

Summary of October 2020 Housing Market Report from Arkansas REALTORS® Association

Most Units Sold for the Month			
County	Sep-20	Sep-19	% Change
Benton	690	580	18.97%
Pulaski	599	498	20.28%
Washington	330	282	17.02%
Saline	250	178	40.45%
Sebastian	214	180	18.89%
Top Five Markets Totals	2,083	1,718	21.25%
Statewide Totals	3,947	3,203	23.23%
Percentages of State Totals Provided by Top Five Markets	52.77%	53.64%	

Most Units Sold for the Year			
County	YTD 2020	YTD 2019	% Change
Benton	6,424	5,790	10.95%
Pulaski	5,372	4,955	8.42%
Washington	3,553	3,185	11.55%
Saline	2,220	1,922	15.50%
Sebastian	1,977	1,743	13.43%
Top Five Markets Totals	19,546	17,595	11.09%
Statewide Totals	35,991	31,921	12.75%
Percentages of State Totals Provided by Top Five Markets	54.31%	55.12%	

Highest Valuations for the Month			
County	Sep-20	Sep-19	% Change
Benton	\$196,256,700	\$185,776,216	5.64%
Pulaski	\$139,939,578	\$113,161,590	23.66%
Washington	\$86,304,570	\$94,759,080	-8.92%
Saline	\$59,842,500	\$49,057,296	21.98%
Garland	\$48,157,584	\$30,447,971	58.16%
Top Five Markets Totals	\$530,500,932	\$473,202,153	12.11%
Statewide Totals	\$876,039,959	\$724,138,148	20.98%
Percentages of State Totals Provided by Top Five Markets	60.56%	65.35%	

Highest Valuations for the Year			
County	YTD 2020	YTD 2019	% Change
Benton	\$1,770,370,888	\$1,003,838,226	76.36%
Pulaski	\$1,177,456,448	\$571,889,890	105.89%
Washington	\$908,512,759	\$537,867,536	68.91%
Saline	\$488,826,240	\$209,035,308	133.85%
Faulkner	\$261,582,496	\$176,858,055	47.91%
Top Five Markets Totals	\$4,606,748,831	\$2,499,489,015	84.31%
Statewide Totals	\$7,293,140,097	\$4,273,894,398	70.64%
Percentages of State Totals Provided by Top Five Markets	63.17%	58.48%	

Highest Average Prices for the Month			
County	Sep-20	Sep-19	% Change
Benton	\$284,430	\$257,536	10.44%
Madison	\$ 276,540	\$ 142,280	94.36%
Carroll	\$ 264,182	\$ 207,175	27.52%
Washington	\$ 261,529	\$ 234,667	11.45%
Garland	\$ 248,992	\$ 199,562	10.98%
Statewide Averages	\$221,951	\$201,683	10.05%

Highest Average Prices for the Year			
County	YTD 2020	YTD 2019	% Change
Benton	\$275,587	\$259,076	6.37%
Washington	\$255,703	\$235,791	8.44%
Carroll	\$ 230,166	\$ 194,943	18.07%
Garland	\$ 227,418	\$ 199,543	13.97%
Cleburne	\$ 220,229	\$ 198,204	11.11%
Statewide Averages	\$202,638	\$133,890	5.79%

1Not a complete list. Covers only properties sold by REALTORS® reporting through participating multiple listing services in Arkansas.

