

## Summary of March 2021 Housing Market Report from Arkansas REALTORS® Association

Most Units Sold for the Month			
County	Mar-21	Mar-20	% Change
Benton	606	617	-1.78%
Pulaski	543	499	8.82%
Washington	312	320	-2.50%
Sebastian	232	190	22.11%
Saline	222	211	5.21%
<b>Top Five Markets Totals</b>	1,915	1,837	4.25%
<b>Statewide Totals</b>	3,736	3,220	16.02%
<b>Percentages of State Totals Provided by Top Five Markets</b>	51.26%	57.05%	

Highest Valuations for the Month			
County	Mar-21	Mar-20	% Change
Benton	\$188,783,544	\$185,776,216	1.62%
Pulaski	\$138,427,533	\$113,161,590	22.33%
Washington	\$92,830,920	\$94,759,080	-2.03%
Saline	\$57,790,374	\$49,057,296	17.80%
Garland	\$48,157,584	\$30,447,971	58.16%
<b>Top Five Markets Totals</b>	\$525,989,955	\$473,202,153	11.16%
<b>Statewide Totals</b>	\$864,878,907	\$724,138,148	19.44%
<b>Percentages of State Totals Provided by Top Five Markets</b>	60.82%	65.35%	

Highest Average Prices for the Month			
County	Mar-21	Mar-20	% Change
<b>Benton</b>	\$ 311,524	\$ 278,589	11.82%
<b>Washington</b>	\$ 297,535	\$ 240,795	23.56%
<b>Carroll</b>	\$ 281,333	\$ 186,734	50.66%
<b>Cleburne</b>	\$ 273,507	\$ 177,231	54.32%
<b>Garland</b>	\$ 262,355	\$ 200,434	10.98%
<b>Statewide Averages</b>	\$231,499	\$201,683	14.78%

Most Units Sold for the Year			
County	YTD 2021	YTD 2020	% Change
Benton	1,566	1,513	3.50%
Pulaski	1,351	1,193	13.24%
Washington	783	891	-12.12%
Saline	579	525	10.29%
Sebastian	555	481	15.38%
<b>Top Five Markets Totals</b>	4834	4603	5.02%
<b>Statewide Totals</b>	9,174	8,325	10.20%
<b>Percentages of State Totals Provided by Top Five Markets</b>	52.69%	55.29%	

Highest Valuations for the Year			
County	YTD 2021	YTD 2020	% Change
Benton	\$480,534,930	\$1,003,838,226	-52.13%
Pulaski	\$321,289,416	\$571,889,890	-43.82%
Washington	\$220,106,781	\$537,867,536	-59.08%
Saline	\$135,332,565	\$209,035,308	-35.26%
Faulkner	\$261,582,496	\$176,858,055	47.91%
<b>Top Five Markets Totals</b>	\$1,418,846,188	\$2,499,489,015	-43.23%
<b>Statewide Totals</b>	\$2,856,316,395	\$4,273,894,398	-33.17%
<b>Percentages of State Totals Provided by Top Five Markets</b>	49.67%	58.48%	

Highest Average Prices for the Year			
County	YTD 2021	YTD 2020	% Change
Benton	\$ 306,855	\$ 260,992	17.57%
Washington	\$ 281,107	\$ 242,199	16.06%
Carroll	\$ 270,588	\$ 189,559	42.75%
Garland	\$ 254,909	\$ 196,361	29.82%
Pulaski	\$ 237,816	\$ 207,231	14.76%
<b>Statewide Averages</b>	\$311,349	\$513,381	62.54%

