



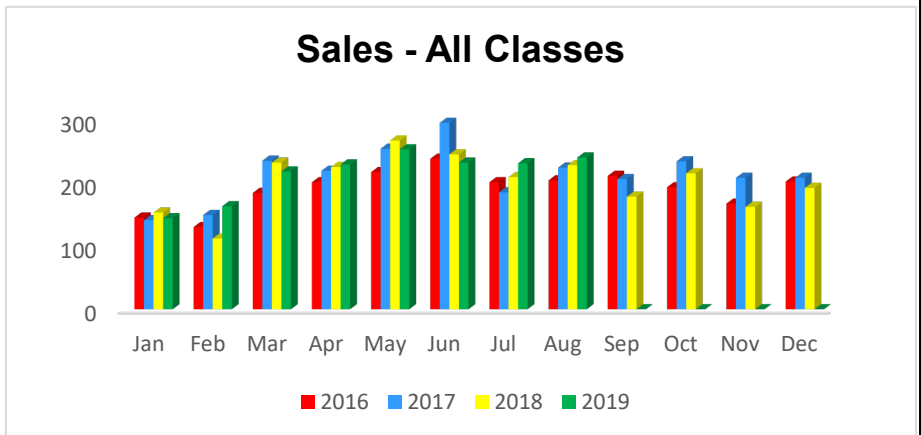
## August 2019 MLS Statistical Report

### MLS Director Report

- Sales - Sales of all classes are up 4% for the year and, of particular note, August sales were at a record level not seen since August 2005. Residential sales were up 5%, Lots / Land sales were down 9% and Commercial sales were up 57%
- Inventory - Overall, inventory is up 4% with Residential down by 2%, Lots / Land inventory up by 14% (second month in a row) and Commercial inventory up by 5%.
- Area to watch - Watch for lots of closings in September. Still well over 400 listings in an Under Contract status.

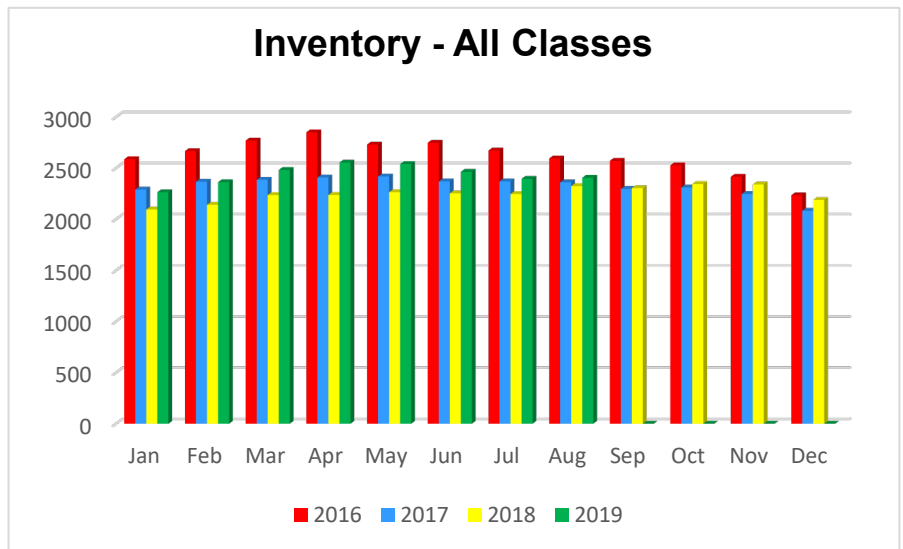
### Sales - All Classes

All Sales		
Month / Year	Count	%Chg
Aug '19	240	5%
Aug '18	228	2%
Aug '17	224	10%



