

# Local Market Update – July 2025

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## Lucas and Wood Counties

In July 2025, the single-family housing market in Lucas and Wood Counties saw modest growth in new listings (up 0.4% from July 2024) and a notable 8.1% increase in closed sales. Homes took longer to sell, with days on market rising 24.5% to 61 days. Prices strengthened, with the median sales price up 6.3% to \$220,000 and the average sales price up 8.1% to \$249,016, while sellers received slightly less of their list price on average (down 1.9%). Year-to-date, new listings are up 8.1%, closed sales have grown 3.2%, and prices have risen sharply—median sales price up 11% and average sales price up 11.4%—even as the pace of sales slowed slightly.

The condo/villa market showed different trends. July 2025 new listings jumped 22.2%, but closed sales dipped 2.1%. Days on market increased by 8.6% to 63 days. The average sales price rose 6.7% to \$295,725, while the median price slipped 1.4% to \$257,000, and the percent of list price received declined 2%. Year-to-date, condo/villa listings are up slightly (2.1%), closed sales are nearly flat (-0.7%), and prices show a mixed pattern—median sales price up 4%, but average sales price down 1.1%. Overall, both markets indicate rising prices with longer selling times, but single-family homes are seeing stronger sales momentum than condos.

| Single Family                   | July          |               |          | Year to Date  |              |          |
|---------------------------------|---------------|---------------|----------|---------------|--------------|----------|
| Key Metrics                     | 2024          | 2025          | % Change | Thru 7-2024   | Thru 7-2025  | % Change |
| New Listings                    | 685           | 688           | 0.4%     | 3,982         | 4,304        | 8.1%     |
| Closed Sales                    | 517           | 559           | 8.1%     | 3,113         | 3,213        | 3.2%     |
| Days on Market                  | 49            | 61            | 24.5%    | 57            | 63           | 10.5%    |
| SP\$/SqFt                       | \$131.69      | \$140.46      | 6.7%     | \$123.65      | \$134.21     | 8.5%     |
| Median Sales Price*             | \$207,000     | \$220,000     | 6.3%     | \$182,000     | \$202,000    | 11.0%    |
| Average Sales Price*            | \$230,300     | \$249,016     | 8.1%     | \$216,443     | \$241,113    | 11.4%    |
| Percent of List Price Received* | 103%          | 101%          | -1.9%    | 102%          | 101%         | -1.0%    |
| Months Supply of Inventory      | 3             | 3             | 0.0%     | ---           | ---          | ---      |
| Total Volume                    | \$119,065,131 | \$139,199,755 | 16.9%    | \$673,651,717 | \$77,495,248 | -88.5%   |

| Condo/Villa                     | July         |              |          | Year to Date |              |          |
|---------------------------------|--------------|--------------|----------|--------------|--------------|----------|
| Key Metrics                     | 2024         | 2025         | % Change | Thru 7-2024  | Thru 7-2025  | % Change |
| New Listings                    | 54           | 66           | 22.2%    | 328          | 335          | 2.1%     |
| Closed Sales                    | 48           | 47           | -2.1%    | 273          | 271          | -0.7%    |
| Days on Market                  | 58           | 63           | 8.6%     | 61           | 60           | -1.6%    |
| SP\$/SqFt                       | \$155.20     | \$158.63     | 2.2%     | \$147.81     | \$146.12     | -1.1%    |
| Median Sales Price*             | \$260,750    | \$257,000    | -1.4%    | \$226,000    | \$235,000    | 4.0%     |
| Average Sales Price*            | \$277,185    | \$295,725    | 6.7%     | \$246,360    | \$243,638    | -1.1%    |
| Percent of List Price Received* | 101%         | 99%          | -2.0%    | 100%         | 100%         | 0.0%     |
| Months Supply of Inventory      | 2            | 2            | 0.0%     | ---          | ---          | ---      |
| Total Volume (in 1000's)        | \$13,304,876 | \$13,899,060 | 4.5%     | \$67,256,362 | \$66,026,008 | 0.0%     |

\*Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

# All Properties Combined

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



| Key Metrics                    | Historical Sparkbars | false     | false     | % Change | false     | false     | % Change |
|--------------------------------|----------------------|-----------|-----------|----------|-----------|-----------|----------|
| New Listings                   |                      | 1,137     | 1,125     | - 1.1%   | 6,548     | 7,112     | + 8.6%   |
| Pending Sales                  |                      | 886       | 961       | + 8.5%   | 5,243     | 5,544     | + 5.7%   |
| Closed Sales                   |                      | 882       | 945       | + 7.1%   | 5,136     | 5,412     | + 5.4%   |
| Days on Market Until Sale      |                      | 54        | 65        | + 20.4%  | 62        | 67        | + 8.1%   |
| Median Sales Price             |                      | \$202,000 | \$214,700 | + 6.3%   | \$185,000 | \$201,000 | + 8.6%   |
| Average Sales Price            |                      | \$230,477 | \$246,543 | + 7.0%   | \$216,700 | \$237,040 | + 9.4%   |
| Percent of List Price Received |                      | 100.6%    | 100.0%    | - 0.6%   | 99.9%     | 99.7%     | - 0.2%   |
| Housing Affordability Index    |                      | 148       | 140       | - 5.4%   | 162       | 149       | - 8.0%   |
| Inventory of Homes for Sale    |                      | 2,011     | 2,227     | + 10.7%  | —         | —         | —        |
| Months Supply of Inventory     |                      | 2.7       | 2.8       | + 3.7%   | —         | —         | —        |

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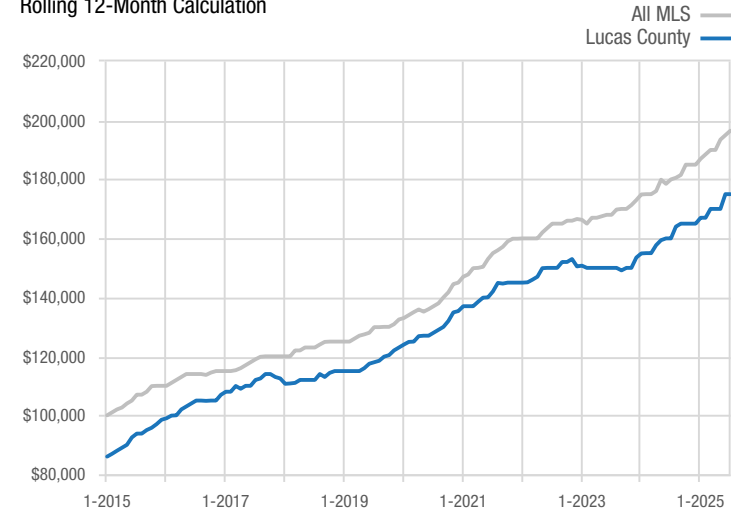
## Lucas County

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 548       | 499       | - 8.9%   | 3,197        | 3,367       | + 5.3%   |
| Pending Sales                   | 426       | 463       | + 8.7%   | 2,563        | 2,633       | + 2.7%   |
| Closed Sales                    | 408       | 450       | + 10.3%  | 2,508        | 2,546       | + 1.5%   |
| Days on Market Until Sale       | 49        | 61        | + 24.5%  | 56           | 60          | + 7.1%   |
| Median Sales Price*             | \$187,000 | \$205,000 | + 9.6%   | \$161,051    | \$179,900   | + 11.7%  |
| Average Sales Price*            | \$212,462 | \$234,175 | + 10.2%  | \$194,910    | \$217,110   | + 11.4%  |
| Percent of List Price Received* | 101.4%    | 100.8%    | - 0.6%   | 100.7%       | 100.4%      | - 0.3%   |
| Inventory of Homes for Sale     | 896       | 928       | + 3.6%   | —            | —           | —        |
| Months Supply of Inventory      | 2.5       | 2.4       | - 4.0%   | —            | —           | —        |

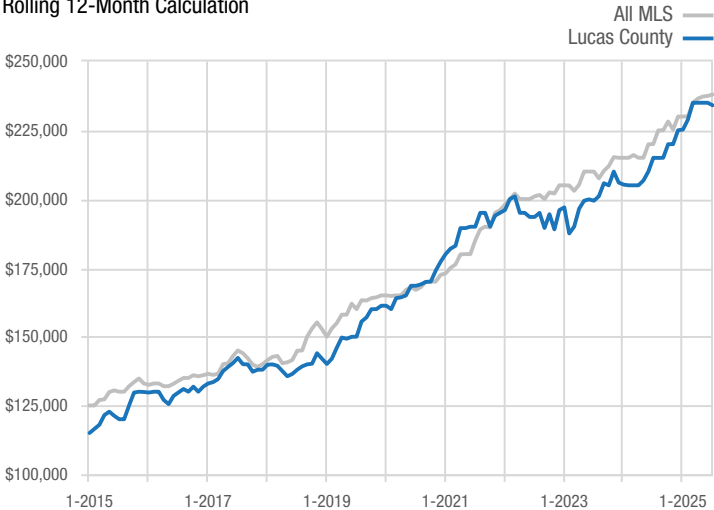
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 43        | 51        | + 18.6%  | 266          | 270         | + 1.5%   |
| Pending Sales                   | 36        | 39        | + 8.3%   | 219          | 218         | - 0.5%   |
| Closed Sales                    | 42        | 36        | - 14.3%  | 216          | 217         | + 0.5%   |
| Days on Market Until Sale       | 61        | 67        | + 9.8%   | 61           | 58          | - 4.9%   |
| Median Sales Price*             | \$268,750 | \$250,000 | - 7.0%   | \$217,450    | \$233,000   | + 7.2%   |
| Average Sales Price*            | \$284,986 | \$303,610 | + 6.5%   | \$242,747    | \$241,507   | - 0.5%   |
| Percent of List Price Received* | 101.3%    | 99.6%     | - 1.7%   | 100.0%       | 100.1%      | + 0.1%   |
| Inventory of Homes for Sale     | 69        | 71        | + 2.9%   | —            | —           | —        |
| Months Supply of Inventory      | 2.1       | 2.4       | + 14.3%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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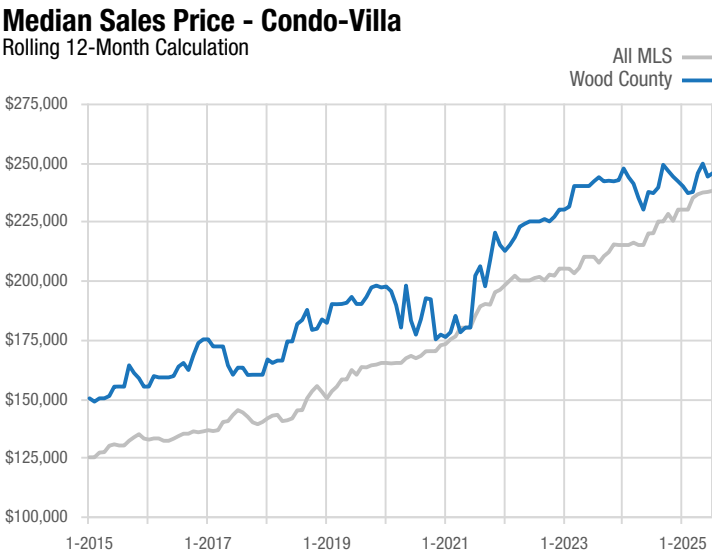
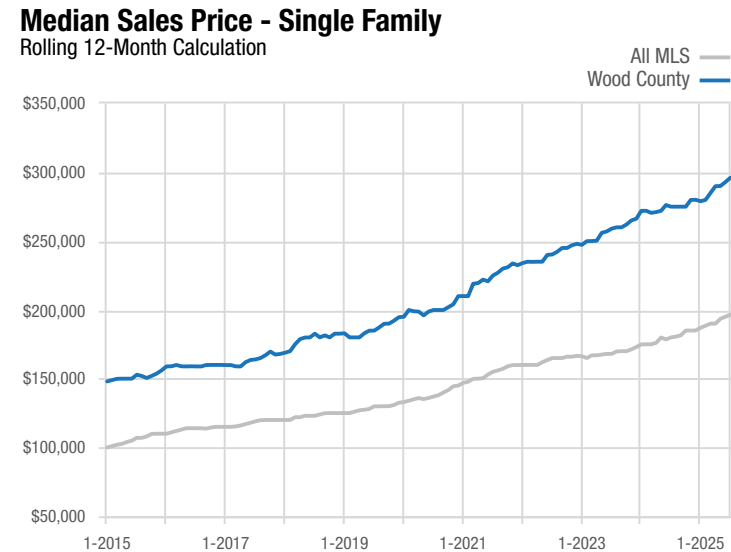


## Wood County

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 137       | 129       | - 5.8%   | 785          | 876         | + 11.6%  |
| Pending Sales                   | 116       | 104       | - 10.3%  | 628          | 671         | + 6.8%   |
| Closed Sales                    | 109       | 106       | - 2.8%   | 604          | 663         | + 9.8%   |
| Days on Market Until Sale       | 51        | 60        | + 17.6%  | 62           | 72          | + 16.1%  |
| Median Sales Price*             | \$265,000 | \$300,000 | + 13.2%  | \$275,000    | \$300,000   | + 9.1%   |
| Average Sales Price*            | \$301,284 | \$320,867 | + 6.5%   | \$308,925    | \$339,882   | + 10.0%  |
| Percent of List Price Received* | 102.1%    | 100.8%    | - 1.3%   | 100.7%       | 100.4%      | - 0.3%   |
| Inventory of Homes for Sale     | 251       | 292       | + 16.3%  | —            | —           | —        |
| Months Supply of Inventory      | 2.8       | 3.1       | + 10.7%  | —            | —           | —        |

| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 11        | 14        | + 27.3%  | 62           | 64          | + 3.2%   |
| Pending Sales                   | 5         | 13        | + 160.0% | 57           | 56          | - 1.8%   |
| Closed Sales                    | 6         | 11        | + 83.3%  | 57           | 54          | - 5.3%   |
| Days on Market Until Sale       | 39        | 51        | + 30.8%  | 60           | 68          | + 13.3%  |
| Median Sales Price*             | \$246,000 | \$265,100 | + 7.8%   | \$238,500    | \$247,700   | + 3.9%   |
| Average Sales Price*            | \$222,575 | \$269,918 | + 21.3%  | \$258,535    | \$252,202   | - 2.4%   |
| Percent of List Price Received* | 100.8%    | 98.4%     | - 2.4%   | 99.5%        | 99.1%       | - 0.4%   |
| Inventory of Homes for Sale     | 20        | 19        | - 5.0%   | —            | —           | —        |
| Months Supply of Inventory      | 2.4       | 2.4       | 0.0%     | —            | —           | —        |

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## Toledo - All Zip Codes

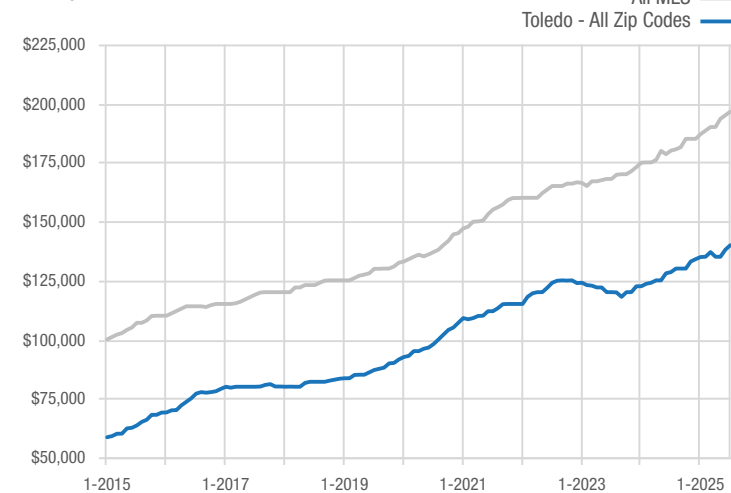
Zip Code: 43604, 43605, 43606, 43607, 43608, 43609, 43610, 43611, 43612, 43613, 43614, 43615, 43617, 43620, 43623

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 368       | 337       | - 8.4%   | 2,236        | 2,298       | + 2.8%   |
| Pending Sales                   | 292       | 324       | + 11.0%  | 1,868        | 1,849       | - 1.0%   |
| Closed Sales                    | 283       | 303       | + 7.1%   | 1,849        | 1,782       | - 3.6%   |
| Days on Market Until Sale       | 50        | 59        | + 18.0%  | 56           | 58          | + 3.6%   |
| Median Sales Price*             | \$140,000 | \$164,500 | + 17.5%  | \$130,000    | \$140,000   | + 7.7%   |
| Average Sales Price*            | \$156,330 | \$179,931 | + 15.1%  | \$148,195    | \$159,897   | + 7.9%   |
| Percent of List Price Received* | 101.0%    | 101.1%    | + 0.1%   | 100.6%       | 100.6%      | 0.0%     |
| Inventory of Homes for Sale     | 589       | 582       | - 1.2%   | —            | —           | —        |
| Months Supply of Inventory      | 2.2       | 2.2       | 0.0%     | —            | —           | —        |

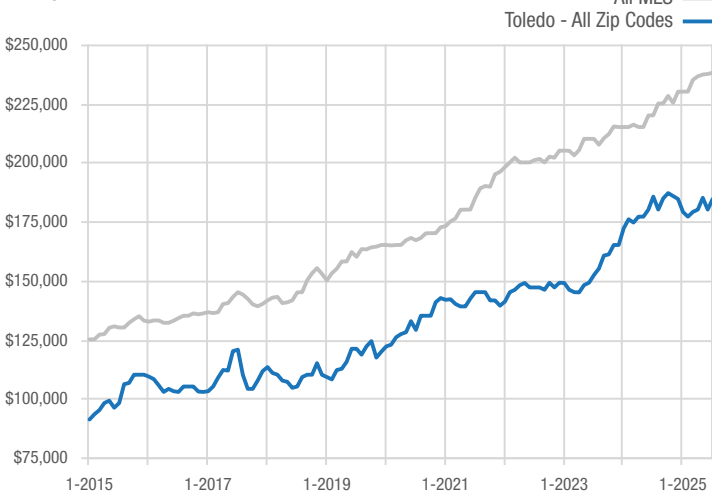
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 24        | 20        | - 16.7%  | 136          | 128         | - 5.9%   |
| Pending Sales                   | 12        | 11        | - 8.3%   | 98           | 111         | + 13.3%  |
| Closed Sales                    | 18        | 11        | - 38.9%  | 100          | 110         | + 10.0%  |
| Days on Market Until Sale       | 49        | 50        | + 2.0%   | 57           | 50          | - 12.3%  |
| Median Sales Price*             | \$163,841 | \$212,000 | + 29.4%  | \$181,750    | \$182,500   | + 0.4%   |
| Average Sales Price*            | \$202,632 | \$195,064 | - 3.7%   | \$190,047    | \$199,834   | + 5.1%   |
| Percent of List Price Received* | 101.9%    | 98.9%     | - 2.9%   | 100.6%       | 100.5%      | - 0.1%   |
| Inventory of Homes for Sale     | 42        | 28        | - 33.3%  | —            | —           | —        |
| Months Supply of Inventory      | 2.7       | 1.8       | - 33.3%  | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Holland

