

Local Market Update – October 2021

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Lucas and Upper Wood County

Lucas County, Perrysburg, Northwood, Rossford & Lake Twp.

The U.S. housing market remains robust, with strong activity reported across both rental and residential housing fronts. Single-family rent prices are increasing rapidly, as demand for single-family housing and inventory constraints forces some buyers to rent, increasing competition and pushing rents up across the nation. Meanwhile, sales of new construction single family homes recently hit a six-month high, rising 14% to a seasonally adjusted rate of 800,000, according to the latest data from the U.S. Department of Housing and Urban Development.

As temperatures drop, existing home sales continue to be plentiful, buoyed by strong demand, low interest rates, and a slight uptick in new listings in recent months, according to the National Association of REALTORS®. With interest rates inching upward, and experts expecting further rate increases on the horizon, motivated buyers are hoping to lock in their home purchases to take advantage of what are still historically low rates.

Single Family Key Metrics	October			Year to Date		
	2020	2021	% Change	Thru 10 2020	Thru 10 2021	% Change
New Listings	703	615	-12.5%	6,427	6,843	+6.5%
Closed Sales	646	624	-3.4%	5,296	5,684	+7.3%
Days on Market	66	63	-4.5%	79	64	-19.0%
SP\$/SqFt	\$93.79	\$108.71	+15.9%	\$92.19	\$104.74	+13.6%
Median Sales Price*	\$144,973	\$159,900	+10.3%	\$144,820	\$156,000	+7.7%
Average Sales Price*	\$176,385	\$199,026	+12.8%	\$173,902	\$193,533	+11.3%
Percent of List Price Received*	159%	100%	-37.1%	249%	101%	-59.4%
Months Supply of Inventory	2	2	---	---	---	---
Total Volume	\$113,943,830	\$124,191,931	+9.0%	\$915,988,674	\$1,090,999,769	+19.1%

Condo Key Metrics	October			Year to Date		
	2020	2021	% Change	Thru 10 2020	Thru 10 2021	% Change
New Listings	46	53	+15.2%	590	538	-8.8%
Closed Sales	44	60	+36.4%	466	474	+1.7%
Days on Market	93	74	-20.4%	82	78	-4.9%
SP\$/SqFt	\$114.85	\$119.46	+4.0%	\$108.75	\$119.08	+9.5%
Median Sales Price*	\$189,950	\$186,750	-1.7%	\$175,000	\$200,000	+14.3%
Average Sales Price*	\$200,470	\$202,194	+8.6%	\$188,444	\$205,653	+9.1%
Percent of List Price Received*	96%	98%	+2.1%	98%	99%	+1.0%
Months Supply of Inventory	4	2	-50.0%	---	---	---
Total Volume	\$8,820,672	\$12,131,615	+37.5%	\$87,814,870	\$97,479,638	+11.0%

*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	10-2020	10-2021	% Change	YTD 2020	YTD 2021	% Change
New Listings		1,208	1,076	- 10.9%	11,032	11,804	+ 7.0%
Pending Sales		1,065	1,104	+ 3.7%	9,340	10,040	+ 7.5%
Closed Sales		1,102	1,122	+ 1.8%	9,247	9,882	+ 6.9%
Days on Market Until Sale		69	62	- 10.1%	80	63	- 21.3%
Median Sales Price		\$152,000	\$162,000	+ 6.6%	\$145,000	\$160,000	+ 10.3%
Average Sales Price		\$177,753	\$198,904	+ 11.9%	\$171,614	\$192,946	+ 12.4%
Percent of List Price Received		98.4%	99.3%	+ 0.9%	98.0%	99.9%	+ 1.9%
Housing Affordability Index		262	248	- 5.3%	274	252	- 8.0%
Inventory of Homes for Sale		2,489	2,359	- 5.2%	—	—	—
Months Supply of Inventory		2.7	2.4	- 11.1%	—	—	—

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Lucas County

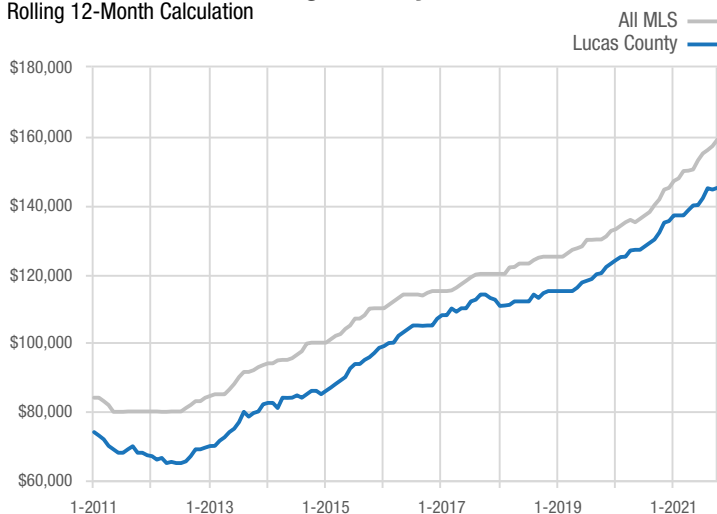
Single Family Key Metrics	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	597	512	- 14.2%	5,486	5,795	+ 5.6%
Pending Sales	532	519	- 2.4%	4,591	4,908	+ 6.9%
Closed Sales	561	532	- 5.2%	4,527	4,816	+ 6.4%
Days on Market Until Sale	63	62	- 1.6%	76	60	- 21.1%
Median Sales Price*	\$140,250	\$150,000	+ 7.0%	\$134,900	\$145,000	+ 7.5%
Average Sales Price*	\$166,958	\$193,242	+ 15.7%	\$162,205	\$178,740	+ 10.2%
Percent of List Price Received*	98.7%	99.6%	+ 0.9%	98.0%	100.3%	+ 2.3%
Inventory of Homes for Sale	1,142	1,076	- 5.8%	—	—	—
Months Supply of Inventory	2.6	2.2	- 15.4%	—	—	—

Condo-Villa Key Metrics	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	42	49	+ 16.7%	500	472	- 5.6%
Pending Sales	35	47	+ 34.3%	395	429	+ 8.6%
Closed Sales	36	49	+ 36.1%	382	412	+ 7.9%
Days on Market Until Sale	98	79	- 19.4%	85	82	- 3.5%
Median Sales Price*	\$185,950	\$164,500	- 11.5%	\$174,000	\$195,000	+ 12.1%
Average Sales Price*	\$185,869	\$196,325	+ 5.6%	\$184,865	\$204,518	+ 10.6%
Percent of List Price Received*	95.7%	97.3%	+ 1.7%	97.5%	99.0%	+ 1.5%
Inventory of Homes for Sale	128	90	- 29.7%	—	—	—
Months Supply of Inventory	3.4	2.1	- 38.2%	—	—	—