### Inventory - All Classes

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



Data Obtained: September 10, 2019

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

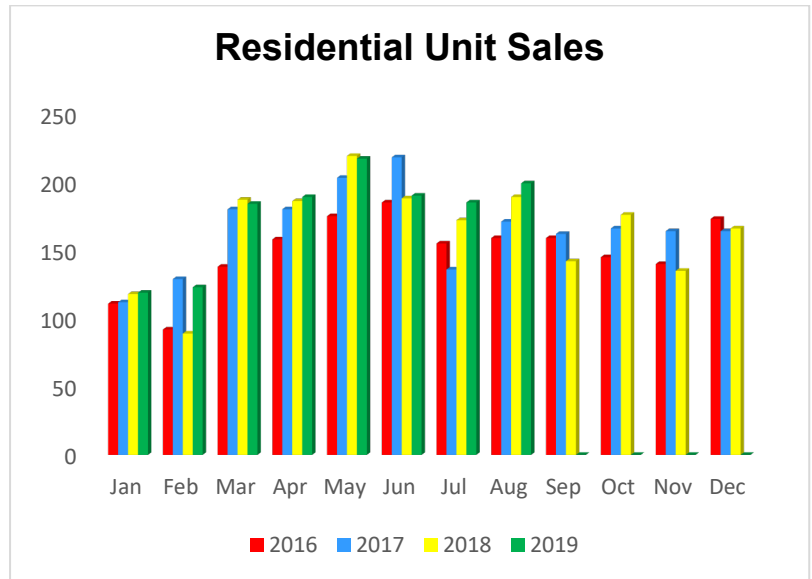
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# Residential

## Residential Sales

Residential sales are up 5% and should continue this trend in September.

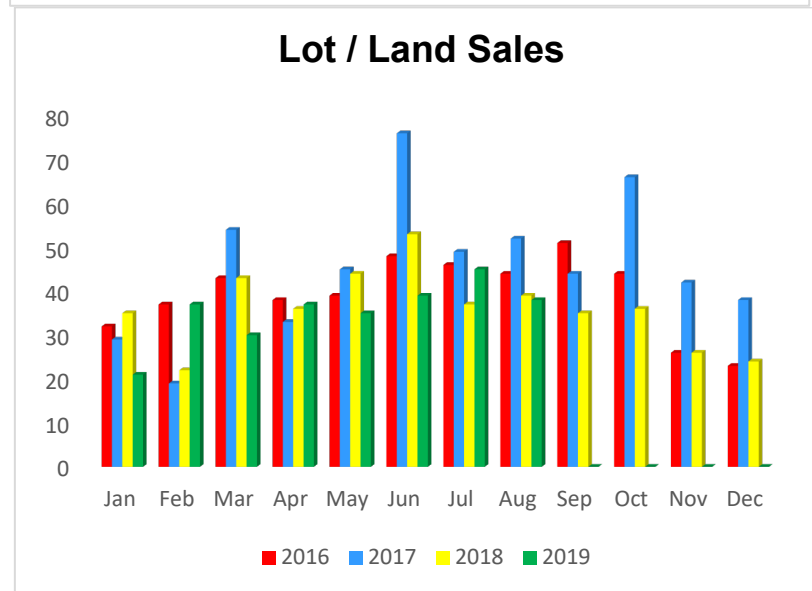
Residential		
Month / Year	Count	%Chg
Aug '19	199	5%
Aug '18	189	11%
Aug '17	171	8%



## Lots / Land Sales

Lot sales declined for the last two months; however, inventory is rising.

Lots / Land Sales		
Month / Year	Count	%Chg
Aug '19	38	-3%
Aug '18	39	-25%
Aug '17	52	18%