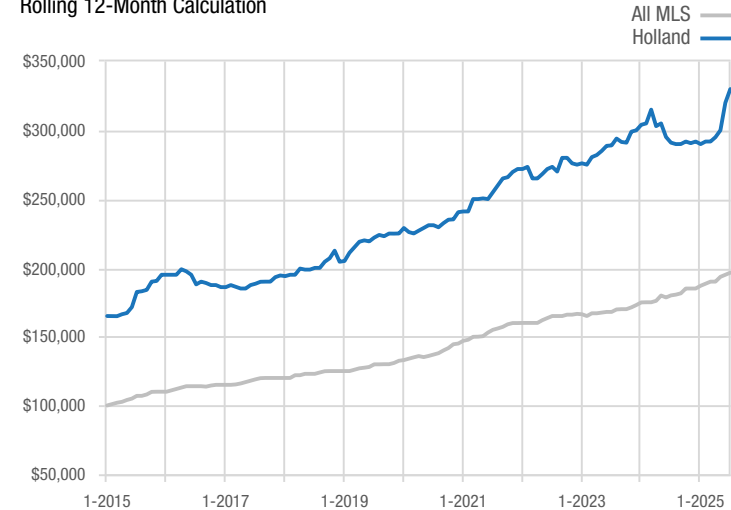
Zip Code 43528

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 20        | 23        | + 15.0%  | 87           | 116         | + 33.3%  |
| Pending Sales                   | 12        | 13        | + 8.3%   | 65           | 85          | + 30.8%  |
| Closed Sales                    | 13        | 15        | + 15.4%  | 65           | 85          | + 30.8%  |
| Days on Market Until Sale       | 43        | 46        | + 7.0%   | 53           | 57          | + 7.5%   |
| Median Sales Price*             | \$265,000 | \$356,000 | + 34.3%  | \$275,950    | \$345,000   | + 25.0%  |
| Average Sales Price*            | \$279,877 | \$343,987 | + 22.9%  | \$303,587    | \$346,661   | + 14.2%  |
| Percent of List Price Received* | 101.3%    | 101.5%    | + 0.2%   | 100.0%       | 100.3%      | + 0.3%   |
| Inventory of Homes for Sale     | 30        | 42        | + 40.0%  | —            | —           | —        |
| Months Supply of Inventory      | 3.0       | 3.2       | + 6.7%   | —            | —           | —        |

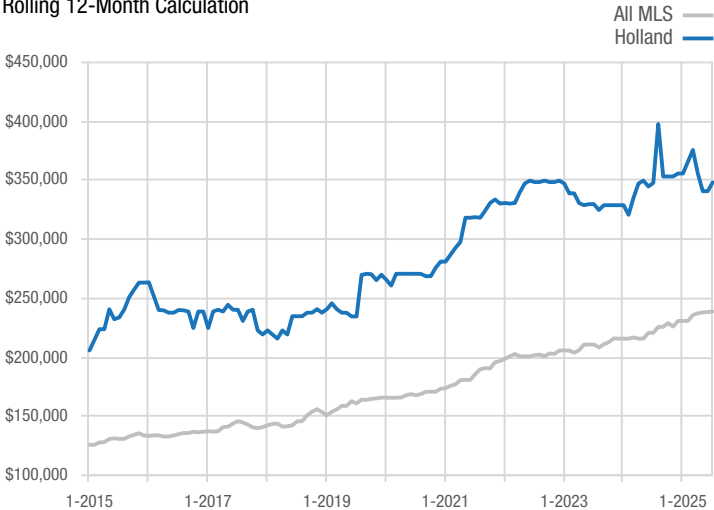
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 1         | 1         | 0.0%     | 15           | 15          | 0.0%     |
| Pending Sales                   | 3         | 2         | - 33.3%  | 9            | 12          | + 33.3%  |
| Closed Sales                    | 3         | 2         | - 33.3%  | 8            | 13          | + 62.5%  |
| Days on Market Until Sale       | 54        | 148       | + 174.1% | 92           | 63          | - 31.5%  |
| Median Sales Price*             | \$429,900 | \$510,000 | + 18.6%  | \$388,950    | \$340,000   | - 12.6%  |
| Average Sales Price*            | \$444,133 | \$510,000 | + 14.8%  | \$373,925    | \$336,531   | - 10.0%  |
| Percent of List Price Received* | 97.1%     | 92.9%     | - 4.3%   | 99.2%        | 98.5%       | - 0.7%   |
| Inventory of Homes for Sale     | 6         | 3         | - 50.0%  | —            | —           | —        |
| Months Supply of Inventory      | 2.2       | 1.4       | - 36.4%  | —            | —           | —        |

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Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Maumee

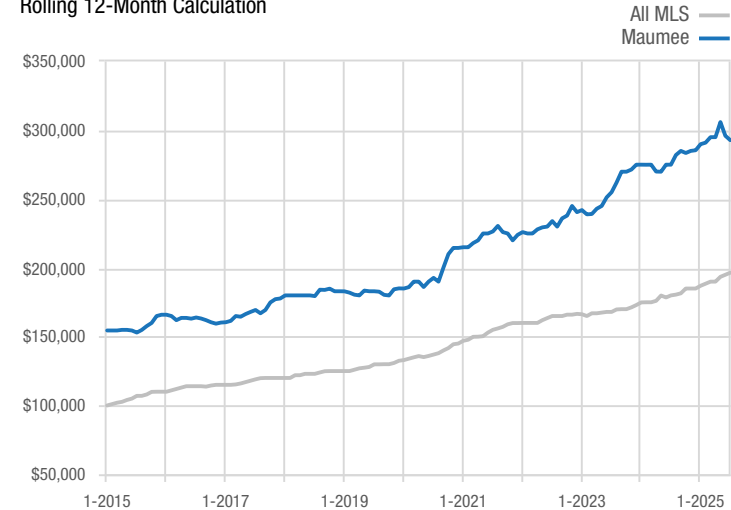
Zip Code 43537

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 34        | 46        | + 35.3%  | 241          | 271         | + 12.4%  |
| Pending Sales                   | 28        | 34        | + 21.4%  | 197          | 197         | 0.0%     |
| Closed Sales                    | 26        | 33        | + 26.9%  | 191          | 193         | + 1.0%   |
| Days on Market Until Sale       | 48        | 56        | + 16.7%  | 58           | 58          | 0.0%     |
| Median Sales Price*             | \$325,000 | \$285,000 | - 12.3%  | \$284,000    | \$295,000   | + 3.9%   |
| Average Sales Price*            | \$350,804 | \$377,187 | + 7.5%   | \$310,199    | \$356,776   | + 15.0%  |
| Percent of List Price Received* | 103.2%    | 99.3%     | - 3.8%   | 101.4%       | 100.5%      | - 0.9%   |
| Inventory of Homes for Sale     | 65        | 76        | + 16.9%  | —            | —           | —        |
| Months Supply of Inventory      | 2.4       | 2.7       | + 12.5%  | —            | —           | —        |

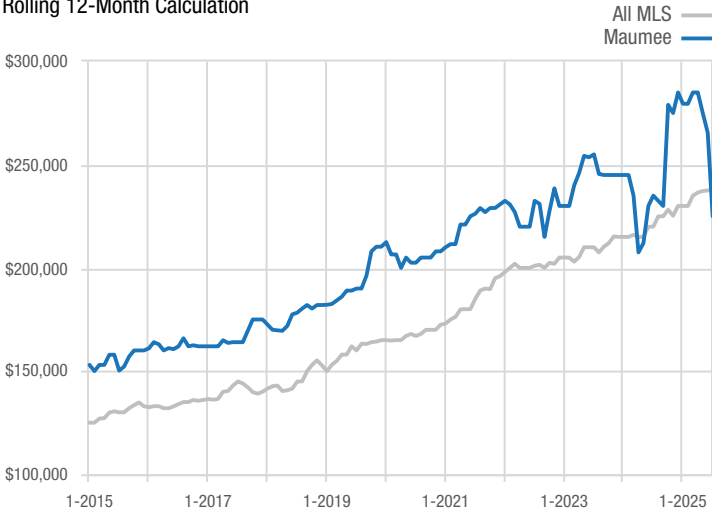
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 2         | 7         | + 250.0% | 35           | 33          | - 5.7%   |
| Pending Sales                   | 7         | 11        | + 57.1%  | 35           | 28          | - 20.0%  |
| Closed Sales                    | 8         | 9         | + 12.5%  | 34           | 27          | - 20.6%  |
| Days on Market Until Sale       | 45        | 44        | - 2.2%   | 46           | 48          | + 4.3%   |
| Median Sales Price*             | \$375,000 | \$238,000 | - 36.5%  | \$277,000    | \$217,500   | - 21.5%  |
| Average Sales Price*            | \$395,874 | \$329,889 | - 16.7%  | \$332,789    | \$256,478   | - 22.9%  |
| Percent of List Price Received* | 101.8%    | 100.7%    | - 1.1%   | 99.3%        | 98.5%       | - 0.8%   |
| Inventory of Homes for Sale     | 1         | 6         | + 500.0% | —            | —           | —        |
| Months Supply of Inventory      | 0.2       | 1.7       | + 750.0% | —            | —           | —        |

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Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Monclova

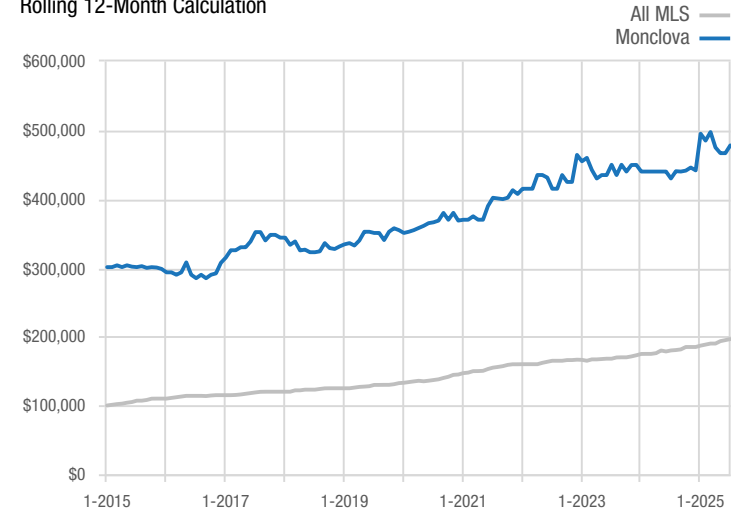
Zip Code 43542

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 7         | 7         | 0.0%     | 29           | 33          | + 13.8%  |
| Pending Sales                   | 4         | 6         | + 50.0%  | 18           | 23          | + 27.8%  |
| Closed Sales                    | 4         | 5         | + 25.0%  | 18           | 22          | + 22.2%  |
| Days on Market Until Sale       | 55        | 74        | + 34.5%  | 84           | 88          | + 4.8%   |
| Median Sales Price*             | \$408,850 | \$406,200 | - 0.6%   | \$399,700    | \$454,000   | + 13.6%  |
| Average Sales Price*            | \$406,494 | \$388,375 | - 4.5%   | \$416,110    | \$539,213   | + 29.6%  |
| Percent of List Price Received* | 100.2%    | 99.0%     | - 1.2%   | 97.0%        | 98.9%       | + 2.0%   |
| Inventory of Homes for Sale     | 14        | 16        | + 14.3%  | —            | —           | —        |
| Months Supply of Inventory      | 3.6       | 3.4       | - 5.6%   | —            | —           | —        |

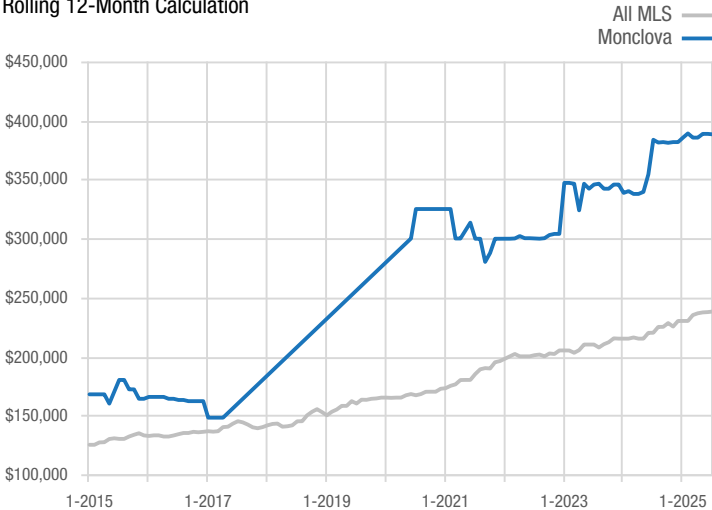
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 3         | 0         | - 100.0% | 10           | 6           | - 40.0%  |
| Pending Sales                   | 3         | 2         | - 33.3%  | 10           | 4           | - 60.0%  |
| Closed Sales                    | 3         | 2         | - 33.3%  | 9            | 8           | - 11.1%  |
| Days on Market Until Sale       | 269       | 79        | - 70.6%  | 266          | 191         | - 28.2%  |
| Median Sales Price*             | \$393,005 | \$438,275 | + 11.5%  | \$389,000    | \$408,118   | + 4.9%   |
| Average Sales Price*            | \$396,985 | \$438,275 | + 10.4%  | \$374,881    | \$407,485   | + 8.7%   |
| Percent of List Price Received* | 100.4%    | 101.9%    | + 1.5%   | 100.1%       | 100.5%      | + 0.4%   |
| Inventory of Homes for Sale     | 3         | 2         | - 33.3%  | —            | —           | —        |
| Months Supply of Inventory      | 1.2       | 1.2       | 0.0%     | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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# Local Market Update – July 2025

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## Whitehouse

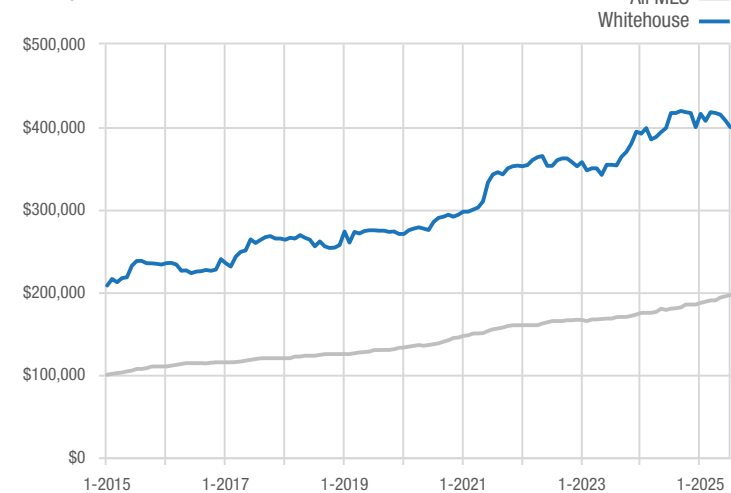
Zip Code 43571

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 18        | 5         | - 72.2%  | 53           | 45          | - 15.1%  |
| Pending Sales                   | 10        | 11        | + 10.0%  | 33           | 41          | + 24.2%  |
| Closed Sales                    | 7         | 11        | + 57.1%  | 30           | 40          | + 33.3%  |
| Days on Market Until Sale       | 47        | 72        | + 53.2%  | 52           | 63          | + 21.2%  |
| Median Sales Price*             | \$468,000 | \$427,750 | - 8.6%   | \$417,000    | \$417,875   | + 0.2%   |
| Average Sales Price*            | \$429,557 | \$414,968 | - 3.4%   | \$406,863    | \$429,868   | + 5.7%   |
| Percent of List Price Received* | 99.4%     | 98.8%     | - 0.6%   | 99.4%        | 99.2%       | - 0.2%   |
| Inventory of Homes for Sale     | 22        | 11        | - 50.0%  | —            | —           | —        |
| Months Supply of Inventory      | 4.0       | 1.7       | - 57.5%  | —            | —           | —        |

| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 1    | —        | 1            | 4           | + 300.0% |
| Pending Sales                   | 0    | 0    | —        | 1            | 2           | + 100.0% |
| Closed Sales                    | 0    | 0    | —        | 1            | 2           | + 100.0% |
| Days on Market Until Sale       | —    | —    | —        | 61           | 29          | - 52.5%  |
| Median Sales Price*             | —    | —    | —        | \$270,000    | \$292,500   | + 8.3%   |
| Average Sales Price*            | —    | —    | —        | \$270,000    | \$292,500   | + 8.3%   |
| Percent of List Price Received* | —    | —    | —        | 93.1%        | 96.3%       | + 3.4%   |
| Inventory of Homes for Sale     | 0    | 2    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | 2.0  | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Sylvania