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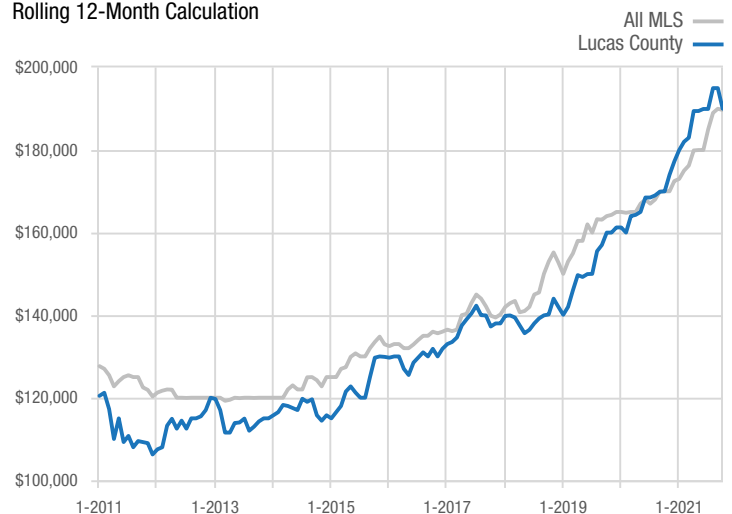
Median Sales Price - Single Family

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.

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Wood County

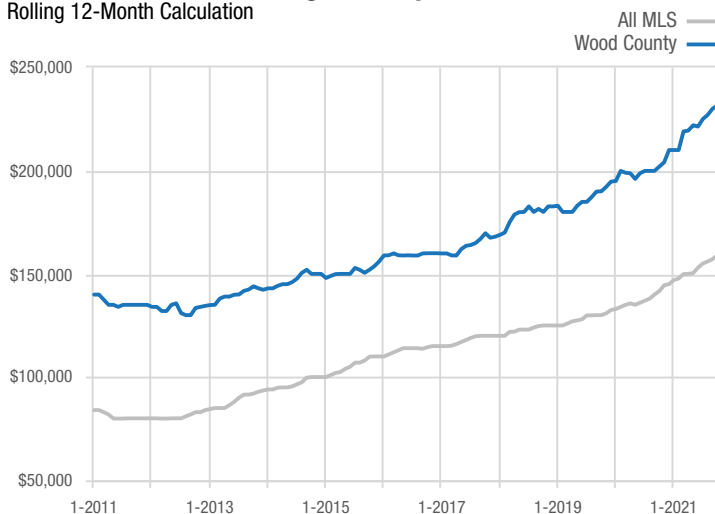
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	146	104	- 28.8%	1,332	1,417	+ 6.4%
Pending Sales	113	127	+ 12.4%	1,129	1,230	+ 8.9%
Closed Sales	120	131	+ 9.2%	1,112	1,220	+ 9.7%
Days on Market Until Sale	74	61	- 17.6%	81	63	- 22.2%
Median Sales Price*	\$219,900	\$230,000	+ 4.6%	\$204,050	\$233,500	+ 14.4%
Average Sales Price*	\$244,225	\$257,036	+ 5.2%	\$228,973	\$259,206	+ 13.2%
Percent of List Price Received*	100.1%	99.4%	- 0.7%	99.2%	101.1%	+ 1.9%
Inventory of Homes for Sale	302	254	- 15.9%	—	—	—
Months Supply of Inventory	2.8	2.1	- 25.0%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	8	6	- 25.0%	131	105	- 19.8%
Pending Sales	12	14	+ 16.7%	119	100	- 16.0%
Closed Sales	11	15	+ 36.4%	116	98	- 15.5%
Days on Market Until Sale	69	47	- 31.9%	70	52	- 25.7%
Median Sales Price*	\$175,000	\$230,000	+ 31.4%	\$183,450	\$219,000	+ 19.4%
Average Sales Price*	\$234,391	\$237,820	+ 1.5%	\$202,656	\$216,004	+ 6.6%
Percent of List Price Received*	97.5%	99.4%	+ 1.9%	98.2%	100.4%	+ 2.2%
Inventory of Homes for Sale	20	14	- 30.0%	—	—	—
Months Supply of Inventory	1.8	1.4	- 22.2%	—	—	—

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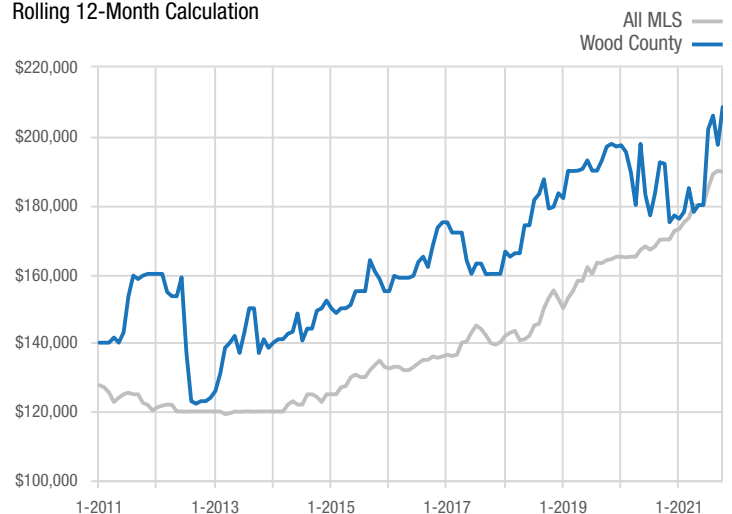
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Toledo

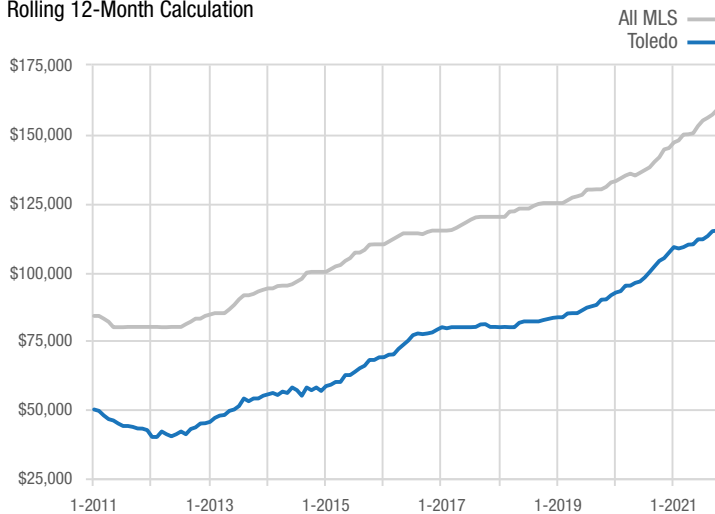
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	421	386	- 8.3%	3,660	4,029	+ 10.1%
Pending Sales	372	344	- 7.5%	3,057	3,332	+ 9.0%
Closed Sales	395	352	- 10.9%	3,007	3,283	+ 9.2%
Days on Market Until Sale	62	59	- 4.8%	74	58	- 21.6%
Median Sales Price*	\$115,000	\$120,000	+ 4.3%	\$105,000	\$115,000	+ 9.5%
Average Sales Price*	\$130,104	\$136,666	+ 5.0%	\$121,782	\$130,925	+ 7.5%
Percent of List Price Received*	98.3%	99.5%	+ 1.2%	97.6%	99.9%	+ 2.4%
Inventory of Homes for Sale	753	782	+ 3.9%	—	—	—
Months Supply of Inventory	2.5	2.4	- 4.0%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	18	24	+ 33.3%	226	246	+ 8.8%
Pending Sales	11	25	+ 127.3%	194	217	+ 11.9%
Closed Sales	15	23	+ 53.3%	194	210	+ 8.2%
Days on Market Until Sale	117	56	- 52.1%	74	68	- 8.1%
Median Sales Price*	\$138,000	\$92,450	- 33.0%	\$139,950	\$135,309	- 3.3%
Average Sales Price*	\$143,956	\$126,689	- 12.0%	\$146,353	\$150,462	+ 2.8%
Percent of List Price Received*	92.6%	94.8%	+ 2.4%	96.6%	98.3%	+ 1.8%
Inventory of Homes for Sale	53	47	- 11.3%	—	—	—
Months Supply of Inventory	2.8	2.3	- 17.9%	—	—	—

