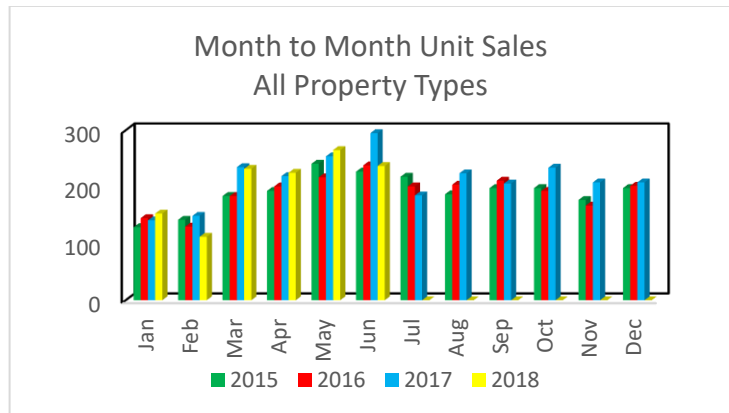




## June 2018 – MLS Statistical Report

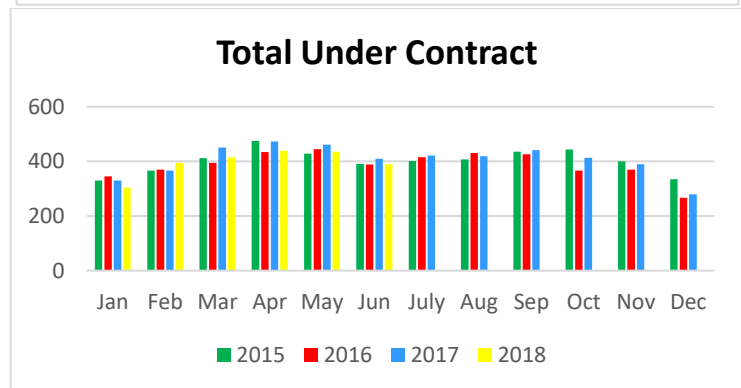
### Total Sales

The Month to Month Unit Sales graph shows that sales have started their seasonal decline. For the year, residential sales are down by 4%, lot / land sales are down by 11% and commercial sales are down by 13%.



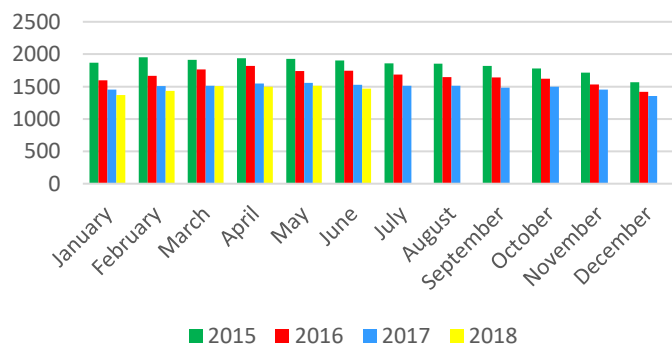
### Total Under Contract

The Total Under Contract graph shows that the number of listings under contract has been steadily declining since April. The decline is following a seasonal trend but with the low inventory we are exhibiting we will need to track this decline closely.



### Residential Inventory

Lack of inventory continues to be a impact the market. Inventory is currently running 4% lower than last year.

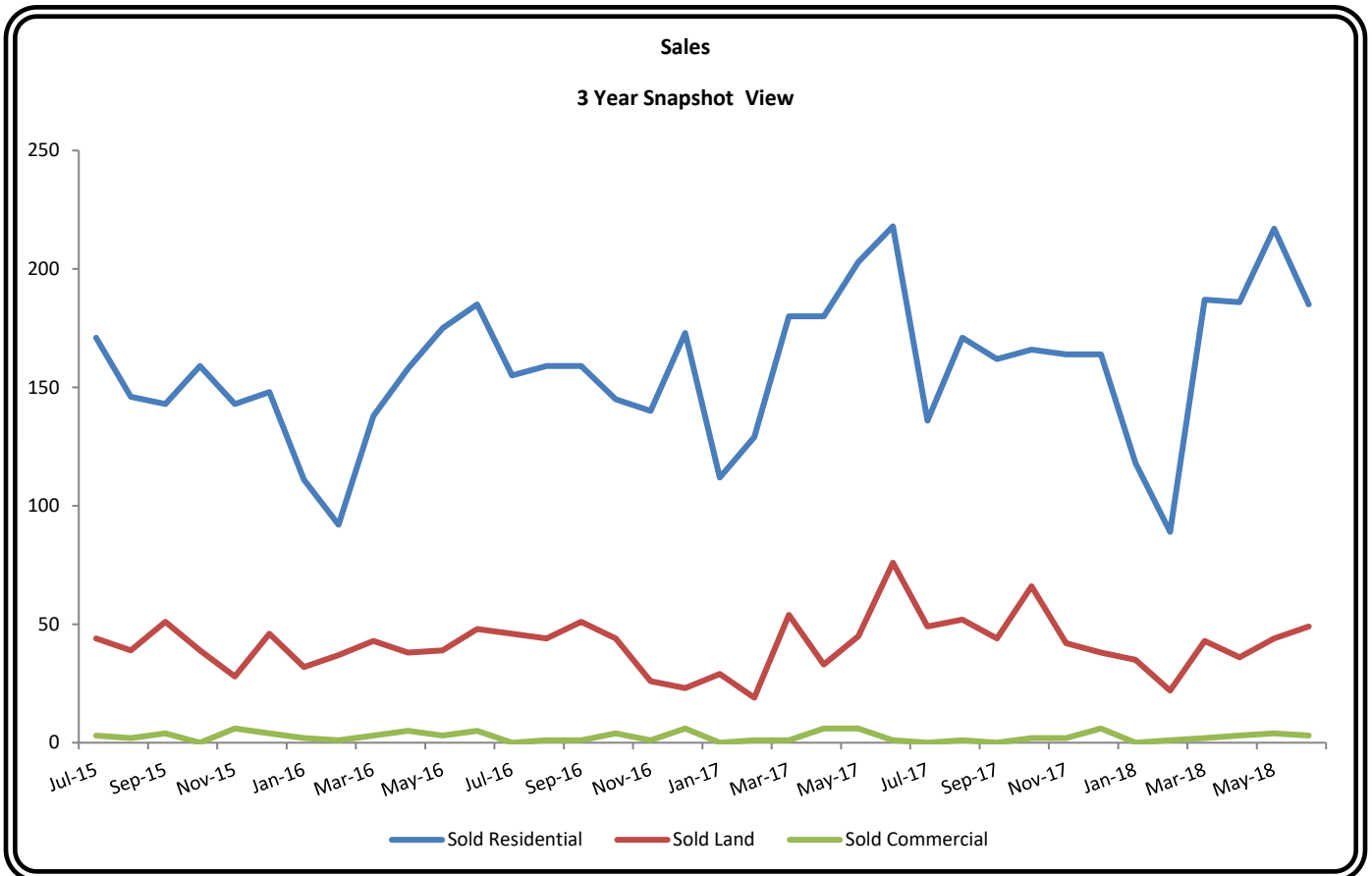


Data Obtained: July 5, 2018

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

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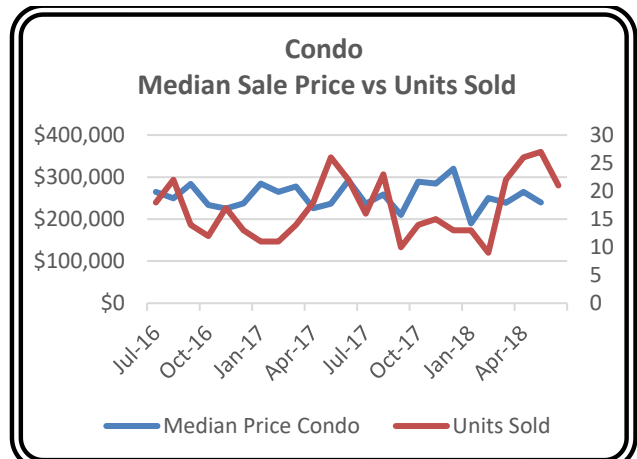
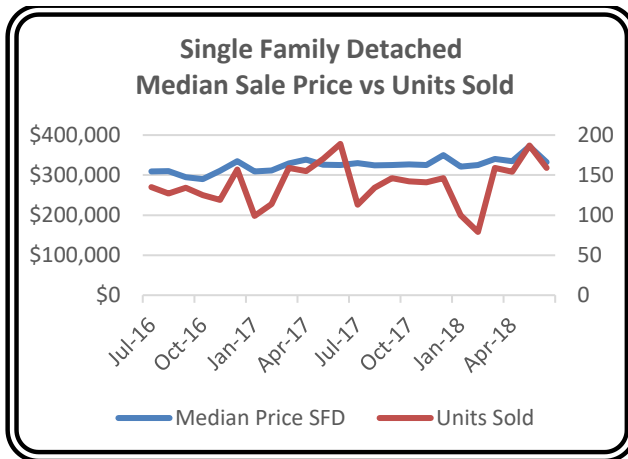
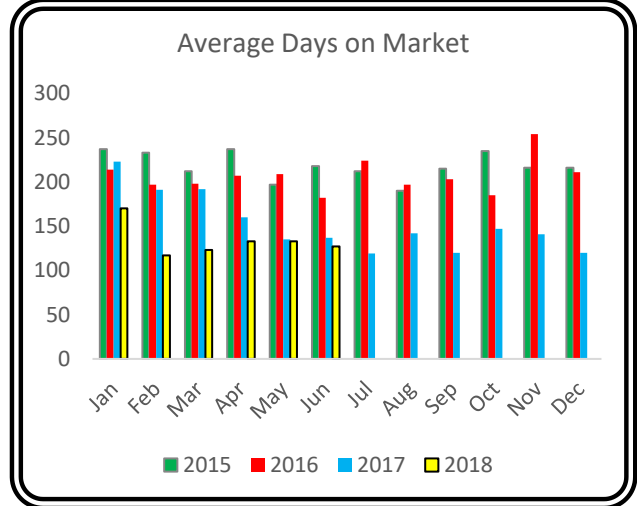
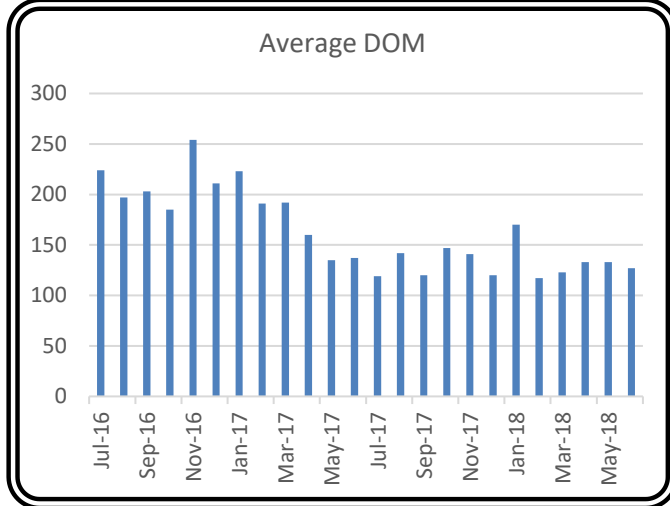
# Total Property Sales



