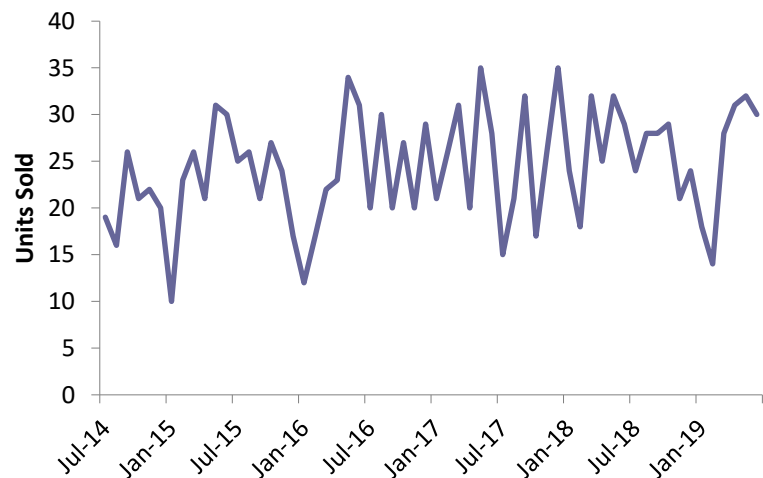
Jan - June Sales

Month / Year	Count	%Chg
2019	153	-4%
2018	160	-1%
2017	161	16%

Median Sales Price

Month / Year	MSP	%Chg
2019	\$282,200	3%
2018	\$275,250	0%
2017	\$275,000	2%

Residential Units Sold

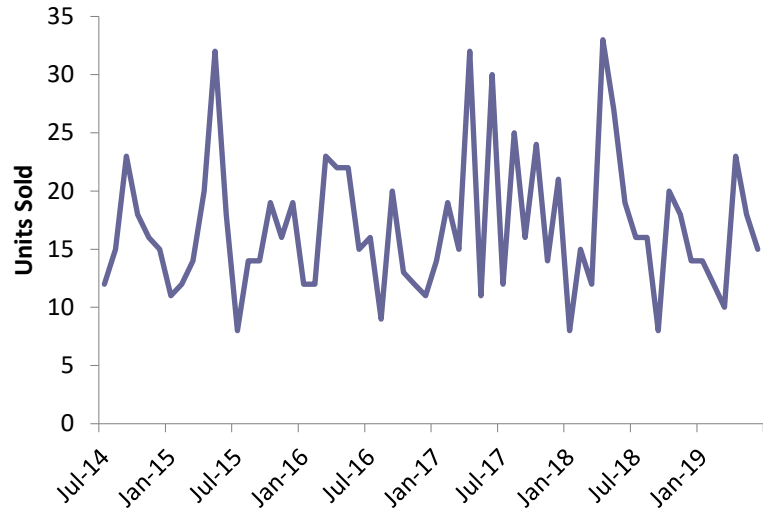


Nags Head

Jan - June Sales		
Month / Year	Count	%Chg
2019	92	-19%
2018	114	-6%
2017	121	14%

Median Sales Price		
Month / Year	MSP	%Chg
2019	\$394,000	1%
2018	\$388,750	1%
2017	\$384,000	1%

Residential Units Sold

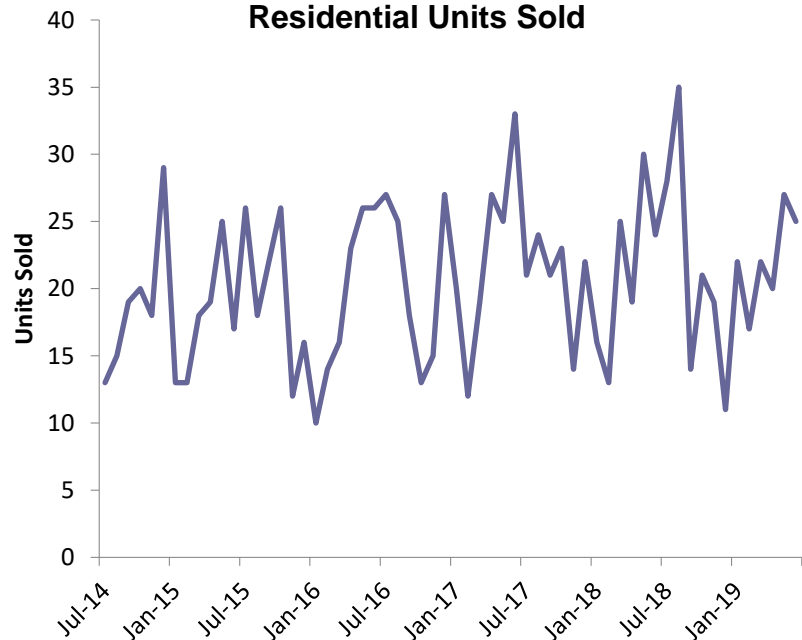


All Hatteras

Jan - June Sales		
Month / Year	Count	%Chg
2019	133	5%
2018	127	-7%
2017	136	18%

Median Sales Price		
Month / Year	MSP	%Chg
2019	\$335,000	10%
2018	\$305,000	0%
2017	\$305,000	13%

Residential Units Sold



Roanoke Island

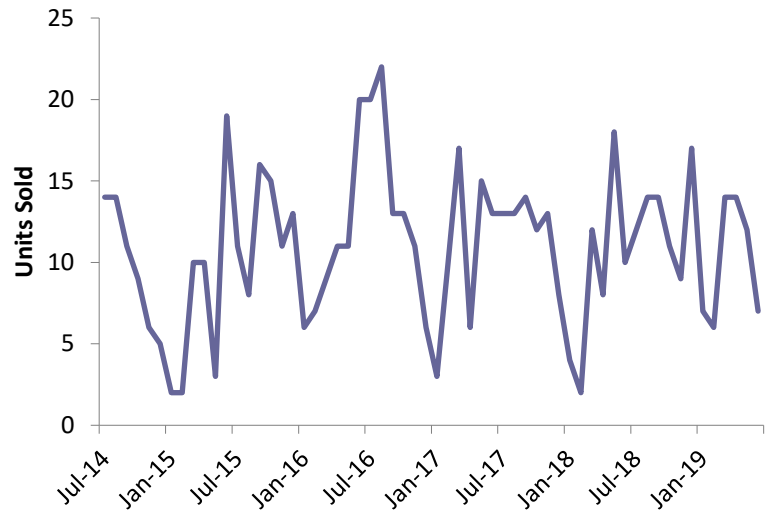
Jan - June Sales

Month / Year	Count	%Chg
2019	60	11%
2018	54	-16%
2017	64	0%

Median Sales Price

Month / Year	MSP	%Chg
2019	\$321,750	15%
2018	\$279,000	-2%
2017	\$283,350	7%

Residential Units Sold



Currituck Mainland

Jan - June Sales

Month / Year	Count	%Chg
2019	82	9%
2018	75	-16%
2017	89	11%

Median Sales Price

Month / Year	MSP	%Chg
2019	\$260,000	6%
2018	\$244,450	2%
2017	\$239,950	1%

Residential Units Sold



Ocracoke Island

Jan - June Sales

Month / Year	Count	%Chg
2019	14	133%
2018	6	-57%
2017	14	75%

Median Sales Price

Month / Year	MSP	%Chg
2019	\$352,500	10%
2018	\$320,000	3%
2017	\$310,000	-1%

Residential Units Sold

