

## Summary of May 2020 Housing Market Report from Arkansas REALTORS® Association

Most Units Sold for the Month			
County	May-20	May-19	% Change
Benton	602	751	-19.84%
Pulaski	500	592	-15.54%
Washington	339	392	-13.52%
Saline	207	219	-5.48%
Craighead	188	186	1.08%
<b>Top Five Markets Totals</b>	1,836	2,140	-14.21%
<b>Statewide Totals</b>	3,341	3,871	-13.69%
<b>Percentages of State Totals Provided by Top Five Markets</b>	54.95%	55.28%	

Most Units Sold for the Year			
County	YTD 2020	YTD 2019	% Change
Benton	2,726	2,625	3.85%
Pulaski	2,200	2,249	-2.18%
Washington	1,537	1,505	2.13%
Saline	889	883	0.68%
Sebastian	814	826	-1.45%
<b>Top Five Markets Totals</b>	8166	8088	0.96%
<b>Statewide Totals</b>	14,887	14,783	0.70%
<b>Percentages of State Totals Provided by Top Five Markets</b>	54.85%	54.71%	

Highest Valuations for the Month			
County	May-20	May-19	% Change
Benton	\$162,105,356	\$193,908,951	-16.40%
Pulaski	\$108,556,500	\$128,577,072	-15.57%
Washington	\$82,235,637	\$101,771,432	-19.20%
Saline	\$44,230,932	\$45,145,098	-2.02%
Craighead	\$39,415,140	\$34,839,660	13.13%
<b>Top Five Markets Totals</b>	\$436,543,565	\$504,242,213	-13.43%
<b>Statewide Totals</b>	\$680,872,265	\$772,684,706	-11.88%
<b>Percentages of State Totals Provided by Top Five Markets</b>	64.12%	65.26%	

Highest Valuations for the Year			
County	YTD 2020	YTD 2019	% Change
Benton	\$732,855,114	\$645,458,625	13.54%
Pulaski	\$465,577,200	\$454,664,587	2.40%
Washington	\$374,523,864	\$350,415,170	6.88%
Saline	\$183,599,836	\$171,617,231	6.98%
Garland	\$136,445,070	\$143,252,590	-4.75%
<b>Top Five Markets Totals</b>	\$1,893,001,084	\$1,765,408,203	7.23%
<b>Statewide Totals</b>	\$2,950,159,334	\$2,767,779,240	6.59%
<b>Percentages of State Totals Provided by Top Five Markets</b>	64.17%	63.78%	

Highest Average Prices for the Month			
County	May-20	May-19	% Change
Benton	\$269,278	\$258,201	4.29%
Washington	\$242,583	\$259,621	-6.56%
Pulaski	\$217,113	\$217,191	-0.04%
Garland	\$215,189	\$209,233	2.85%
Saline	\$213,676	\$206,142	3.65%
<b>Statewide Averages</b>	\$203,793	\$199,609	2.10%

Highest Average Prices for the Year			
County	YTD 2020	YTD 2019	% Change
Benton	\$268,839	\$245,889	9.33%
Washington	\$243,672	\$232,834	4.65%
Pulaski	\$211,626	\$202,163	4.68%
Saline	\$206,524	\$194,357	6.26%
Garland	\$198,610	\$186,770	6.34%
<b>Statewide Averages</b>	\$198,170	\$187,227	5.84%