Year to Date Comparison										
	Qty Sold	% Chg	Volume Sold	% Chg	Average Sale	% Chg	Median Sale	% Chg	Qty Active	% Chg
<b>Residential</b>										
Current Period	982		\$407,122,236		\$414,584		\$320,000		1469	
One year Ago	1023		\$401,117,178		\$392,098		\$310,000		1526	
Increase / (Decrease)	(41)	-4%	\$6,005,058	1%	\$22,486	6%	\$10,000	3%	(57)	-4%
<b>Lots / Land</b>										
Current Period	229		\$29,199,415		\$127,508		\$87,000		740	
One Year Ago	256		\$27,697,186		\$108,192		\$75,000		800	
Increase / (Decrease)	(27)	-11%	\$1,502,229	5%	\$19,316	18%	\$12,000	16%	(60)	-8%
<b>Commercial</b>										
Current Period	13		\$6,695,625		\$515,048		\$325,000		55	
One Year Ago	15		\$5,118,500		\$341,233		\$330,000		63	
Increase / (Decrease)	(2)	-13%	\$1,577,125	31%	\$173,815	51%	(\$5,000)	-2%	(8)	-13%
<b>All Classes</b>										
Current Period	1224		\$443,017,276		\$361,942		\$294,125		2264	
One Year Ago	1294		\$433,932,864		\$335,342		\$275,801		2389	
Increase / (Decrease)	(70)	-5%	\$9,084,412	2%	\$26,600	8%	\$18,324	7%	(125)	-5%

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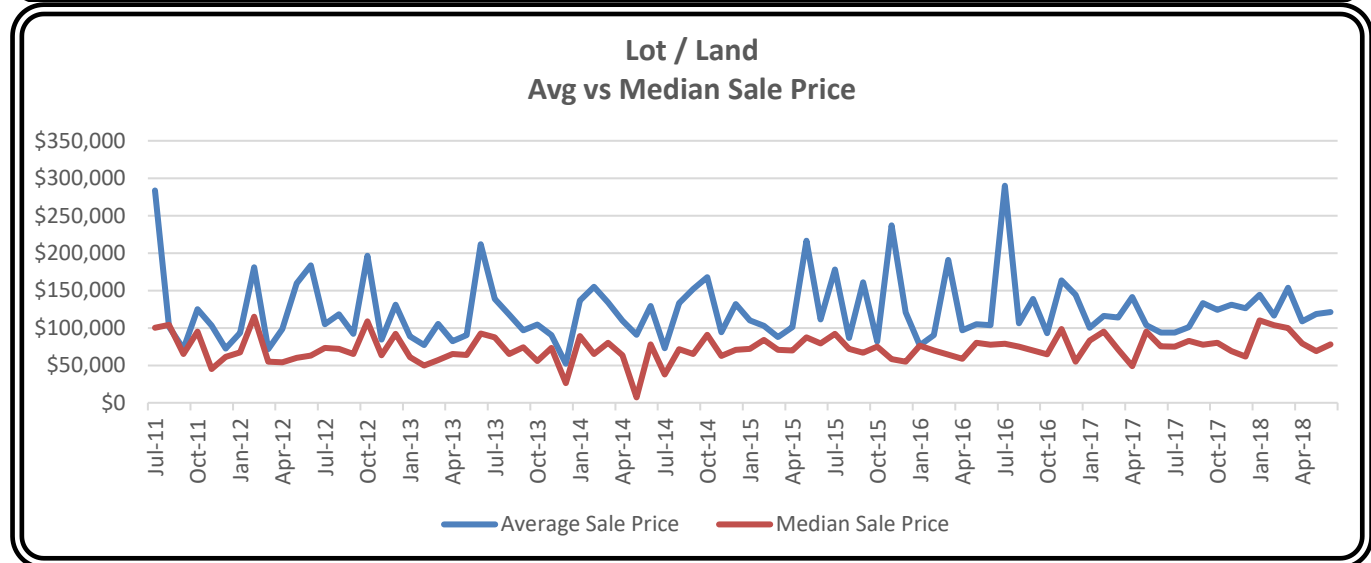
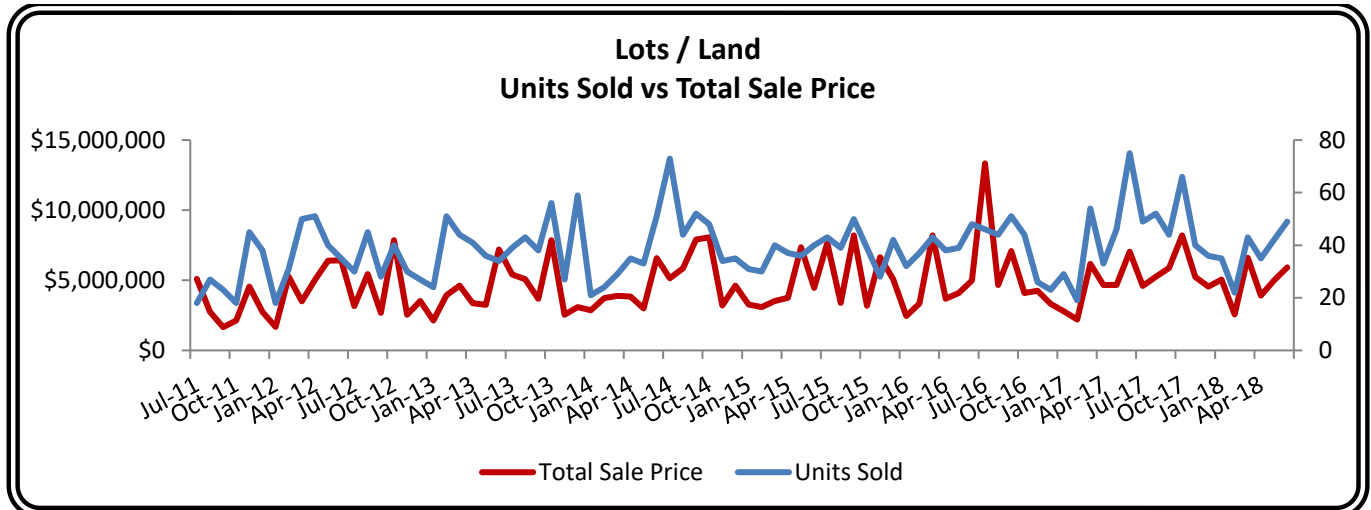
## Residential Property Sales



Year to Date Comparison - Residential Property								
	Qty Sold	% Chg	Volume Sold	% Chg	Average Sale	% Chg	Median Sale	% Chg
<b>Single Family Detached</b>								
Current Period	838		\$373,243,080		\$445,397		\$339,500	
One year Ago	890		\$366,375,795		\$411,658		\$320,000	
Increase / (Decrease)	(52)	-6%	\$6,867,285	2%	\$33,739	8%	\$19,500	6%
<b>Condominium</b>								
Current Period	118		\$28,948,344		\$245,324		\$240,950	
One Year Ago	102		\$25,579,566		\$250,780		\$254,500	
Increase / (Decrease)	16	16%	\$3,368,778	13%	(\$5,456)	-2%	(\$13,550)	-5%
<b>All Residential</b>								
Current Period	982		\$407,122,236		\$414,584		\$320,000	
One Year Ago	1023		\$401,117,178		\$392,098		\$310,000	
Increase / (Decrease)	(41)	-4%	\$6,005,058	1%	\$22,486	6%	\$10,000	3%