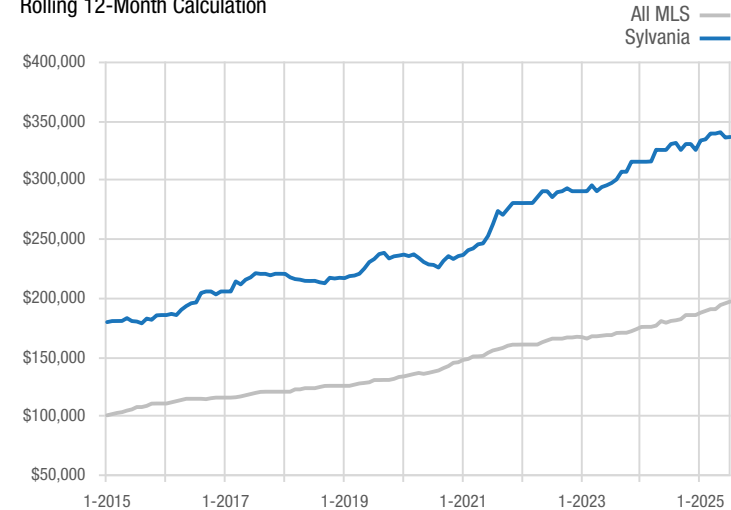
Zip Code 43560

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 48        | 39        | - 18.8%  | 281          | 276         | - 1.8%   |
| Pending Sales                   | 48        | 29        | - 39.6%  | 209          | 197         | - 5.7%   |
| Closed Sales                    | 49        | 32        | - 34.7%  | 201          | 189         | - 6.0%   |
| Days on Market Until Sale       | 43        | 58        | + 34.9%  | 55           | 67          | + 21.8%  |
| Median Sales Price*             | \$344,000 | \$342,500 | - 0.4%   | \$340,000    | \$347,500   | + 2.2%   |
| Average Sales Price*            | \$362,169 | \$371,089 | + 2.5%   | \$363,165    | \$363,105   | - 0.0%   |
| Percent of List Price Received* | 101.8%    | 100.7%    | - 1.1%   | 101.6%       | 99.8%       | - 1.8%   |
| Inventory of Homes for Sale     | 81        | 96        | + 18.5%  | —            | —           | —        |
| Months Supply of Inventory      | 2.8       | 3.4       | + 21.4%  | —            | —           | —        |

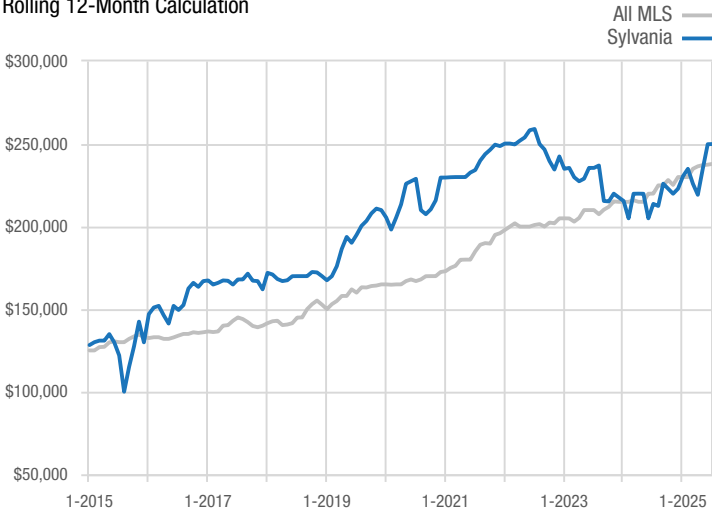
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 8         | 18        | + 125.0% | 48           | 69          | + 43.8%  |
| Pending Sales                   | 7         | 10        | + 42.9%  | 49           | 48          | - 2.0%   |
| Closed Sales                    | 6         | 10        | + 66.7%  | 48           | 45          | - 6.3%   |
| Days on Market Until Sale       | 35        | 87        | + 148.6% | 44           | 61          | + 38.6%  |
| Median Sales Price*             | \$283,750 | \$387,700 | + 36.6%  | \$222,950    | \$275,000   | + 23.3%  |
| Average Sales Price*            | \$268,400 | \$341,871 | + 27.4%  | \$239,351    | \$279,289   | + 16.7%  |
| Percent of List Price Received* | 101.7%    | 99.7%     | - 2.0%   | 100.0%       | 99.9%       | - 0.1%   |
| Inventory of Homes for Sale     | 10        | 26        | + 160.0% | —            | —           | —        |
| Months Supply of Inventory      | 1.6       | 4.0       | + 150.0% | —            | —           | —        |

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Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Waterville

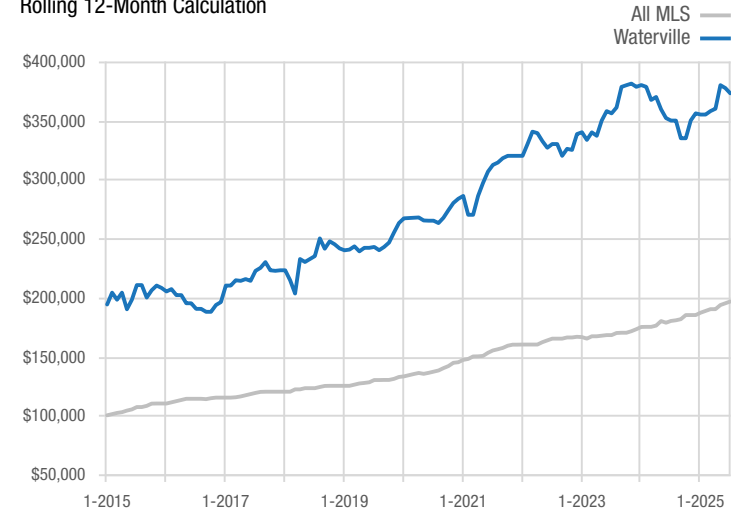
Zip Code 43566

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 18        | 20        | + 11.1%  | 95           | 118         | + 24.2%  |
| Pending Sales                   | 8         | 17        | + 112.5% | 53           | 77          | + 45.3%  |
| Closed Sales                    | 8         | 16        | + 100.0% | 48           | 72          | + 50.0%  |
| Days on Market Until Sale       | 46        | 53        | + 15.2%  | 59           | 74          | + 25.4%  |
| Median Sales Price*             | \$372,450 | \$300,000 | - 19.5%  | \$327,450    | \$366,700   | + 12.0%  |
| Average Sales Price*            | \$355,100 | \$351,610 | - 1.0%   | \$332,802    | \$377,468   | + 13.4%  |
| Percent of List Price Received* | 101.8%    | 100.7%    | - 1.1%   | 100.2%       | 99.7%       | - 0.5%   |
| Inventory of Homes for Sale     | 33        | 37        | + 12.1%  | —            | —           | —        |
| Months Supply of Inventory      | 4.4       | 3.5       | - 20.5%  | —            | —           | —        |

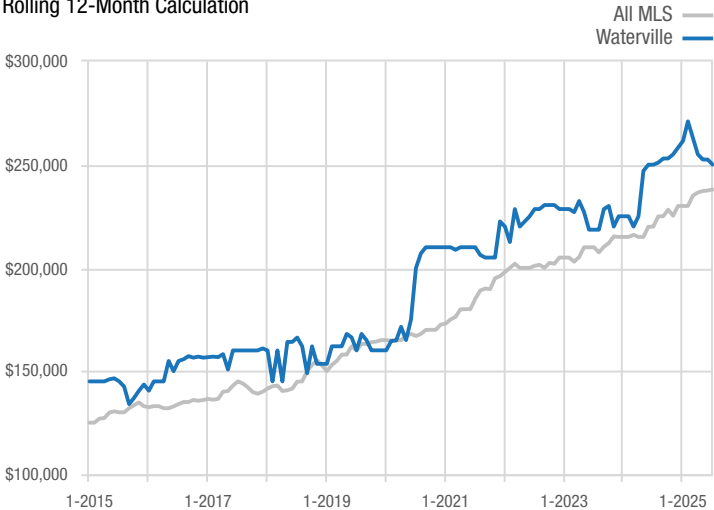
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 4         | 2         | - 50.0%  | 13           | 6           | - 53.8%  |
| Pending Sales                   | 4         | 1         | - 75.0%  | 11           | 5           | - 54.5%  |
| Closed Sales                    | 4         | 1         | - 75.0%  | 10           | 5           | - 50.0%  |
| Days on Market Until Sale       | 39        | 91        | + 133.3% | 42           | 59          | + 40.5%  |
| Median Sales Price*             | \$255,000 | \$250,000 | - 2.0%   | \$249,500    | \$250,000   | + 0.2%   |
| Average Sales Price*            | \$255,325 | \$250,000 | - 2.1%   | \$260,170    | \$238,830   | - 8.2%   |
| Percent of List Price Received* | 100.4%    | 100.0%    | - 0.4%   | 99.3%        | 99.9%       | + 0.6%   |
| Inventory of Homes for Sale     | 3         | 2         | - 33.3%  | —            | —           | —        |
| Months Supply of Inventory      | 1.7       | 1.2       | - 29.4%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Toledo - 43604

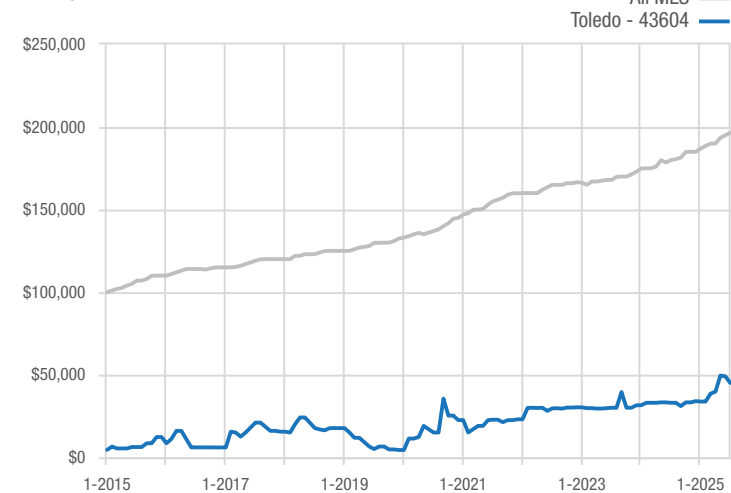
Zip Code 43604

| Single Family                   | July |          |          | Year to Date |             |          |
|---------------------------------|------|----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025     | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 5    | 3        | - 40.0%  | 21           | 22          | + 4.8%   |
| Pending Sales                   | 0    | 1        | —        | 14           | 18          | + 28.6%  |
| Closed Sales                    | 0    | 3        | —        | 14           | 19          | + 35.7%  |
| Days on Market Until Sale       | —    | 94       | —        | 91           | 74          | - 18.7%  |
| Median Sales Price*             | —    | \$45,000 | —        | \$33,750     | \$48,500    | + 43.7%  |
| Average Sales Price*            | —    | \$39,000 | —        | \$53,325     | \$71,550    | + 34.2%  |
| Percent of List Price Received* | —    | 90.0%    | —        | 91.9%        | 86.5%       | - 5.9%   |
| Inventory of Homes for Sale     | 8    | 6        | - 25.0%  | —            | —           | —        |
| Months Supply of Inventory      | 2.6  | 2.3      | - 11.5%  | —            | —           | —        |

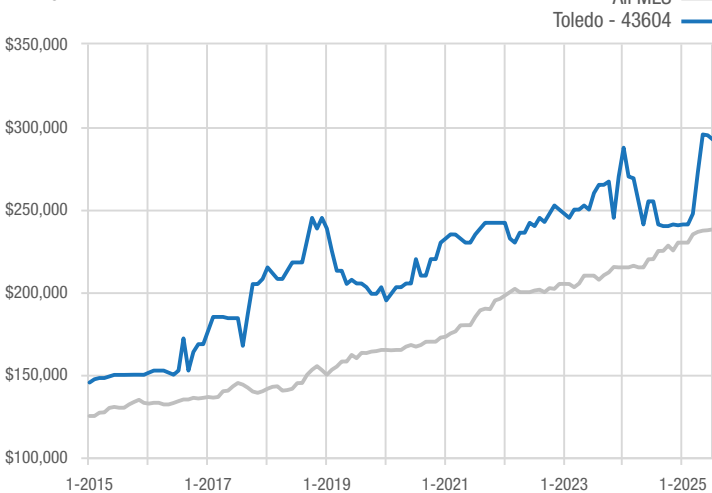
| Condo-Villa                     | July      |      |          | Year to Date |             |          |
|---------------------------------|-----------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 1         | 2    | + 100.0% | 12           | 6           | - 50.0%  |
| Pending Sales                   | 2         | 0    | - 100.0% | 10           | 5           | - 50.0%  |
| Closed Sales                    | 1         | 0    | - 100.0% | 9            | 5           | - 44.4%  |
| Days on Market Until Sale       | 206       | —    | —        | 84           | 83          | - 1.2%   |
| Median Sales Price*             | \$315,000 | —    | —        | \$240,000    | \$295,000   | + 22.9%  |
| Average Sales Price*            | \$315,000 | —    | —        | \$250,311    | \$293,000   | + 17.1%  |
| Percent of List Price Received* | 95.5%     | —    | —        | 100.3%       | 97.3%       | - 3.0%   |
| Inventory of Homes for Sale     | 4         | 2    | - 50.0%  | —            | —           | —        |
| Months Supply of Inventory      | 2.5       | 2.0  | - 20.0%  | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo - 43605

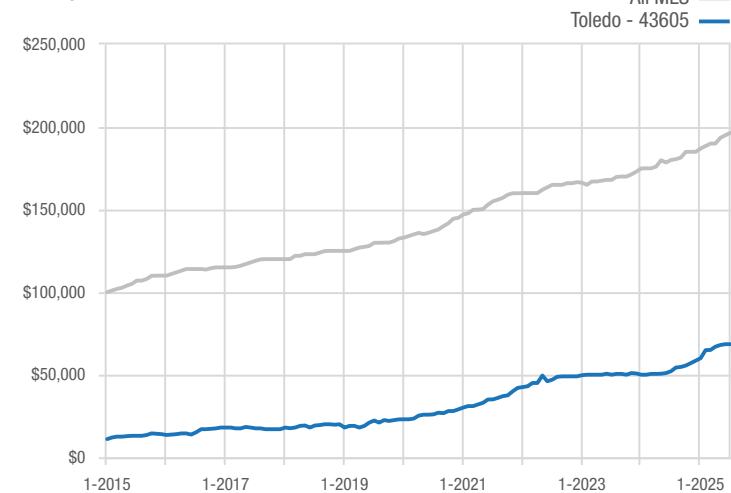
Zip Code 43605

| Single Family                   | July     |          |          | Year to Date |             |          |
|---------------------------------|----------|----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024     | 2025     | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 28       | 28       | 0.0%     | 199          | 202         | + 1.5%   |
| Pending Sales                   | 15       | 26       | + 73.3%  | 147          | 166         | + 12.9%  |
| Closed Sales                    | 17       | 28       | + 64.7%  | 150          | 162         | + 8.0%   |
| Days on Market Until Sale       | 54       | 51       | - 5.6%   | 58           | 53          | - 8.6%   |
| Median Sales Price*             | \$63,500 | \$59,000 | - 7.1%   | \$53,500     | \$69,500    | + 29.9%  |
| Average Sales Price*            | \$69,933 | \$73,115 | + 4.6%   | \$59,319     | \$72,125    | + 21.6%  |
| Percent of List Price Received* | 96.3%    | 94.8%    | - 1.6%   | 97.5%        | 98.1%       | + 0.6%   |
| Inventory of Homes for Sale     | 57       | 49       | - 14.0%  | —            | —           | —        |
| Months Supply of Inventory      | 2.8      | 2.2      | - 21.4%  | —            | —           | —        |

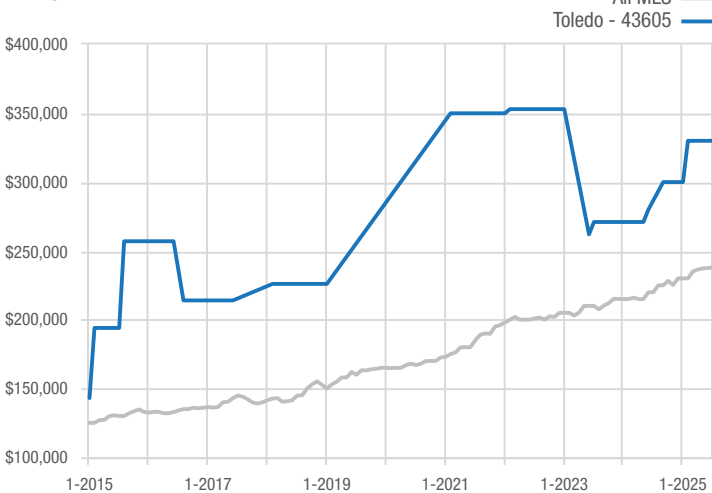
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 1    | 0    | - 100.0% | 1            | 1           | 0.0%     |
| Pending Sales                   | 0    | 0    | —        | 0            | 1           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 1           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | 20          | —        |
| Median Sales Price*             | —    | —    | —        | —            | \$360,000   | —        |
| Average Sales Price*            | —    | —    | —        | —            | \$360,000   | —        |
| Percent of List Price Received* | —    | —    | —        | —            | 97.3%       | —        |
| Inventory of Homes for Sale     | 1    | 0    | - 100.0% | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo - 43606

Zip Code 43606

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 33        | 32        | - 3.0%   | 184          | 174         | - 5.4%   |
| Pending Sales                   | 19        | 31        | + 63.2%  | 154          | 140         | - 9.1%   |
| Closed Sales                    | 21        | 32        | + 52.4%  | 156          | 135         | - 13.5%  |
| Days on Market Until Sale       | 37        | 51        | + 37.8%  | 49           | 55          | + 12.2%  |
| Median Sales Price*             | \$210,000 | \$262,500 | + 25.0%  | \$210,000    | \$230,000   | + 9.5%   |
| Average Sales Price*            | \$185,955 | \$306,267 | + 64.7%  | \$223,695    | \$248,806   | + 11.2%  |
| Percent of List Price Received* | 102.2%    | 103.2%    | + 1.0%   | 101.8%       | 101.8%      | 0.0%     |
| Inventory of Homes for Sale     | 44        | 47        | + 6.8%   | —            | —           | —        |
| Months Supply of Inventory      | 2.1       | 2.4       | + 14.3%  | —            | —           | —        |