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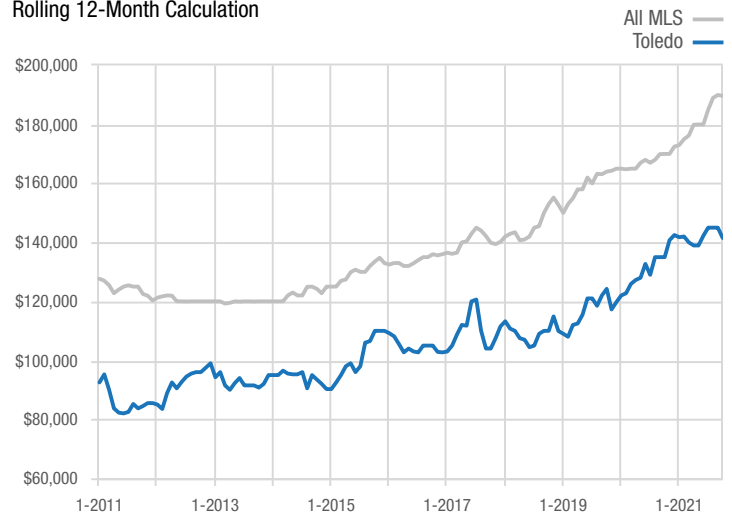
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Sylvania

43560 and 43617

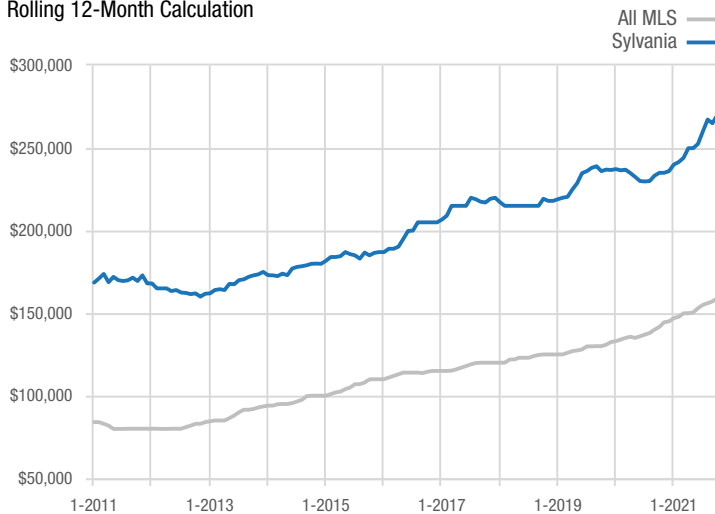
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	57	45	- 21.1%	665	613	- 7.8%
Pending Sales	42	57	+ 35.7%	559	533	- 4.7%
Closed Sales	39	59	+ 51.3%	551	522	- 5.3%
Days on Market Until Sale	59	66	+ 11.9%	79	63	- 20.3%
Median Sales Price*	\$225,000	\$279,900	+ 24.4%	\$235,000	\$275,500	+ 17.2%
Average Sales Price*	\$229,075	\$303,955	+ 32.7%	\$249,810	\$292,296	+ 17.0%
Percent of List Price Received*	99.2%	100.0%	+ 0.8%	98.8%	101.5%	+ 2.7%
Inventory of Homes for Sale	142	111	- 21.8%	—	—	—
Months Supply of Inventory	2.7	2.1	- 22.2%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	13	18	+ 38.5%	161	133	- 17.4%
Pending Sales	15	15	0.0%	126	115	- 8.7%
Closed Sales	10	16	+ 60.0%	114	119	+ 4.4%
Days on Market Until Sale	122	100	- 18.0%	103	98	- 4.9%
Median Sales Price*	\$172,500	\$272,150	+ 57.8%	\$210,450	\$241,375	+ 14.7%
Average Sales Price*	\$201,210	\$260,514	+ 29.5%	\$209,313	\$232,319	+ 11.0%
Percent of List Price Received*	97.5%	99.4%	+ 1.9%	98.4%	99.8%	+ 1.4%
Inventory of Homes for Sale	43	29	- 32.6%	—	—	—
Months Supply of Inventory	3.6	2.5	- 30.6%	—	—	—

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Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

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Spring Meadows

MLS Area 05: 43528 (Includes Holland)