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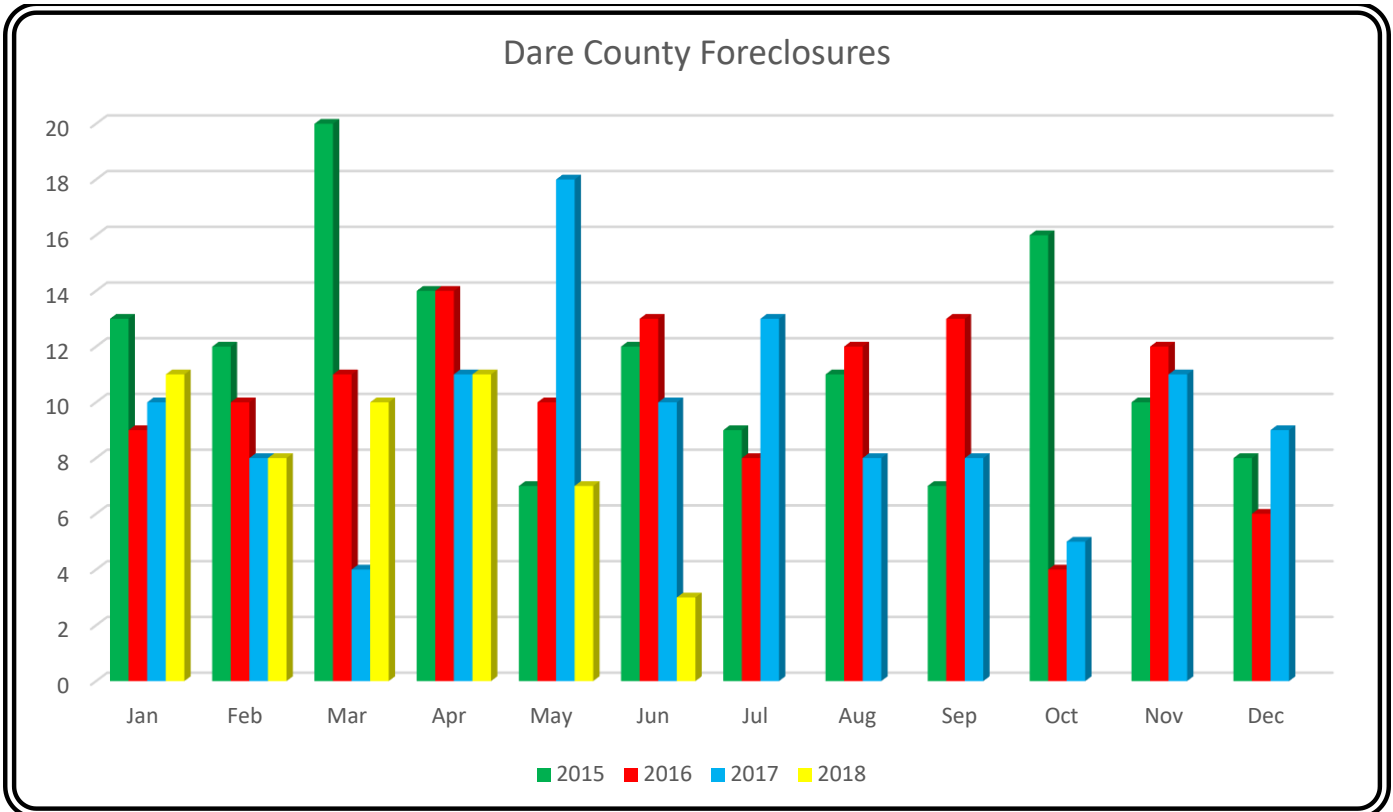
## Land Sales



Year to Date Comparison - Land Listings								
	Qty Sold	% Chg	Volume Sold	% Chg	Average Sale	% Chg	Median Sale	% Chg
<b>Land - Residential</b>								
Current Period	207		\$25,601,615		\$123,679		\$87,000	
One Year Ago	222		\$23,495,546		\$105,835		\$73,750	
Increase / Decrease	(15)	▼ -7%	\$2,106,069	▼ 9%	\$17,844	▼ 17%	\$13,250	▼ 18%
<b>All Land</b>								
Current Period	229		\$29,199,415		\$127,508		\$87,000	
One year Ago	256		\$27,697,186		\$108,192		\$75,000	
Increase / (Decrease)	(27)	▼ -11%	\$1,502,229	▼ 5%	\$19,316	▼ 18%	\$12,000	▼ 16%

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## Distressed Properties (Residential)

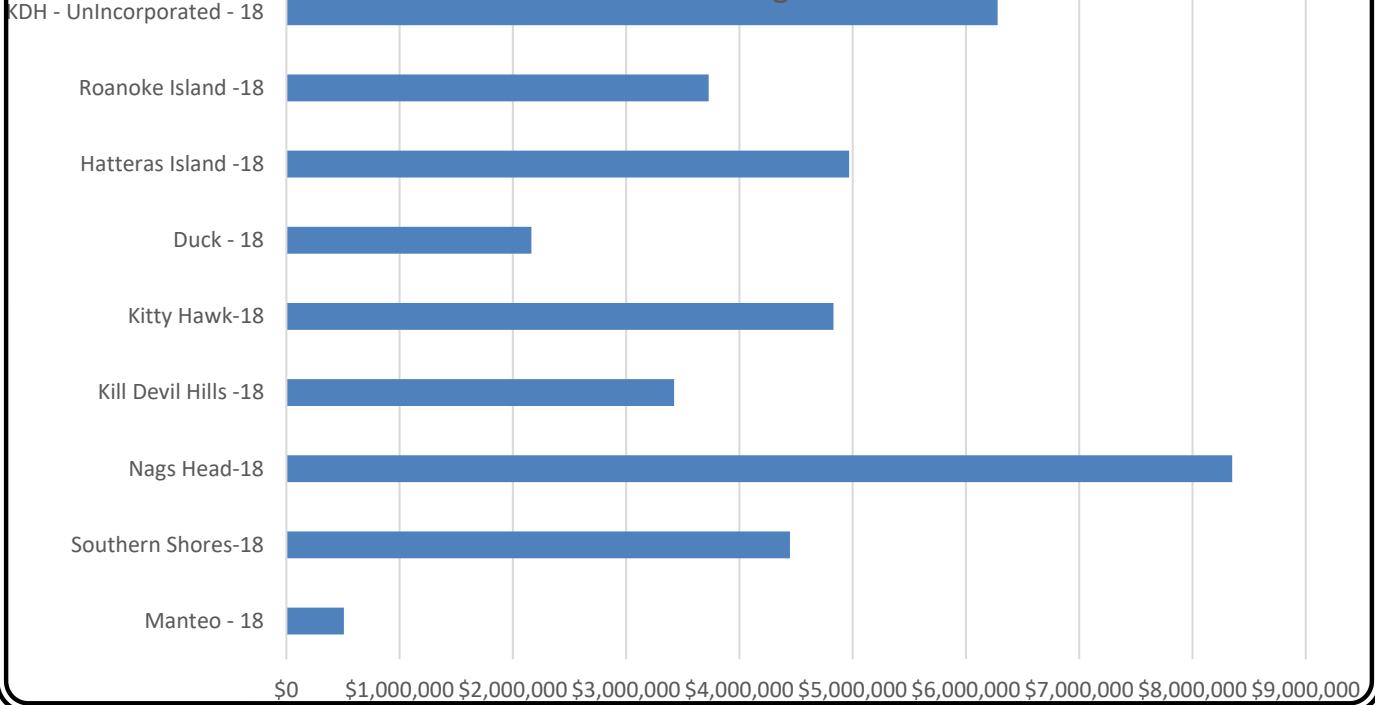


Year to Date Comparison - Distressed Properties								
	Qty Sold	% Chg	Volume Sold	% Chg	Average Sale	% Chg	Median Sale	% Chg
<b>Residential - Short Sale</b>								
Current Period	5		\$1,519,000		\$303,800		\$260,000	
One year Ago	18		\$7,347,000		\$408,166		\$321,000	
Increase / (Decrease)	(13)	-72%	(\$5,828,000)	-79%	(\$104,366)	-26%	(\$61,000)	-19%
<b>Residential - Bank Owned</b>								
Current Period	33		\$8,622,382		\$261,284		\$205,300	
One Year Ago	47		\$11,238,531		\$239,117		\$201,000	
Increase / (Decrease)	(14)	-30%	(\$2,616,149)	-23%	\$22,167	9%	\$4,300	2%
<b>All Residential - Distressed</b>								
Current Period	38		\$10,141,382		\$565,084		\$465,300	
One Year Ago	65		\$18,585,531		\$647,283		\$522,000	
Increase / (Decrease)	(27)	-42%	(\$8,444,149)	-45%	(\$82,199)	-13%	(\$56,700)	-11%

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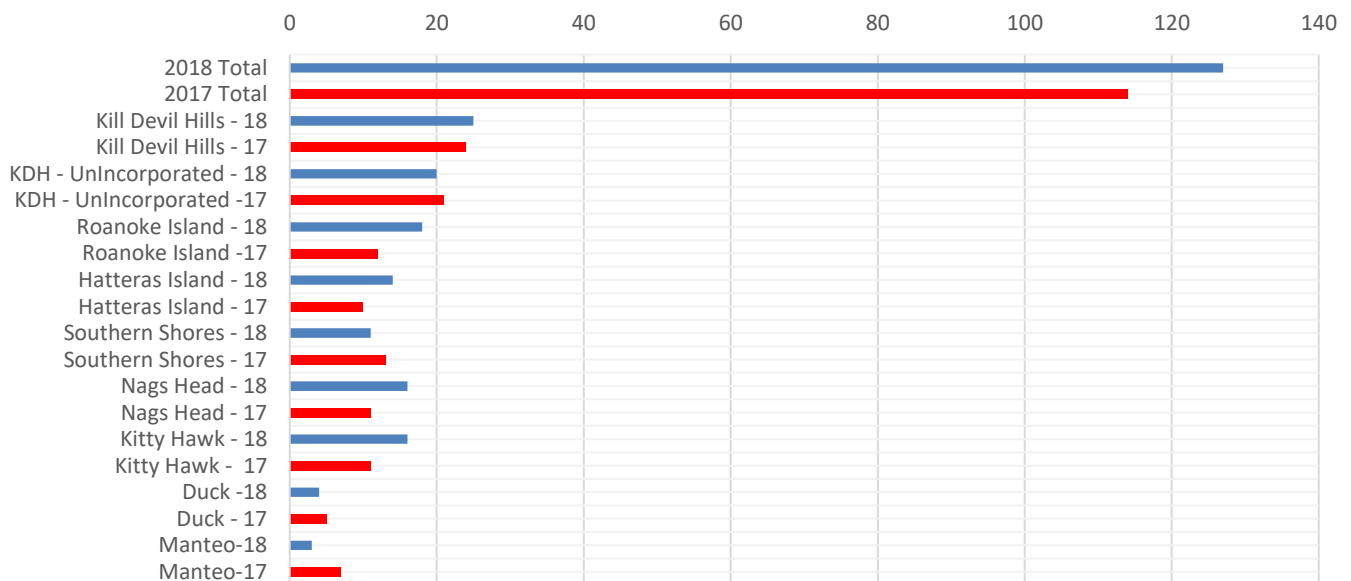
May 2018