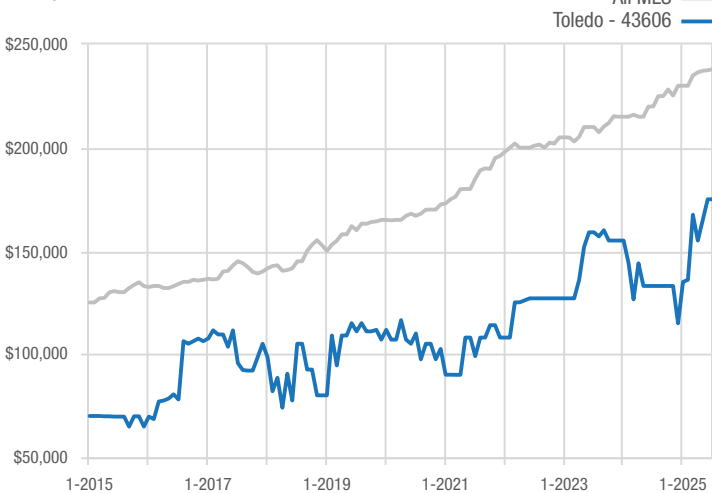
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 1    | 0    | - 100.0% | 4            | 5           | + 25.0%  |
| Pending Sales                   | 1    | 0    | - 100.0% | 4            | 6           | + 50.0%  |
| Closed Sales                    | 0    | 0    | —        | 4            | 6           | + 50.0%  |
| Days on Market Until Sale       | —    | —    | —        | 60           | 43          | - 28.3%  |
| Median Sales Price*             | —    | —    | —        | \$107,450    | \$165,000   | + 53.6%  |
| Average Sales Price*            | —    | —    | —        | \$122,975    | \$187,621   | + 52.6%  |
| Percent of List Price Received* | —    | —    | —        | 97.3%        | 95.1%       | - 2.3%   |
| Inventory of Homes for Sale     | 0    | 1    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | 1.0  | —        | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo - 43607

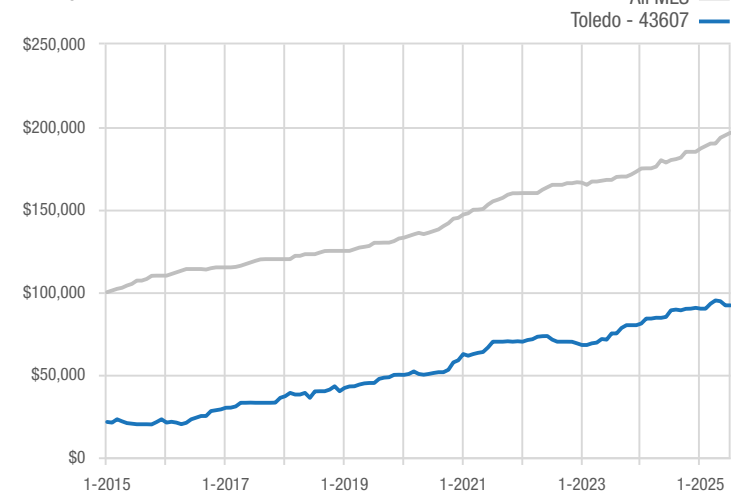
Zip Code 43607

| Single Family                   | July      |          |          | Year to Date |             |          |
|---------------------------------|-----------|----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025     | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 25        | 23       | - 8.0%   | 144          | 148         | + 2.8%   |
| Pending Sales                   | 23        | 15       | - 34.8%  | 126          | 96          | - 23.8%  |
| Closed Sales                    | 17        | 12       | - 29.4%  | 118          | 91          | - 22.9%  |
| Days on Market Until Sale       | 49        | 58       | + 18.4%  | 63           | 67          | + 6.3%   |
| Median Sales Price*             | \$102,200 | \$77,450 | - 24.2%  | \$91,000     | \$93,000    | + 2.2%   |
| Average Sales Price*            | \$111,812 | \$89,982 | - 19.5%  | \$98,272     | \$98,445    | + 0.2%   |
| Percent of List Price Received* | 99.4%     | 94.6%    | - 4.8%   | 97.2%        | 96.7%       | - 0.5%   |
| Inventory of Homes for Sale     | 40        | 53       | + 32.5%  | —            | —           | —        |
| Months Supply of Inventory      | 2.4       | 3.6      | + 50.0%  | —            | —           | —        |

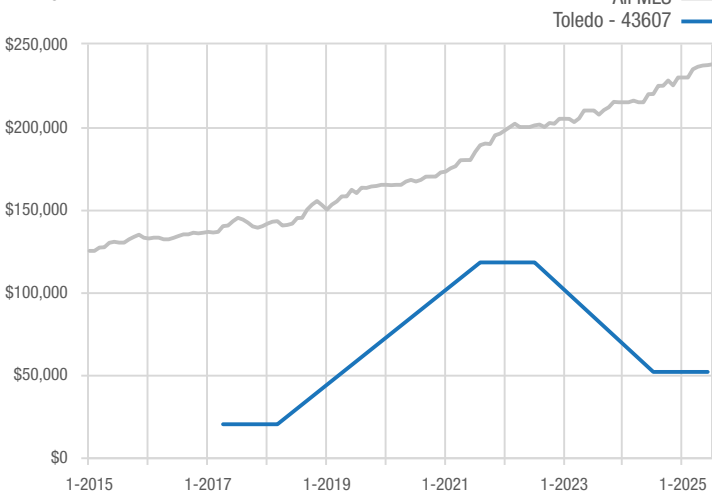
| Condo-Villa                     | July     |      |          | Year to Date |             |          |
|---------------------------------|----------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024     | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0        | 0    | —        | 1            | 0           | - 100.0% |
| Pending Sales                   | 0        | 0    | —        | 1            | 0           | - 100.0% |
| Closed Sales                    | 1        | 0    | - 100.0% | 1            | 0           | - 100.0% |
| Days on Market Until Sale       | 71       | —    | —        | 71           | —           | —        |
| Median Sales Price*             | \$51,700 | —    | —        | \$51,700     | —           | —        |
| Average Sales Price*            | \$51,700 | —    | —        | \$51,700     | —           | —        |
| Percent of List Price Received* | 86.2%    | —    | —        | 86.2%        | —           | —        |
| Inventory of Homes for Sale     | 0        | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —        | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Toledo - 43608

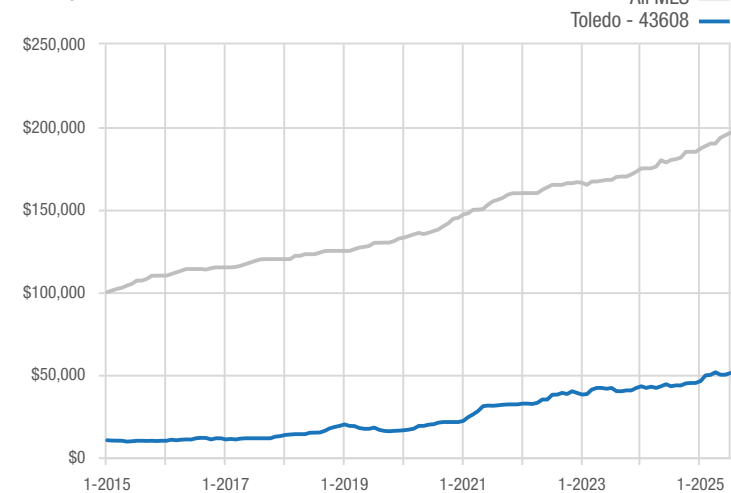
Zip Code 43608

| Single Family                   | July     |          |          | Year to Date |             |          |
|---------------------------------|----------|----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024     | 2025     | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 21       | 21       | 0.0%     | 133          | 141         | + 6.0%   |
| Pending Sales                   | 14       | 11       | - 21.4%  | 98           | 103         | + 5.1%   |
| Closed Sales                    | 13       | 12       | - 7.7%   | 97           | 102         | + 5.2%   |
| Days on Market Until Sale       | 85       | 61       | - 28.2%  | 65           | 59          | - 9.2%   |
| Median Sales Price*             | \$39,300 | \$56,000 | + 42.5%  | \$45,000     | \$54,500    | + 21.1%  |
| Average Sales Price*            | \$44,585 | \$53,750 | + 20.6%  | \$50,609     | \$56,636    | + 11.9%  |
| Percent of List Price Received* | 92.5%    | 89.5%    | - 3.2%   | 95.1%        | 95.5%       | + 0.4%   |
| Inventory of Homes for Sale     | 42       | 44       | + 4.8%   | —            | —           | —        |
| Months Supply of Inventory      | 3.3      | 2.8      | - 15.2%  | —            | —           | —        |

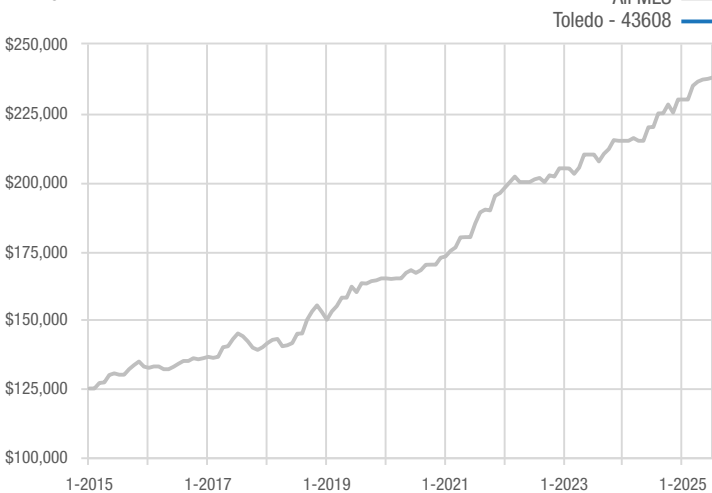
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 0           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 0           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | —           | —        |
| Median Sales Price*             | —    | —    | —        | —            | —           | —        |
| Average Sales Price*            | —    | —    | —        | —            | —           | —        |
| Percent of List Price Received* | —    | —    | —        | —            | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Toledo - 43609

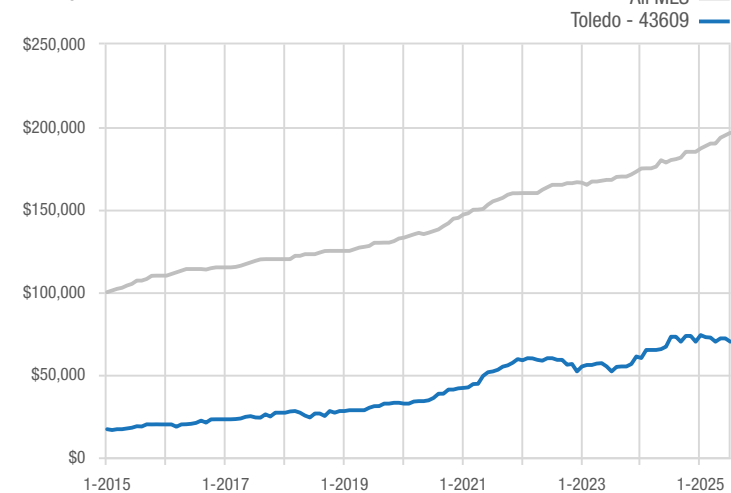
Zip Code 43609

| Single Family                   | July     |          |          | Year to Date |             |          |
|---------------------------------|----------|----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024     | 2025     | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 29       | 19       | - 34.5%  | 141          | 163         | + 15.6%  |
| Pending Sales                   | 16       | 22       | + 37.5%  | 110          | 135         | + 22.7%  |
| Closed Sales                    | 17       | 17       | 0.0%     | 109          | 122         | + 11.9%  |
| Days on Market Until Sale       | 67       | 68       | + 1.5%   | 68           | 61          | - 10.3%  |
| Median Sales Price*             | \$74,000 | \$65,000 | - 12.2%  | \$69,000     | \$68,750    | - 0.4%   |
| Average Sales Price*            | \$77,664 | \$67,950 | - 12.5%  | \$71,747     | \$71,433    | - 0.4%   |
| Percent of List Price Received* | 101.0%   | 108.9%   | + 7.8%   | 96.4%        | 99.2%       | + 2.9%   |
| Inventory of Homes for Sale     | 50       | 37       | - 26.0%  | —            | —           | —        |
| Months Supply of Inventory      | 3.1      | 2.0      | - 35.5%  | —            | —           | —        |

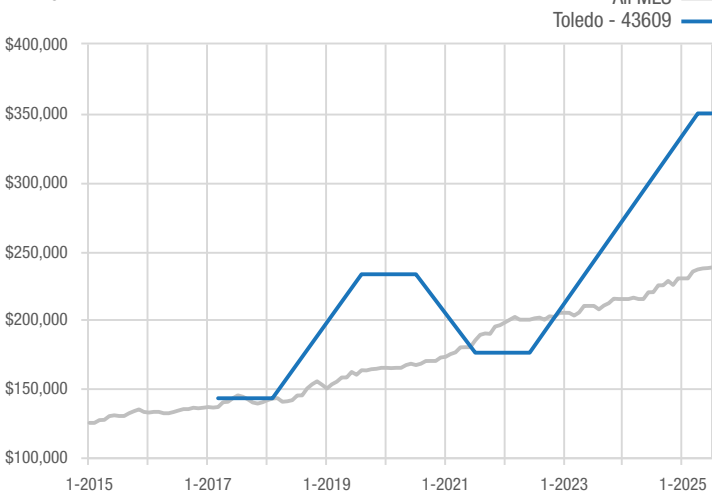
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 1            | 2           | + 100.0% |
| Pending Sales                   | 0    | 0    | —        | 0            | 1           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 1           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | 72          | —        |
| Median Sales Price*             | —    | —    | —        | —            | \$349,900   | —        |
| Average Sales Price*            | —    | —    | —        | —            | \$349,900   | —        |
| Percent of List Price Received* | —    | —    | —        | —            | 100.0%      | —        |
| Inventory of Homes for Sale     | 0    | 1    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | 1.0  | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo-43610

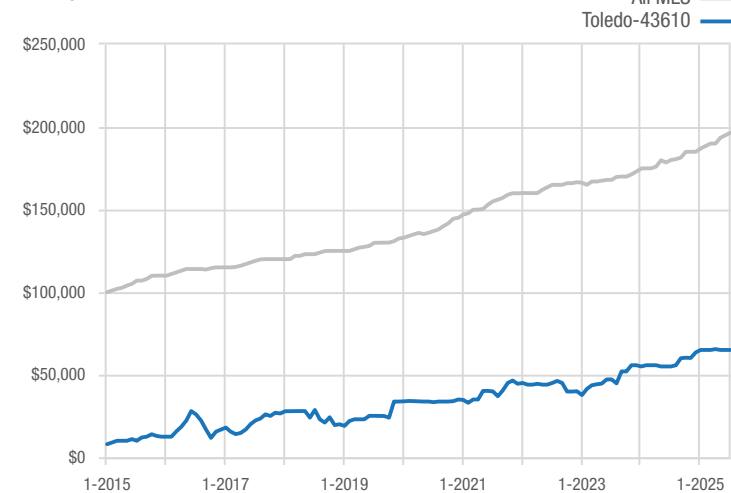
Zip Code 43610

| Single Family                   | July     |          |          | Year to Date |             |          |
|---------------------------------|----------|----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024     | 2025     | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 7        | 4        | - 42.9%  | 34           | 46          | + 35.3%  |
| Pending Sales                   | 4        | 2        | - 50.0%  | 25           | 24          | - 4.0%   |
| Closed Sales                    | 4        | 2        | - 50.0%  | 25           | 22          | - 12.0%  |
| Days on Market Until Sale       | 47       | 17       | - 63.8%  | 60           | 42          | - 30.0%  |
| Median Sales Price*             | \$67,500 | \$25,000 | - 63.0%  | \$60,000     | \$67,500    | + 12.5%  |
| Average Sales Price*            | \$63,465 | \$25,000 | - 60.6%  | \$62,520     | \$82,419    | + 31.8%  |
| Percent of List Price Received* | 90.0%    | 78.5%    | - 12.8%  | 96.8%        | 94.2%       | - 2.7%   |
| Inventory of Homes for Sale     | 9        | 16       | + 77.8%  | —            | —           | —        |
| Months Supply of Inventory      | 2.5      | 4.6      | + 84.0%  | —            | —           | —        |

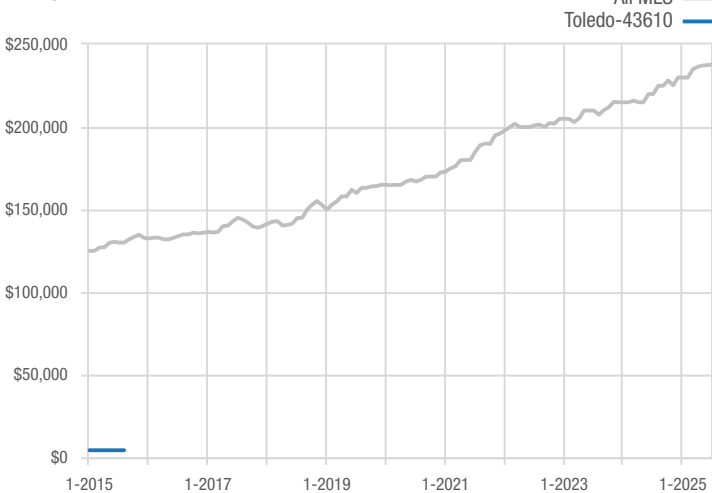
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 0           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 0           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | —           | —        |
| Median Sales Price*             | —    | —    | —        | —            | —           | —        |
| Average Sales Price*            | —    | —    | —        | —            | —           | —        |
| Percent of List Price Received* | —    | —    | —        | —            | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Toledo - 43611

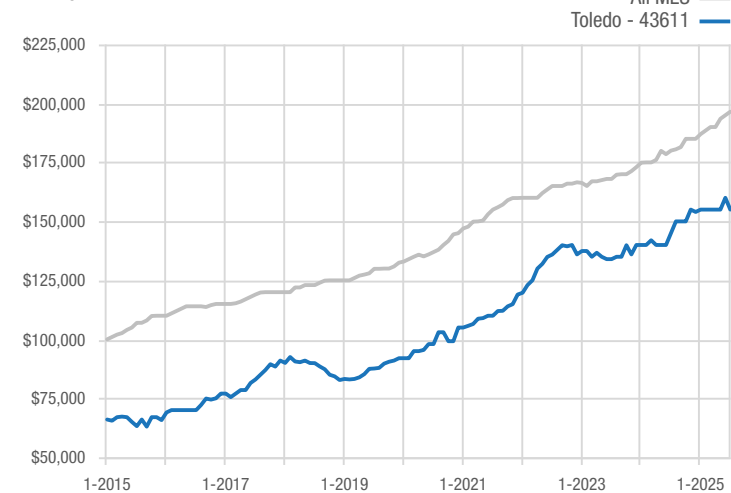
Zip Code 43611

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 25        | 15        | - 40.0%  | 160          | 152         | - 5.0%   |
| Pending Sales                   | 23        | 21        | - 8.7%   | 139          | 131         | - 5.8%   |
| Closed Sales                    | 24        | 23        | - 4.2%   | 139          | 124         | - 10.8%  |
| Days on Market Until Sale       | 47        | 63        | + 34.0%  | 57           | 62          | + 8.8%   |
| Median Sales Price*             | \$171,250 | \$133,900 | - 21.8%  | \$152,300    | \$155,000   | + 1.8%   |
| Average Sales Price*            | \$180,875 | \$137,206 | - 24.1%  | \$157,565    | \$155,369   | - 1.4%   |
| Percent of List Price Received* | 103.3%    | 103.7%    | + 0.4%   | 101.3%       | 100.7%      | - 0.6%   |
| Inventory of Homes for Sale     | 35        | 36        | + 2.9%   | —            | —           | —        |
| Months Supply of Inventory      | 1.9       | 1.9       | 0.0%     | —            | —           | —        |