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

**New and Existing Residential Units Sold, May 2020**

<b>County</b>	<b>May-20</b>	<b>May-19</b>	<b>% Change</b>	<b>YTD '20</b>	<b>YTD '19</b>	<b>% Change</b>
Arkansas	13	16	-18.75%	52	52	0.00%
Ashley	6	4	50.00%	31	24	29.17%
Baxter & Marion	91	103	-11.65%	400	413	-3.15%
Benton	602	751	-19.84%	2726	2625	3.85%
Boone	73	75	-2.67%	380	359	5.85%
Carroll	24	37	-35.14%	117	117	0.00%
Clark	10	13	-23.08%	51	53	-3.77%
Clay	1	5	-80.00%	20	9	122.22%
Cleburne	42	45	-6.67%	171	160	6.88%
Columbia	15	14	7.14%	58	62	-6.45%
Conway	9	16	-43.75%	71	71	0.00%
Craighead	188	186	1.08%	694	648	7.10%
Crawford	105	97	8.25%	396	408	-2.94%
Crittenden	39	38	2.63%	210	194	8.25%
Cross	9	10	-10.00%	39	44	-11.36%
Faulkner	171	172	-0.58%	667	627	6.38%
Franklin	17	16	6.25%	70	58	20.69%
Fulton	5	4	25.00%	34	21	61.90%
Garland	123	190	-35.26%	687	767	-10.43%
Grant	18	27	-33.33%	67	72	-6.94%
Greene	57	46	23.91%	203	186	9.14%
Hot Spring	17	24	-29.17%	86	99	-13.13%
Independence	26	31	-16.13%	110	116	-5.17%
Izard	9	4	125.00%	43	30	43.33%
Jefferson	43	43	0.00%	184	160	15.00%
Johnson	18	21	-14.29%	105	119	-11.76%
Lonoke	116	130	-10.77%	531	519	2.31%
Madison	12	11	9.09%	47	37	27.03%
Miller	14	26	-46.15%	77	94	-18.09%
Mississippi	14	17	-17.65%	54	65	-16.92%
Ouachita	9	16	-43.75%	51	83	-38.55%
Perry	7	2	250.00%	30	22	36.36%
Polk	17	21	-19.05%	71	92	-22.83%
Pope	61	90	-32.22%	291	290	0.34%
Pulaski	500	592	-15.54%	2200	2249	-2.18%
Saline	207	219	-5.48%	889	883	0.68%
Sebastian	180	197	-8.63%	814	826	-1.45%
Sharp	18	26	-30.77%	90	105	-14.29%
Union	25	31	-19.35%	124	115	7.83%
Van Buren	16	24	-33.33%	91	95	-4.21%
Washington	339	392	-13.52%	1537	1505	2.13%
White	75	89	-15.73%	318	309	2.91%
<b>Totals</b>	<b>3,341</b>	<b>3,871</b>	<b>-13.69%</b>	<b>14,887</b>	<b>14,783</b>	<b>0.70%</b>

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**Values of New and Existing Residential Units Sold, May 2020**