New and Existing Residential Units Sold, October 2020

County	Oct-20	Oct-19	% Change	YTD '20	YTD '19	% Change
Arkansas	17	9	88.89%	121	105	15.24%
Ashley	7	7	0.00%	69	52	32.69%
Baxter & Marion	141	106	33.02%	1044	959	8.86%
Benton	690	580	18.97%	6424	5790	10.95%
Boone	103	96	7.29%	1007	847	18.89%
Carroll	42	34	23.53%	334	282	18.44%
Clark	12	1	1100.00%	102	90	13.33%
Clay	8	4	100.00%	53	32	65.63%
Cleburne	66	38	73.68%	511	377	35.54%
Columbia	18	20	-10.00%	134	156	-14.10%
Conway	20	12	66.67%	161	138	16.67%
Craighead	163	141	15.60%	1611	1442	11.72%
Crawford	101	81	24.69%	857	779	10.01%
Crittenden	48	42	14.29%	500	467	7.07%
Cross	12	10	20.00%	103	100	3.00%
Faulkner	192	137	40.15%	1686	1375	22.62%
Franklin	19	20	-5.00%	166	127	30.71%
Fulton	8	13	-38.46%	83	68	22.06%
Garland	192	148	29.73%	1629	1460	11.58%
Grant	18	20	-10.00%	170	170	0.00%
Greene	54	39	38.46%	502	440	14.09%
Hot Spring	24	9	166.67%	216	195	10.77%
Independence	30	19	57.89%	276	234	17.95%
Izard	12	15	-20.00%	100	90	11.11%
Jefferson	43	36	19.44%	434	365	18.90%
Johnson	2	2	0.00%	19	17	11.76%
Lonoke	137	99	38.38%	1347	1136	18.57%
Madison	10	10	0.00%	113	97	16.49%
Miller	22	26	-15.38%	255	191	33.51%
Mississippi	22	13	69.23%	128	139	-7.91%
Ouachita	9	17	-47.06%	130	161	-19.25%
Perry	3	2	50.00%	47	39	20.51%
Polk	30	21	42.86%	224	176	27.27%
Pope	79	82	-3.66%	707	656	7.77%
Pulaski	599	498	20.28%	5372	4955	8.42%
Saline	250	178	40.45%	2220	1922	15.50%
Sebastian	214	180	18.89%	1977	1743	13.43%
Sharp	35	28	25.00%	253	221	14.48%
Union	42	28	50.00%	300	262	14.50%
Van Buren	30	19	57.89%	251	196	28.06%
Washington	330	282	17.02%	3553	3185	11.55%
White	93	81	14.81%	802	685	17.08%
Totals	3,947	3,203	23.23%	35,991	31,921	12.75%

verified

verified

Values of New and Existing Residential Units Sold, October 2020

County	Sep-20	Sep-19	% Change	YTD '20	YTD '19	% Change
Arkansas		\$997,677	-100.00%	\$13,282,643	\$8,204,972	61.89%
Ashley	\$980,900	\$498,500	96.77%	\$8,293,213	\$3,580,608	131.61%
Baxter & Marion	\$24,435,300	\$16,089,740	51.87%	\$174,461,796	\$93,281,936	87.03%
Benton	\$196,256,700	\$185,776,216	5.64%	\$1,770,370,888	\$1,003,838,226	76.36%
Boone	\$19,181,051	\$12,501,801	53.43%	\$122,491,228	\$97,655,565	25.43%
Carroll	\$11,095,644	\$7,655,784	44.93%	\$76,875,444	\$37,292,288	106.14%
Clark	\$1,456,896	\$1,384,295	5.24%	\$13,162,794	\$10,147,216	29.72%
Clay	\$598,896	\$146,000	310.20%	\$4,603,580	\$1,021,560	350.64%
Cleburne	\$15,004,770	\$10,031,986	49.57%	\$112,537,019	\$48,197,380	133.49%