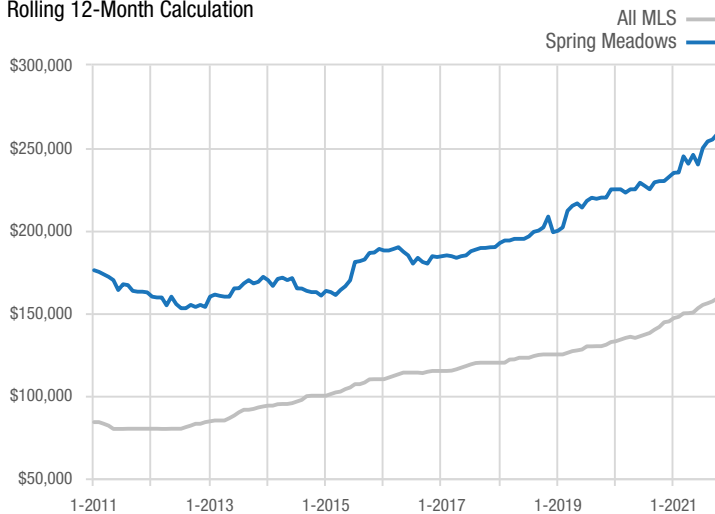
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	25	18	- 28.0%	238	242	+ 1.7%
Pending Sales	23	17	- 26.1%	199	214	+ 7.5%
Closed Sales	27	24	- 11.1%	199	212	+ 6.5%
Days on Market Until Sale	100	75	- 25.0%	85	63	- 25.9%
Median Sales Price*	\$240,000	\$241,000	+ 0.4%	\$230,000	\$265,000	+ 15.2%
Average Sales Price*	\$233,046	\$277,948	+ 19.3%	\$236,623	\$278,327	+ 17.6%
Percent of List Price Received*	100.2%	101.0%	+ 0.8%	99.0%	100.7%	+ 1.7%
Inventory of Homes for Sale	43	35	- 18.6%	—	—	—
Months Supply of Inventory	2.2	1.7	- 22.7%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	2	2	0.0%	51	47	- 7.8%
Pending Sales	4	4	0.0%	43	44	+ 2.3%
Closed Sales	4	2	- 50.0%	43	40	- 7.0%
Days on Market Until Sale	83	32	- 61.4%	78	83	+ 6.4%
Median Sales Price*	\$217,921	\$320,050	+ 46.9%	\$207,342	\$310,999	+ 50.0%
Average Sales Price*	\$228,789	\$320,050	+ 39.9%	\$229,534	\$302,424	+ 31.8%
Percent of List Price Received*	99.3%	100.5%	+ 1.2%	98.1%	99.4%	+ 1.3%
Inventory of Homes for Sale	10	10	0.0%	—	—	—
Months Supply of Inventory	2.4	2.4	0.0%	—	—	—

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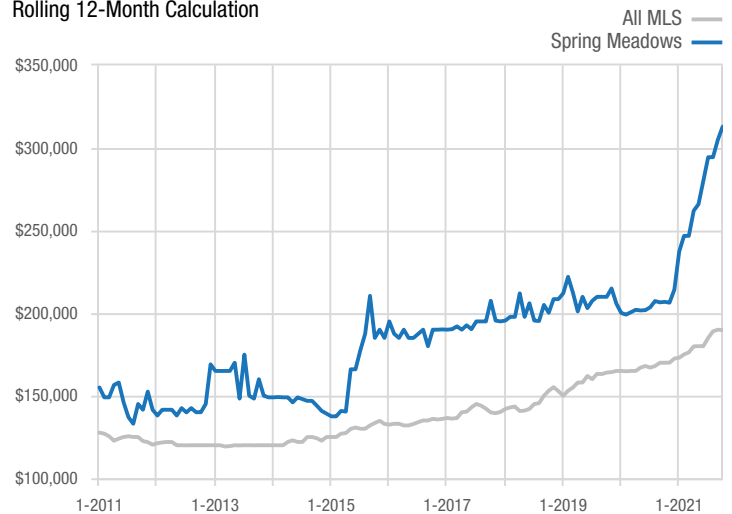
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Monclova

MLS Area 06: 43542

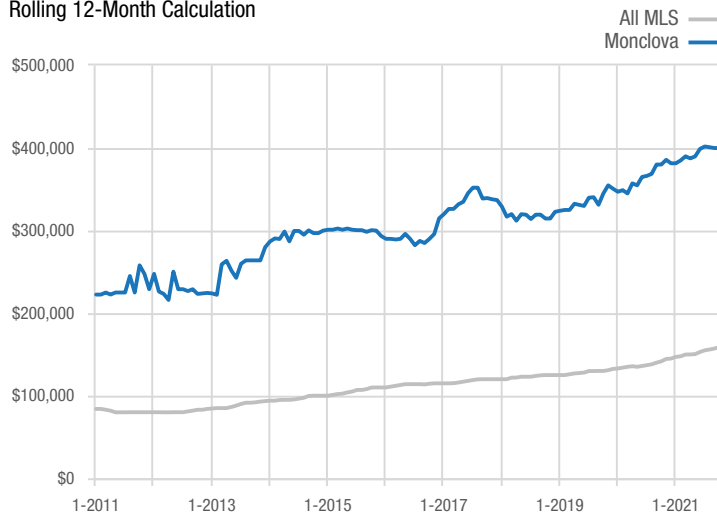
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	9	2	- 77.8%	63	77	+ 22.2%
Pending Sales	4	6	+ 50.0%	55	71	+ 29.1%
Closed Sales	5	9	+ 80.0%	54	68	+ 25.9%
Days on Market Until Sale	81	59	- 27.2%	114	71	- 37.7%
Median Sales Price*	\$456,000	\$415,000	- 9.0%	\$390,000	\$401,903	+ 3.1%
Average Sales Price*	\$495,700	\$460,425	- 7.1%	\$386,745	\$438,340	+ 13.3%
Percent of List Price Received*	100.5%	103.0%	+ 2.5%	98.2%	101.1%	+ 3.0%
Inventory of Homes for Sale	19	9	- 52.6%	—	—	—
Months Supply of Inventory	3.7	1.3	- 64.9%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	2	1	- 50.0%	15	14	- 6.7%
Pending Sales	0	2	—	6	18	+ 200.0%
Closed Sales	0	2	—	6	7	+ 16.7%
Days on Market Until Sale	—	235	—	69	231	+ 234.8%
Median Sales Price*	—	\$287,620	—	\$284,000	\$299,700	+ 5.5%
Average Sales Price*	—	\$287,620	—	\$283,300	\$298,349	+ 5.3%
Percent of List Price Received*	—	100.0%	—	99.7%	100.0%	+ 0.3%
Inventory of Homes for Sale	7	2	- 71.4%	—	—	—
Months Supply of Inventory	3.5	1.1	- 68.6%	—	—	—

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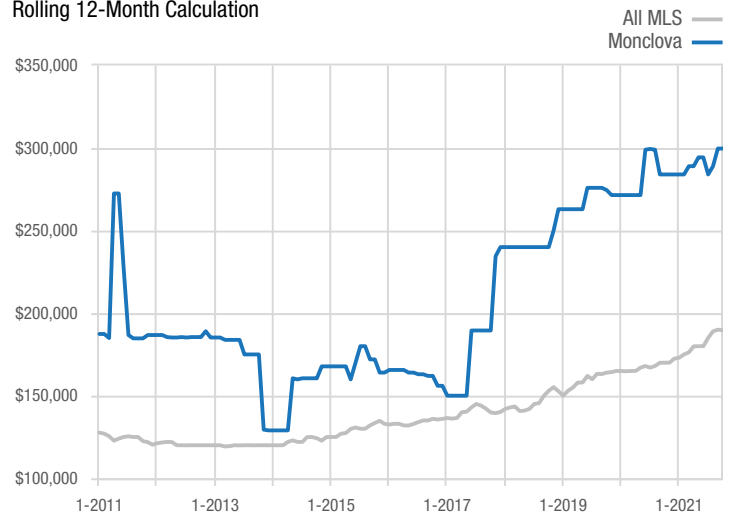
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Maumee

