

October 2017 Market Stats

SACRAMENTO COUNTY:

1. The median price is currently \$349,450. It's up slightly from last month but down 1% from summer.
2. The median price is 9.2% higher than the same time last year.
3. Sales volume in October was 5.4% lower this year than 2016. There were 1456 single family detached sales last month.
4. It took an average of 29 days to sell a home last month (one year ago it was taking 4 days longer).
5. The median days on market last month was 15 days.
6. It took 1 more day to sell in October compared to September (median days).
7. FHA sales were 19.9% of all sales last month in the county.
8. Only 0.7% of sales last month were bank-owned & 0.7% were short sales.
9. The avg price per sq ft was about \$221, which is about 1% lower than last month (9% higher than last year).
10. The avg sales price increased about 1% last month and is currently \$386,000. This is 9.4% higher than last year.
11. Cash sales were 12.2% of all sales last month.

SACRAMENTO REGION:

1. The median price is \$392,000. It increased about 2% last month, but it's down 1% from summer.
2. The median price is 9.8% higher than the same time last year.
3. Sales volume in October was nearly the same as October 2016. There were 2380 single family detached sales last month.
4. It took an average of 34 days to sell a home last month (one year ago it was taking 3 days longer).
5. The median days on market last month was 18 days, which means properties are selling really quickly.
6. The median days on market increased by 3 days last month, which shows a slowing in the market.
7. FHA sales were 16.5% of all sales last month.
8. Only 0.8% of sales last month were bank-owned & 0.8% were short sales.
9. The avg price per sq ft was about \$227, which is down slightly from last month (9% higher than last year).
10. The avg sales price increased about 1% last month and down about 1.5% from summer (but up 9.4% higher than last year).
11. Cash sales were 15% of all sales last month.

PLACER COUNTY:

1. The median price is currently \$455,000 and increased about 1% last month.
2. The median price is 3.8% higher than the same time last year.
3. Sales volume in October was 10% higher than 2016. There were 533 single family detached sales.
4. It took an average of 37 days to sell a home last month (one year ago it was taking 4 days longer).
5. The median days on market last month was 22 days, which means properties are selling really quickly.
6. The median days on market increased by 4 days last month, which shows a slowing in the market.
7. FHA sales were 9.5% of all sales.
8. There were only 4 bank-owned sales last month and only 4 short sales.
9. The avg price per sq ft was \$232, which is slightly higher than last month (9.2% higher than last year).
10. The avg sales price is currently \$511,121. This is 6.4% higher than last year.
11. Cash sales were 18% of all sales last month.