Columbia	\$2,366,649	\$2,930,202	-19.23%	\$19,311,689	\$14,058,330	37.37%
Conway	\$2,841,800	\$1,688,340	68.32%	\$20,877,192	\$11,921,250	75.13%
Craighead	\$33,155,910	\$25,332,884	30.88%	\$275,118,108	\$238,209,945	15.49%
Crawford	16,551,907	\$8,575,013	-98.10%	\$110,503,379	\$89,274,873	23.78%
Crittenden	\$8,514,338	\$7,558,650	12.64%	\$62,338,255	\$64,081,320	-2.72%
Cross	\$1,648,266	\$1,212,200	35.97%	\$14,147,612	\$8,188,224	72.78%
Faulkner	\$41,972,352	\$34,227,099	22.63%	\$346,532,010	\$176,858,055	95.94%
Franklin	\$2,076,100	\$882,700	135.20%	\$15,784,129	\$10,876,244	45.12%
Fulton	\$791,000	\$605,500	30.64%	\$10,693,139	\$4,725,576	126.28%
Garland	\$48,157,584	\$30,447,971	58.16%	\$332,191,319	\$294,721,611	12.71%
Grant	\$3,090,690	\$3,386,856	-8.74%	\$27,923,180	\$17,761,408	57.21%
Greene	\$8,954,442	\$6,989,164	28.12%	\$77,411,412	\$39,230,001	97.33%
Hot Spring	\$3,350,064	\$2,276,929	47.13%	\$29,091,960	\$18,163,620	60.17%
Independence	\$3,797,650	\$3,763,090	0.92%	\$37,765,632	\$20,380,650	85.30%
Izard	\$1,254,096	\$1,471,847	-14.79%	\$12,751,400	\$6,558,060	94.44%
Jefferson	\$4,892,411	\$5,287,500	-7.47%	\$48,116,278	\$27,219,656	76.77%
Johnson	\$901,500	\$2,609,600	-65.45%	\$2,965,197	\$18,144,132	-83.66%
Lonoke	\$25,656,949	\$20,601,750	24.54%	\$243,121,377	\$108,887,912	123.28%
Madison	\$2,765,400	\$1,735,461	59.35%	\$20,937,431	\$10,093,440	107.44%
Miller	\$6,528,064	\$4,004,931	63.00%	\$25,968,036	\$20,114,970	29.10%
Mississippi	\$2,371,700	\$1,306,503	81.53%	\$1,514,569	\$9,205,494	-83.55%
Ouachita	\$1,181,700	\$1,810,208	-34.72%	\$16,101,537	\$11,712,942	37.47%
Perry	\$185,499	\$128,500	0.00%	\$6,286,391	\$3,092,124	103.30%
Polk	\$5,634,660	\$1,399,500	302.62%	\$32,572,288	\$11,704,888	178.28%
Pope	\$14,296,946	\$11,542,824	23.86%	\$121,133,138	\$67,730,420	78.85%
Pulaski	\$139,939,578	\$113,161,590	23.66%	\$1,177,456,448	\$571,889,890	105.89%
Saline	\$59,842,500	\$49,057,296	21.98%	\$488,826,240	\$209,035,308	133.85%
Sebastian	\$48,678,096	\$25,858,044	88.25%	\$277,579,491	\$243,232,568	14.12%
Sharp	\$3,612,035	\$1,904,500	89.66%	\$26,350,456	\$11,516,106	128.81%
Union	\$6,607,935	\$6,132,789	7.75%	\$51,955,053	\$25,892,825	100.65%
Van Buren	\$3,193,530	\$2,847,288	12.16%	\$32,841,593	\$13,074,173	151.19%
Washington	\$86,304,570	\$94,759,080	-8.92%	\$908,512,759	\$537,867,536	68.91%
White	\$15,913,881	\$13,560,340	17.36%	\$122,382,794	\$55,251,096	121.50%
Totals	\$876,039,959	\$724,138,148	20.98%	\$7,293,140,097	\$4,273,894,398	70.64%