MLS Area 07: 43537

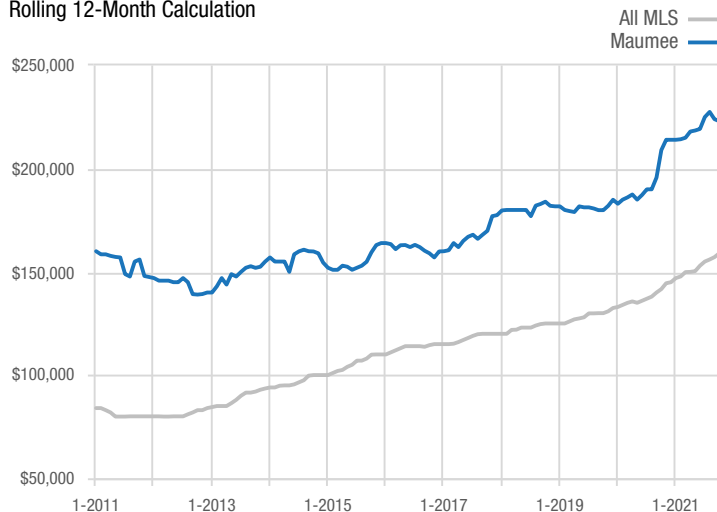
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	45	39	- 13.3%	435	430	- 1.1%
Pending Sales	49	40	- 18.4%	355	371	+ 4.5%
Closed Sales	53	38	- 28.3%	352	367	+ 4.3%
Days on Market Until Sale	54	51	- 5.6%	65	55	- 15.4%
Median Sales Price*	\$239,000	\$253,450	+ 6.0%	\$209,500	\$221,000	+ 5.5%
Average Sales Price*	\$283,721	\$283,756	+ 0.0%	\$239,773	\$255,699	+ 6.6%
Percent of List Price Received*	100.2%	99.4%	- 0.8%	98.8%	101.3%	+ 2.5%
Inventory of Homes for Sale	79	66	- 16.5%	—	—	—
Months Supply of Inventory	2.3	1.8	- 21.7%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	7	8	+ 14.3%	58	61	+ 5.2%
Pending Sales	8	6	- 25.0%	40	51	+ 27.5%
Closed Sales	8	3	- 62.5%	41	48	+ 17.1%
Days on Market Until Sale	64	39	- 39.1%	77	63	- 18.2%
Median Sales Price*	\$184,500	\$150,000	- 18.7%	\$205,000	\$230,750	+ 12.6%
Average Sales Price*	\$211,413	\$191,000	- 9.7%	\$219,017	\$271,810	+ 24.1%
Percent of List Price Received*	98.0%	96.7%	- 1.3%	97.8%	99.7%	+ 1.9%
Inventory of Homes for Sale	17	11	- 35.3%	—	—	—
Months Supply of Inventory	4.4	2.1	- 52.3%	—	—	—

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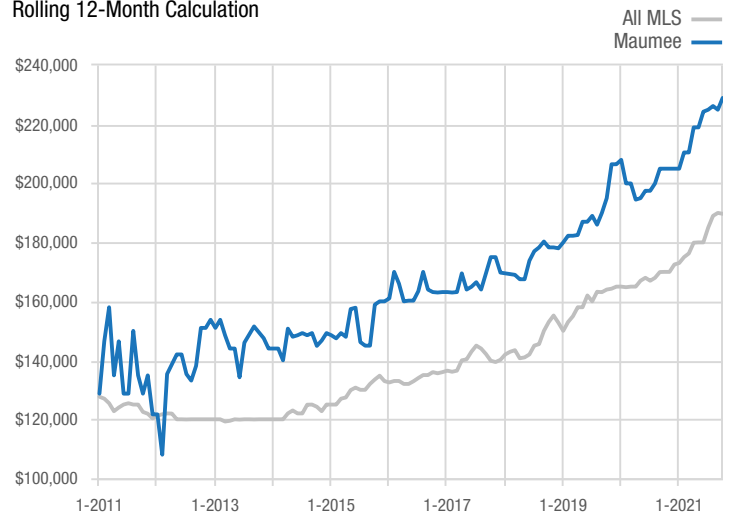
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Local Market Update – October 2021

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Whitehouse

MLS Area 08: 43571

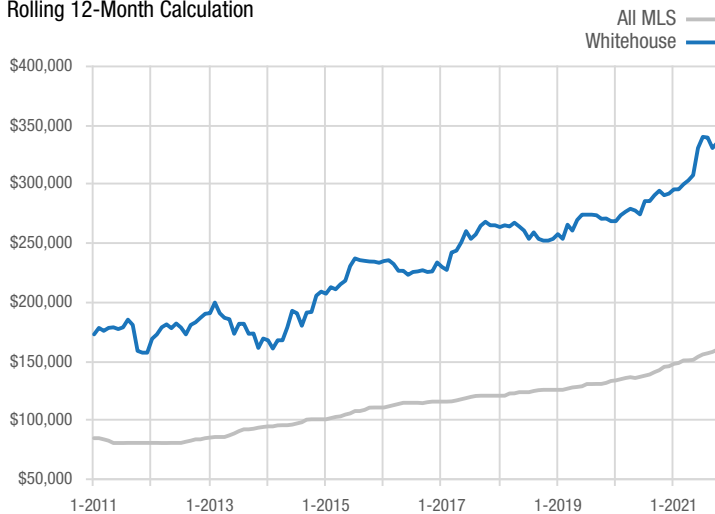
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	9	5	- 44.4%	127	94	- 26.0%
Pending Sales	5	9	+ 80.0%	95	93	- 2.1%
Closed Sales	6	11	+ 83.3%	96	92	- 4.2%
Days on Market Until Sale	101	70	- 30.7%	85	77	- 9.4%
Median Sales Price*	\$308,000	\$360,000	+ 16.9%	\$292,750	\$350,000	+ 19.6%
Average Sales Price*	\$308,983	\$501,067	+ 62.2%	\$296,697	\$378,537	+ 27.6%
Percent of List Price Received*	97.8%	98.1%	+ 0.3%	98.4%	100.3%	+ 1.9%
Inventory of Homes for Sale	33	17	- 48.5%	—	—	—
Months Supply of Inventory	3.7	1.8	- 51.4%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	1	—	8	4	- 50.0%
Pending Sales	0	0	—	6	2	- 66.7%
Closed Sales	0	1	—	6	2	- 66.7%
Days on Market Until Sale	—	98	—	31	161	+ 419.4%
Median Sales Price*	—	\$270,000	—	\$216,250	\$255,000	+ 17.9%
Average Sales Price*	—	\$270,000	—	\$220,550	\$255,000	+ 15.6%
Percent of List Price Received*	—	93.1%	—	100.0%	91.0%	- 9.0%
Inventory of Homes for Sale	1	3	+ 200.0%	—	—	—
Months Supply of Inventory	0.7	3.0	+ 328.6%	—	—	—

* 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.