County	May-20	May-19	% Change	YTD '20	YTD '19	% Change
Arkansas	\$1,252,602	\$1,841,616	-31.98%	\$5,443,776	\$5,505,604	-1.12%
Ashley	\$907,500	\$436,000	108.14%	\$3,671,609	\$2,626,008	39.82%
Baxter & Marion	\$14,750,736	\$13,252,701	11.30%	\$63,607,600	\$58,666,237	8.42%
Benton	\$162,105,356	\$193,908,951	-16.40%	\$732,855,114	\$645,458,625	13.54%
Boone	\$10,551,128	\$9,675,225	9.05%	\$52,541,080	\$42,828,341	22.68%
Carroll	\$4,995,096	\$8,482,287	-41.11%	\$22,488,570	\$23,895,027	-5.89%
Clark	\$1,697,000	\$1,337,193	26.91%	\$6,413,556	\$6,990,170	-8.25%
Clay	\$55,000	\$173,060	-68.22%	\$1,709,700	\$495,558	245.01%
Cleburne	\$7,329,714	\$8,634,330	-15.11%	\$30,263,067	\$29,403,840	2.92%
Columbia	\$1,822,905	\$1,693,748	7.63%	\$7,034,124	\$7,988,328	-11.94%
Conway	\$1,091,295	\$1,292,448	-15.56%	\$8,691,820	\$8,401,501	3.46%
Craighead	\$39,415,140	\$34,839,660	13.13%	\$131,113,950	\$115,598,016	13.42%
Crawford	\$16,529,835	\$11,729,240	40.93%	\$59,349,312	\$51,977,160	14.18%
Crittenden	\$5,483,244	\$5,712,008	-4.00%	\$30,052,050	\$28,819,476	4.28%
Cross	\$1,268,442	\$1,145,730	10.71%	\$5,821,413	\$5,308,732	9.66%
Faulkner	\$35,922,312	\$33,179,316	8.27%	\$131,050,826	\$113,500,167	15.46%
Franklin	\$1,592,458	\$1,292,864	23.17%	\$6,543,320	\$5,197,148	25.90%
Fulton	\$578,500	\$565,500	2.30%	\$3,901,058	\$2,883,195	35.30%
Garland	\$26,468,247	\$39,754,270	-33.42%	\$136,445,070	\$143,252,590	-4.75%
Grant	\$2,898,540	\$4,801,869	-39.64%	\$10,479,738	\$11,570,976	-9.43%
Greene	\$8,514,375	\$6,073,472	40.19%	\$27,532,890	\$25,019,232	10.05%
Hot Spring	\$1,811,588	\$2,892,984	-37.38%	\$9,794,110	\$12,484,890	-21.55%
Independence	\$3,085,732	\$4,556,814	-32.28%	\$13,959,330	\$13,807,828	1.10%
Izard	\$1,680,048	\$404,000	315.85%	\$5,130,330	\$3,364,980	52.46%
Jefferson	\$5,159,398	\$4,661,931	10.67%	\$20,676,448	\$17,013,760	21.53%
Johnson	\$2,053,584	\$2,764,272	-25.71%	\$13,920,795	\$13,107,136	6.21%
Lonoke	\$20,870,256	\$22,608,560	-7.69%	\$91,249,695	\$84,821,208	7.58%
Madison	\$1,486,140	\$1,968,648	-24.51%	\$6,958,538	\$5,791,943	20.14%
Miller	\$1,646,540	\$4,042,350	-59.27%	\$12,046,496	\$14,042,660	-14.21%
Mississippi	\$1,503,418	\$1,583,822	-5.08%	\$6,237,648	\$5,794,230	7.65%
Ouachita	\$813,771	\$1,541,264	-47.20%	\$6,304,008	\$8,664,038	-27.24%
Perry	\$687,120	\$100,000	0.00%	\$3,820,650	\$2,547,886	49.95%
Polk	\$1,892,491	\$2,454,501	-22.90%	\$8,152,007	\$10,175,936	-19.89%
Pope	\$8,908,806	\$13,928,850	-36.04%	\$46,134,267	\$44,190,780	4.40%
Pulaski	\$108,556,500	\$128,577,072	-15.57%	\$465,577,200	\$454,664,587	2.40%
Saline	\$44,230,932	\$45,145,098	-2.02%	\$183,599,836	\$171,617,231	6.98%
Sebastian	\$30,436,920	\$28,792,141	5.71%	\$124,922,138	\$138,024,600	-9.49%
Sharp	\$1,760,184	\$2,646,644	-33.49%	\$7,950,510	\$9,770,145	-18.62%
Union	\$4,057,000	\$5,459,596	-25.69%	\$16,718,300	\$17,513,350	-4.54%
Van Buren	\$2,188,400	\$3,590,544	-39.05%	\$11,842,649	\$10,627,555	11.43%
Washington	\$82,235,637	\$101,771,432	-19.20%	\$374,523,864	\$350,415,170	6.88%
White	\$10,578,375	\$13,372,695	-20.90%	\$43,630,872	\$43,953,396	-0.73%
<b>Totals</b>	<b>\$680,872,265</b>	<b>\$772,684,706</b>	<b>-11.88%</b>	<b>\$2,950,159,334</b>	<b>\$2,767,779,240</b>	<b>6.59%</b>

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**Average Prices of New and Existing Residential Units Sold, May 2020**