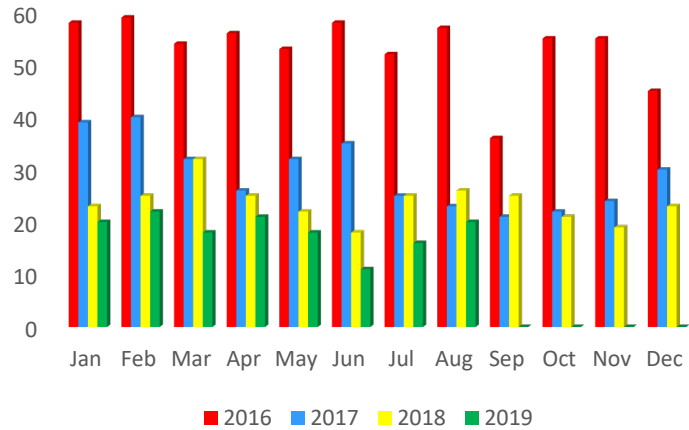


# Distressed Property

## Distressed Inventory

### Inventory

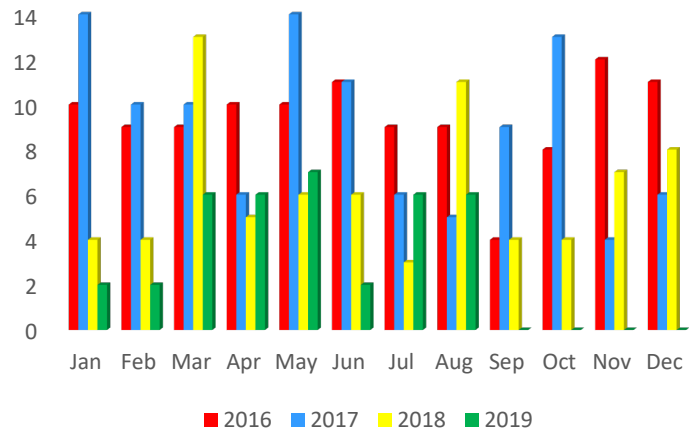
Distressed Sale Inventory		
Month / Year	Count	%Chg
Aug '19	20	-23%
Aug '18	26	13%
Aug '17	23	-60%



### Distressed Sales

Distressed Sales		
Month / Year	Count	%Chg
Aug '19	6	-45%
Aug '18	11	120%
Aug '17	5	-44%