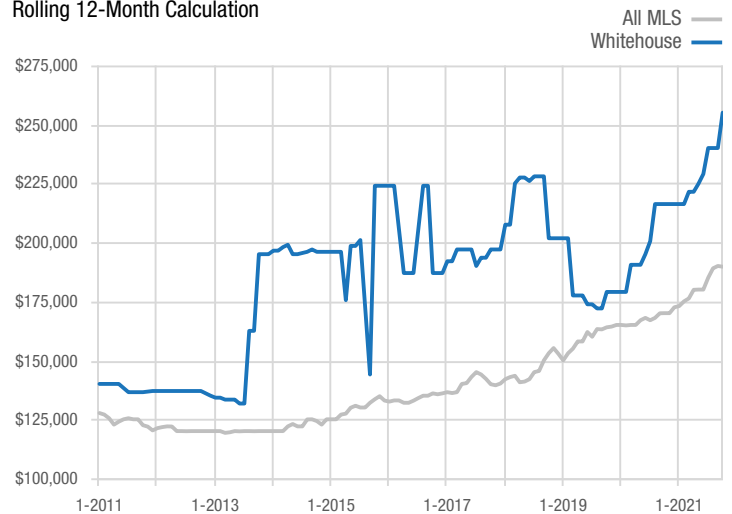
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Waterville

MLS Area 10: 43566

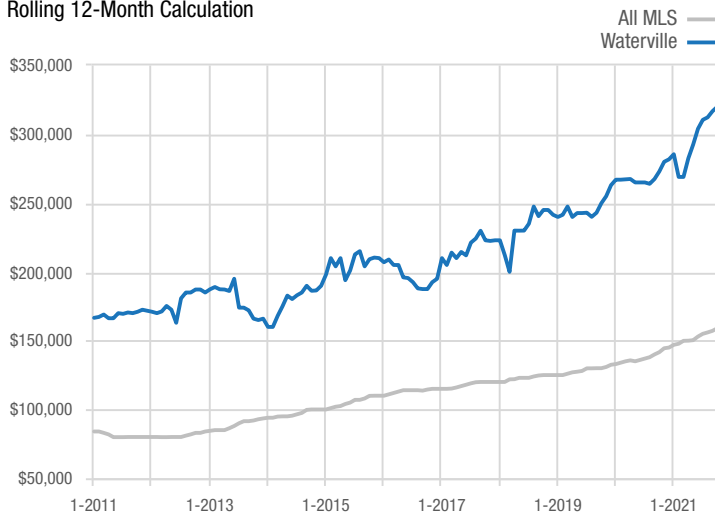
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	16	7	- 56.3%	130	137	+ 5.4%
Pending Sales	14	18	+ 28.6%	107	118	+ 10.3%
Closed Sales	12	16	+ 33.3%	108	105	- 2.8%
Days on Market Until Sale	83	94	+ 13.3%	88	87	- 1.1%
Median Sales Price*	\$284,750	\$320,000	+ 12.4%	\$269,000	\$320,000	+ 19.0%
Average Sales Price*	\$277,617	\$334,365	+ 20.4%	\$266,516	\$309,464	+ 16.1%
Percent of List Price Received*	99.2%	100.1%	+ 0.9%	98.7%	100.3%	+ 1.6%
Inventory of Homes for Sale	35	33	- 5.7%	—	—	—
Months Supply of Inventory	3.4	2.9	- 14.7%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	4	0	- 100.0%	31	14	- 54.8%
Pending Sales	3	0	- 100.0%	24	18	- 25.0%
Closed Sales	2	3	+ 50.0%	21	19	- 9.5%
Days on Market Until Sale	40	118	+ 195.0%	93	103	+ 10.8%
Median Sales Price*	\$204,313	\$220,000	+ 7.7%	\$210,000	\$220,000	+ 4.8%
Average Sales Price*	\$204,313	\$241,300	+ 18.1%	\$233,896	\$233,213	- 0.3%
Percent of List Price Received*	99.7%	104.3%	+ 4.6%	99.3%	100.5%	+ 1.2%
Inventory of Homes for Sale	10	0	- 100.0%	—	—	—
Months Supply of Inventory	4.0	—	—	—	—	—

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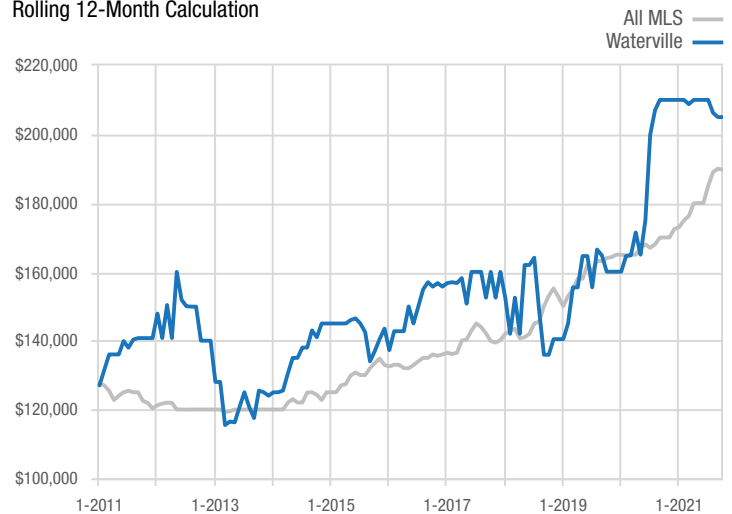
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Local Market Update – October 2021

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Franklin Park / Trilby

MLS Area 11: 43623

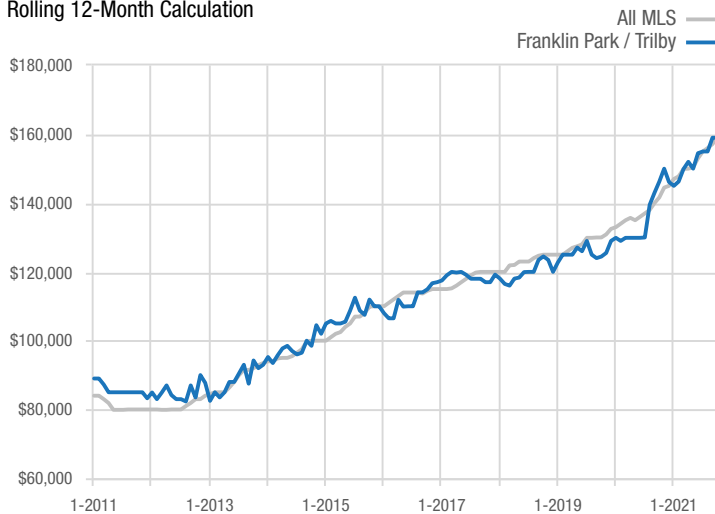
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	36	23	- 36.1%	276	270	- 2.2%
Pending Sales	25	32	+ 28.0%	237	238	+ 0.4%
Closed Sales	23	33	+ 43.5%	229	237	+ 3.5%
Days on Market Until Sale	40	67	+ 67.5%	65	57	- 12.3%
Median Sales Price*	\$150,000	\$144,900	- 3.4%	\$147,000	\$160,000	+ 8.8%
Average Sales Price*	\$169,600	\$180,976	+ 6.7%	\$175,432	\$191,587	+ 9.2%
Percent of List Price Received*	99.9%	98.8%	- 1.1%	98.9%	101.3%	+ 2.4%
Inventory of Homes for Sale	54	45	- 16.7%	—	—	—
Months Supply of Inventory	2.4	1.9	- 20.8%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	0	—	17	14	- 17.6%
Pending Sales	1	1	0.0%	15	14	- 6.7%
Closed Sales	1	1	0.0%	15	14	- 6.7%
Days on Market Until Sale	32	28	- 12.5%	69	66	- 4.3%
Median Sales Price*	\$120,000	\$141,000	+ 17.5%	\$127,000	\$138,309	+ 8.9%
Average Sales Price*	\$120,000	\$141,000	+ 17.5%	\$119,360	\$124,330	+ 4.2%
Percent of List Price Received*	92.3%	104.5%	+ 13.2%	96.1%	99.7%	+ 3.7%
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
Months Supply of Inventory	1.2	—	—	—	—	—