New Construction Building Permit Value



Year To Date  
2018

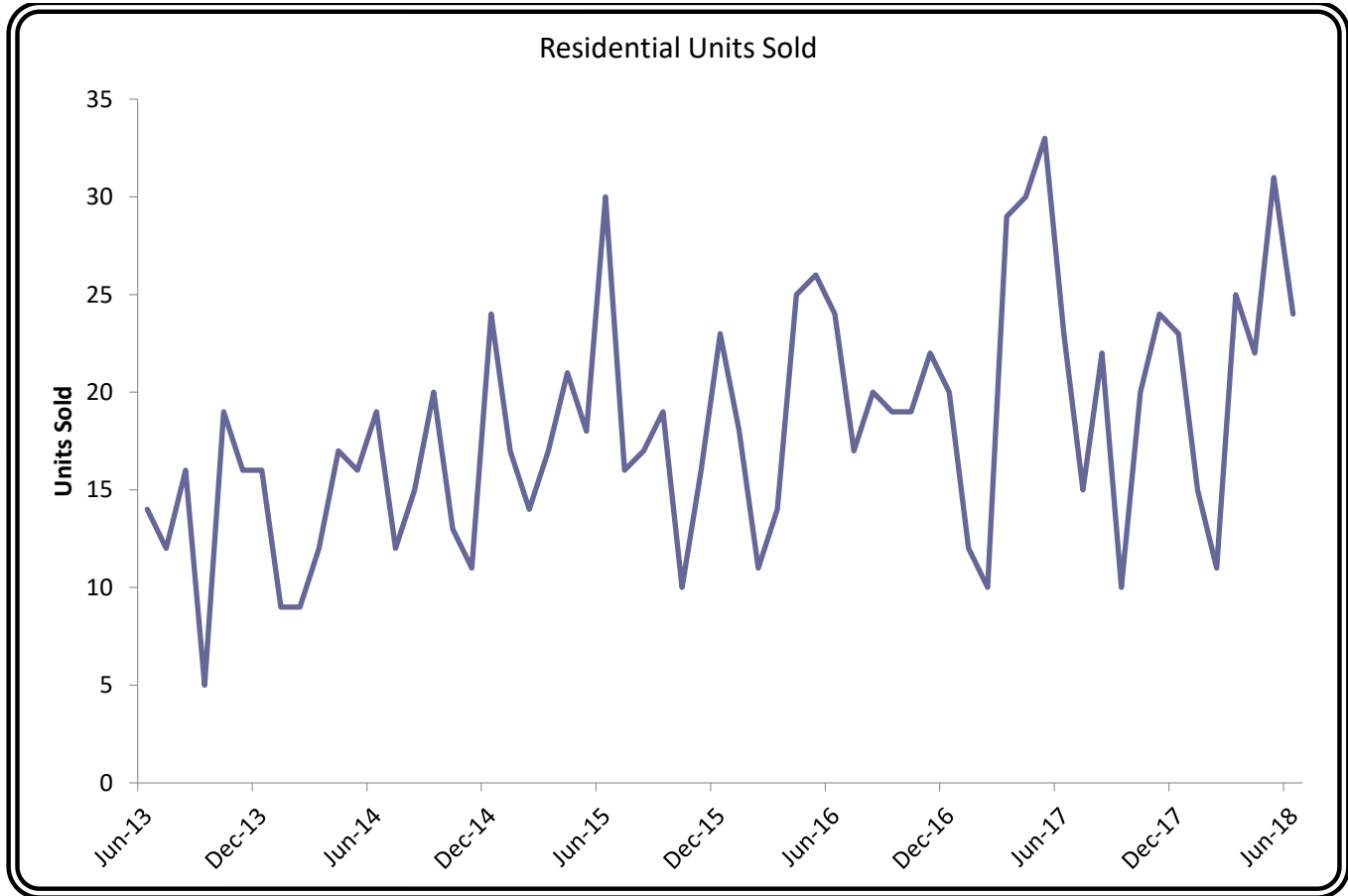
Number of Building Permits



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## Sales By Area

### Corolla



Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	9	9	12	17	16	19	12	15	20	13	11	24	177
2015	17	14	17	21	18	30	16	17	19	10	16	23	218
2016	18	11	14	25	26	24	17	20	19	19	22	20	235
2017	12	10	29	30	33	23	15	22	10	20	24	23	251
2018	15	11	25	22	31	24							128

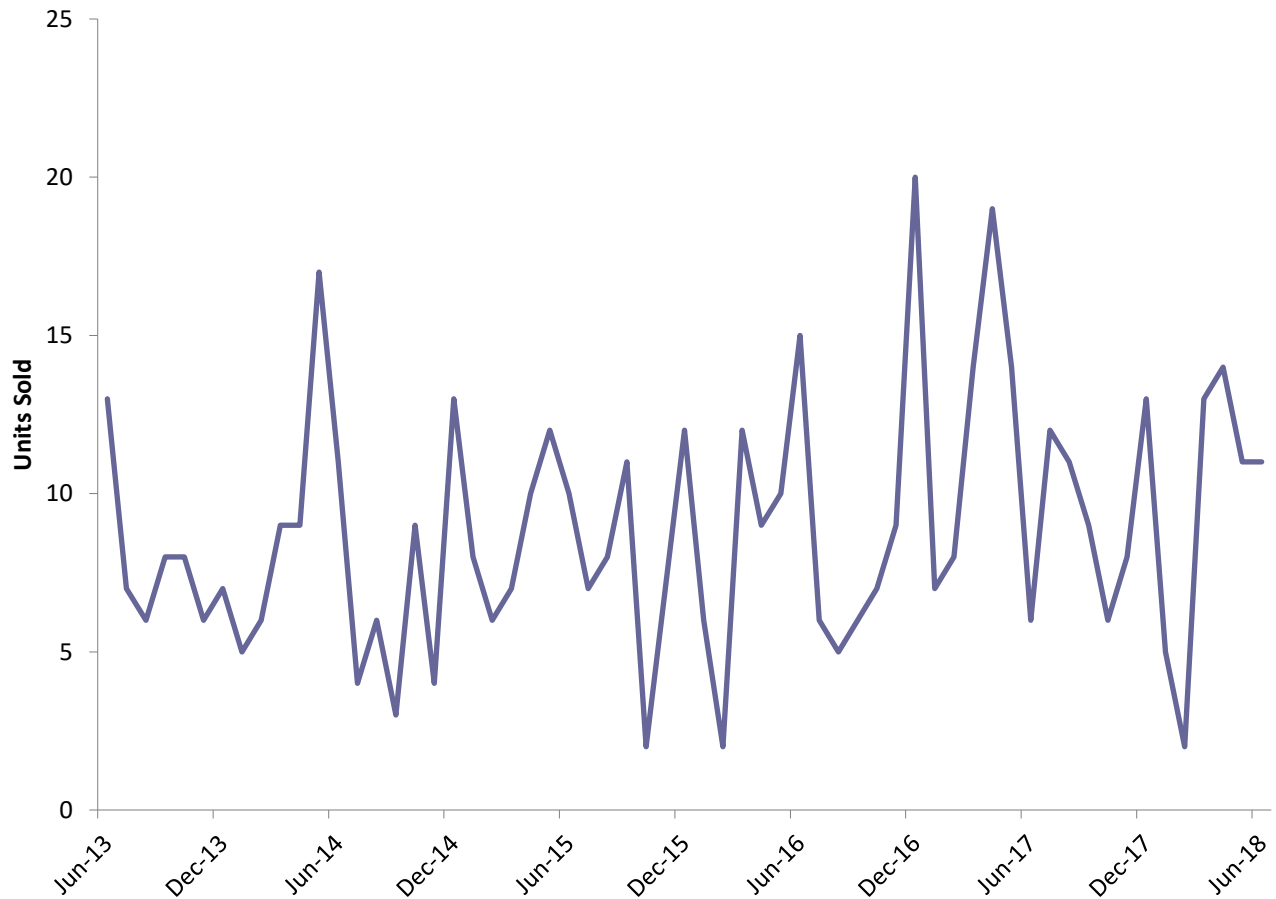
Year	Median Sale Price	Percent Change
2014	\$470,000	-2%
2015	\$493,950	5%
2016	\$425,000	-14%
2017	\$477,500	6%
2018	\$517,500	8%

\*2018 numbers reflect Year to Date values

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## Town of Duck

Residential Units Sold



Units Sold

	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	5	6	9	9	17	11	4	6	3	9	4	13	96
2015	8	6	7	10	12	10	7	8	11	2	7	12	100
2016	6	2	12	9	10	15	6	5	6	7	9	20	107
2017	7	8	14	19	14	6	12	11	9	6	8	13	127
2018	5	2	13	14	11	11							56