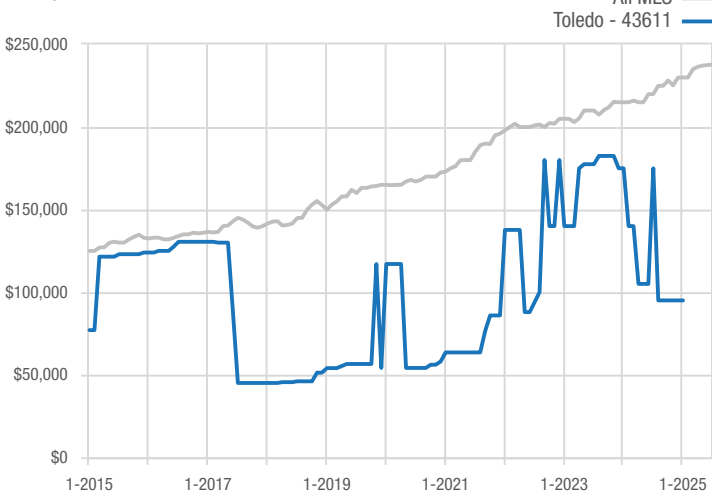
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 1            | 3           | + 200.0% |
| Pending Sales                   | 0    | 0    | —        | 1            | 0           | - 100.0% |
| Closed Sales                    | 0    | 0    | —        | 1            | 0           | - 100.0% |
| Days on Market Until Sale       | —    | —    | —        | 44           | —           | —        |
| Median Sales Price*             | —    | —    | —        | \$95,000     | —           | —        |
| Average Sales Price*            | —    | —    | —        | \$95,000     | —           | —        |
| Percent of List Price Received* | —    | —    | —        | 82.0%        | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo - 43612

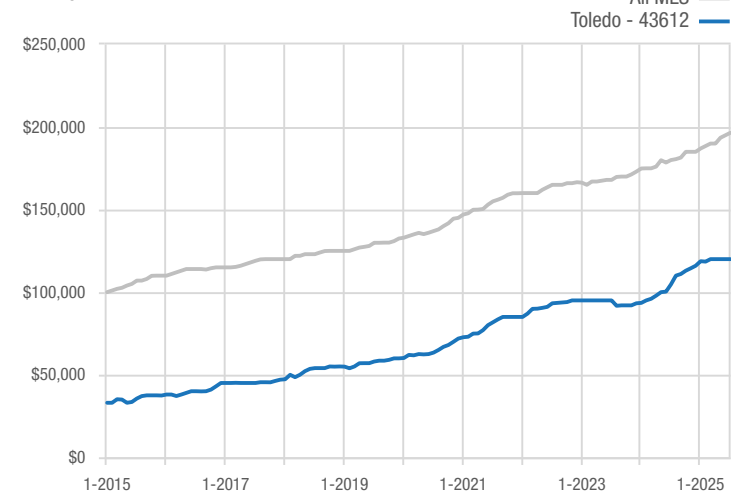
Zip Code 43612

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 44        | 42        | - 4.5%   | 272          | 253         | - 7.0%   |
| Pending Sales                   | 50        | 41        | - 18.0%  | 241          | 214         | - 11.2%  |
| Closed Sales                    | 50        | 29        | - 42.0%  | 237          | 206         | - 13.1%  |
| Days on Market Until Sale       | 57        | 50        | - 12.3%  | 65           | 59          | - 9.2%   |
| Median Sales Price*             | \$121,900 | \$125,000 | + 2.5%   | \$112,875    | \$122,250   | + 8.3%   |
| Average Sales Price*            | \$125,796 | \$137,862 | + 9.6%   | \$116,439    | \$124,162   | + 6.6%   |
| Percent of List Price Received* | 99.9%     | 102.6%    | + 2.7%   | 100.3%       | 102.8%      | + 2.5%   |
| Inventory of Homes for Sale     | 64        | 63        | - 1.6%   | —            | —           | —        |
| Months Supply of Inventory      | 1.9       | 2.1       | + 10.5%  | —            | —           | —        |

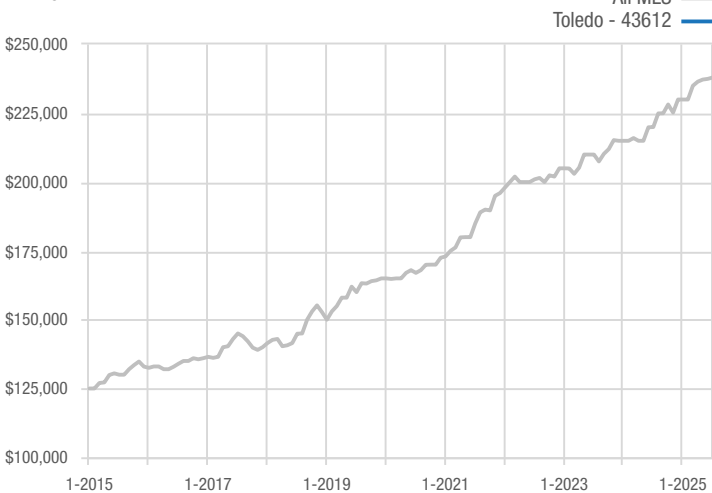
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 0           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 0           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | —           | —        |
| Median Sales Price*             | —    | —    | —        | —            | —           | —        |
| Average Sales Price*            | —    | —    | —        | —            | —           | —        |
| Percent of List Price Received* | —    | —    | —        | —            | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo - 43613

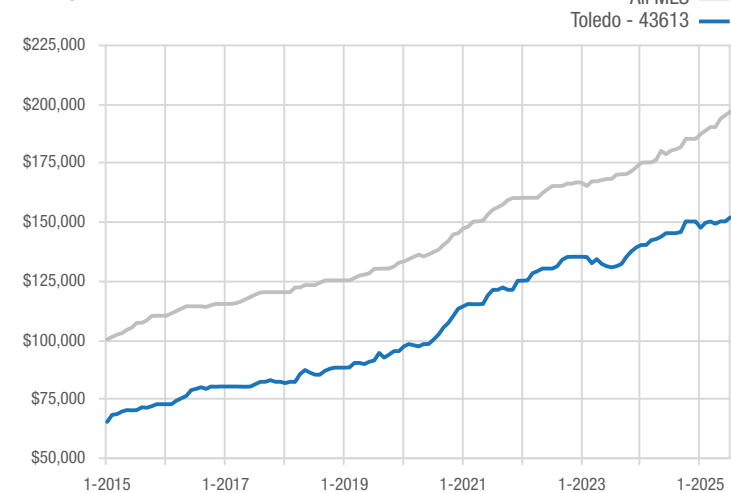
Zip Code 43613

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 40        | 46        | + 15.0%  | 296          | 267         | - 9.8%   |
| Pending Sales                   | 43        | 39        | - 9.3%   | 279          | 231         | - 17.2%  |
| Closed Sales                    | 41        | 36        | - 12.2%  | 280          | 217         | - 22.5%  |
| Days on Market Until Sale       | 44        | 63        | + 43.2%  | 50           | 58          | + 16.0%  |
| Median Sales Price*             | \$142,500 | \$158,750 | + 11.4%  | \$150,000    | \$155,000   | + 3.3%   |
| Average Sales Price*            | \$151,274 | \$150,436 | - 0.6%   | \$143,816    | \$151,124   | + 5.1%   |
| Percent of List Price Received* | 102.1%    | 100.8%    | - 1.3%   | 102.8%       | 102.1%      | - 0.7%   |
| Inventory of Homes for Sale     | 55        | 62        | + 12.7%  | —            | —           | —        |
| Months Supply of Inventory      | 1.4       | 1.8       | + 28.6%  | —            | —           | —        |

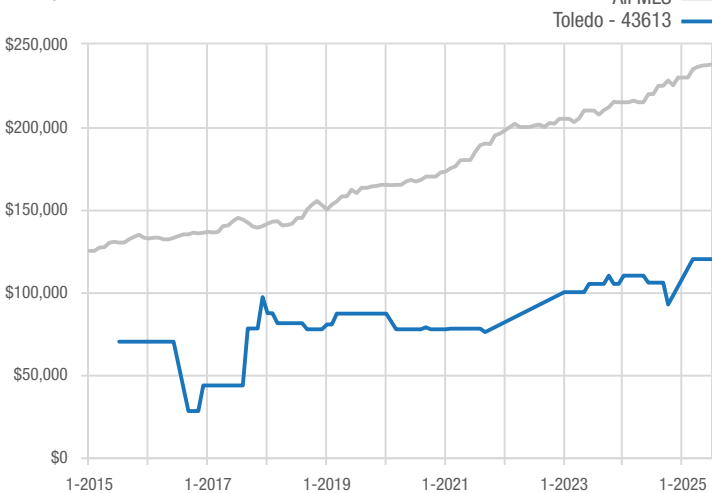
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 1           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 1           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | 96          | —        |
| Median Sales Price*             | —    | —    | —        | —            | \$120,000   | —        |
| Average Sales Price*            | —    | —    | —        | —            | \$120,000   | —        |
| Percent of List Price Received* | —    | —    | —        | —            | 104.3%      | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo-43614

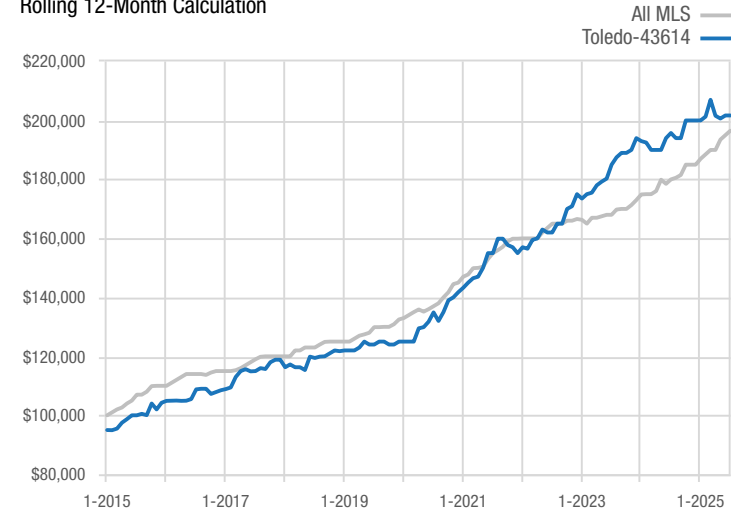
Zip Code 43614

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 35        | 43        | + 22.9%  | 198          | 228         | + 15.2%  |
| Pending Sales                   | 28        | 34        | + 21.4%  | 184          | 190         | + 3.3%   |
| Closed Sales                    | 27        | 32        | + 18.5%  | 183          | 190         | + 3.8%   |
| Days on Market Until Sale       | 37        | 54        | + 45.9%  | 47           | 50          | + 6.4%   |
| Median Sales Price*             | \$208,500 | \$219,750 | + 5.4%   | \$200,000    | \$205,000   | + 2.5%   |
| Average Sales Price*            | \$208,671 | \$215,373 | + 3.2%   | \$202,483    | \$211,893   | + 4.6%   |
| Percent of List Price Received* | 104.1%    | 101.8%    | - 2.2%   | 102.1%       | 103.3%      | + 1.2%   |
| Inventory of Homes for Sale     | 48        | 57        | + 18.8%  | —            | —           | —        |
| Months Supply of Inventory      | 1.7       | 2.1       | + 23.5%  | —            | —           | —        |

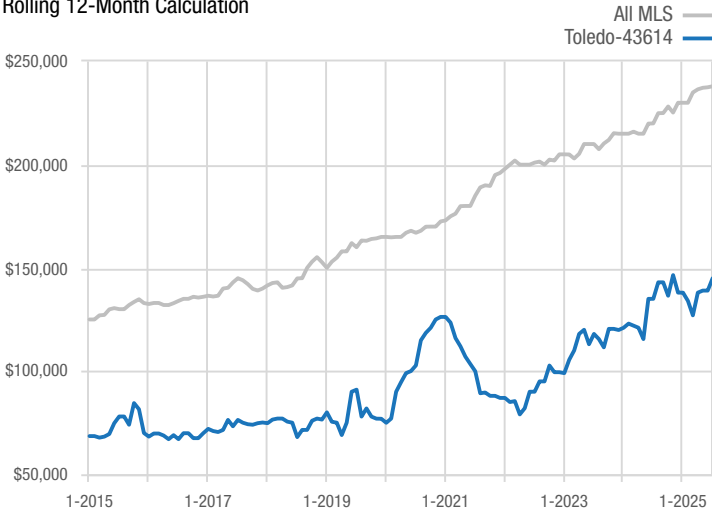
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 6         | 3         | - 50.0%  | 28           | 31          | + 10.7%  |
| Pending Sales                   | 3         | 2         | - 33.3%  | 23           | 28          | + 21.7%  |
| Closed Sales                    | 5         | 3         | - 40.0%  | 24           | 28          | + 16.7%  |
| Days on Market Until Sale       | 42        | 39        | - 7.1%   | 53           | 39          | - 26.4%  |
| Median Sales Price*             | \$127,000 | \$212,000 | + 66.9%  | \$136,500    | \$149,950   | + 9.9%   |
| Average Sales Price*            | \$136,300 | \$196,633 | + 44.3%  | \$167,002    | \$144,861   | - 13.3%  |
| Percent of List Price Received* | 106.3%    | 102.5%    | - 3.6%   | 101.1%       | 100.6%      | - 0.5%   |
| Inventory of Homes for Sale     | 8         | 5         | - 37.5%  | —            | —           | —        |
| Months Supply of Inventory      | 2.4       | 1.3       | - 45.8%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

# Local Market Update – July 2025

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## Toledo - 43615

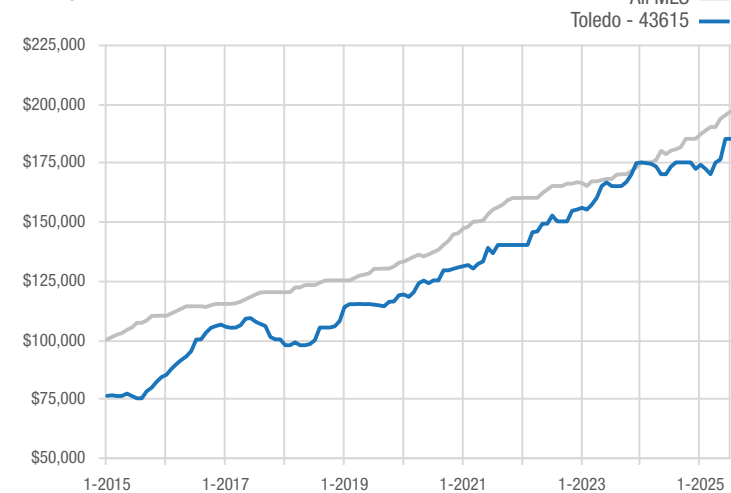
Zip Code 43615

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 32        | 31        | - 3.1%   | 235          | 252         | + 7.2%   |
| Pending Sales                   | 34        | 45        | + 32.4%  | 187          | 207         | + 10.7%  |
| Closed Sales                    | 28        | 42        | + 50.0%  | 181          | 201         | + 11.0%  |
| Days on Market Until Sale       | 45        | 75        | + 66.7%  | 53           | 61          | + 15.1%  |
| Median Sales Price*             | \$200,000 | \$200,000 | 0.0%     | \$171,500    | \$188,000   | + 9.6%   |
| Average Sales Price*            | \$229,515 | \$246,592 | + 7.4%   | \$227,329    | \$219,111   | - 3.6%   |
| Percent of List Price Received* | 105.0%    | 103.0%    | - 1.9%   | 103.7%       | 100.7%      | - 2.9%   |
| Inventory of Homes for Sale     | 64        | 48        | - 25.0%  | —            | —           | —        |
| Months Supply of Inventory      | 2.4       | 1.6       | - 33.3%  | —            | —           | —        |

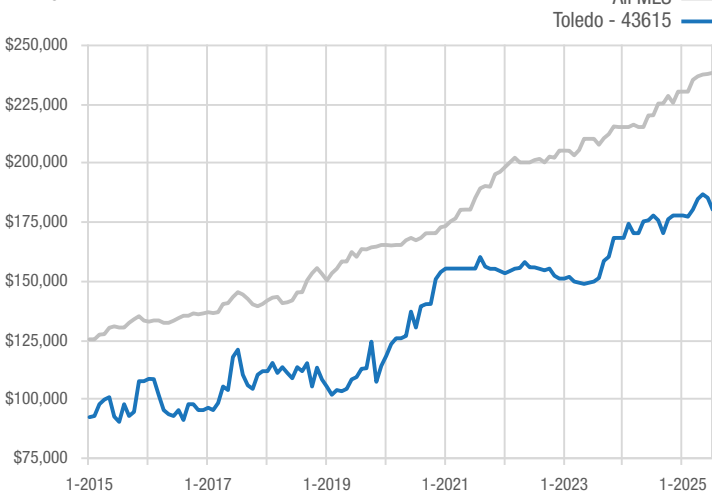
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 10        | 12        | + 20.0%  | 57           | 55          | - 3.5%   |
| Pending Sales                   | 3         | 6         | + 100.0% | 39           | 47          | + 20.5%  |
| Closed Sales                    | 6         | 4         | - 33.3%  | 40           | 46          | + 15.0%  |
| Days on Market Until Sale       | 40        | 59        | + 47.5%  | 60           | 59          | - 1.7%   |
| Median Sales Price*             | \$226,250 | \$157,500 | - 30.4%  | \$176,250    | \$180,000   | + 2.1%   |
| Average Sales Price*            | \$232,917 | \$144,975 | - 37.8%  | \$197,624    | \$215,223   | + 8.9%   |
| Percent of List Price Received* | 101.2%    | 98.0%     | - 3.2%   | 101.0%       | 101.6%      | + 0.6%   |
| Inventory of Homes for Sale     | 19        | 16        | - 15.8%  | —            | —           | —        |
| Months Supply of Inventory      | 3.0       | 2.3       | - 23.3%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo - 43617