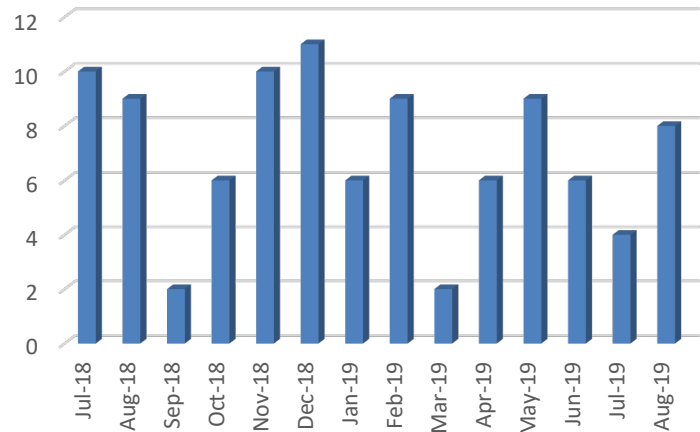
## Distressed Sales



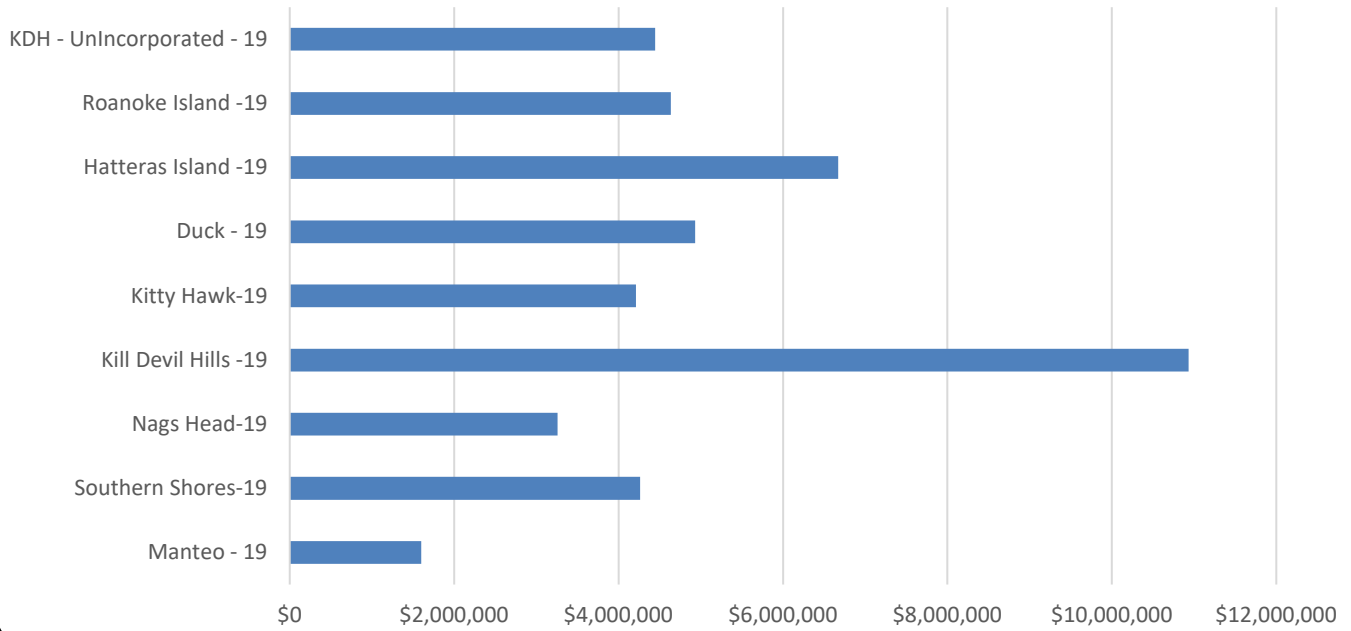
### Dare County Foreclosures

There is no discernible trend to report.

