



# Willamette Valley Report

A member owned cooperative MLS

March 2018

| Residential Acreage Types    | Albany    | North Albany | Aumsville | Aurora    | Brownsville | Canby     | Corvallis | Dallas    | Gervais   | Hubbard   | Independence | Jefferson |
|------------------------------|-----------|--------------|-----------|-----------|-------------|-----------|-----------|-----------|-----------|-----------|--------------|-----------|
| Units Sold 12 Months-to-Date | 1,141     | 249          | 100       | 13        | 42          | 9         | 561       | 393       | 17        | 16        | 106          | 79        |
| Average Sales Price          | \$278,579 | \$348,158    | \$284,606 | \$784,230 | \$265,704   | \$470,344 | \$387,997 | \$285,997 | \$321,358 | \$313,728 | \$243,057    | \$287,613 |
| Average Square Footage       | 1,774     | 2,196        | 1,512     | 2,918     | 1,757       | 2,416     | 2,031     | 1,758     | 1,942     | 1,744     | 1,706        | 1,855     |
| Average Cost per Square Foot | \$161     | \$164        | \$189     | \$260     | \$155       | \$209     | \$199     | \$166     | \$175     | \$188     | \$149        | \$158     |
| Average Days on the Market   | 90        | 90           | 82        | 152       | 86          | 85        | 73        | 95        | 80        | 92        | 92           | 98        |
| Currently Active             | 108       | 21           | 31        | 4         | 11          | 2         | 73        | 61        | 3         | 2         | 14           | 8         |

| Residential Acreage Types    | Keizer    | Lebanon   | Mommsouth | Mt. Angel | Philomath | Salem     | Silverton | Stayton   | Sublimity | Sweet Home | Turner    | Woodburn  |
|------------------------------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|------------|-----------|-----------|
| Units Sold 12 Months-to-Date | 566       | 472       | 138       | 36        | 95        | 3,284     | 249       | 123       | 53        | 263        | 75        | 234       |
| Average Sales Price          | \$281,565 | \$243,489 | \$282,755 | \$281,137 | \$337,835 | \$296,068 | \$341,401 | \$283,390 | \$363,628 | \$209,776  | \$350,897 | \$263,493 |
| Average Square Footage       | 1,760     | 1,601     | 1,770     | 1,766     | 1,973     | 1,869     | 192       | 1,871     | 2,079     | 1,499      | 1,940     | 1,523     |
| Average Cost per Square Foot | \$164     | \$156     | \$165     | \$167     | \$176     | \$163     | \$183     | \$159     | \$177     | \$141      | \$182     | \$179     |
| Average Days on the Market   | 78        | 88        | 99        | 78        | 82        | 82        | 95        | 74        | 112       | 100        | 93        | 82        |
| Currently Active             | 26        | 65        | 17        | 2         | 15        | 273       | 22        | 21        | 31        | 29         | 16        | 25        |



Many factors contribute to fluctuations in data - users should analyze over an extended period to ascertain market trends.

