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### **Residential Real Estate Market Statistics for Randolph County**

| Jan 1 - Dec 31     | <u>2020</u> | <u>2021</u> | <u>% of Change</u> |
|--------------------|-------------|-------------|--------------------|
| Sold Properties    | 273         | 254         | -6.96%             |
| Average Sale Price | \$96,386    | \$111,824   | 16.02%             |
| Average DOM        | 45.073529   | 24.920949   | -44.71%            |

### **Number of Sold Properties By Sold Price Year to Date 2020 vs. 2021**

|                       | <u>2020</u> | <u>2021</u> | <u>% of Change</u> |
|-----------------------|-------------|-------------|--------------------|
| \$0.00 - \$50,000     | 66          | 45          | -31.82%            |
| \$50,001 - \$100,000  | 113         | 91          | -19.47%            |
| \$100,001 - \$200,000 | 78          | 90          | 15.38%             |
| \$200,001 - \$300,000 | 10          | 22          | 120.00%            |
| \$300,001 - \$400,000 | 4           | 3           | -25.00%            |
| \$400,001 +           | 1           | 2           | 100.00%            |
|                       | <b>272</b>  | <b>253</b>  | -6.99%             |

### **List Price to Sale Price Ratio - 2020 vs. 2021**

|                     | <u>2020</u> | <u>2021</u> | <u>% of Change</u> |
|---------------------|-------------|-------------|--------------------|
| All Sold Properties | 96.74%      | 97.81%      | 1.10%              |
| Private Seller      | 96.93%      | 99.55%      | 2.70%              |
| Traditional         | 96.71%      | 97.64%      | 0.96%              |
| REO/Foreclosure     | 98.13%      | 93.56%      | -4.66%             |
| Estate Sale         | 95.93%      | 77.15%      | -19.58%            |
| Short Sale          | N/A         | N/A         | N/A                |
| Other               | 97.20%      | 100.11%     | 3.00%              |

## Residential Real Estate Market Statistics for Randolph County

| Jan 1 - Dec 31                | <u>2020</u> | % of Market | <u>2021</u> | % of Market | <u>% Change</u> |
|-------------------------------|-------------|-------------|-------------|-------------|-----------------|
| <b>Sold Properties</b>        | 273         |             | 254         |             | -6.96%          |
| Private Seller                | 39          | 14.29%      | 34          | 13.39%      | -12.82%         |
| Traditional                   | 217         | 79.49%      | 207         | 81.50%      | -4.61%          |
| REO/Foreclosure               | 5           | 1.83%       | 5           | 1.97%       | 0.00%           |
| Estate Sale                   | 8           | 2.93%       | 3           | 1.18%       | -62.50%         |
| Short Sale                    | 0           | 0.00%       | 0           | 0.00%       | 0.00%           |
| Other                         | 4           | 1.47%       | 5           | 1.97%       | 25.00%          |
|                               | <u>2020</u> |             | <u>2021</u> |             | <u>% Change</u> |
| <b>Average Sales Price</b>    | \$96,386    |             | \$111,824   |             | 16.02%          |
| Private Seller                | \$113,826   |             | \$118,412   |             | 4.03%           |
| Traditional                   | \$96,199    |             | \$113,147   |             | 17.62%          |
| REO/Foreclosure               | \$26,280    |             | \$55,780    |             | 112.25%         |
| Estate Sale                   | \$83,400    |             | \$34,667    |             | -58.43%         |
| Short Sale                    | N/A         |             | N/A         |             | #VALUE!         |
| Other                         | \$34,675    |             | \$115,250   |             | 232.37%         |
|                               | <u>2020</u> |             | <u>2021</u> |             | <u>% Change</u> |
| <b>Average Days on Market</b> | 68.26       |             | 16.74       |             | -75.48%         |
| Private Seller                | 68.26       |             | 16.74       |             | -75.48%         |
| Traditional                   | 40.15       |             | 21.27       |             | -47.03%         |
| REO/Foreclosure               | 66.80       |             | 94          |             | 40.72%          |
| Estate Sale                   | 29.13       |             | 126.00      |             | 332.62%         |
| Short Sale                    | N/A         |             | N/A         |             | #VALUE!         |
| Other                         | 106.00      |             | 121.25      |             | 14.39%          |

