

Summary of October 2018 Housing Market Report from Arkansas REALTORS® Association

Most Units Sold for the Month				Most Units Sold for the Year			
County	Oct '18	Oct '17	% Change	County	YTD 2018	YTD 2017	% Change
Benton	545	508	7.28%	Benton	5,359	5,222	2.62%
Pulaski	415	448	-7.37%	Pulaski	4,692	4,634	1.25%
Washington	274	295	-7.12%	Washington	3,133	3,050	2.72%
Sebastian	168	148	13.51%	Sebastian	1,706	1,623	5.11%
Faulkner	151	144	4.86%	Saline	1,681	1,715	-1.98%
Top Five Markets Totals	1,553	1,543	0.65%	Top Five Markets Totals	16,571	16,244	2.01%
Statewide Totals	2,950	2,967	-0.57%	Statewide Totals	30,890	30,130	2.52%
Percentages of State Totals Provided by Top Five Markets	52.64%	52.01%		Percentages of State Totals Provided by Top Five Markets	53.65%	53.91%	
Highest Valuations for the Month				Highest Valuations for the Year			
County	Oct '18	Oct '17	% Change	County	YTD 2018	YTD 2017	% Change
Benton	\$128,884,325	\$110,769,400	16.35%	Benton	\$1,280,361,562	\$1,185,931,866	7.96%
Pulaski	\$83,114,125	\$94,972,864	-12.49%	Pulaski	\$934,932,612	\$931,067,914	0.42%
Washington	\$58,089,096	\$64,284,630	-9.64%	Washington	\$713,095,864	\$653,264,250	9.16%
Saline	\$29,117,372	\$29,259,600	-0.49%	Saline	\$324,957,472	\$324,786,700	0.05%
Sebastian	\$28,084,728	\$22,577,400	24.39%	Garland	\$304,957,800	\$258,666,716	17.90%
Top Five Markets Totals	\$327,289,646	\$321,863,894	1.69%	Top Five Markets Totals	\$3,558,305,310	\$3,353,717,446	6.10%
Statewide Totals	\$533,235,696	\$530,610,037	0.49%	Statewide Totals	\$5,655,277,129	\$5,320,489,805	6.29%
Percentages of State Totals Provided by Top Five Markets	61.38%	60.66%		Percentages of State Totals Provided by Top Five Markets	62.92%	63.03%	
Highest Average Prices for the Month				Highest Average Prices for the Year			
County	Oct '18	Oct '17	% Change	County	YTD 2018	YTD 2017	% Change
Benton	\$236,485	\$218,050	8.45%	Benton	\$238,918	\$227,103	5.20%
Washington	\$212,004	\$217,914	-2.71%	Washington	\$227,608	\$214,185	6.27%
Pulaski	\$200,275	\$211,993	-5.53%	Pulaski	\$199,261	\$200,921	-0.83%
Saline	\$196,739	\$195,064	0.86%	Garland	\$193,624	\$193,468	0.08%
Miller	\$179,850	\$143,186	25.61%	Saline	\$193,312	\$189,380	2.08%
Statewide Averages	\$180,758	\$178,837	1.07%	Statewide Averages	\$183,078	\$176,584	3.68%