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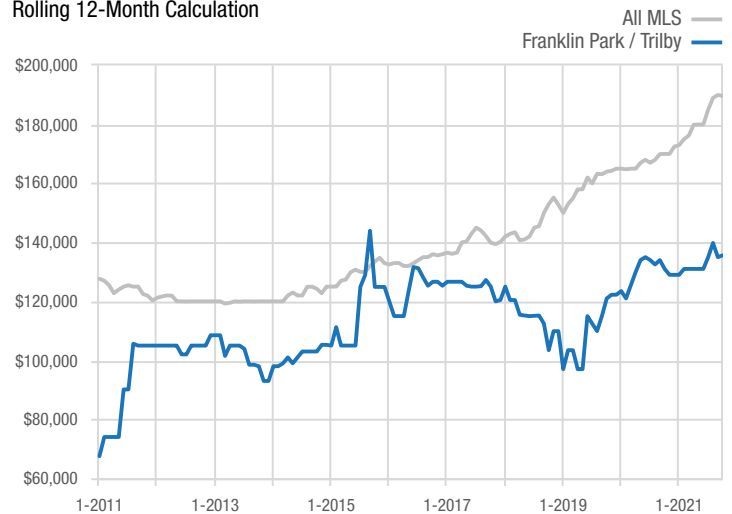
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Tremainsville

MLS Area 12: 43613

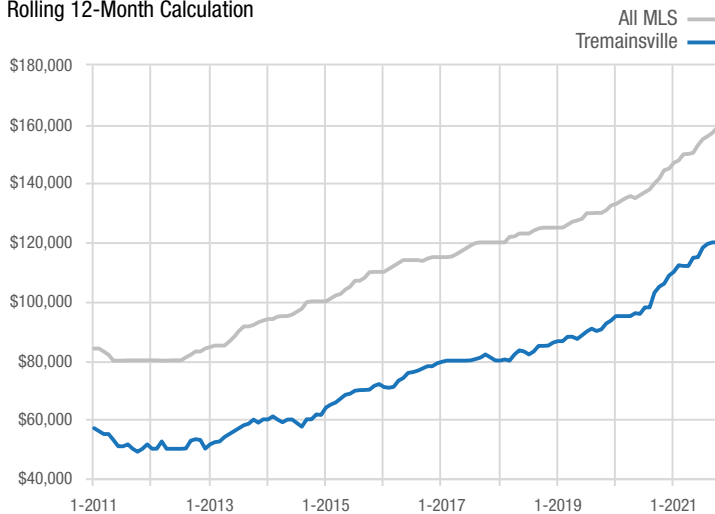
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	62	78	+ 25.8%	583	652	+ 11.8%
Pending Sales	55	61	+ 10.9%	482	550	+ 14.1%
Closed Sales	51	65	+ 27.5%	463	539	+ 16.4%
Days on Market Until Sale	52	49	- 5.8%	63	54	- 14.3%
Median Sales Price*	\$123,000	\$120,500	- 2.0%	\$106,500	\$120,000	+ 12.7%
Average Sales Price*	\$120,677	\$124,337	+ 3.0%	\$103,801	\$119,223	+ 14.9%
Percent of List Price Received*	100.6%	99.0%	- 1.6%	98.8%	100.8%	+ 2.0%
Inventory of Homes for Sale	126	130	+ 3.2%	—	—	—
Months Supply of Inventory	2.7	2.4	- 11.1%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	0	—	2	0	- 100.0%
Pending Sales	0	0	—	3	0	- 100.0%
Closed Sales	1	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	52	—	—	65	—	—
Median Sales Price*	\$75,800	—	—	\$77,500	—	—
Average Sales Price*	\$75,800	—	—	\$77,767	—	—
Percent of List Price Received*	94.9%	—	—	93.5%	—	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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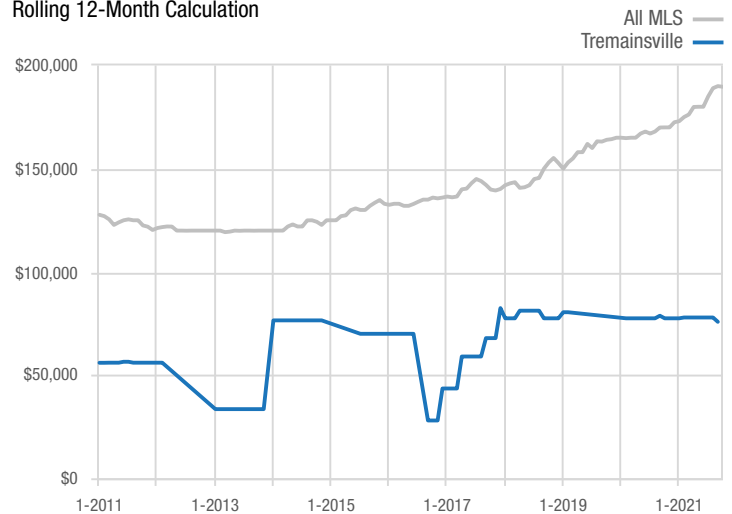
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Five Points / Northtowne