## Number of Sold Properties and Average Sale Price by Sold Price

|                            | 2020 | % of Total Market | 2021 | % of Total Market | % Change | 2020 Avg Sold Price | 2021 Avg Sold Price | % Change |
|----------------------------|------|-------------------|------|-------------------|----------|---------------------|---------------------|----------|
| <b>\$0.00-\$50,000</b>     |      |                   |      |                   |          |                     |                     |          |
| Private Seller             | 12   | 4.40%             | 3    | 1.18%             | -75.00%  | \$27,921            | \$33,967            | 21.65%   |
| Traditional                | 46   | 16.85%            | 37   | 14.57%            | -19.57%  | \$31,320            | \$32,559            | 3.96%    |
| REO/Foreclosure            | 4    | 1.47%             | 2    | 0.79%             | -50.00%  | \$17,850            | \$32,750            | 83.47%   |
| Estate Sale                | 2    | 0.73%             | 2    | 0.79%             | 0.00%    | \$34,750            | \$22,000            | -36.69%  |
| Short Sale                 | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Other                      | 2    | 0.73%             | 1    | 0.39%             | -50.00%  | \$17,263            | \$41,500            | 140.41%  |
| Totals                     | 66   | 24.18%            | 45   | 17.72%            | -31.82%  |                     |                     |          |
| <b>\$50,001-100,000</b>    |      |                   |      |                   |          |                     |                     |          |
| Private Seller             | 10   | 3.66%             | 15   | 5.91%             | 50.00%   | \$79,722            | \$73,847            | -7.37%   |
| Traditional                | 97   | 35.53%            | 72   | 28.35%            | -25.77%  | \$77,822            | \$78,512            | 0.89%    |
| REO/Foreclosure            | 1    | 0.37%             | 2    | 0.79%             | 100.00%  | \$60,000            | \$51,750            | -13.75%  |
| Estate Sale                | 4    | 1.47%             | 1    | 0.39%             | -75.00%  | \$73,825            | \$60,000            | -18.73%  |
| Short Sale                 | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Other                      | 1    | 0.37%             | 1    | 0.39%             | 0.00%    | \$69,500            | \$71,500            | 2.88%    |
| Totals                     | 113  | 41.39%            | 91   | 35.83%            |          |                     |                     |          |
| <b>\$100,001-\$200,000</b> |      |                   |      |                   |          |                     |                     |          |
| Private Seller             | 14   | 5.13%             | 11   | 4.33%             | -21.43%  | \$139,825           | \$146,991           | 5.12%    |
| Traditional                | 62   | 22.71%            | 77   | 30.31%            | 24.19%   | \$140,309           | \$139,779           | -0.38%   |
| REO/Foreclosure            | 0    | 0.00%             | 1    | 0.39%             | 100.00%  | \$0                 | \$109,900           | 100.00%  |
| Estate Sale                | 2    | 0.73%             | 0    | 0.00%             | -100.00% | \$151,200           | \$0                 | -100.00% |
| Short Sale                 | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Other                      | 0    | 0.00%             | 1    | 0.39%             | 100.00%  | \$0                 | \$113,000           | 100.00%  |
| Totals                     | 78   | 28.57%            | 90   | 35.43%            | 15.38%   |                     |                     |          |
| <b>\$200,001-\$300,000</b> |      |                   |      |                   |          |                     |                     |          |
| Private Seller             | 1    | 0.37%             | 5    | 1.97%             | 400.00%  | \$267,400           | \$239,900           | -10.28%  |
| Traditional                | 9    | 3.30%             | 16   | 6.30%             | 77.78%   | \$240,078           | \$234,650           | -2.26%   |
| REO/Foreclosure            | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Estate Sale                | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Short Sale                 | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Other                      | 0    | 0.00%             | 1    | 0.39%             | 100.00%  | \$0                 | \$235,000           | 100.00%  |
| Totals                     | 10   | 3.66%             | 22   | 8.66%             | 120.00%  |                     |                     |          |
| <b>\$300,001-\$400,000</b> |      |                   |      |                   |          |                     |                     |          |
| Private Seller             | 1    | 0.37%             | 0    | 0.00%             | -100.00% | \$357,000           | \$0                 | -100.00% |
| Traditional                | 3    | 1.10%             | 3    | 1.18%             | 0.00%    | \$341,967           | \$333,867           | -2.37%   |
| REO/Foreclosure            | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Estate Sale                | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Short Sale                 | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Other                      | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Totals                     | 4    | 1.47%             | 3    | 1.18%             | -25.00%  |                     |                     |          |
| <b>\$400,000 +</b>         |      |                   |      |                   |          |                     |                     |          |
| Private Seller             | 1    | 0.37%             | 0    | 0.00%             | -100.00% | \$725,000           | \$0                 | -100.00% |
| Traditional                | 0    | 0.00%             | 2    | 0.79%             | 100.00%  | \$0                 | \$522,450           | 100.00%  |
| REO/Foreclosure            | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Estate Sale                | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Short Sale                 | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Other                      | 0    | 0.00%             | 0    | 0.00%             | 0.00%    | \$0                 | \$0                 | 0.00%    |
| Totals                     | 1    | 0.37%             | 2    | 0.79%             | 100.00%  |                     |                     |          |