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

New and Existing Residential Units Sold, October 2018

County	Oct '18	Oct '17	% Change	YTD '18	YTD '17	% Change
Arkansas	7	14	-50.00%	96	94	2.13%
Ashley	5	5	0.00%	64	61	4.92%
Baxter & Marion	111	105	5.71%	921	840	9.64%
Benton	545	508	7.28%	5359	5222	2.62%
Boone	89	73	21.92%	779	759	2.64%
Carroll	30	28	7.14%	291	302	-3.64%
Clark	4	13	-69.23%	86	103	-16.50%
Clay	4	3	33.33%	30	16	87.50%
Cleburne	51	50	2.00%	418	360	16.11%
Columbia	5	9	-44.44%	114	124	-8.06%
Conway	8	9	-11.11%	112	105	6.67%
Craighead	138	107	28.97%	1363	1268	7.49%
Crawford	59	78	-24.36%	828	825	0.36%
Crittenden	45	54	-16.67%	421	474	-11.18%
Cross	5	2	150.00%	62	74	-16.22%
Faulkner	151	144	4.86%	1451	1528	-5.04%
Franklin	7	17	-58.82%	89	121	-26.45%
Fulton	3	4	-25.00%	36	52	-30.77%
Garland	139	144	-3.47%	1575	1337	17.80%
Grant	14	14	0.00%	163	134	21.64%
Greene	43	44	-2.27%	421	440	-4.32%
Hot Spring	20	13	53.85%	191	161	18.63%
Independence	17	25	-32.00%	255	240	6.25%
Izard	12	12	0.00%	95	79	20.25%
Jefferson	33	41	-19.51%	358	362	-1.10%
Johnson	20	19	5.26%	226	230	-1.74%
Lonoke	91	110	-17.27%	1074	1017	5.60%
Madison	13	4	225.00%	103	90	14.44%
Miller	19	18	5.56%	168	201	-16.42%
Mississippi	14	15	-6.67%	127	152	-16.45%
Ouachita	11	13	-15.38%	134	129	3.88%
Perry	12	7	71.43%	57	47	21.28%
Polk	11	19	-42.11%	174	180	-3.33%
Pope	63	69	-8.70%	677	655	3.36%
Pulaski	415	448	-7.37%	4692	4634	1.25%
Saline	148	150	-1.33%	1681	1715	-1.98%
Sebastian	168	148	13.51%	1706	1623	5.11%
Sharp	21	27	-22.22%	196	230	-14.78%
Union	24	25	-4.00%	283	243	16.46%
Van Buren	28	23	21.74%	212	213	-0.47%
Washington	274	295	-7.12%	3133	3050	2.72%
White	73	61	19.67%	669	640	4.53%
Totals	2,950	2,967	-0.57%	30,890	30,130	2.52%

