

# Odessa Housing Report

May 2018



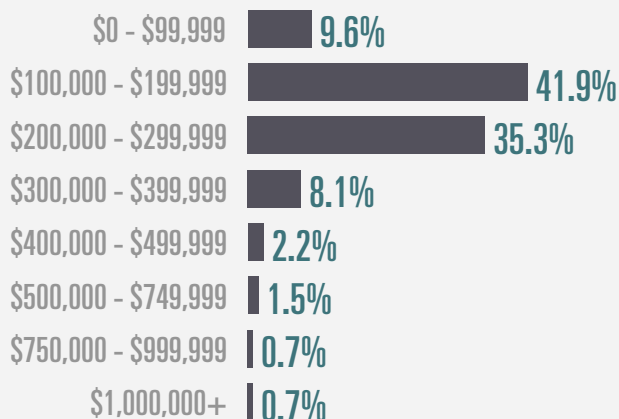
Median price

\$199,900

Up **19.7%**

Compared to May 2017

## Price Distribution



Active listings

Down **56.8%**

173 in May 2018



Closed sales

Up **31%**

148 in May 2018



Days on market

Days on market 28

Days to close 40

Total 68

44 days less than May 2017



Months of inventory

**1.4**

Compared to 4.2 in May 2017

### About the data used in this report

Data used in this report come from the Texas REALTOR® Data Relevance Project, a partnership among the Texas Association of REALTORS® and local REALTOR® associations throughout the state. Analysis is provided through a research agreement with the Real Estate Center at Texas A&M University.

## Market Analysis By Metropolitan Statistical Area: Odessa

Property Type	Closed Sales*	YoY%	Dollar Volume	YoY%	Average Price	YoY%	Median Price	YoY%	Price/Sqft	YoY%	DOM	New Listings	Active Listings	Pending Sales	Months Inventory	Close To OLP
<b>All(New and Existing)</b>																
Residential (SF/COND/TH)	148	31.0%	\$32,522,353	53.6%	\$219,746	17.3%	\$199,900	19.7%	\$108	7.1%	28	180	173	191	1.4	96.6%
YTD:	651	39.4%	\$134,336,117	57.0%	\$206,353	12.6%	\$192,950	16.2%	\$106	8.3%	45	853	183	776		96.2%
Single Family	141	25.9%	\$31,134,888	48.2%	\$220,815	17.7%	\$195,000	16.1%	\$108	7.1%	26	176	162	175	1.3	96.5%
YTD:	629	40.1%	\$130,554,646	57.3%	\$207,559	12.3%	\$193,000	14.2%	\$106	8.3%	43	806	168	722		96.2%
Townhouse	6	500.0%	\$1,180,550	626.5%	\$196,758	21.1%	\$211,700	30.3%	\$114	-9.0%	63	4	11	16	2.5	97.7%
YTD:	19	5.6%	\$3,181,700	23.3%	\$167,458	16.8%	\$178,750	21.8%	\$103	7.5%	83	47	15	54		97.4%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	-	0	0	-	0.0%
YTD:	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0	0	0		0.0%

\* Closed Sale counts for most recent 3 months are Preliminary.

**Existing Home**

Residential (SF/COND/TH)	133	24.3%	\$29,139,349	48.2%	\$219,093	19.2%	\$190,000	16.6%	\$107	6.9%	28	164	143	168	1.3	96.2%
YTD:	578	31.4%	\$116,526,624	48.2%	\$201,603	12.8%	\$182,000	10.5%	\$104	8.0%	44	731	148	690		95.7%
Single Family	128	20.8%	\$28,148,496	44.4%	\$219,910	19.6%	\$189,999	15.9%	\$107	7.1%	27	160	136	165	1.2	96.2%
YTD:	558	32.2%	\$113,157,742	48.8%	\$202,792	12.5%	\$182,500	10.6%	\$104	8.1%	43	712	141	669		95.6%
Townhouse	4	300.0%	\$780,750	380.5%	\$195,188	20.1%	\$232,250	42.9%	\$109	-12.8%	40	4	7	3	1.6	96.6%
YTD:	17	-5.6%	\$2,781,900	7.8%	\$163,641	14.2%	\$164,900	12.4%	\$101	5.0%	80	19	7	21		97.1%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	-	0	0	-	0.0%
YTD:	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0	0	0		0.0%

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**New Construction**

Residential (SF/COND/TH)	15	150.0%	\$3,380,813	123.5%	\$225,388	-10.6%	\$223,150	-3.7%	\$122	-1.8%	31	16	30	23	2.5	99.7%
YTD:	73	170.4%	\$17,760,934	156.7%	\$243,300	-5.1%	\$232,884	-2.9%	\$123	-2.0%	47	122	35	86		100.5%
Single Family	13	116.7%	\$2,985,260	97.3%	\$229,635	-8.9%	\$228,788	-1.3%	\$121	-2.0%	17	16	26	10	2.2	99.7%
YTD:	71	163.0%	\$17,362,374	150.9%	\$244,540	-4.6%	\$233,559	-2.6%	\$123	-2.0%	46	94	27	53		100.5%
Townhouse	2	100.0%	\$399,800	100.0%	\$199,900	100.0%	\$199,900	100.0%	\$123	100.0%	110	-	4	13	24.0	100.0%
YTD:	2	100.0%	\$399,800	100.0%	\$199,900	100.0%	\$199,900	100.0%	\$123	100.0%	110	28	8	33		100.0%
Condominium	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	-	0	0	-	0.0%
YTD:	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0.0%	-	0	0	0		0.0%

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