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

**New and Existing Residential Units Sold, March 2021**

County	Mar-21	Mar-20	% Change	YTD '21	YTD '20	% Change
Arkansas	12	13	-7.69%	30	32	-6.25%
Ashley	10	13	-23.08%	20	20	0.00%
Baxter & Marion	85	67	26.87%	216	211	2.37%
Benton	606	617	-1.78%	1566	1513	3.50%
Boone	131	77	70.13%	308	213	44.60%
Carroll	46	22	109.09%	87	65	33.85%
Clark	5	3	66.67%	9	4	125.00%
Clay	9	6	50.00%	14	16	-12.50%
Cleburne	65	48	35.42%	154	101	52.48%
Columbia	10	12	-16.67%	28	32	-12.50%
Conway	12	21	-42.86%	31	46	-32.61%
Craighead	164	138	18.84%	419	357	17.37%
Crawford	91	84	8.33%	218	222	-1.80%
Crittenden	55	58	-5.17%	149	173	-13.87%
Cross	14	9	55.56%	24	22	9.09%
Faulkner	169	132	28.03%	421	351	19.94%
Franklin	18	16	12.50%	32	43	-25.58%
Fulton	6	7	-14.29%	15	12	25.00%
Garland	185	138	34.06%	435	372	16.94%
Grant	13	12	8.33%	55	30	83.33%
Greene	66	41	60.98%	132	105	25.71%
Hot Spring	23	20	15.00%	56	58	-3.45%
Independence	28	29	-3.45%	69	60	15.00%
Izard	15	8	87.50%	33	25	32.00%
Jefferson	47	37	27.03%	113	106	6.60%
Johnson	1	0	#DIV/0!	5	4	25.00%
Lonoke	118	112	5.36%	307	307	0.00%
Madison	32	4	700.00%	55	28	96.43%
Miller	39	27	44.44%	89	70	27.14%
Mississippi	18	12	50.00%	38	32	18.75%
Ouachita	19	9	111.11%	42	29	44.83%
Perry	7	3	133.33%	15	19	-21.05%
Polk	29	12	141.67%	64	38	68.42%
Pope	91	59	54.24%	210	155	35.48%
Pulaski	543	499	8.82%	1351	1193	13.24%
Saline	222	211	5.21%	579	525	10.29%
Sebastian	232	190	22.11%	555	481	15.38%
Sharp	32	18	77.78%	81	54	50.00%
Union	30	26	15.38%	83	82	1.22%
Van Buren	34	23	47.83%	67	55	21.82%
Washington	312	320	-2.50%	783	891	-12.12%
White	92	67	37.31%	216	173	24.86%
<b>Totals</b>	<b>3,736</b>	<b>3,220</b>	<b>16.02%</b>	<b>9,174</b>	<b>8,325</b>	<b>10.20%</b>

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**Values of New and Existing Residential Units Sold, March 2021**