Values of New and Existing Residential Units Sold, October 2018

County	Oct '18	Oct '17	% Change	YTD '18	YTD '17	% Change
Arkansas	\$345,877	\$1,809,794	-80.89%	\$9,061,728	\$9,621,370	-5.82%
Ashley	\$333,500	\$427,860	-22.05%	\$6,060,544	\$6,345,220	-4.49%
Baxter & Marion	\$17,579,625	\$16,706,865	5.22%	\$126,173,316	\$112,182,000	12.47%
Benton	\$128,884,325	\$110,769,400	16.35%	\$1,280,361,562	\$1,185,931,866	7.96%
Boone	\$10,792,852	\$9,377,142	15.10%	\$97,313,459	\$90,771,087	7.21%
Carroll	\$4,049,820	\$3,773,028	7.34%	\$48,185,526	\$49,756,010	-3.16%
Clark	\$355,000	\$1,574,612	-77.45%	\$10,379,512	\$12,942,568	-19.80%
Clay	\$185,700	\$367,500	-49.47%	\$2,008,140	\$650,144	208.88%
Cleburne	\$8,351,811	\$10,260,000	-18.60%	\$77,824,494	\$62,510,760	24.50%
Columbia	\$605,000	\$999,999	-39.50%	\$14,739,630	\$17,227,940	-14.44%
Conway	\$736,200	\$993,276	-25.88%	\$12,574,800	\$10,133,130	24.10%
Craighead	\$24,092,178	\$17,731,933	35.87%	\$240,788,943	\$213,722,668	12.66%
Crawford	\$7,646,518	\$10,440,456	-26.76%	\$115,303,968	\$103,577,100	11.32%
Crittenden	\$5,566,860	\$8,060,796	-30.94%	\$54,570,862	\$64,554,534	-15.47%
Cross	\$507,535	\$64,500	686.88%	\$7,618,064	\$8,381,536	-9.11%
Faulkner	\$27,115,674	\$23,589,936	14.95%	\$256,110,206	\$264,632,792	-3.22%
Franklin	\$839,503	\$1,737,995	-51.70%	\$10,692,193	\$10,268,665	4.12%
Fulton	\$339,498	\$463,800	-26.80%	\$4,609,044	\$6,033,768	-23.61%
Garland	\$23,463,895	\$27,160,704	-13.61%	\$304,957,800	\$258,666,716	17.90%
Grant	\$1,675,800	\$2,233,294	-24.96%	\$23,538,015	\$18,199,210	29.34%
Greene	\$5,552,418	\$5,634,904	-1.46%	\$54,034,508	\$56,826,440	-4.91%
Hot Spring	\$1,767,440	\$1,552,044	13.88%	\$23,405,904	\$16,018,856	46.11%
Independence	\$1,493,501	\$3,177,700	-53.00%	\$32,286,315	\$30,387,840	6.25%
Izard	\$1,082,424	\$1,595,928	-32.18%	\$9,639,840	\$6,822,361	41.30%
Jefferson	\$3,873,804	\$3,572,986	8.42%	\$34,350,816	\$36,076,920	-4.78%
Johnson	\$2,167,800	\$2,037,104	6.42%	\$26,606,076	\$22,478,820	18.36%
Lonoke	\$14,514,591	\$16,960,460	-14.42%	\$169,838,064	\$153,768,366	10.45%
Madison	\$2,079,649	\$712,000	192.09%	\$16,128,667	\$13,133,970	22.80%
Miller	\$3,417,150	\$2,577,348	32.58%	\$20,947,920	\$28,375,371	-26.18%
Mississippi	\$1,249,850	\$1,384,905	-9.75%	\$10,742,549	\$12,386,024	-13.27%
Ouachita	\$927,300	\$1,535,001	-39.59%	\$12,632,314	\$11,356,773	11.23%
Perry	\$1,207,500	\$683,396	0.00%	\$7,080,483	\$5,069,561	39.67%
Polk	\$1,098,900	\$2,449,993	-55.15%	\$19,580,568	\$21,688,920	-9.72%
Pope	\$10,794,231	\$10,917,939	-1.13%	\$100,633,342	\$89,087,860	12.96%
Pulaski	\$83,114,125	\$94,972,864	-12.49%	\$934,932,612	\$931,067,914	0.42%
Saline	\$29,117,372	\$29,259,600	-0.49%	\$324,957,472	\$324,786,700	0.05%
Sebastian	\$28,084,728	\$22,577,400	24.39%	\$268,739,356	\$243,006,921	10.59%
Sharp	\$1,482,684	\$2,969,730	-50.07%	\$16,839,536	\$19,643,380	-14.27%
Union	\$3,676,608	\$3,363,800	9.30%	\$39,427,843	\$33,458,427	17.84%
Van Buren	\$4,137,000	\$2,048,748	101.93%	\$22,038,460	\$20,477,607	7.62%
Washington	\$58,089,096	\$64,284,630	-9.64%	\$713,095,864	\$653,264,250	9.16%
White	\$10,840,354	\$7,798,667	39.00%	\$94,466,814	\$85,197,440	10.88%
Totals	\$533,235,696	\$530,610,037	0.49%	\$5,655,277,129	\$5,320,489,805	6.29%