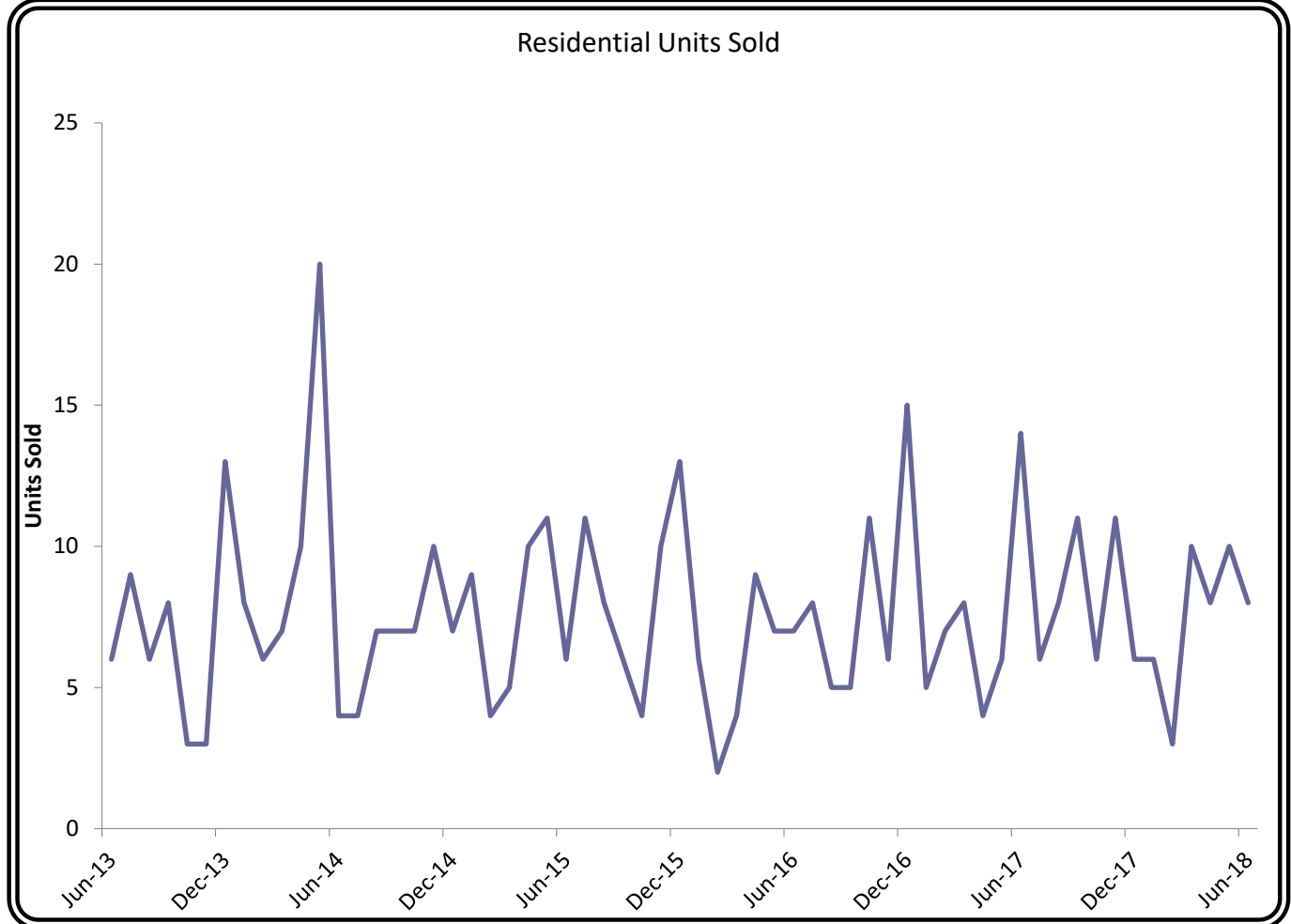
Year	Median Sale Price	Percent Change
2014	\$511,250	2%
2015	\$442,000	-14%
2016	\$477,000	8%
2017	\$466,000	-2%
2018	\$487,525	5%

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## Town of Southern Shores



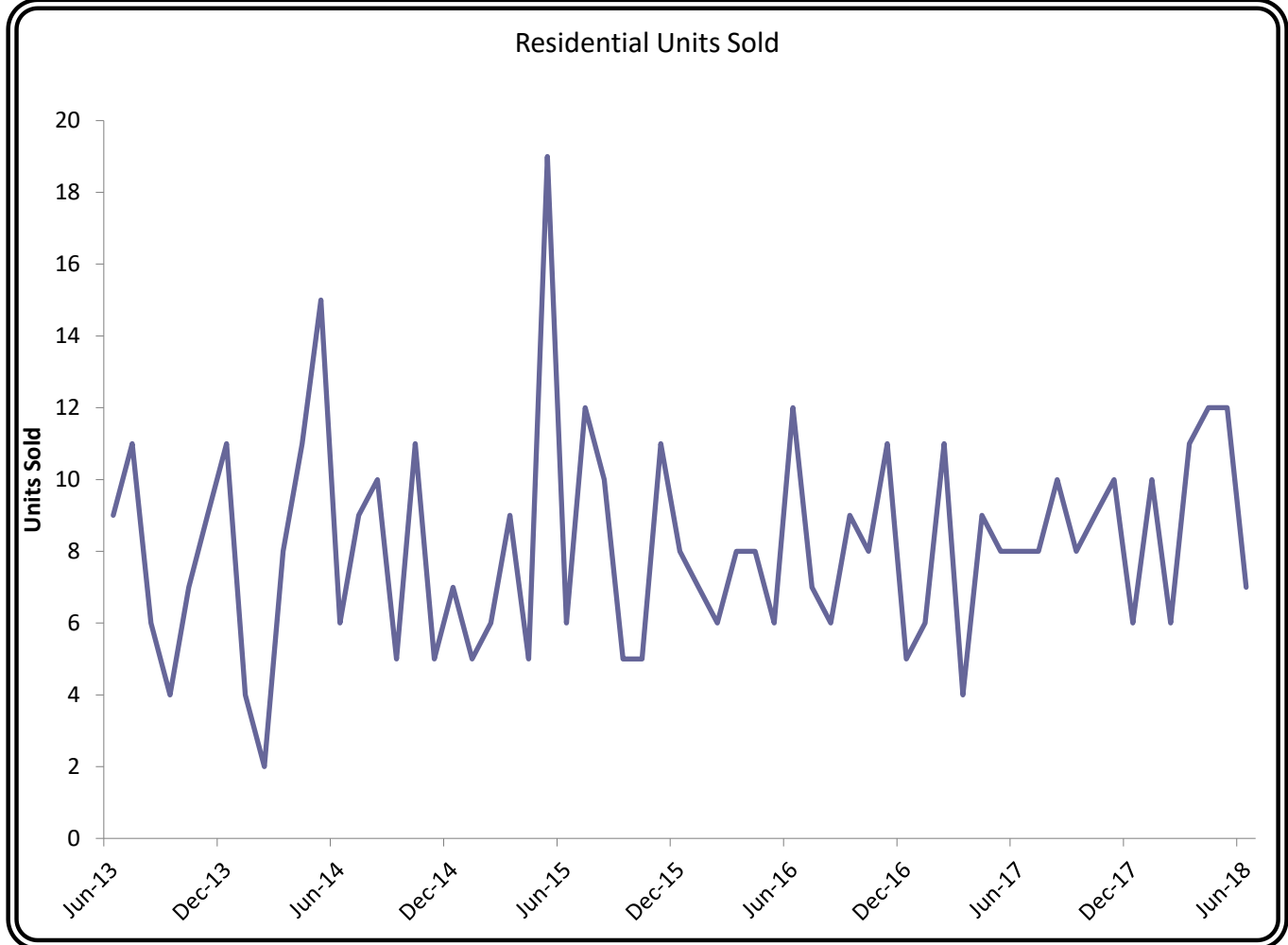
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	8	6	7	10	20	4	4	7	7	7	10	7	97
2015	9	4	5	10	11	6	11	8	6	4	10	13	97
2016	6	2	4	9	7	7	8	5	5	11	6	15	85
2017	5	7	8	4	6	14	6	8	11	6	11	6	92
2018	6	3	10	8	10	8							45

Year	Median Sale Price	Percent Change
2014	\$430,000	2%
2015	\$360,000	-16%
2016	\$422,500	17%
2017	\$420,000	-1%
2018	\$410,000	-2%