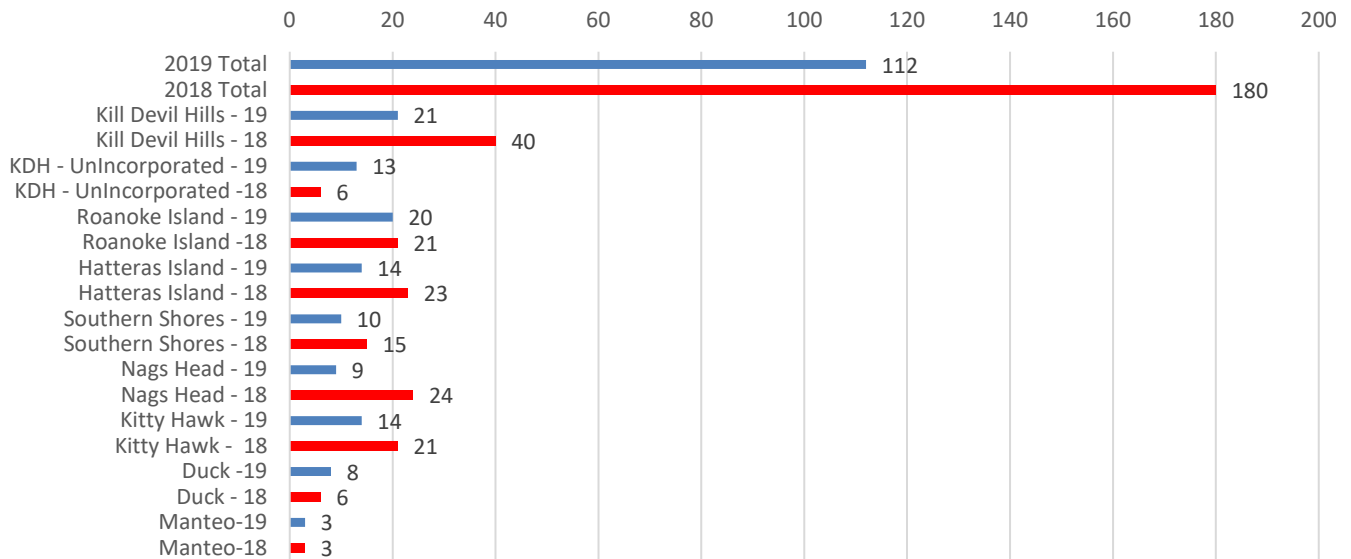
## Dare County Foreclosures



### August 2019 New Construction Building Permit Value



### Year To Date 2019 Number of Building Permits



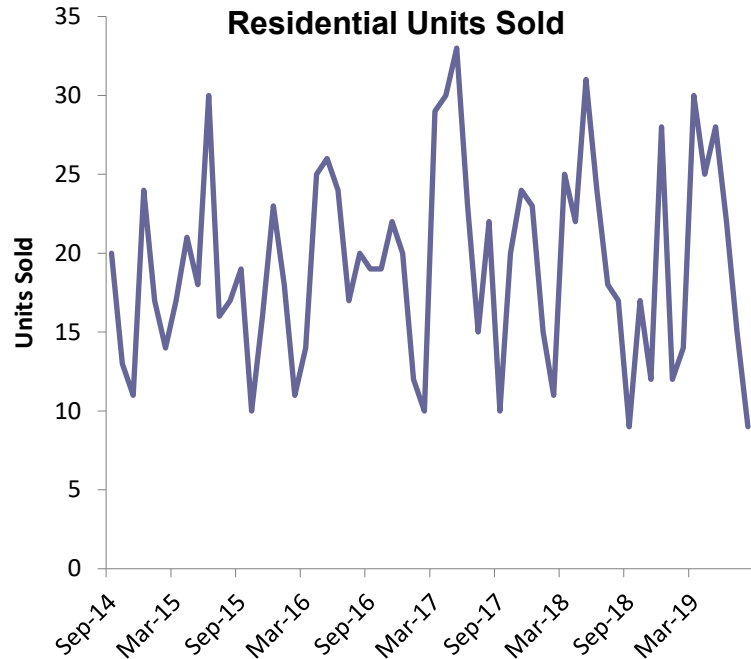
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# Outer Banks Towns / Areas

## Corolla

Jan - Aug Sales		
Month / Year	Count	%Chg
2019	155	-5%
2018	163	-6%
2017	174	12%

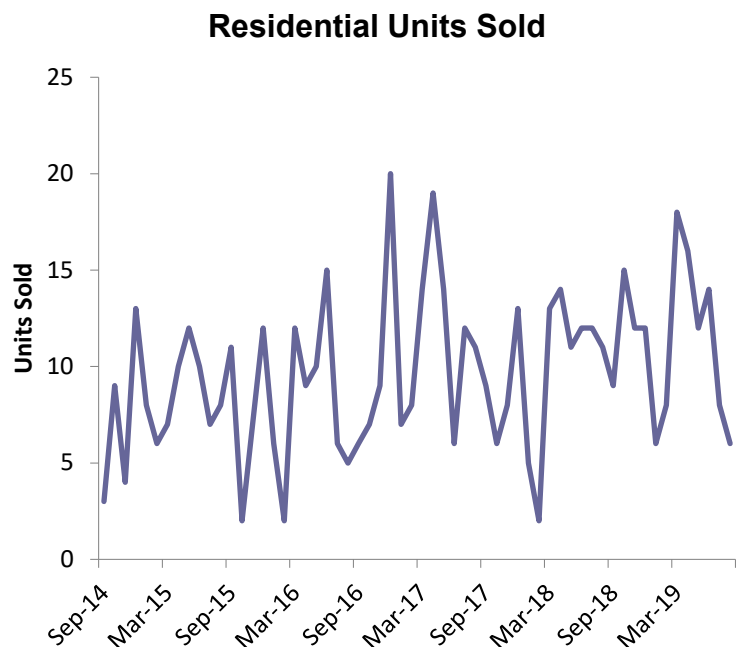
Median Sales Price		
Month / Year	MSP	%Chg
2019	\$485,000	-2%
2018	\$495,500	4%
2017	\$477,500	12%



## Duck

Jan - Aug Sales		
Month / Year	Count	%Chg
2019	88	10%
2018	80	-12%
2017	91	40%

Median Sales Price		
Month / Year	MSP	%Chg
2019	\$485,500	13%
2018	\$430,500	-8%
2017	\$466,000	-2%



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## Southern Shores

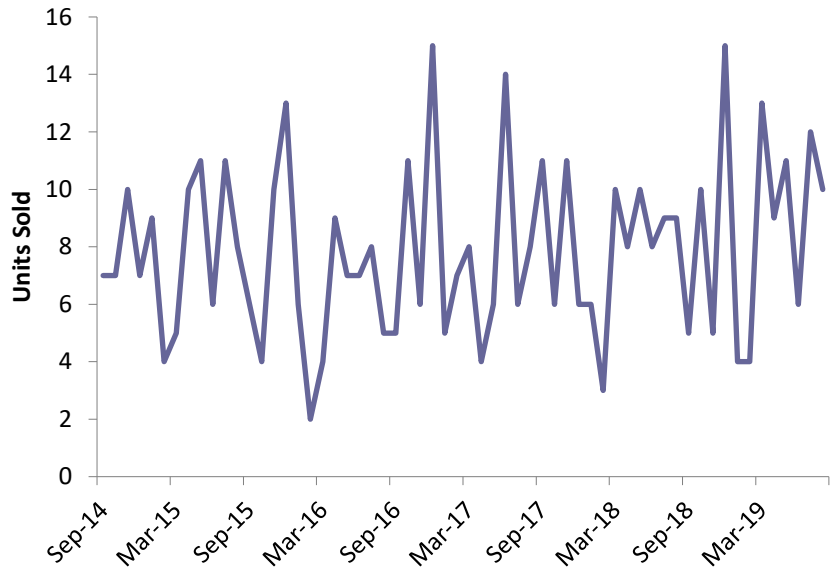
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	69	10%
2018	63	9%
2017	58	21%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$458,000	6%
2018	\$430,500	3%
2017	\$420,000	-1%