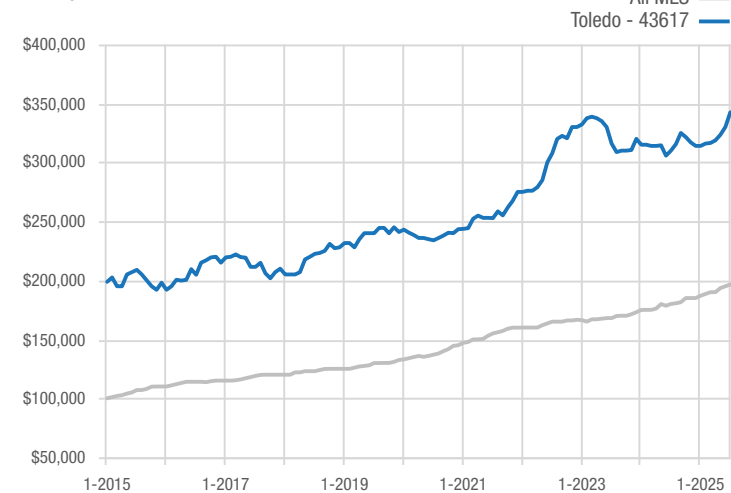
Zip Code 43617

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 9         | 8         | - 11.1%  | 61           | 59          | - 3.3%   |
| Pending Sales                   | 5         | 12        | + 140.0% | 38           | 44          | + 15.8%  |
| Closed Sales                    | 8         | 10        | + 25.0%  | 39           | 42          | + 7.7%   |
| Days on Market Until Sale       | 28        | 47        | + 67.9%  | 45           | 54          | + 20.0%  |
| Median Sales Price*             | \$320,950 | \$382,501 | + 19.2%  | \$301,000    | \$377,501   | + 25.4%  |
| Average Sales Price*            | \$321,225 | \$366,457 | + 14.1%  | \$290,210    | \$360,363   | + 24.2%  |
| Percent of List Price Received* | 102.2%    | 103.0%    | + 0.8%   | 102.8%       | 101.9%      | - 0.9%   |
| Inventory of Homes for Sale     | 23        | 16        | - 30.4%  | —            | —           | —        |
| Months Supply of Inventory      | 3.6       | 2.3       | - 36.1%  | —            | —           | —        |

| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 3         | 2         | - 33.3%  | 18           | 18          | 0.0%     |
| Pending Sales                   | 2         | 3         | + 50.0%  | 10           | 17          | + 70.0%  |
| Closed Sales                    | 4         | 4         | 0.0%     | 11           | 17          | + 54.5%  |
| Days on Market Until Sale       | 27        | 50        | + 85.2%  | 35           | 34          | - 2.9%   |
| Median Sales Price*             | \$252,000 | \$240,500 | - 4.6%   | \$265,000    | \$250,000   | - 5.7%   |
| Average Sales Price*            | \$260,420 | \$243,975 | - 6.3%   | \$262,144    | \$246,451   | - 6.0%   |
| Percent of List Price Received* | 102.0%    | 97.2%     | - 4.7%   | 103.4%       | 100.6%      | - 2.7%   |
| Inventory of Homes for Sale     | 7         | 2         | - 71.4%  | —            | —           | —        |
| Months Supply of Inventory      | 2.9       | 0.9       | - 69.0%  | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Toledo - 43620

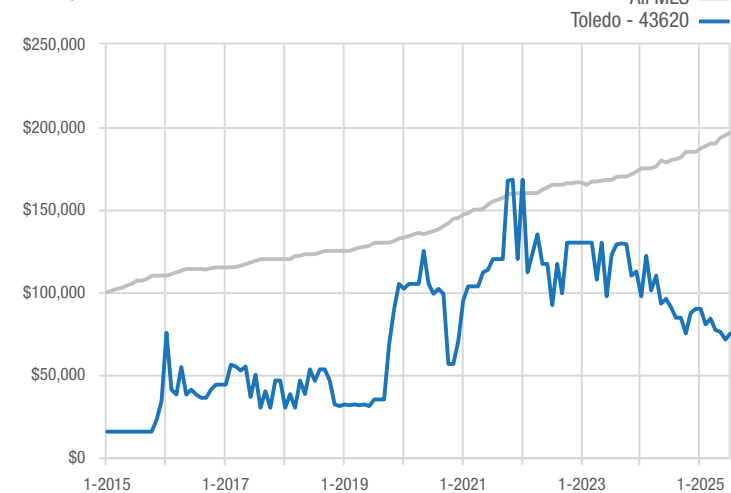
Zip Code 43620

| Single Family                   | July     |           |          | Year to Date |             |          |
|---------------------------------|----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024     | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 4        | 3         | - 25.0%  | 22           | 17          | - 22.7%  |
| Pending Sales                   | 0        | 4         | —        | 20           | 14          | - 30.0%  |
| Closed Sales                    | 1        | 4         | + 300.0% | 21           | 15          | - 28.6%  |
| Days on Market Until Sale       | 317      | 94        | - 70.3%  | 76           | 67          | - 11.8%  |
| Median Sales Price*             | \$89,900 | \$105,750 | + 17.6%  | \$92,000     | \$75,500    | - 17.9%  |
| Average Sales Price*            | \$89,900 | \$131,850 | + 46.7%  | \$111,228    | \$98,360    | - 11.6%  |
| Percent of List Price Received* | 75.0%    | 102.1%    | + 36.1%  | 99.4%        | 104.7%      | + 5.3%   |
| Inventory of Homes for Sale     | 7        | 8         | + 14.3%  | —            | —           | —        |
| Months Supply of Inventory      | 2.4      | 3.5       | + 45.8%  | —            | —           | —        |

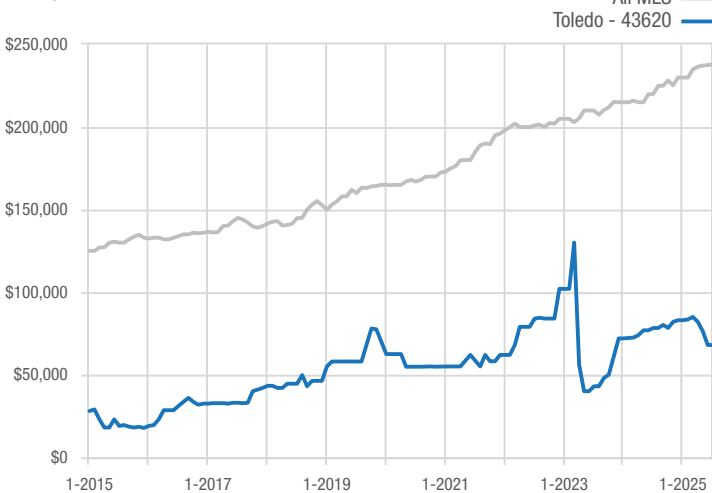
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 1    | —        | 5            | 5           | 0.0%     |
| Pending Sales                   | 0    | 0    | —        | 4            | 4           | 0.0%     |
| Closed Sales                    | 0    | 0    | —        | 4            | 4           | 0.0%     |
| Days on Market Until Sale       | —    | —    | —        | 46           | 57          | + 23.9%  |
| Median Sales Price*             | —    | —    | —        | \$82,500     | \$56,660    | - 31.3%  |
| Average Sales Price*            | —    | —    | —        | \$82,075     | \$57,524    | - 29.9%  |
| Percent of List Price Received* | —    | —    | —        | 94.7%        | 96.9%       | + 2.3%   |
| Inventory of Homes for Sale     | 1    | 1    | 0.0%     | —            | —           | —        |
| Months Supply of Inventory      | 0.8  | 0.7  | - 12.5%  | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Toledo-43623

Zip Code 43623

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 31        | 19        | - 38.7%  | 136          | 174         | + 27.9%  |
| Pending Sales                   | 18        | 20        | + 11.1%  | 106          | 136         | + 28.3%  |
| Closed Sales                    | 15        | 21        | + 40.0%  | 100          | 134         | + 34.0%  |
| Days on Market Until Sale       | 41        | 52        | + 26.8%  | 44           | 54          | + 22.7%  |
| Median Sales Price*             | \$184,500 | \$225,000 | + 22.0%  | \$180,000    | \$208,250   | + 15.7%  |
| Average Sales Price*            | \$236,553 | \$262,257 | + 10.9%  | \$217,232    | \$254,822   | + 17.3%  |
| Percent of List Price Received* | 102.1%    | 103.3%    | + 1.2%   | 103.6%       | 101.9%      | - 1.6%   |
| Inventory of Homes for Sale     | 43        | 40        | - 7.0%   | —            | —           | —        |
| Months Supply of Inventory      | 2.8       | 2.1       | - 25.0%  | —            | —           | —        |

| Condo-Villa                     | July      |      |          | Year to Date |             |          |
|---------------------------------|-----------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 2         | 0    | - 100.0% | 8            | 2           | - 75.0%  |
| Pending Sales                   | 1         | 0    | - 100.0% | 6            | 1           | - 83.3%  |
| Closed Sales                    | 1         | 0    | - 100.0% | 6            | 1           | - 83.3%  |
| Days on Market Until Sale       | 41        | —    | —        | 70           | 34          | - 51.4%  |
| Median Sales Price*             | \$160,000 | —    | —        | \$143,500    | \$185,000   | + 28.9%  |
| Average Sales Price*            | \$160,000 | —    | —        | \$164,733    | \$185,000   | + 12.3%  |
| Percent of List Price Received* | 106.7%    | —    | —        | 102.9%       | 108.8%      | + 5.7%   |
| Inventory of Homes for Sale     | 2         | 0    | - 100.0% | —            | —           | —        |
| Months Supply of Inventory      | 1.5       | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Oregon

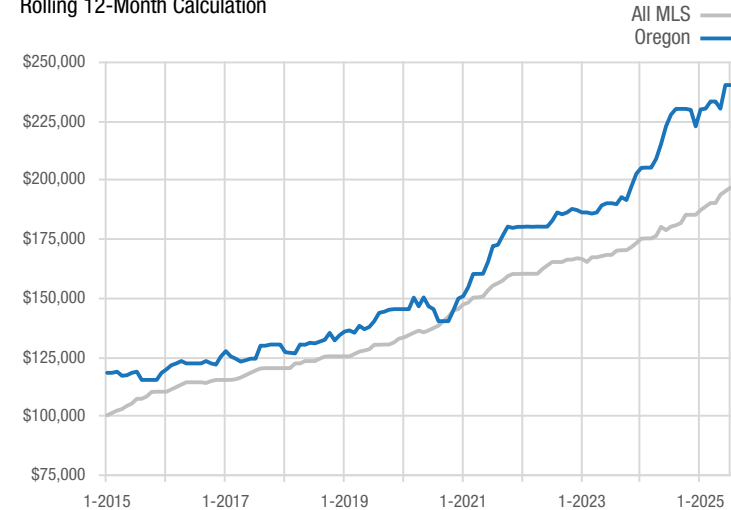
Zip Code 43616

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 25        | 17        | - 32.0%  | 131          | 162         | + 23.7%  |
| Pending Sales                   | 15        | 18        | + 20.0%  | 81           | 124         | + 53.1%  |
| Closed Sales                    | 13        | 21        | + 61.5%  | 76           | 122         | + 60.5%  |
| Days on Market Until Sale       | 39        | 92        | + 135.9% | 49           | 70          | + 42.9%  |
| Median Sales Price*             | \$245,000 | \$240,000 | - 2.0%   | \$242,000    | \$268,750   | + 11.1%  |
| Average Sales Price*            | \$251,954 | \$269,362 | + 6.9%   | \$253,631    | \$282,604   | + 11.4%  |
| Percent of List Price Received* | 104.0%    | 101.7%    | - 2.2%   | 101.8%       | 100.6%      | - 1.2%   |
| Inventory of Homes for Sale     | 49        | 52        | + 6.1%   | —            | —           | —        |
| Months Supply of Inventory      | 4.0       | 2.7       | - 32.5%  | —            | —           | —        |

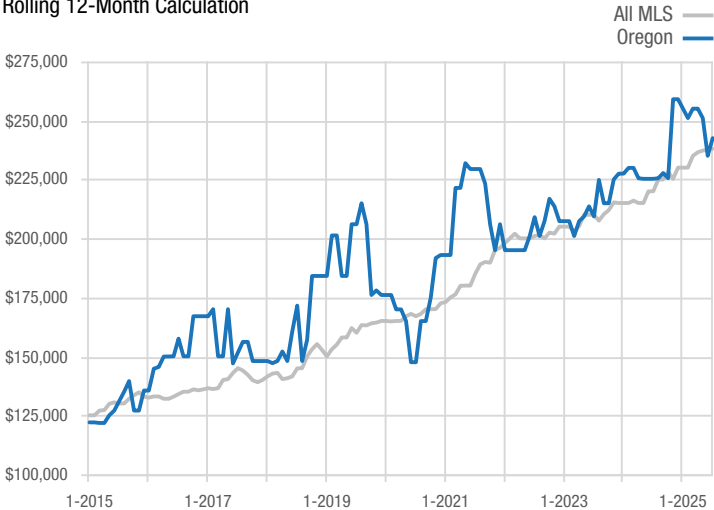
| Condo-Villa                     | July |           |          | Year to Date |             |          |
|---------------------------------|------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 1    | 2         | + 100.0% | 8            | 9           | + 12.5%  |
| Pending Sales                   | 0    | 2         | —        | 6            | 8           | + 33.3%  |
| Closed Sales                    | 0    | 1         | —        | 6            | 7           | + 16.7%  |
| Days on Market Until Sale       | —    | 38        | —        | 40           | 33          | - 17.5%  |
| Median Sales Price*             | —    | \$250,000 | —        | \$217,750    | \$209,500   | - 3.8%   |
| Average Sales Price*            | —    | \$250,000 | —        | \$231,333    | \$216,929   | - 6.2%   |
| Percent of List Price Received* | —    | 104.2%    | —        | 96.1%        | 103.3%      | + 7.5%   |
| Inventory of Homes for Sale     | 2    | 2         | 0.0%     | —            | —           | —        |
| Months Supply of Inventory      | 1.4  | 1.3       | - 7.1%   | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Bowling Green

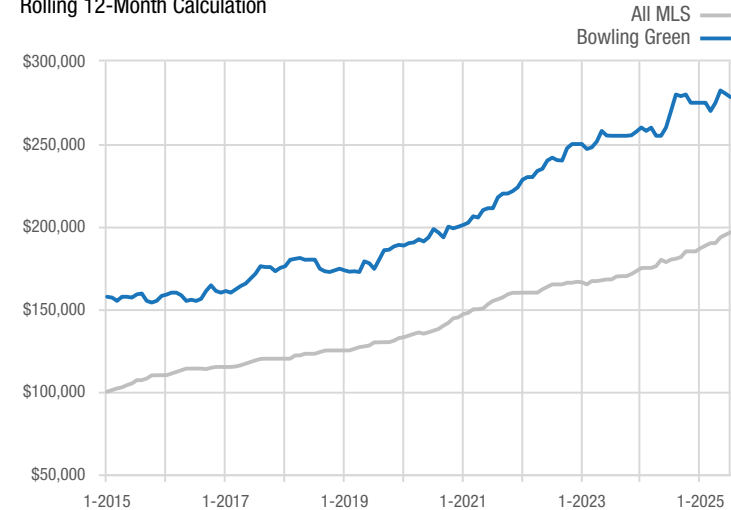
Zip Code 43402

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 27        | 20        | - 25.9%  | 140          | 152         | + 8.6%   |
| Pending Sales                   | 23        | 21        | - 8.7%   | 109          | 122         | + 11.9%  |
| Closed Sales                    | 25        | 23        | - 8.0%   | 109          | 118         | + 8.3%   |
| Days on Market Until Sale       | 44        | 63        | + 43.2%  | 48           | 59          | + 22.9%  |
| Median Sales Price*             | \$302,000 | \$265,000 | - 12.3%  | \$275,000    | \$282,453   | + 2.7%   |
| Average Sales Price*            | \$311,335 | \$305,443 | - 1.9%   | \$303,315    | \$309,896   | + 2.2%   |
| Percent of List Price Received* | 102.8%    | 100.3%    | - 2.4%   | 100.5%       | 101.1%      | + 0.6%   |
| Inventory of Homes for Sale     | 43        | 45        | + 4.7%   | —            | —           | —        |
| Months Supply of Inventory      | 2.8       | 2.6       | - 7.1%   | —            | —           | —        |

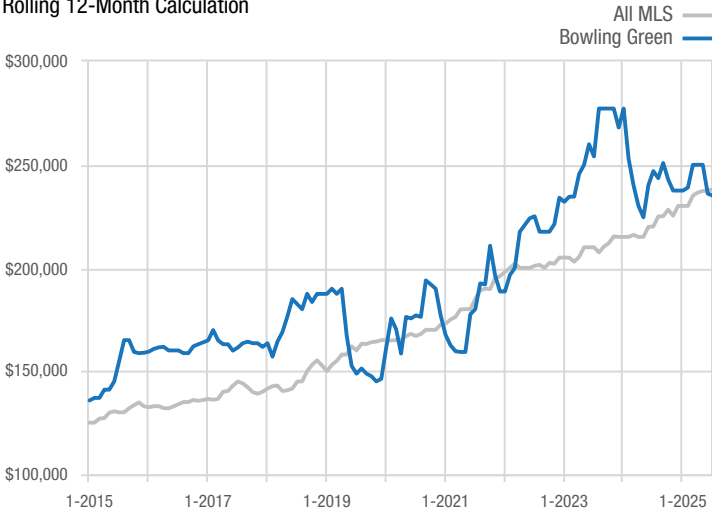
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 4         | 2         | - 50.0%  | 21           | 10          | - 52.4%  |
| Pending Sales                   | 1         | 2         | + 100.0% | 21           | 9           | - 57.1%  |
| Closed Sales                    | 2         | 2         | 0.0%     | 21           | 9           | - 57.1%  |
| Days on Market Until Sale       | 28        | 42        | + 50.0%  | 56           | 39          | - 30.4%  |
| Median Sales Price*             | \$245,500 | \$270,000 | + 10.0%  | \$233,000    | \$221,000   | - 5.2%   |
| Average Sales Price*            | \$245,500 | \$270,000 | + 10.0%  | \$248,585    | \$224,111   | - 9.8%   |
| Percent of List Price Received* | 102.0%    | 96.9%     | - 5.0%   | 101.5%       | 99.7%       | - 1.8%   |
| Inventory of Homes for Sale     | 2         | 2         | 0.0%     | —            | —           | —        |
| Months Supply of Inventory      | 0.8       | 1.1       | + 37.5%  | —            | —           | —        |