Average Prices of New and Existing Residential Units Sold, October 2018

County	Oct '18	Oct '17	% Change	YTD '18	YTD '17	% Change
Arkansas	\$ 49,411	\$ 129,271	-61.78%	\$ 94,393	\$ 102,355	-7.78%
Ashley	\$ 66,700	\$ 85,572	-22.05%	\$ 94,696	\$ 104,020	-8.96%
Baxter & Marion	\$ 158,375	\$ 159,113	-0.46%	\$ 136,996	\$ 133,550	2.58%
Benton	\$ 236,485	\$ 218,050	8.45%	\$ 238,918	\$ 227,103	5.20%
Boone	\$ 121,268	\$ 128,454	-5.59%	\$ 124,921	\$ 119,593	4.46%
Carroll	\$ 134,994	\$ 134,751	0.18%	\$ 165,586	\$ 164,755	0.50%
Clark	\$ 88,750	\$ 121,124	-26.73%	\$ 120,692	\$ 125,656	-3.95%
Clay	\$ 46,425	\$ 122,500	-62.10%	\$ 66,938	\$ 40,634	64.73%
Cleburne	\$ 163,761	\$ 205,200	-20.19%	\$ 186,183	\$ 173,641	7.22%
Columbia	\$ 121,000	\$ 111,111	8.90%	\$ 129,295	\$ 138,935	-6.94%
Conway	\$ 92,025	\$ 110,364	-16.62%	\$ 112,275	\$ 96,506	16.34%
Craighead	\$ 174,581	\$ 165,719	5.35%	\$ 176,661	\$ 168,551	4.81%
Crawford	\$ 129,602	\$ 133,852	-3.18%	\$ 139,256	\$ 125,548	10.92%
Crittenden	\$ 123,708	\$ 149,274	-17.13%	\$ 129,622	\$ 136,191	-4.82%
Cross	\$ 101,507	\$ 32,250	214.75%	\$ 122,872	\$ 113,264	8.48%
Faulkner	\$ 179,574	\$ 163,819	9.62%	\$ 176,506	\$ 173,189	1.92%
Franklin	\$ 119,929	\$ 102,235	17.31%	\$ 120,137	\$ 84,865	41.56%
Fulton	\$ 113,166	\$ 115,950	-2.40%	\$ 128,029	\$ 116,034	10.34%
Garland	\$ 168,805	\$ 188,616	-10.50%	\$ 193,624	\$ 193,468	0.08%
Grant	\$ 119,700	\$ 159,521	-24.96%	\$ 144,405	\$ 135,815	6.32%
Greene	\$ 129,126	\$ 128,066	0.83%	\$ 128,348	\$ 129,151	-0.62%
Hot Spring	\$ 88,372	\$ 119,388	-25.98%	\$ 122,544	\$ 99,496	23.16%
Independence	\$ 87,853	\$ 127,108	-30.88%	\$ 126,613	\$ 126,616	0.00%
Izard	\$ 90,202	\$ 132,994	-32.18%	\$ 101,472	\$ 86,359	17.50%
Jefferson	\$ 117,388	\$ 87,146	34.70%	\$ 95,952	\$ 99,660	-3.72%
Johnson	\$ 108,390	\$ 107,216	1.09%	\$ 117,726	\$ 97,734	20.46%
Lonoke	\$ 159,501	\$ 154,186	3.45%	\$ 158,136	\$ 151,198	4.59%
Madison	\$ 159,973	\$ 178,000	-10.13%	\$ 156,589	\$ 145,933	7.30%
Miller	\$ 179,850	\$ 143,186	25.61%	\$ 124,690	\$ 141,171	-11.67%
Mississippi	\$ 89,275	\$ 92,327	-3.31%	\$ 84,587	\$ 81,487	3.80%
Ouachita	\$ 84,300	\$ 118,077	-28.61%	\$ 94,271	\$ 88,037	7.08%
Perry	\$ 100,625	\$ 97,628	-28.61%	\$ 124,219	\$ 107,863	15.16%
Polk	\$ 99,900	\$ 128,947	-22.53%	\$ 112,532	\$ 120,494	-6.61%
Pope	\$ 171,337	\$ 158,231	8.28%	\$ 148,646	\$ 136,012	9.29%
Pulaski	\$ 200,275	\$ 211,993	-5.53%	\$ 199,261	\$ 200,921	-0.83%
Saline	\$ 196,739	\$ 195,064	0.86%	\$ 193,312	\$ 189,380	2.08%
Sebastian	\$ 167,171	\$ 152,550	9.58%	\$ 157,526	\$ 149,727	5.21%
Sharp	\$ 70,604	\$ 109,990	-35.81%	\$ 85,916	\$ 85,406	0.60%
Union	\$ 153,192	\$ 134,552	13.85%	\$ 139,321	\$ 137,689	1.19%
Van Buren	\$ 147,750	\$ 89,076	65.87%	\$ 103,955	\$ 96,139	8.13%
Washington	\$ 212,004	\$ 217,914	-2.71%	\$ 227,608	\$ 214,185	6.27%
White	\$ 148,498	\$ 127,847	16.15%	\$ 141,206	\$ 133,121	6.07%
Statewide	\$180,758	\$178,837	1.07%	\$183,078	\$176,584	3.68%

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