verified

verified

Average Prices of New and Existing Residential Units Sold, October 2020

County	OCT '20	Oct-19	% Change	YTD '20	YTD '19	% Change
Arkansas	\$ 152,264.71	\$ 89,244	70.62%	\$ 109,774	\$ 111,222	-1.30%
Ashley	\$ 140,129	\$ 88,843	57.73%	\$ 120,191	\$ 108,807	10.46%
Baxter & Marion	\$ 173,300	\$ 147,964	17.12%	\$ 167,109	\$ 148,620	12.44%
Benton	\$ 284,430	\$ 257,536	10.44%	\$ 275,587	\$ 259,076	6.37%
Boone	\$ 156,159	\$ 141,315	10.50%	\$ 138,310	\$ 131,312	5.33%
Carroll	\$ 264,182	\$ 207,175	27.52%	\$ 230,166	\$ 194,943	18.07%
Clark	\$ 121,408	\$ 113,000	7.44%	\$ 129,047	\$ 128,557	0.38%
Clay	\$ 74,862	\$ 79,225	-5.51%	\$ 86,860	\$ 67,664	28.37%
Cleburne	\$ 227,345	\$ 252,616	-10.00%	\$ 220,229	\$ 198,204	11.11%
Columbia	\$ 131,481	\$ 144,945	-9.29%	\$ 144,117	\$ 131,215	9.83%
Conway	\$ 142,090	\$ 85,123	66.92%	\$ 129,672	\$ 111,546	16.25%
Craighead	\$ 195,106	\$ 191,695	1.78%	\$ 190,630	\$ 183,938	3.64%
Crawford	\$ 162,572	\$ 124,176	30.92%	\$ 152,516	\$ 132,833	14.82%
Crittenden	\$ 170,963	\$ 145,679	17.36%	\$ 156,797	\$ 155,698	0.71%
Cross	\$ 137,355	\$ 107,610	27.64%	\$ 137,355	\$ 123,976	10.79%
Faulkner	\$ 218,606	\$ 192,019	13.85%	\$ 205,535	\$ 188,793	8.87%
Franklin	\$ 131,232	\$ 118,844	10.42%	\$ 111,448	\$ 104,355	6.80%
Fulton	\$ 98,875	\$ 124,334	-20.48%	\$ 128,833	\$ 133,681	-3.63%
Garland	\$ 248,992	\$ 199,562	24.77%	\$ 227,418	\$ 199,543	13.97%
Grant	\$ 171,705	\$ 145,057	18.37%	\$ 164,254	\$ 159,173	3.19%
Greene	\$ 165,823	\$ 140,223	18.26%	\$ 154,206	\$ 138,628	11.24%
Hot Spring	\$ 139,586	\$ 133,833	4.30%	\$ 134,685	\$ 124,893	7.84%
Independence	\$ 149,284	\$ 124,629	19.78%	\$ 136,832	\$ 123,824	10.51%
Izard	\$ 104,508	\$ 160,806	-35.01%	\$ 127,514	\$ 114,421	11.44%
Jefferson	\$ 113,777	\$ 90,337	25.95%	\$ 110,867	\$ 106,377	4.22%
Johnson	\$ 106,500	\$ 72,500	46.90%	\$ 156,063	\$ 145,506	7.26%
Lonoke	\$ 187,277	\$ 163,868	14.29%	\$ 180,491	\$ 168,583	7.06%
Madison	\$ 276,540	\$ 142,280	94.36%	\$ 185,287	\$ 168,314	10.08%
Miller	\$ 191,078	\$ 178,975	6.76%	\$ 164,579	\$ 154,864	6.27%
Mississippi	\$ 107,805	\$ 124,608	-13.48%	\$ 11,833	\$ 93,665	-87.37%
Ouachita	\$ 131,300	\$ 66,665	96.95%	\$ 123,858	\$ 100,976	22.66%
Perry	\$ 61,833	\$ 200,362	-69.14%	\$ 133,753	\$ 111,881	19.55%
Polk	\$ 187,822	\$ 98,121	91.42%	\$ 145,412	\$ 117,787	23.45%
Pope	\$ 180,974	\$ 154,268	17.31%	\$ 171,334	\$ 154,660	10.78%
Pulaski	\$ 233,622	\$ 195,617	19.43%	\$ 219,184	\$ 203,396	7.76%
Saline	\$ 239,370	\$ 211,215	13.33%	\$ 220,192	\$ 199,803	10.20%
Sebastian	\$ 170,263	\$ 171,458	-0.70%	\$ 168,713	\$ 171,741	-1.76%
Sharp	\$ 103,201	\$ 84,032	22.81%	\$ 104,152	\$ 94,001	10.80%
Union	\$ 157,332	\$ 135,451	16.15%	\$ 173,184	\$ 151,672	14.18%
Van Buren	\$ 106,451	\$ 95,500	11.47%	\$ 130,843	\$ 116,101	12.70%
Washington	\$ 261,529	\$ 234,667	11.45%	\$ 255,703	\$ 235,791	8.44%
White	\$ 171,117	\$ 146,240	17.01%	\$ 152,597	\$ 146,745	3.99%
Statewide	\$221,951	\$201,683	10.05%	\$202,638	\$191,547	5.79%
		verified		verified		

DISCLAIMER: THIS INFORMATION IS DEEMED RELIABLE, BUT NOT GUARANTEED, AND	
IS PROVIDED EXCLUSIVELY FOR CONSUMER'S PERSONAL, NON-COMMERCIAL USE AND	
MAY NOT BE USED FOR ANY PURPOSE OTHER THAN TO IDENTIFY PROSPECTIVE	
PROPERTIES CONSUMERS MAY BE INTERESTED IN PURCHASING. UNDER NO	
CIRCUMSTANCES SHOULD THE INFORMATION CONTAINED HEREIN BE RELIED UPON BY	
ANY PERSON IN MAKING A PURCHASE DECISION, INCLUDING BUT NOT LIMITED TO,	
INFORMATION PRECEDED WITH THE WORD OR ABBREVIATION DENOTING APPROXIMATE.	
CIRCUMSTANCES SHOULD THE INFORMATION CONTAINED HEREIN BE RELIED UPON BY	
ANY PERSON IN MAKING A PURCHASE DECISION, INCLUDING BUT NOT LIMITED TO,	
INFORMATION PRECEDED WITH THE WORD OR ABBREVIATION DENOTING APPROXIMATE.	

Copyright 2020 Arkansas REALTORS® Association.