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## Town of Kitty Hawk



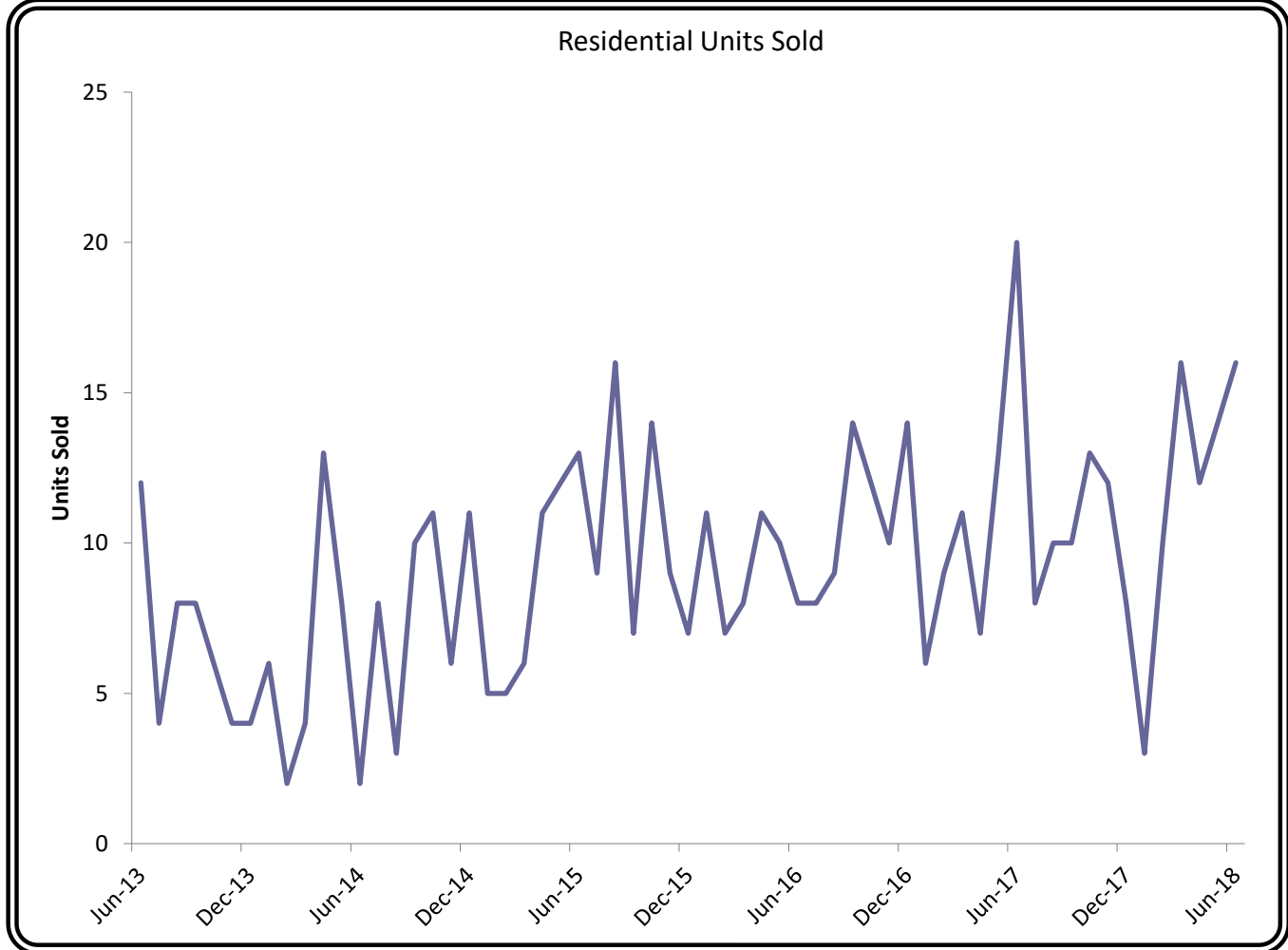
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	4	2	8	11	15	6	9	10	5	11	5	7	93
2015	5	6	9	5	19	6	12	10	5	5	11	8	101
2016	7	6	8	8	6	12	7	6	9	8	11	5	93
2017	6	11	4	9	8	8	8	10	8	9	10	6	97
2018	10	6	11	12	12	7							58

Year	Median Sale Price	Percent Change
2014	\$285,000	9%
2015	\$309,000	8%
2016	\$305,000	-1%
2017	\$310,000	2%
2018	\$339,500	10%

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# Colington



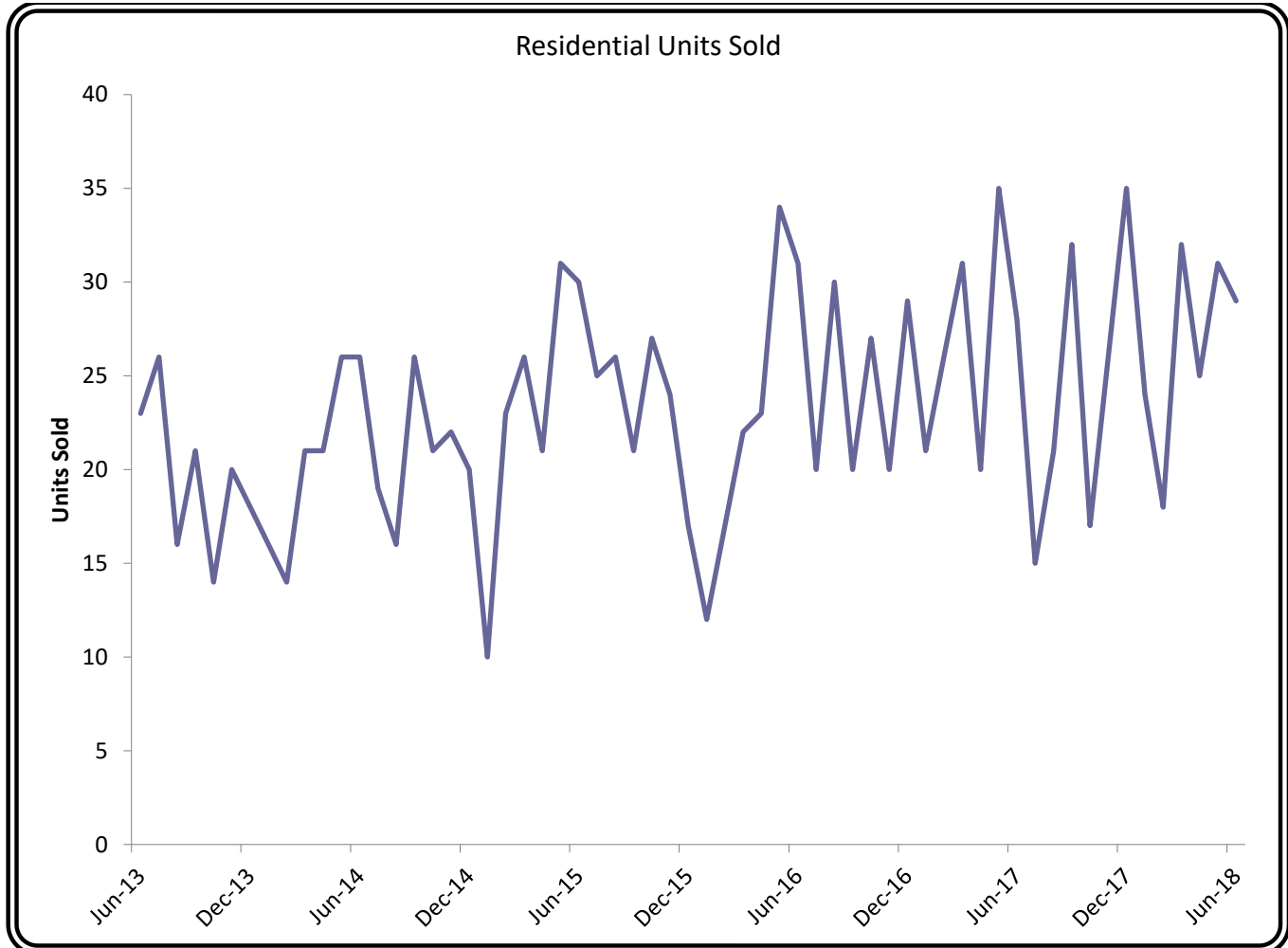
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	6	2	4	13	8	2	8	3	10	11	6	11	84
2015	5	5	6	11	12	13	9	16	7	14	9	7	114
2016	11	7	8	11	10	8	8	9	14	12	10	14	122
2017	6	9	11	7	13	20	8	10	10	13	12	8	127
2018	3	10	16	12	14	16							71

Year	Median Sale Price	Percent Change
2014	\$214,000	0%
2015	\$239,000	12%
2016	\$234,500	-2%
2017	\$255,000	9%
2018	\$269,000	5%

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## Town of Kill Devil Hills



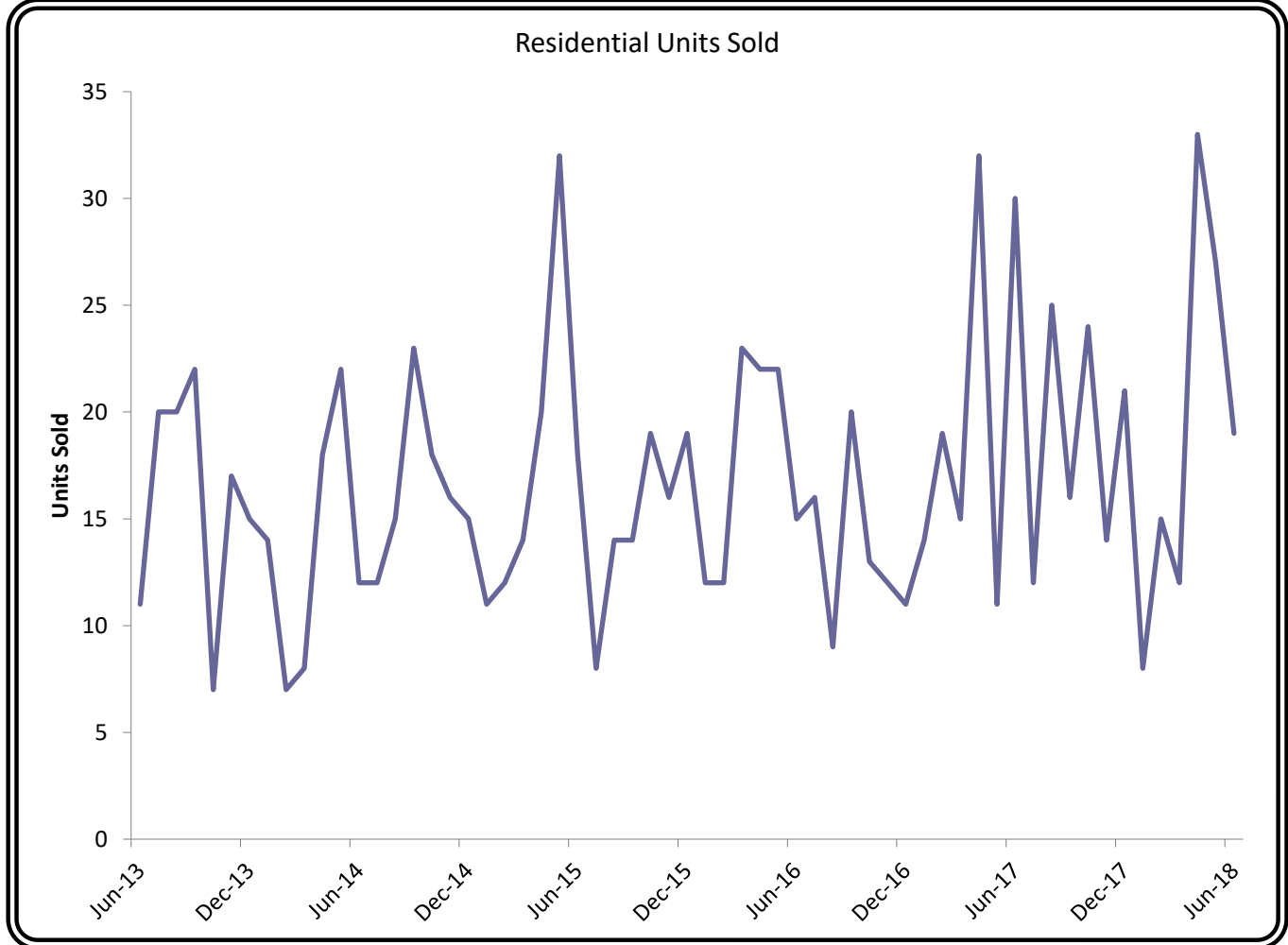
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	16	14	21	21	26	26	19	16	26	21	22	20	248
2015	10	23	26	21	31	30	25	26	21	27	24	17	281
2016	12	17	22	23	34	31	20	30	20	27	20	29	285
2017	21	26	31	20	35	28	15	21	32	17	26	35	307
2018	24	18	32	25	31	29							159

