

# Oakdale

**- 12.5%**

Change in  
New Listings

**- 22.7%**

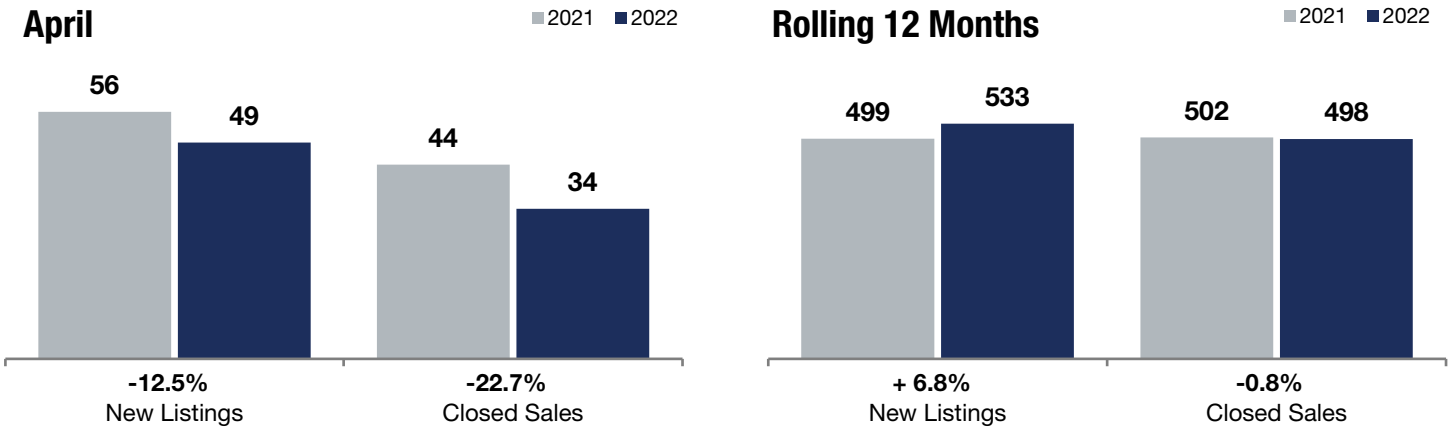
Change in  
Closed Sales

**- 8.6%**

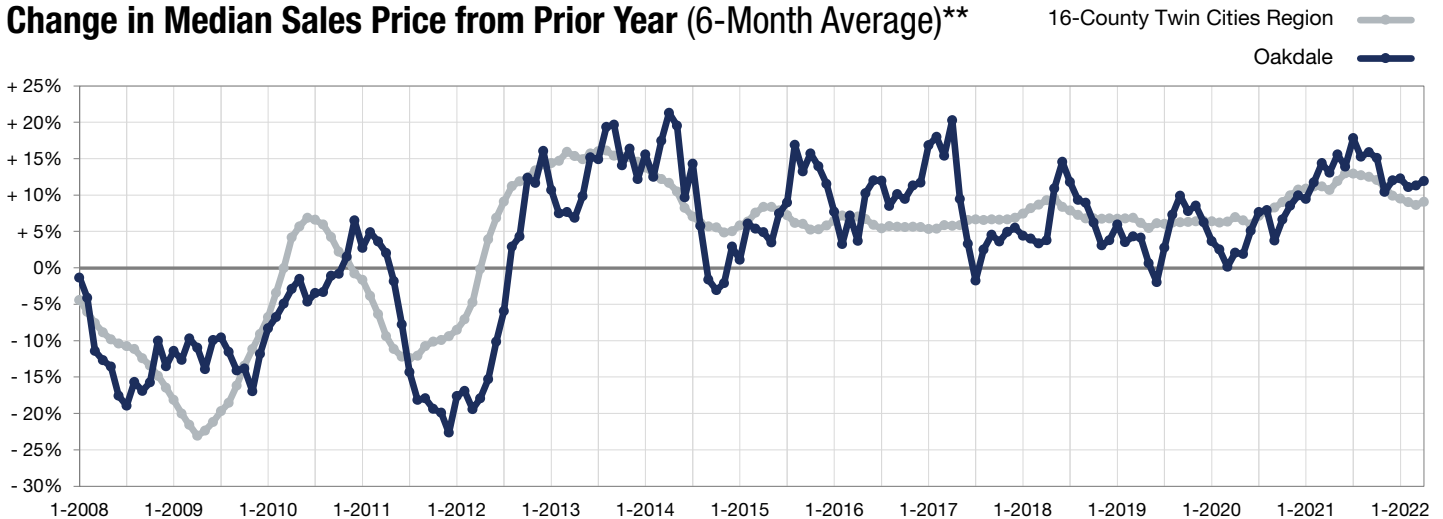
Change in  
Median Sales Price

	April			Rolling 12 Months		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	56	49	-12.5%	499	533	+ 6.8%
Closed Sales	44	34	-22.7%	502	498	-0.8%
Median Sales Price*	\$313,500	<b>\$286,500</b>	-8.6%	\$270,000	<b>\$295,000</b>	+ 9.3%
Average Sales Price*	\$307,757	<b>\$313,831</b>	+ 2.0%	\$275,023	<b>\$304,218</b>	+ 10.6%
Price Per Square Foot*	\$172	<b>\$197</b>	+ 14.6%	\$158	<b>\$177</b>	+ 12.0%
Percent of Original List Price Received*	105.7%	<b>105.3%</b>	-0.4%	101.9%	<b>103.4%</b>	+ 1.5%
Days on Market Until Sale	13	12	-7.7%	22	18	-18.2%
Inventory of Homes for Sale	32	18	-43.8%	--	--	--
Months Supply of Inventory	0.8	0.4	-50.0%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



## Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.