County	Mar-21	Mar-20	% Change	YTD '21	YTD '20	% Change
Arkansas		\$997,677	#DIV/0!	\$3,077,050	\$8,204,972	-62.50%
Ashley	\$841,750	\$498,500	68.86%	\$1,973,710	\$3,580,608	-44.88%
Baxter & Marion	\$14,985,670	\$16,089,740	-6.86%	\$36,502,272	\$93,281,936	-60.87%
Benton	\$188,783,544	\$185,776,216	1.62%	\$480,534,930	\$1,003,838,226	-52.13%
Boone	\$19,181,051	\$12,501,801	53.43%	\$122,491,228	\$97,655,565	25.43%
Carroll	\$12,941,318	\$7,655,784	69.04%	\$23,541,156	\$37,292,288	-36.87%
Clark	\$518,900	\$1,384,295	-62.52%	\$785,350	\$10,147,216	-92.26%
Clay	\$667,494	\$146,000	357.19%	\$1,237,250	\$1,021,560	21.11%
Cleburne	\$17,777,955	\$10,031,986	77.21%	\$36,237,278	\$48,197,380	-24.81%
Columbia	\$1,624,900	\$2,930,202	-44.55%	\$6,359,200	\$14,058,330	-54.77%
Conway	\$1,876,140	\$1,688,340	11.12%	\$5,215,037	\$11,921,250	-56.25%
Craighead	\$33,155,910	\$25,332,884	30.88%	\$275,118,108	\$238,209,945	15.49%
Crawford	16,551,907	\$8,575,013	-97.99%	\$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	\$2,292,500	\$1,212,200	89.12%	\$4,515,400	\$8,188,224	-44.85%
Faulkner	\$37,904,503	\$34,227,099	10.74%	\$90,720,027	\$176,858,055	-48.70%
Franklin	\$2,076,100	\$882,700	135.20%	\$15,784,129	\$10,876,244	45.12%
Fulton	\$811,500	\$605,500	34.02%	\$2,335,830	\$4,725,576	-50.57%
Garland	\$48,157,584	\$30,447,971	58.16%	\$332,191,319	\$294,721,611	12.71%
Grant	\$2,301,689	\$3,386,856	-32.04%	\$10,566,765	\$17,761,408	-40.51%
Greene	\$11,827,794	\$6,989,164	69.23%	\$22,140,096	\$39,230,001	-43.56%
Hot Spring	\$3,221,288	\$2,276,929	41.48%	\$7,086,128	\$18,163,620	-60.99%
Independence	\$3,797,650	\$3,763,090	0.92%	\$10,418,034	\$20,380,650	-48.88%
Izard	\$1,990,095	\$1,471,847	35.21%	\$5,287,887	\$6,558,060	-19.37%
Jefferson	\$5,707,962	\$5,287,500	7.95%	\$14,106,920	\$27,219,656	-48.17%
Johnson	\$901,500	\$2,609,600	-65.45%	\$796,000	\$18,144,132	-95.61%
Lonoke	\$21,751,884	\$20,601,750	5.58%	\$55,783,742	\$108,887,912	-48.77%
Madison	\$6,157,184	\$1,735,461	254.79%	\$10,612,800	\$10,093,440	5.15%
Miller	\$6,528,064	\$4,004,931	63.00%	\$25,968,036	\$20,114,970	29.10%
Mississippi	\$1,739,100	\$1,306,503	33.11%	\$3,423,914	\$9,205,494	-62.81%
Ouachita	\$2,080,785	\$1,810,208	14.95%	\$5,397,084	\$11,712,942	-53.92%
Perry	\$621,495	\$128,500	0.00%	\$1,471,995	\$3,092,124	-52.40%
Polk	\$4,329,062	\$1,399,500	209.33%	\$10,014,720	\$11,704,888	-14.44%
Pope	\$16,761,745	\$11,542,824	45.21%	\$37,426,830	\$67,730,420	-44.74%
Pulaski	\$138,427,533	\$113,161,590	22.33%	\$321,289,416	\$571,889,890	-43.82%
Saline	\$57,790,374	\$49,057,296	17.80%	\$135,332,565	\$209,035,308	-35.26%
Sebastian	\$48,678,096	\$25,858,044	88.25%	\$277,579,491	\$243,232,568	14.12%
Sharp	\$4,170,816	\$1,904,500	119.00%	\$10,201,059	\$11,516,106	-11.42%
Union	\$5,064,701	\$6,132,789	-17.42%	\$16,177,101	\$25,892,825	-37.52%
Van Buren	\$4,930,646	\$2,847,288	73.17%	\$8,873,547	\$13,074,173	-32.13%
Washington	\$92,830,920	\$94,759,080	-2.03%	\$220,106,781	\$537,867,536	-59.08%
White	\$14,605,460	\$13,560,340	7.71%	\$34,794,576	\$55,251,096	-37.02%
<b>Totals</b>	<b>\$864,878,907</b>	<b>\$724,138,148</b>	<b>19.44%</b>	<b>\$2,856,316,395</b>	<b>\$4,273,894,398</b>	<b>-33.17%</b>
		verified			verified	