Year	Median Sale Price	Percent Change
2014	\$239,00	12%
2015	\$236,000	-1%
2016	\$268,500	14%
2017	\$275,500	2%
2018	\$280,000	2%

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## Town of Nags Head



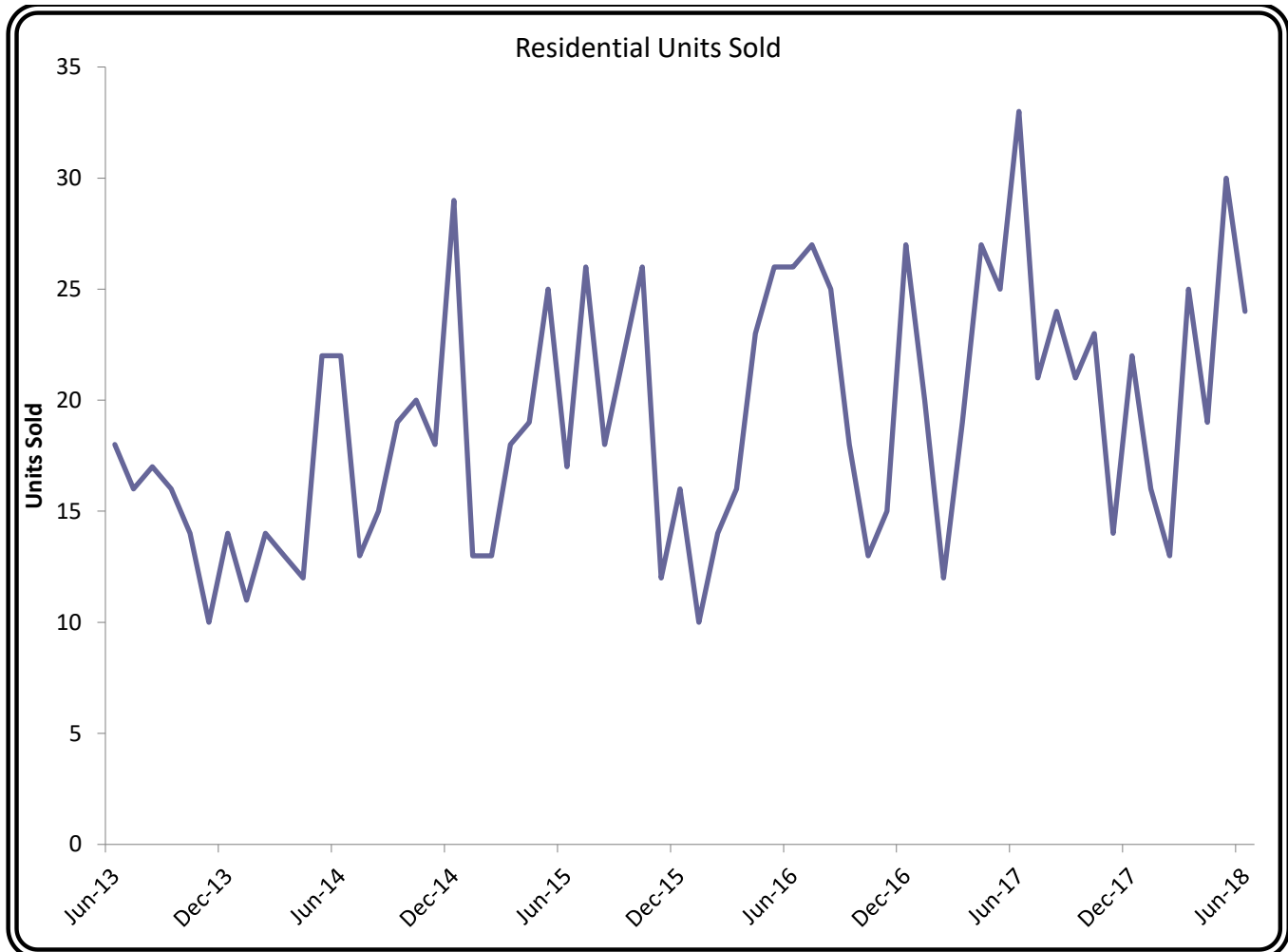
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	14	7	8	18	22	12	12	15	23	18	16	15	180
2015	11	12	14	20	32	18	8	14	14	19	16	19	197
2016	12	12	23	22	22	15	16	9	20	13	12	11	187
2017	14	19	15	32	11	30	12	25	16	24	14	21	233
2018	8	15	12	33	27	19							114

Year	Median Sale Price	Percent Change
2014	\$350,000	4%
2015	\$363,500	4%
2016	\$382,000	5%
2017	\$384,000	1%
2018	\$386,250	1%

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## Hatteras Island



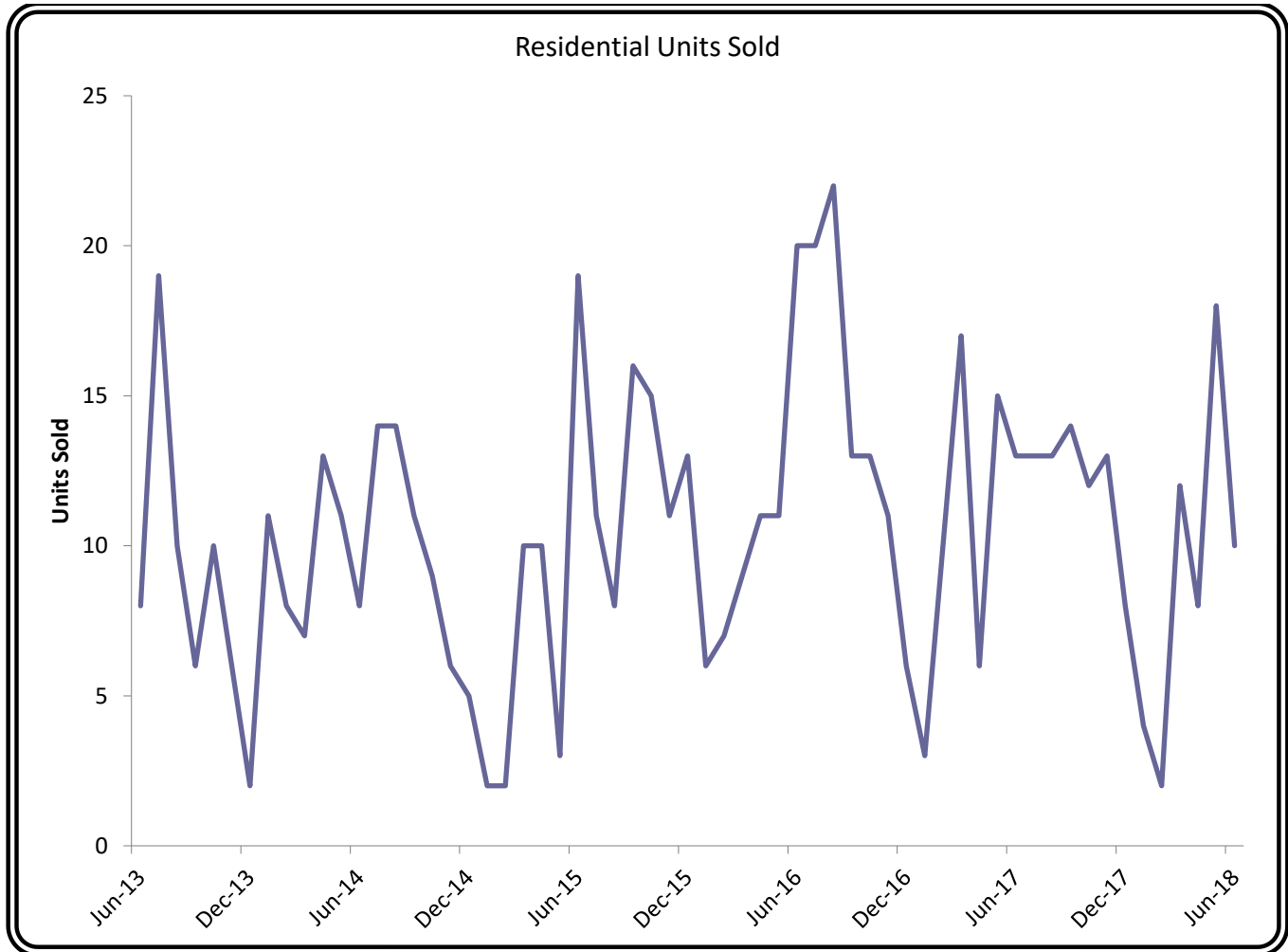
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	11	14	13	12	22	22	13	15	19	20	18	29	208
2015	13	13	18	19	25	17	26	18	22	26	12	16	225
2016	10	14	16	23	26	26	27	25	18	13	15	27	240
2017	20	12	19	27	25	33	21	24	21	23	14	22	261
2018	16	13	25	19	30	24							127