### Residential Units Sold



## Kitty Hawk

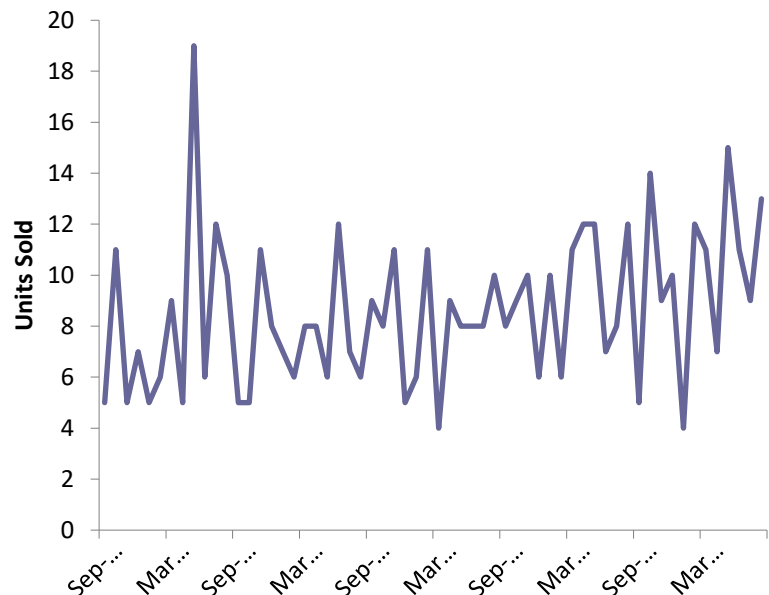
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	82	5%
2018	78	22%
2017	64	7%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$351,250	0%
2018	\$352,000	14%
2017	\$310,000	2%

### Residential Units Sold



## Colington

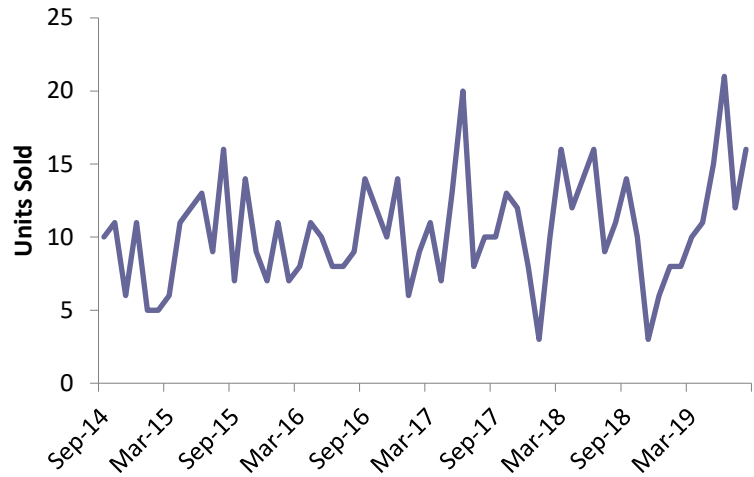
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	101	11%
2018	91	8%
2017	84	17%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$274,500	0%
2018	\$275,000	8%
2017	\$255,000	9%