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Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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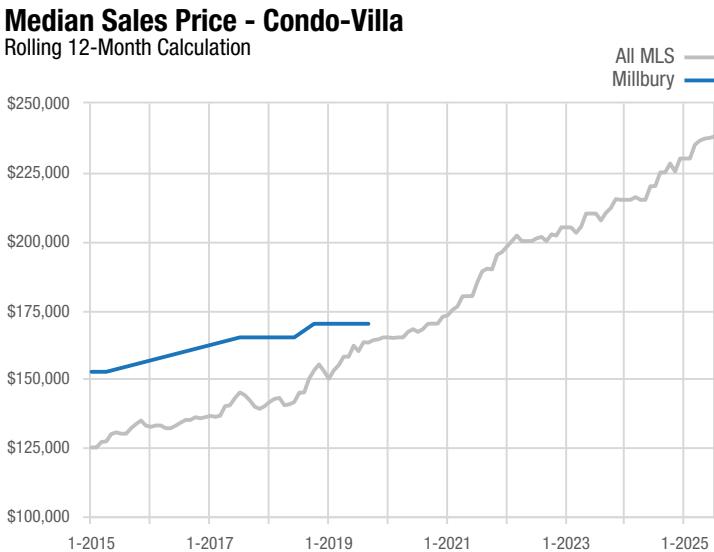
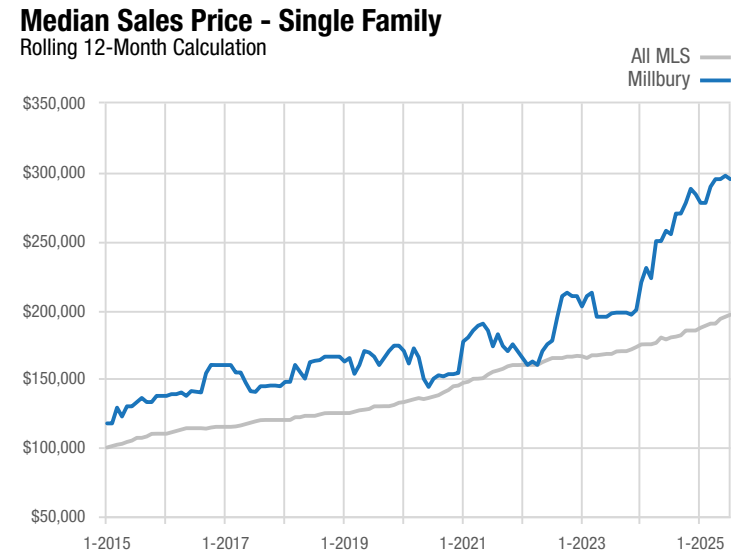
## Millbury

Zip Code 43447

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 5         | 5         | 0.0%     | 21           | 21          | 0.0%     |
| Pending Sales                   | 3         | 3         | 0.0%     | 15           | 21          | + 40.0%  |
| Closed Sales                    | 3         | 4         | + 33.3%  | 14           | 22          | + 57.1%  |
| Days on Market Until Sale       | 48        | 42        | - 12.5%  | 49           | 92          | + 87.8%  |
| Median Sales Price*             | \$189,200 | \$208,750 | + 10.3%  | \$274,000    | \$320,050   | + 16.8%  |
| Average Sales Price*            | \$264,233 | \$224,400 | - 15.1%  | \$258,443    | \$284,869   | + 10.2%  |
| Percent of List Price Received* | 98.7%     | 98.5%     | - 0.2%   | 101.4%       | 99.4%       | - 2.0%   |
| Inventory of Homes for Sale     | 9         | 4         | - 55.6%  | —            | —           | —        |
| Months Supply of Inventory      | 4.3       | 1.2       | - 72.1%  | —            | —           | —        |

| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 0           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 0           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | —           | —        |
| Median Sales Price*             | —    | —    | —        | —            | —           | —        |
| Average Sales Price*            | —    | —    | —        | —            | —           | —        |
| Percent of List Price Received* | —    | —    | —        | —            | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.



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# Local Market Update – July 2025

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## Rossford

Zip Code 43460

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 8         | 8         | 0.0%     | 47           | 47          | 0.0%     |
| Pending Sales                   | 6         | 4         | - 33.3%  | 39           | 32          | - 17.9%  |
| Closed Sales                    | 6         | 3         | - 50.0%  | 37           | 30          | - 18.9%  |
| Days on Market Until Sale       | 30        | 48        | + 60.0%  | 46           | 69          | + 50.0%  |
| Median Sales Price*             | \$220,000 | \$170,000 | - 22.7%  | \$216,500    | \$240,000   | + 10.9%  |
| Average Sales Price*            | \$268,417 | \$167,333 | - 37.7%  | \$248,562    | \$239,634   | - 3.6%   |
| Percent of List Price Received* | 105.9%    | 110.2%    | + 4.1%   | 102.1%       | 100.3%      | - 1.8%   |
| Inventory of Homes for Sale     | 11        | 17        | + 54.5%  | —            | —           | —        |
| Months Supply of Inventory      | 2.2       | 3.4       | + 54.5%  | —            | —           | —        |

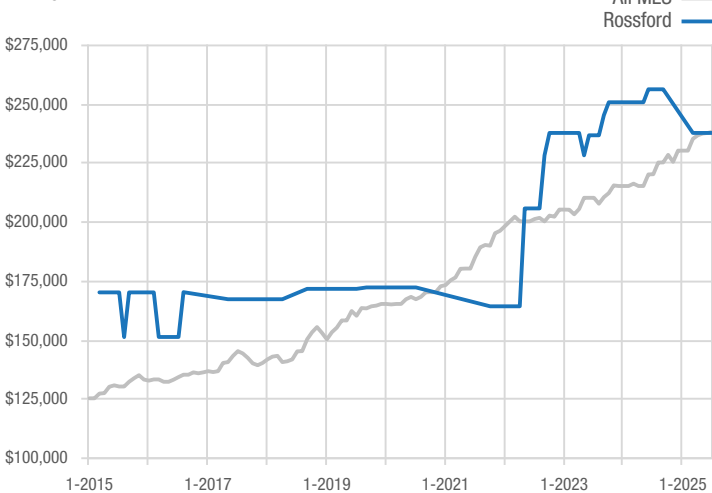
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 1           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 1           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 1           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | 61          | —        |
| Median Sales Price*             | —    | —    | —        | —            | \$237,500   | —        |
| Average Sales Price*            | —    | —    | —        | —            | \$237,500   | —        |
| Percent of List Price Received* | —    | —    | —        | —            | 100.0%      | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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# Local Market Update – July 2025

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## Walbridge

Zip Code 43465

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 7         | 6         | - 14.3%  | 33           | 28          | - 15.2%  |
| Pending Sales                   | 5         | 3         | - 40.0%  | 24           | 23          | - 4.2%   |
| Closed Sales                    | 5         | 3         | - 40.0%  | 26           | 22          | - 15.4%  |
| Days on Market Until Sale       | 53        | 45        | - 15.1%  | 55           | 43          | - 21.8%  |
| Median Sales Price*             | \$217,000 | \$292,000 | + 34.6%  | \$200,000    | \$271,250   | + 35.6%  |
| Average Sales Price*            | \$181,680 | \$236,400 | + 30.1%  | \$200,835    | \$253,291   | + 26.1%  |
| Percent of List Price Received* | 103.4%    | 100.3%    | - 3.0%   | 99.8%        | 99.6%       | - 0.2%   |
| Inventory of Homes for Sale     | 11        | 8         | - 27.3%  | —            | —           | —        |
| Months Supply of Inventory      | 2.9       | 2.2       | - 24.1%  | —            | —           | —        |

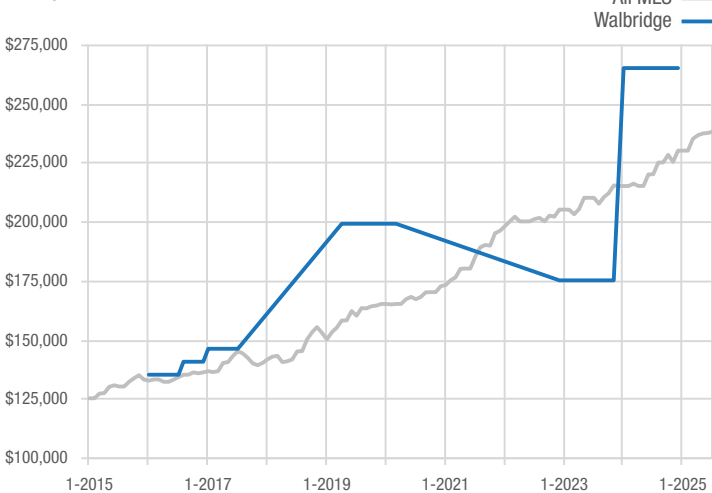
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 1            | 0           | - 100.0% |
| Closed Sales                    | 0    | 0    | —        | 1            | 0           | - 100.0% |
| Days on Market Until Sale       | —    | —    | —        | 105          | —           | —        |
| Median Sales Price*             | —    | —    | —        | \$265,000    | —           | —        |
| Average Sales Price*            | —    | —    | —        | \$265,000    | —           | —        |
| Percent of List Price Received* | —    | —    | —        | 98.1%        | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Northwood

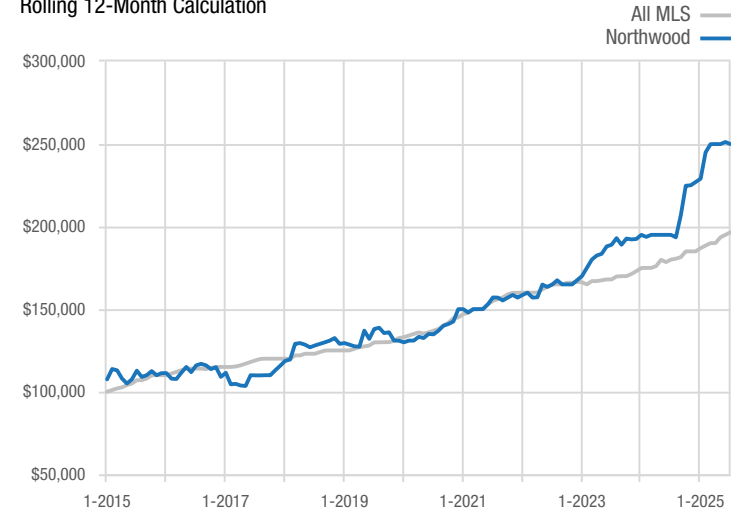
Zip Code 43619

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 14        | 8         | - 42.9%  | 79           | 71          | - 10.1%  |
| Pending Sales                   | 8         | 11        | + 37.5%  | 52           | 54          | + 3.8%   |
| Closed Sales                    | 5         | 9         | + 80.0%  | 49           | 51          | + 4.1%   |
| Days on Market Until Sale       | 46        | 47        | + 2.2%   | 58           | 85          | + 46.6%  |
| Median Sales Price*             | \$228,000 | \$231,050 | + 1.3%   | \$210,000    | \$240,950   | + 14.7%  |
| Average Sales Price*            | \$273,900 | \$263,338 | - 3.9%   | \$220,942    | \$249,074   | + 12.7%  |
| Percent of List Price Received* | 106.6%    | 101.8%    | - 4.5%   | 101.7%       | 103.0%      | + 1.3%   |
| Inventory of Homes for Sale     | 37        | 25        | - 32.4%  | —            | —           | —        |
| Months Supply of Inventory      | 4.6       | 3.2       | - 30.4%  | —            | —           | —        |

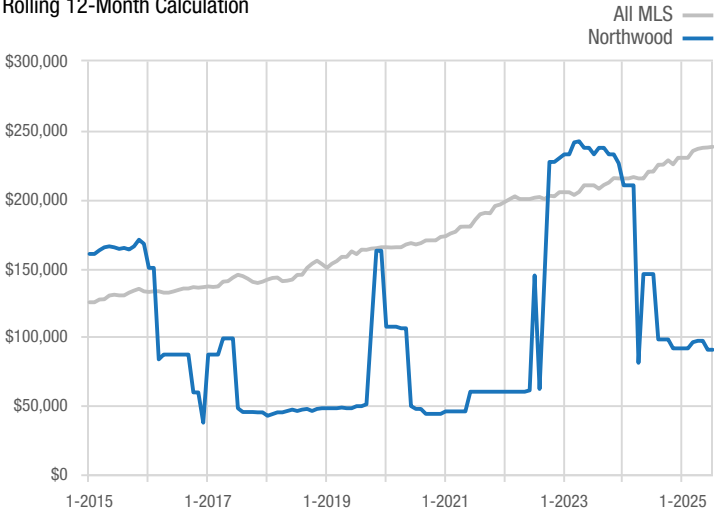
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 1    | 0    | - 100.0% | 4            | 3           | - 25.0%  |
| Pending Sales                   | 0    | 0    | —        | 1            | 3           | + 200.0% |
| Closed Sales                    | 0    | 0    | —        | 1            | 3           | + 200.0% |
| Days on Market Until Sale       | —    | —    | —        | 9            | 62          | + 588.9% |
| Median Sales Price*             | —    | —    | —        | \$81,000     | \$84,500    | + 4.3%   |
| Average Sales Price*            | —    | —    | —        | \$81,000     | \$85,233    | + 5.2%   |
| Percent of List Price Received* | —    | —    | —        | 101.4%       | 102.7%      | + 1.3%   |
| Inventory of Homes for Sale     | 3    | 0    | - 100.0% | —            | —           | —        |
| Months Supply of Inventory      | 3.0  | —    | —        | —            | —           | —        |

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Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Perrysburg and Perrysburg Twp

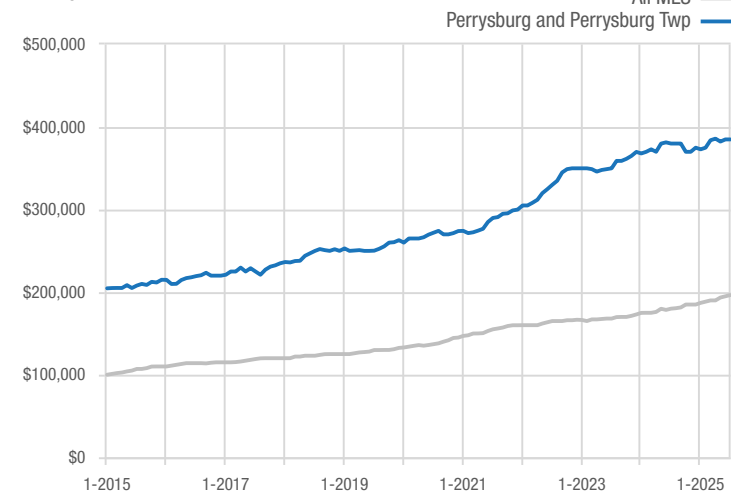
Zip Code 43551 and 43552

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 45        | 57        | + 26.7%  | 317          | 405         | + 27.8%  |
| Pending Sales                   | 46        | 46        | 0.0%     | 266          | 299         | + 12.4%  |
| Closed Sales                    | 42        | 45        | + 7.1%   | 249          | 300         | + 20.5%  |
| Days on Market Until Sale       | 51        | 71        | + 39.2%  | 70           | 80          | + 14.3%  |
| Median Sales Price*             | \$356,307 | \$375,000 | + 5.2%   | \$373,000    | \$389,900   | + 4.5%   |
| Average Sales Price*            | \$378,239 | \$398,447 | + 5.3%   | \$397,621    | \$436,224   | + 9.7%   |
| Percent of List Price Received* | 100.7%    | 101.2%    | + 0.5%   | 100.8%       | 100.5%      | - 0.3%   |
| Inventory of Homes for Sale     | 93        | 138       | + 48.4%  | —            | —           | —        |
| Months Supply of Inventory      | 2.5       | 3.4       | + 36.0%  | —            | —           | —        |

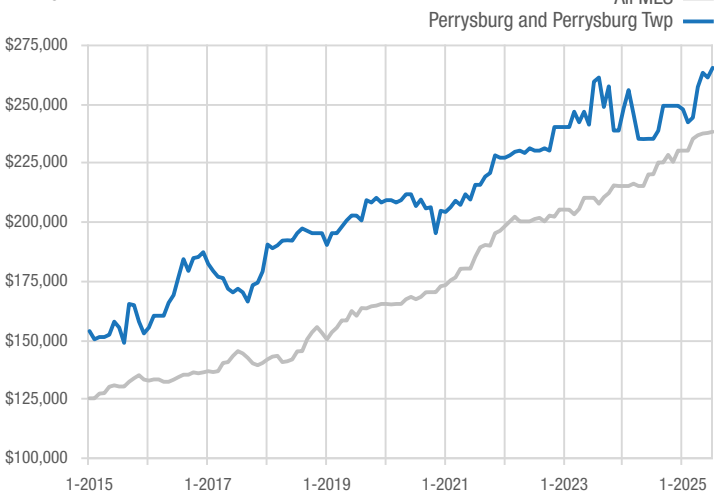
| Condo-Villa                     | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 6         | 10        | + 66.7%  | 36           | 44          | + 22.2%  |
| Pending Sales                   | 4         | 11        | + 175.0% | 34           | 39          | + 14.7%  |
| Closed Sales                    | 4         | 9         | + 125.0% | 34           | 37          | + 8.8%   |
| Days on Market Until Sale       | 44        | 53        | + 20.5%  | 63           | 76          | + 20.6%  |
| Median Sales Price*             | \$251,000 | \$265,100 | + 5.6%   | \$244,500    | \$265,100   | + 8.4%   |
| Average Sales Price*            | \$211,113 | \$269,900 | + 27.8%  | \$269,419    | \$276,060   | + 2.5%   |
| Percent of List Price Received* | 100.2%    | 98.8%     | - 1.4%   | 98.4%        | 98.5%       | + 0.1%   |
| Inventory of Homes for Sale     | 13        | 14        | + 7.7%   | —            | —           | —        |
| Months Supply of Inventory      | 2.5       | 2.8       | + 12.0%  | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Genoa