Year	Median Sale Price	Percent Change
2014	\$263,775	-9%
2015	\$262,250	-1%
2016	\$271,000	3%
2017	\$305,000	13%
2018	\$295,000	-3%

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# Roanoke Island



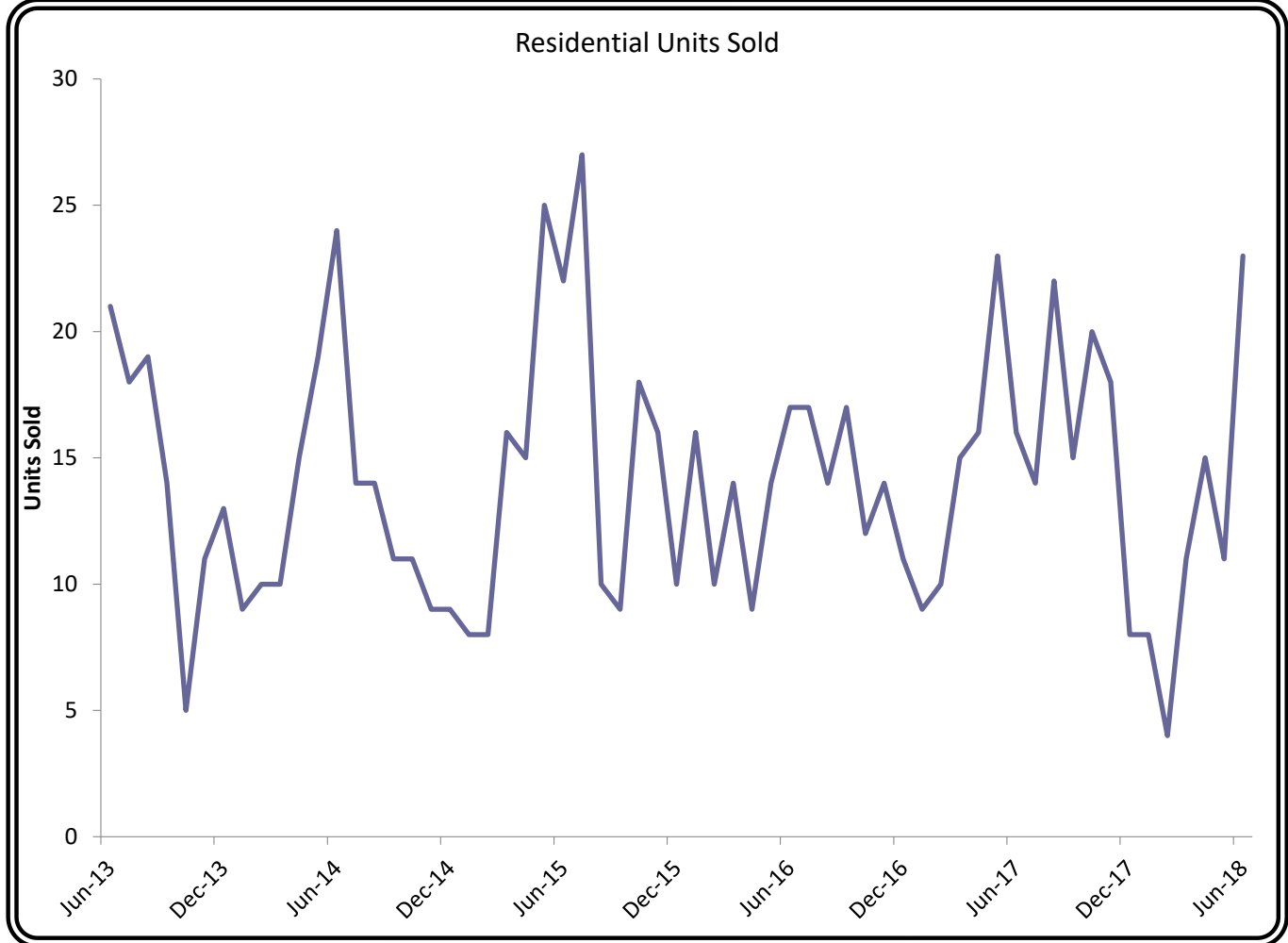
Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	11	8	7	13	11	8	14	14	11	9	6	5	117
2015	2	2	10	10	3	19	11	8	16	15	11	13	120
2016	6	7	9	11	11	20	20	22	13	13	11	6	149
2017	3	10	17	6	15	13	13	13	14	12	13	8	137
2018	4	2	12	8	18	10							54

Year	Median Sale Price	Percent Change
2014	\$260,000	17%
2015	\$245,100	-6%
2016	\$265,000	8%
2017	\$283,350	7%
2018	\$278,250	-2%

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## Currituck Mainland



Units Sold													
	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	9	10	10	15	19	24	14	14	11	11	9	9	155
2015	8	8	16	15	25	22	27	10	9	18	16	10	184
2016	16	10	14	9	14	17	17	14	17	12	14	11	165
2017	9	10	15	16	23	16	14	22	15	20	18	8	186
2018	8	4	11	15	11	23							72

Year	Median Sale Price	Percent Change
2014	\$210,000	7%
2015	\$221,200	5%
2016	\$238,000	8%
2017	\$239,950	1%
2018	\$252,000	5%

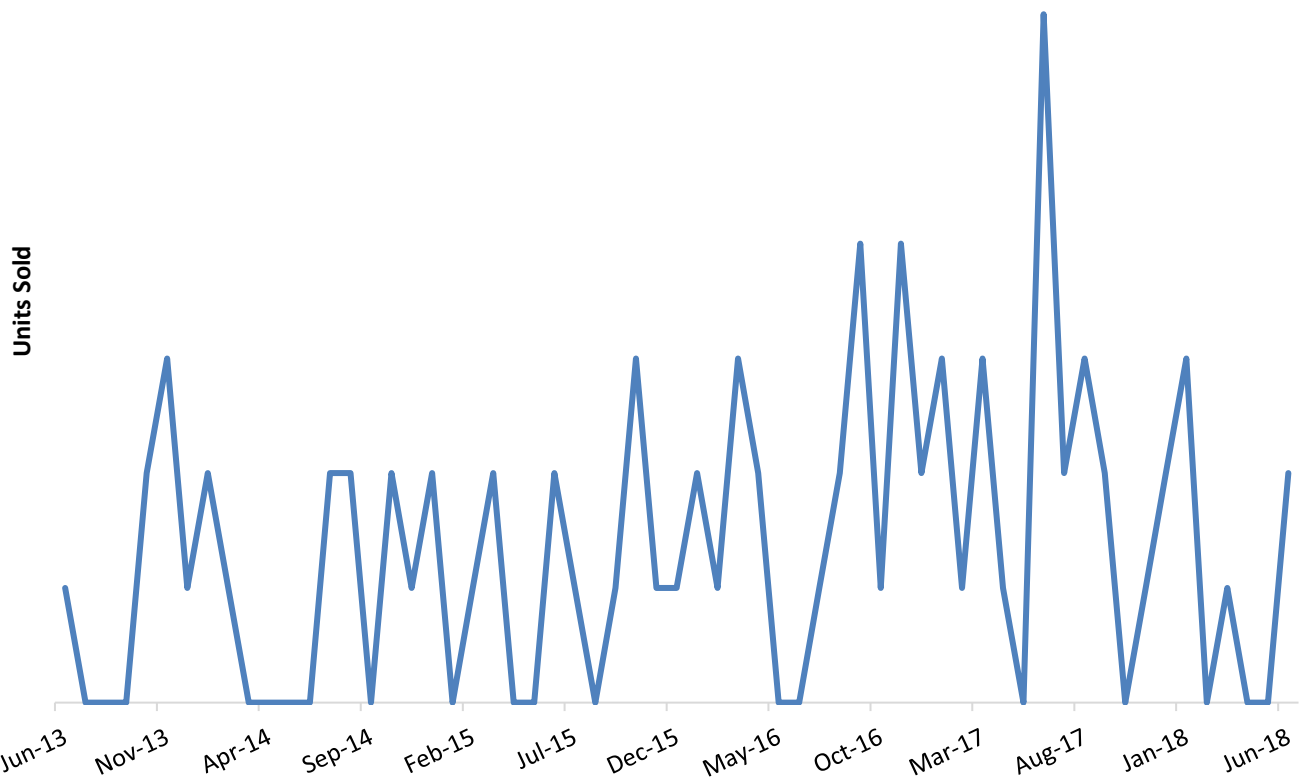
\*2018 numbers reflect Year to Date values

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## Ocracoke Island

Residential Units Sold



Units Sold

	Jan	Feb	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	YTD
2014	2	1	0	0	0	0	2	1	0	2	1	2	12
2015	0	1	2	0	0	2	1	0	1	3	1	1	12
2016	2	1	3	2	0	0	1	2	4	1	4	2	22
2017	3	1	3	1	0	6	2	3	2	0	1	2	24
2018	3	0	1	0	0								4

Year	Median Sale Price	Percent Change
2014	\$287,500	20%
2015	\$274,000	-5%
2016	\$312,812	14%
2017	\$310,000	1%
2018	\$268,750	-13%

\*2018 numbers reflect Year to Date values

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