### Residential Units Sold



## Kill Devil Hills

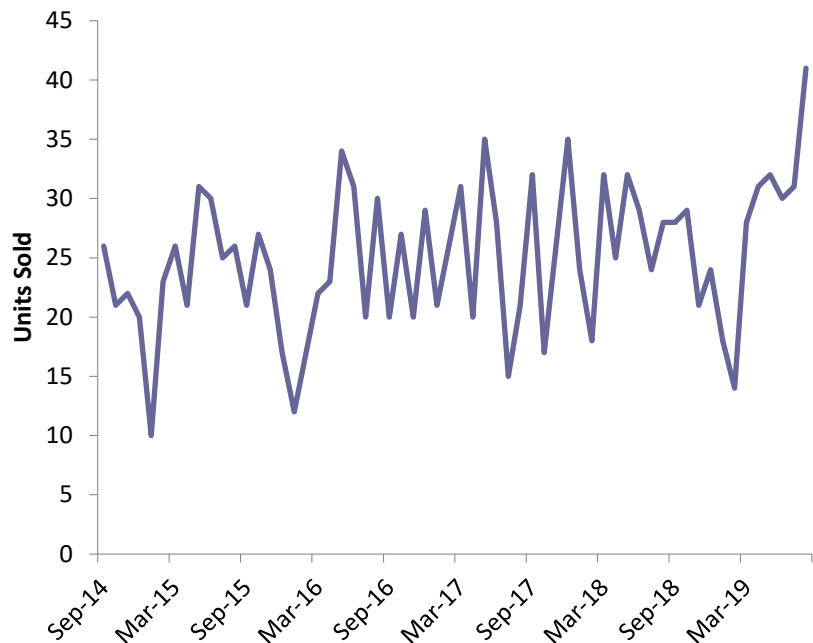
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	225	6%
2018	212	8%
2017	197	4%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$286,000	4%
2018	\$275,250	0%
2017	\$275,000	2%

### Residential Units Sold



## Nags Head

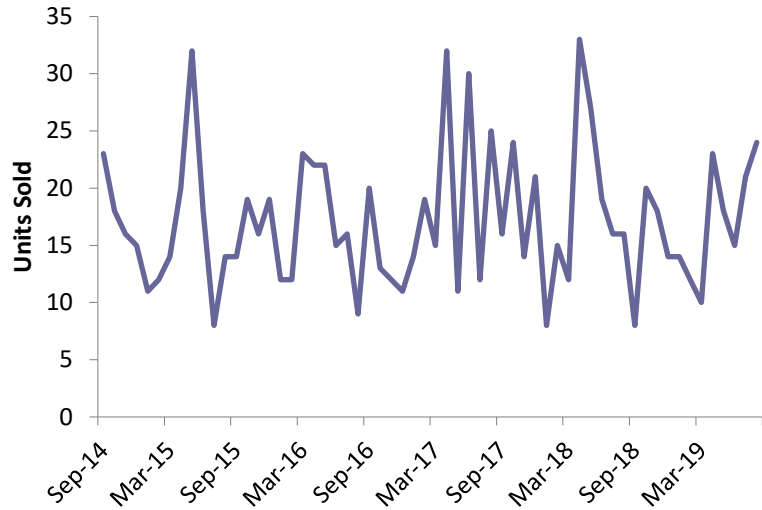
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	137	-6%
2018	146	-8%
2017	158	21%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$390,000	0%
2018	\$388,750	1%
2017	\$384,000	1%

### Residential Units Sold



## All Hatteras

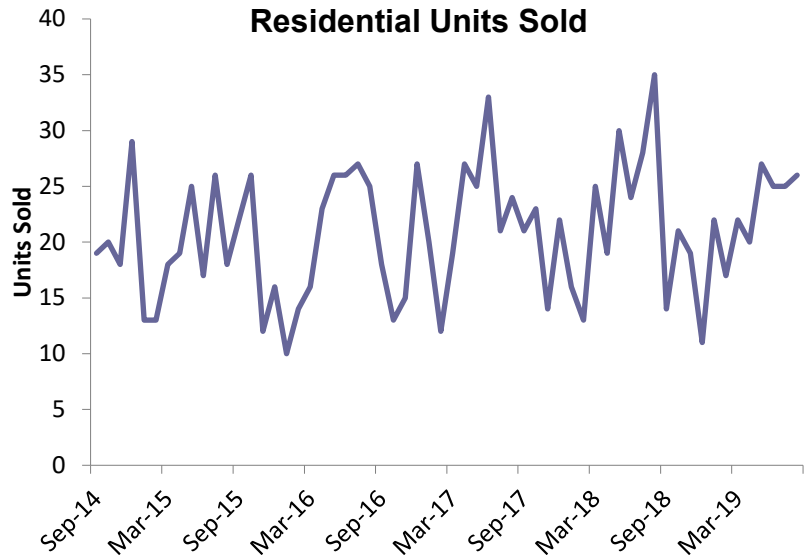
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	184	-3%
2018	190	5%
2017	181	8%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$330,000	8%
2018	\$305,000	0%
2017	\$305,000	13%