County	May-20	May-19	% Change	YTD '20	YTD '19	% Change
Arkansas	\$ 96,354	\$ 115,101	-16.29%	\$ 104,688	\$ 105,877	-1.12%
Ashley	\$ 151,250	\$ 109,000	38.76%	\$ 118,439	\$ 109,417	8.25%
Baxter & Marion	\$ 162,096	\$ 128,667	25.98%	\$ 159,019	\$ 142,049	11.95%
Benton	\$ 269,278	\$ 258,201	4.29%	\$ 268,839	\$ 245,889	9.33%
Boone	\$ 144,536	\$ 129,003	12.04%	\$ 138,266	\$ 119,299	15.90%
Carroll	\$ 208,129	\$ 229,251	-9.21%	\$ 192,210	\$ 204,231	-5.89%
Clark	\$ 169,700	\$ 102,861	64.98%	\$ 125,756	\$ 131,890	-4.65%
Clay	\$ 55,000	\$ 34,612	58.90%	\$ 85,485	\$ 55,062	55.25%
Cleburne	\$ 174,517	\$ 191,874	-9.05%	\$ 176,977	\$ 183,774	-3.70%
Columbia	\$ 121,527	\$ 120,982	0.45%	\$ 121,278	\$ 128,844	-5.87%
Conway	\$ 121,255	\$ 80,778	50.11%	\$ 122,420	\$ 118,331	3.46%
Craighead	\$ 209,655	\$ 187,310	11.93%	\$ 188,925	\$ 178,392	5.90%
Crawford	\$ 157,427	\$ 120,920	30.19%	\$ 149,872	\$ 127,395	17.64%
Crittenden	\$ 140,596	\$ 150,316	-6.47%	\$ 143,105	\$ 148,554	-3.67%
Cross	\$ 140,938	\$ 114,573	23.01%	\$ 149,267	\$ 120,653	23.72%
Faulkner	\$ 210,072	\$ 192,903	8.90%	\$ 196,478	\$ 181,021	8.54%
Franklin	\$ 93,674	\$ 80,804	15.93%	\$ 93,476	\$ 89,606	4.32%
Fulton	\$ 115,700	\$ 141,375	-18.16%	\$ 114,737	\$ 137,295	-16.43%
Garland	\$ 215,189	\$ 209,233	2.85%	\$ 198,610	\$ 186,770	6.34%
Grant	\$ 161,030	\$ 177,847	-9.46%	\$ 156,414	\$ 160,708	-2.67%
Greene	\$ 149,375	\$ 132,032	13.14%	\$ 135,630	\$ 134,512	0.83%
Hot Spring	\$ 106,564	\$ 120,541	-11.60%	\$ 113,885	\$ 126,110	-9.69%
Independence	\$ 118,682	\$ 146,994	-19.26%	\$ 126,903	\$ 119,033	6.61%
Izard	\$ 186,672	\$ 101,000	84.82%	\$ 119,310	\$ 112,166	6.37%
Jefferson	\$ 119,986	\$ 108,417	10.67%	\$ 112,372	\$ 106,336	5.68%
Johnson	\$ 114,088	\$ 131,632	-13.33%	\$ 132,579	\$ 110,144	20.37%
Lonoke	\$ 179,916	\$ 173,912	3.45%	\$ 171,845	\$ 163,432	5.15%
Madison	\$ 123,845	\$ 178,968	-30.80%	\$ 148,054	\$ 156,539	-5.42%
Miller	\$ 117,610	\$ 155,475	-24.35%	\$ 156,448	\$ 149,390	4.72%
Mississippi	\$ 107,387	\$ 93,166	15.26%	\$ 115,512	\$ 89,142	29.58%
Ouachita	\$ 90,419	\$ 96,329	-6.14%	\$ 123,608	\$ 104,386	18.41%
Perry	\$ 98,160	\$ 50,000	96.32%	\$ 127,355	\$ 115,813	9.97%
Polk	\$ 111,323	\$ 116,881	-4.76%	\$ 114,817	\$ 110,608	3.81%
Pope	\$ 146,046	\$ 154,765	-5.63%	\$ 158,537	\$ 152,382	4.04%
Pulaski	\$ 217,113	\$ 217,191	-0.04%	\$ 211,626	\$ 202,163	4.68%
Saline	\$ 213,676	\$ 206,142	3.65%	\$ 206,524	\$ 194,357	6.26%
Sebastian	\$ 169,094	\$ 146,153	15.70%	\$ 153,467	\$ 167,100	-8.16%
Sharp	\$ 97,788	\$ 101,794	-3.94%	\$ 88,339	\$ 93,049	-5.06%
Union	\$ 162,280	\$ 176,116	-7.86%	\$ 134,825	\$ 152,290	-11.47%
Van Buren	\$ 136,775	\$ 149,606	-8.58%	\$ 130,139	\$ 111,869	16.33%
Washington	\$ 242,583	\$ 259,621	-6.56%	\$ 243,672	\$ 232,834	4.65%
White	\$ 141,045	\$ 150,255	-6.13%	\$ 137,204	\$ 142,244	-3.54%
<b>Statewide</b>	<b>\$203,793</b>	<b>\$199,609</b>	<b>2.10%</b>	<b>\$198,170</b>	<b>\$187,227</b>	<b>5.84%</b>
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