**Average Prices of New and Existing Residential Units Sold, March 2021**

County	Mar '21	Mar-20	% Change	YTD '21	YTD '20	% Change
Arkansas	\$ 100,041.67	\$ 89,115	12.26%	\$ 102,568	\$ 101,942	0.61%
Ashley	\$ 84,175	\$ 128,492	-34.49%	\$ 98,686	\$ 116,155	-15.04%
Baxter & Marion	\$176,302	\$ 159,851	10.29%	\$ 168,992	\$ 155,371	8.77%
Benton	\$311,524	\$ 278,589	11.82%	\$ 306,855	\$ 260,992	17.57%
Boone	\$153,479	\$ 130,186	17.89%	\$ 150,908	\$ 136,204	10.80%
Carroll	\$281,333	\$ 186,734	50.66%	\$ 270,588	\$ 189,559	42.75%
Clark	\$103,780	\$ 115,010	-9.76%	\$ 87,261	\$ 127,508	-31.56%
Clay	\$ 74,166	\$ 82,733	-10.35%	\$ 88,375	\$ 85,606	3.23%
Cleburne	\$273,507	\$ 177,231	54.32%	\$ 235,307	\$ 176,122	33.60%
Columbia	\$162,490	\$ 145,450	11.72%	\$ 227,114	\$ 140,058	62.16%
Conway	\$156,345	\$ 88,145	77.37%	\$ 168,227	\$ 108,587	54.92%
Craighead	\$219,119	\$ 187,755	16.70%	\$ 210,211	\$ 178,012	18.09%
Crawford	\$172,165	\$ 141,786	21.43%	\$ 163,037	\$ 135,774	20.08%
Crittenden	\$181,977	\$ 134,402	35.40%	\$ 166,699	\$ 135,025	23.46%
Cross	\$163,750	\$ 94,722	72.87%	\$ 188,142	\$ 95,637	96.73%
Faulkner	\$224,287	\$ 196,646	14.06%	\$ 215,487	\$ 190,258	13.26%
Franklin	\$130,089	\$ 102,938	26.38%	\$ 186,592	\$ 96,153	94.06%
Fulton	\$135,250	\$ 107,037	26.36%	\$ 155,722	\$ 109,904	41.69%
Garland	\$262,355	\$ 200,434	30.89%	\$ 254,909	\$ 196,361	29.82%
Grant	\$177,053	\$ 170,475	3.86%	\$ 192,123	\$ 159,324	20.59%
Greene	\$179,209	\$ 118,542	51.18%	\$ 167,728	\$ 128,944	30.08%
Hot Spring	\$140,056	\$ 144,310	-2.95%	\$ 126,538	\$ 112,843	12.14%
Independence	\$132,043	\$ 144,173	-8.41%	\$ 150,986	\$ 133,851	12.80%
Izard	\$132,673	\$ 83,141	59.58%	\$ 160,239	\$ 97,772	63.89%
Jefferson	\$121,446	\$ 122,771	-1.08%	\$ 124,840	\$ 109,885	13.61%
Johnson	\$ 40,000	\$ -	#DIV/0!	\$ 159,200	\$ 102,375	55.51%
Lonoke	\$184,338	\$ 179,062	2.95%	\$ 181,706	\$ 168,129	8.08%
Madison	\$192,412	\$ 151,250	27.21%	\$ 192,960	\$ 149,604	28.98%
Miller	\$178,638	\$ 144,350	23.75%	\$ 175,118	\$ 157,433	11.23%
Mississippi	\$ 96,617	\$ 121,316	-20.36%	\$ 90,103	\$ 111,227	-18.99%
Ouachita	\$109,515	\$ 129,988	-15.75%	\$ 128,502	\$ 142,337	-9.72%
Perry	\$ 88,785	\$ 98,300	-9.68%	\$ 98,133	\$ 108,271	-9.36%
Polk	\$149,278	\$ 117,216	27.35%	\$ 156,480	\$ 104,672	49.50%
Pope	\$184,195	\$ 154,202	19.45%	\$ 178,223	\$ 161,610	10.28%
Pulaski	\$254,931	\$ 217,603	17.15%	\$ 237,816	\$ 207,231	14.76%
Saline	\$260,317	\$ 209,469	24.27%	\$ 233,735	\$ 204,846	14.10%
Sebastian	\$196,665	\$ 141,226	39.26%	\$ 188,968	\$ 141,749	33.31%
Sharp	\$130,338	\$ 78,348	66.36%	\$ 125,939	\$ 80,050	57.33%
Union	\$168,823	\$ 140,341	20.29%	\$ 194,905	\$ 124,508	56.54%
Van Buren	\$145,019	\$ 151,376	-4.20%	\$ 132,441	\$ 132,479	-0.03%
Washington	\$297,535	\$ 240,795	23.56%	\$ 281,107	\$ 242,199	16.06%
White	\$158,755	\$ 151,740	4.62%	\$ 161,086	\$ 129,842	24.06%
Statewide	<b>\$231,499</b>	<b>#REF!</b>	<b>#REF!</b>	<b>\$311,349</b>	<b>#REF!</b>	<b>#REF!</b>
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