### Residential Units Sold





## Roanoke Island

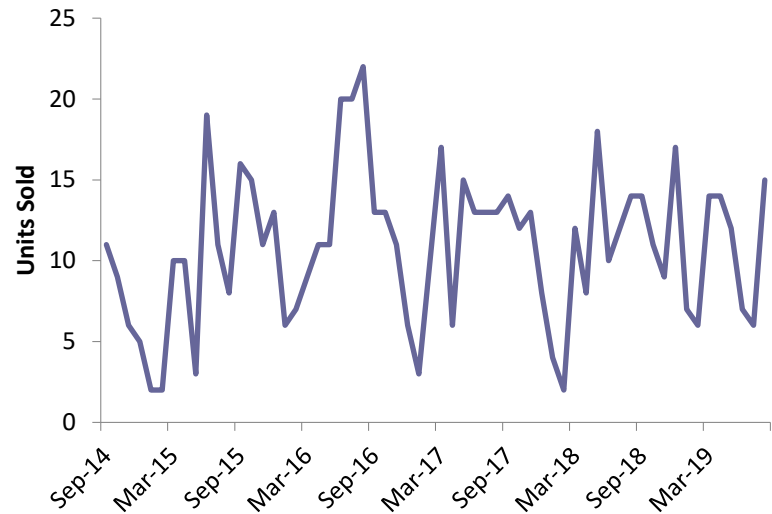
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	81	1%
2018	80	-11%
2017	90	-15%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$306,800	10%
2018	\$279,000	-2%
2017	\$283,350	7%

### Residential Units Sold



## Currituck Mainland

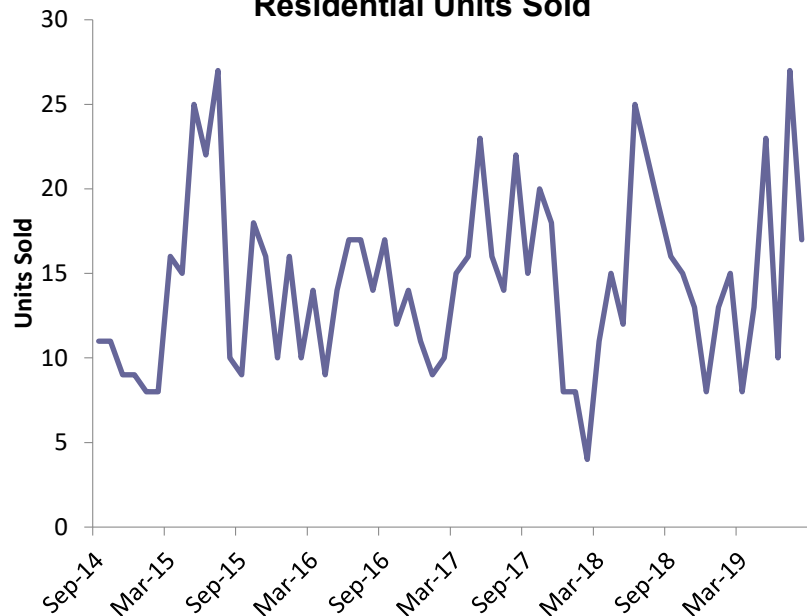
### Jan - Aug Sales

Month / Year	Count	%Chg
2019	126	9%
2018	116	-7%
2017	125	13%

### Median Sales Price

Month / Year	MSP	%Chg
2019	\$264,250	8%
2018	\$244,450	2%
2017	\$239,950	1%

### Residential Units Sold



## Ocracoke Island

### Residential Units Sold

Jan - Aug Sales		
Month / Year	Count	%Chg
2019	17	70%
2018	10	-47%
2017	19	73%

Median Sales Price		
Month / Year	MSP	%Chg
2019	\$350,000	9%
2018	\$320,000	3%
2017	\$310,000	-1%