Zip Code 43430

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 11        | 6         | - 45.5%  | 30           | 31          | + 3.3%   |
| Pending Sales                   | 4         | 4         | 0.0%     | 23           | 20          | - 13.0%  |
| Closed Sales                    | 4         | 3         | - 25.0%  | 24           | 18          | - 25.0%  |
| Days on Market Until Sale       | 44        | 82        | + 86.4%  | 56           | 56          | 0.0%     |
| Median Sales Price*             | \$223,500 | \$230,000 | + 2.9%   | \$172,500    | \$212,750   | + 23.3%  |
| Average Sales Price*            | \$292,000 | \$218,333 | - 25.2%  | \$204,263    | \$200,122   | - 2.0%   |
| Percent of List Price Received* | 98.8%     | 99.7%     | + 0.9%   | 99.5%        | 101.5%      | + 2.0%   |
| Inventory of Homes for Sale     | 13        | 12        | - 7.7%   | —            | —           | —        |
| Months Supply of Inventory      | 3.7       | 3.3       | - 10.8%  | —            | —           | —        |

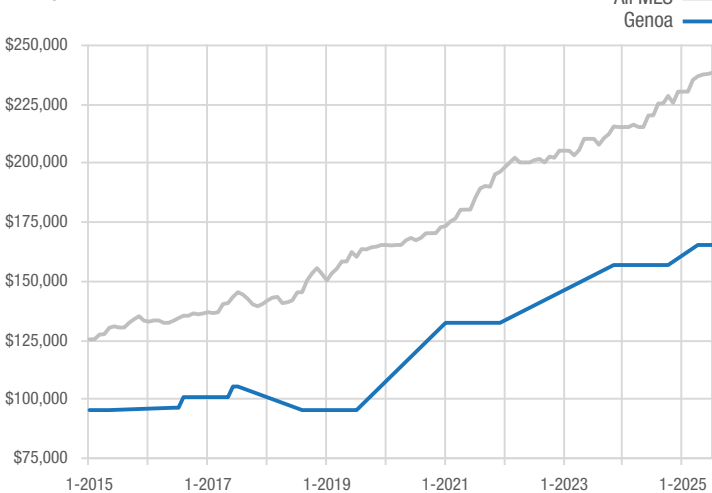
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 1           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 1           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 1           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | 49          | —        |
| Median Sales Price*             | —    | —    | —        | —            | \$165,000   | —        |
| Average Sales Price*            | —    | —    | —        | —            | \$165,000   | —        |
| Percent of List Price Received* | —    | —    | —        | —            | 101.9%      | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Wood County NE

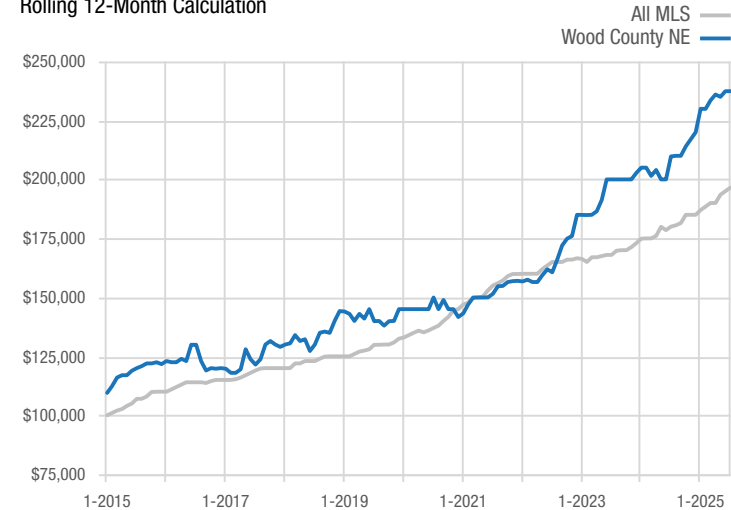
Zip Codes 43414, 43430, 43443, 43450, and 43465

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 25        | 22        | - 12.0%  | 91           | 88          | - 3.3%   |
| Pending Sales                   | 14        | 10        | - 28.6%  | 74           | 64          | - 13.5%  |
| Closed Sales                    | 14        | 10        | - 28.6%  | 77           | 59          | - 23.4%  |
| Days on Market Until Sale       | 67        | 54        | - 19.4%  | 62           | 51          | - 17.7%  |
| Median Sales Price*             | \$238,000 | \$240,000 | + 0.8%   | \$210,000    | \$235,000   | + 11.9%  |
| Average Sales Price*            | \$254,314 | \$279,970 | + 10.1%  | \$230,432    | \$256,102   | + 11.1%  |
| Percent of List Price Received* | 100.9%    | 100.2%    | - 0.7%   | 99.2%        | 100.5%      | + 1.3%   |
| Inventory of Homes for Sale     | 33        | 32        | - 3.0%   | —            | —           | —        |
| Months Supply of Inventory      | 2.9       | 3.1       | + 6.9%   | —            | —           | —        |

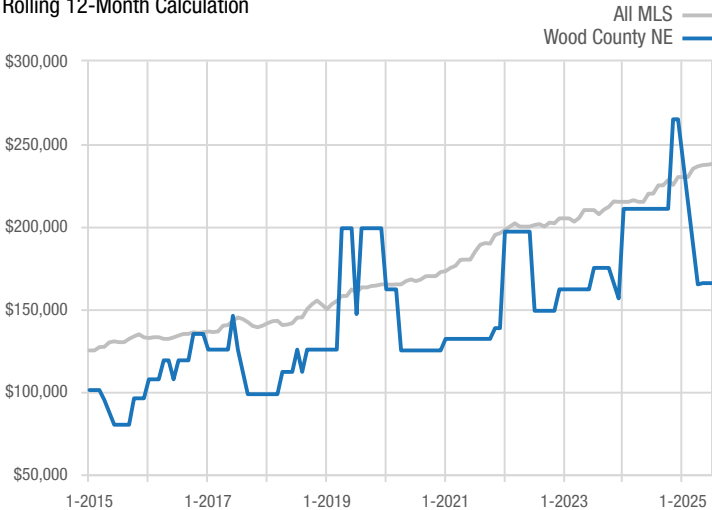
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 2    | —        | 0            | 4           | —        |
| Pending Sales                   | 0    | 0    | —        | 1            | 2           | + 100.0% |
| Closed Sales                    | 0    | 0    | —        | 1            | 2           | + 100.0% |
| Days on Market Until Sale       | —    | —    | —        | 105          | 52          | - 50.5%  |
| Median Sales Price*             | —    | —    | —        | \$265,000    | \$165,750   | - 37.5%  |
| Average Sales Price*            | —    | —    | —        | \$265,000    | \$165,750   | - 37.5%  |
| Percent of List Price Received* | —    | —    | —        | 98.1%        | 103.3%      | + 5.3%   |
| Inventory of Homes for Sale     | 0    | 2    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | 2.0  | —        | —            | —           | —        |

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Median Sales Price - Single Family  
Rolling 12-Month Calculation



Median Sales Price - Condo-Villa  
Rolling 12-Month Calculation



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## Wood County NW

Zip Codes 43522 and 43525

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 3         | 5         | + 66.7%  | 27           | 30          | + 11.1%  |
| Pending Sales                   | 6         | 3         | - 50.0%  | 24           | 26          | + 8.3%   |
| Closed Sales                    | 4         | 5         | + 25.0%  | 22           | 28          | + 27.3%  |
| Days on Market Until Sale       | 33        | 50        | + 51.5%  | 53           | 59          | + 11.3%  |
| Median Sales Price*             | \$242,317 | \$240,000 | - 1.0%   | \$231,500    | \$268,750   | + 16.1%  |
| Average Sales Price*            | \$254,059 | \$237,100 | - 6.7%   | \$258,912    | \$284,231   | + 9.8%   |
| Percent of List Price Received* | 105.1%    | 100.0%    | - 4.9%   | 100.1%       | 100.9%      | + 0.8%   |
| Inventory of Homes for Sale     | 5         | 11        | + 120.0% | —            | —           | —        |
| Months Supply of Inventory      | 1.6       | 3.5       | + 118.8% | —            | —           | —        |

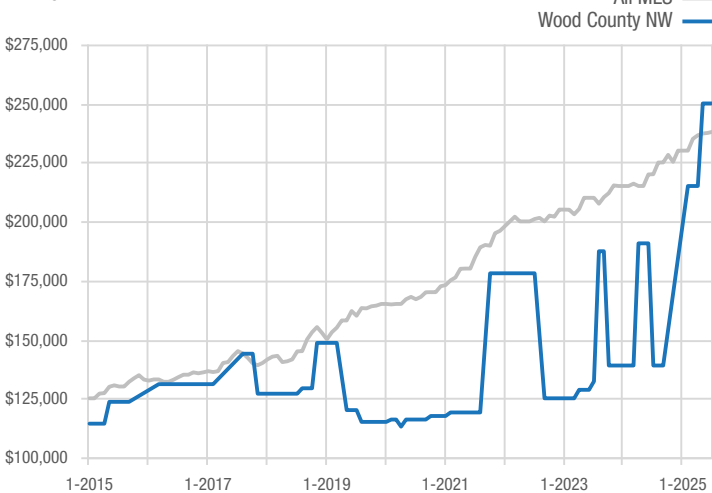
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 2           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 3           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 3           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | 68          | —        |
| Median Sales Price*             | —    | —    | —        | —            | \$250,000   | —        |
| Average Sales Price*            | —    | —    | —        | —            | \$242,667   | —        |
| Percent of List Price Received* | —    | —    | —        | —            | 98.5%       | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



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## Wood County SE

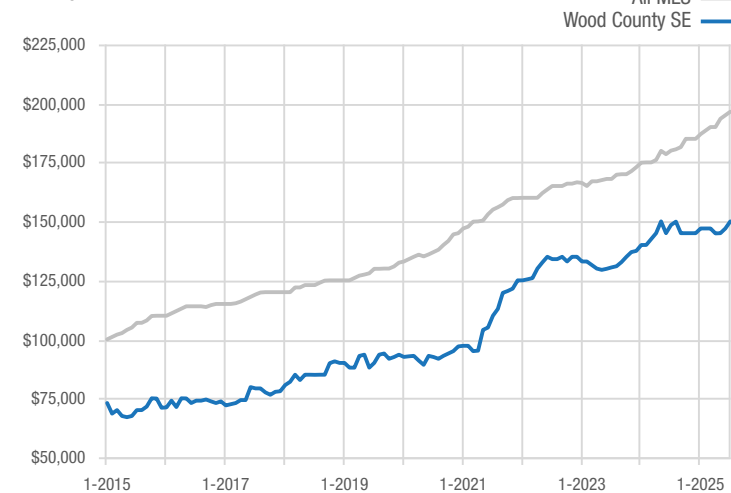
Zip Codes 43406, 43413, 43437, 43451, 43457, 43466, 44817, and 44830

| Single Family                   | July      |           |          | Year to Date |             |          |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024      | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 24        | 21        | - 12.5%  | 126          | 137         | + 8.7%   |
| Pending Sales                   | 15        | 22        | + 46.7%  | 111          | 116         | + 4.5%   |
| Closed Sales                    | 12        | 21        | + 75.0%  | 106          | 115         | + 8.5%   |
| Days on Market Until Sale       | 51        | 67        | + 31.4%  | 75           | 69          | - 8.0%   |
| Median Sales Price*             | \$155,000 | \$157,000 | + 1.3%   | \$140,500    | \$147,500   | + 5.0%   |
| Average Sales Price*            | \$160,867 | \$171,786 | + 6.8%   | \$155,606    | \$148,657   | - 4.5%   |
| Percent of List Price Received* | 102.1%    | 97.6%     | - 4.4%   | 99.3%        | 97.4%       | - 1.9%   |
| Inventory of Homes for Sale     | 41        | 41        | 0.0%     | —            | —           | —        |
| Months Supply of Inventory      | 2.6       | 2.5       | - 3.8%   | —            | —           | —        |

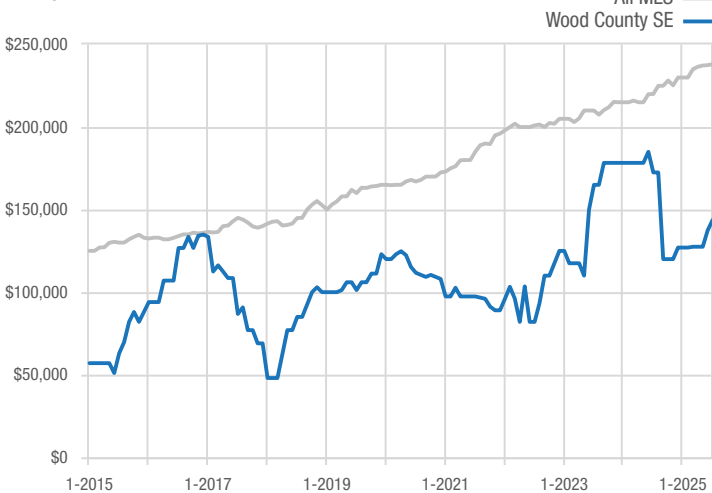
| Condo-Villa                     | July |           |          | Year to Date |             |          |
|---------------------------------|------|-----------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025      | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 1         | —        | 1            | 6           | + 500.0% |
| Pending Sales                   | 0    | 1         | —        | 0            | 4           | —        |
| Closed Sales                    | 0    | 1         | —        | 0            | 4           | —        |
| Days on Market Until Sale       | —    | 93        | —        | —            | 78          | —        |
| Median Sales Price*             | —    | \$150,000 | —        | —            | \$153,500   | —        |
| Average Sales Price*            | —    | \$150,000 | —        | —            | \$173,000   | —        |
| Percent of List Price Received* | —    | 96.8%     | —        | —            | 99.0%       | —        |
| Inventory of Homes for Sale     | 2    | 3         | + 50.0%  | —            | —           | —        |
| Months Supply of Inventory      | 2.0  | 3.0       | + 50.0%  | —            | —           | —        |

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

# Local Market Update – July 2025

This representation is based in whole or in part on data supplied by the Northwest Ohio Real Estate Information System (NORIS) Multiple Listing Service. NORIS does not guarantee or is not responsible in any way for its accuracy. Data maintained by NORIS may not reflect all real estate activity in the market.



## Wood County SW

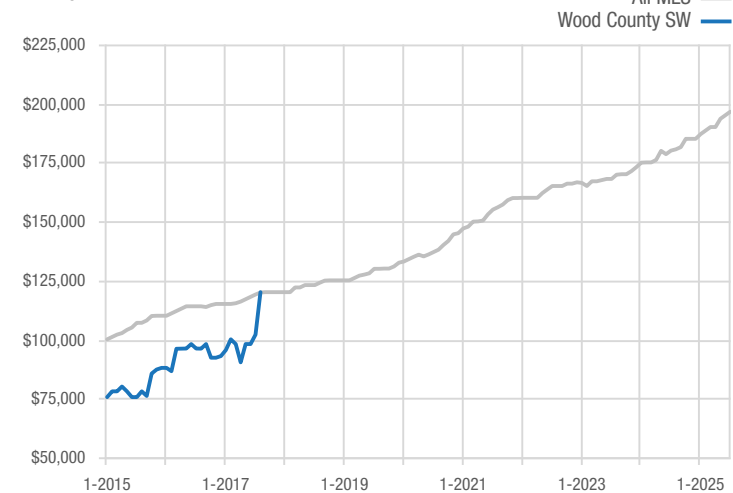
Zip Codes 43462, 43511, 43516, 43529, 43569, and 45872

| Single Family                   | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 0           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 0           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | —           | —        |
| Median Sales Price*             | —    | —    | —        | —            | —           | —        |
| Average Sales Price*            | —    | —    | —        | —            | —           | —        |
| Percent of List Price Received* | —    | —    | —        | —            | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

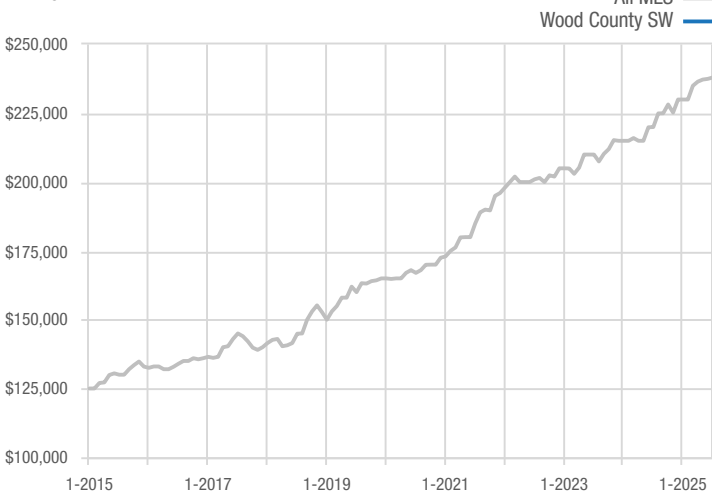
| Condo-Villa                     | July |      |          | Year to Date |             |          |
|---------------------------------|------|------|----------|--------------|-------------|----------|
| Key Metrics                     | 2024 | 2025 | % Change | Thru 7-2024  | Thru 7-2025 | % Change |
| New Listings                    | 0    | 0    | —        | 0            | 0           | —        |
| Pending Sales                   | 0    | 0    | —        | 0            | 0           | —        |
| Closed Sales                    | 0    | 0    | —        | 0            | 0           | —        |
| Days on Market Until Sale       | —    | —    | —        | —            | —           | —        |
| Median Sales Price*             | —    | —    | —        | —            | —           | —        |
| Average Sales Price*            | —    | —    | —        | —            | —           | —        |
| Percent of List Price Received* | —    | —    | —        | —            | —           | —        |
| Inventory of Homes for Sale     | 0    | 0    | —        | —            | —           | —        |
| Months Supply of Inventory      | —    | —    | —        | —            | —           | —        |

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### Median Sales Price - Single Family



### Median Sales Price - Condo-Villa



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.