MLS Area 13: 43612

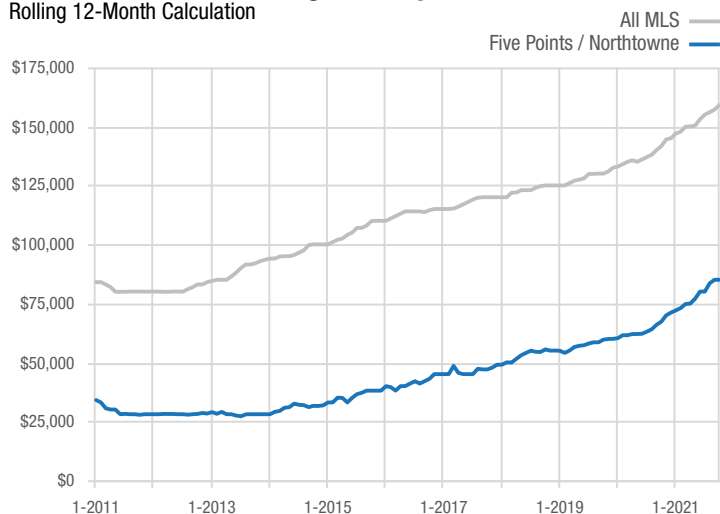
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	42	46	+ 9.5%	397	461	+ 16.1%
Pending Sales	44	39	- 11.4%	353	378	+ 7.1%
Closed Sales	40	46	+ 15.0%	346	373	+ 7.8%
Days on Market Until Sale	67	59	- 11.9%	77	59	- 23.4%
Median Sales Price*	\$82,000	\$90,000	+ 9.8%	\$69,900	\$85,000	+ 21.6%
Average Sales Price*	\$82,408	\$93,057	+ 12.9%	\$72,057	\$89,617	+ 24.4%
Percent of List Price Received*	97.9%	98.9%	+ 1.0%	97.7%	100.4%	+ 2.8%
Inventory of Homes for Sale	87	94	+ 8.0%	—	—	—
Months Supply of Inventory	2.5	2.5	0.0%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
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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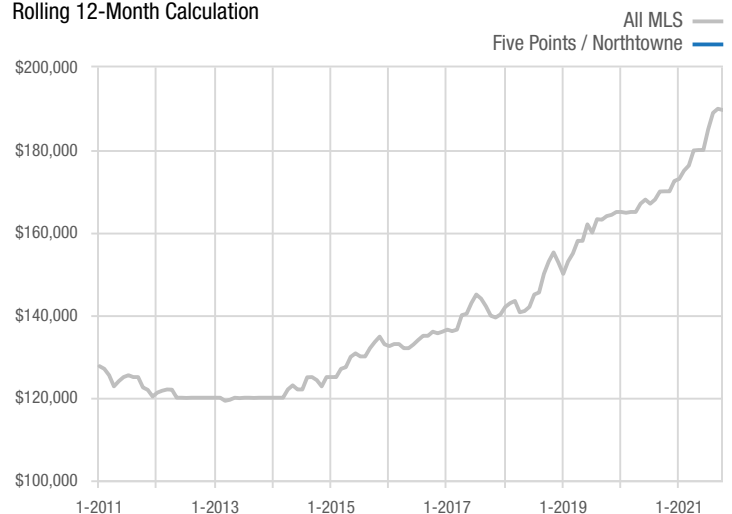
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Point Place

MLS Area 14: 43611

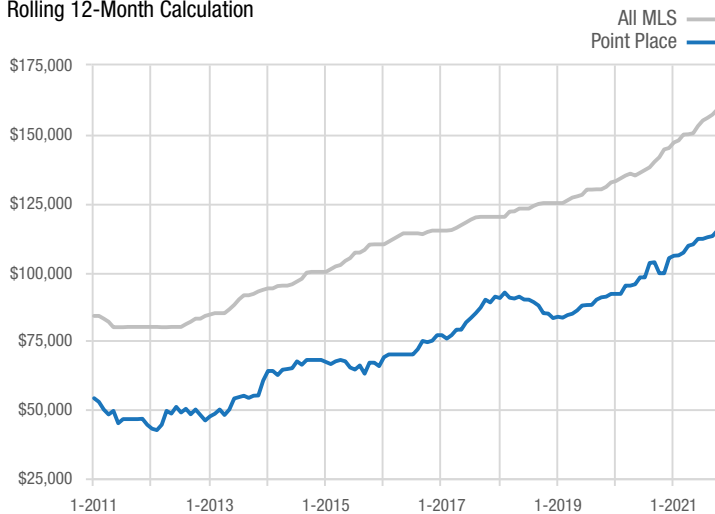
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	31	27	- 12.9%	274	260	- 5.1%
Pending Sales	33	20	- 39.4%	252	236	- 6.3%
Closed Sales	38	22	- 42.1%	255	234	- 8.2%
Days on Market Until Sale	62	50	- 19.4%	73	55	- 24.7%
Median Sales Price*	\$97,750	\$130,000	+ 33.0%	\$103,000	\$118,990	+ 15.5%
Average Sales Price*	\$112,626	\$128,877	+ 14.4%	\$107,858	\$122,135	+ 13.2%
Percent of List Price Received*	99.3%	100.2%	+ 0.9%	98.3%	100.9%	+ 2.6%
Inventory of Homes for Sale	46	53	+ 15.2%	—	—	—
Months Supply of Inventory	1.9	2.3	+ 21.1%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	0	—	1	3	+ 200.0%
Pending Sales	1	1	0.0%	1	4	+ 300.0%
Closed Sales	1	1	0.0%	1	4	+ 300.0%
Days on Market Until Sale	89	74	- 16.9%	89	52	- 41.6%
Median Sales Price*	\$58,000	\$187,500	+ 223.3%	\$58,000	\$85,900	+ 48.1%
Average Sales Price*	\$58,000	\$187,500	+ 223.3%	\$58,000	\$107,075	+ 84.6%
Percent of List Price Received*	64.5%	93.8%	+ 45.4%	64.5%	99.0%	+ 53.5%
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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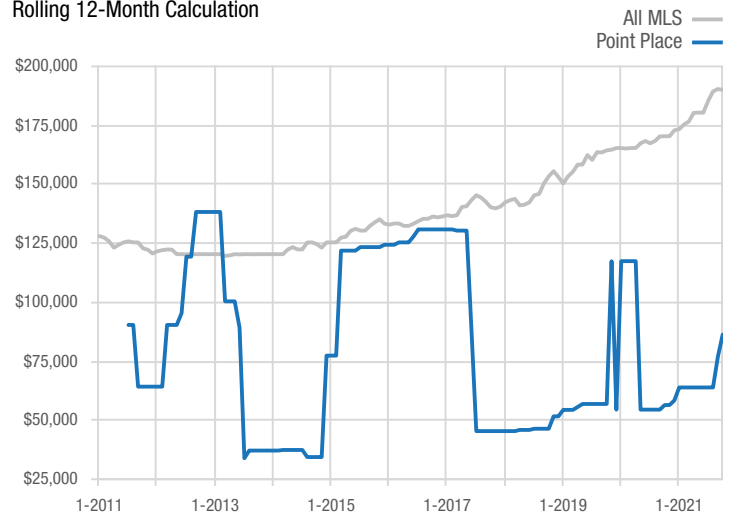
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Wildwood / Reynolds Corners

MLS Area 15: 43615 (except Ottawa Hills)

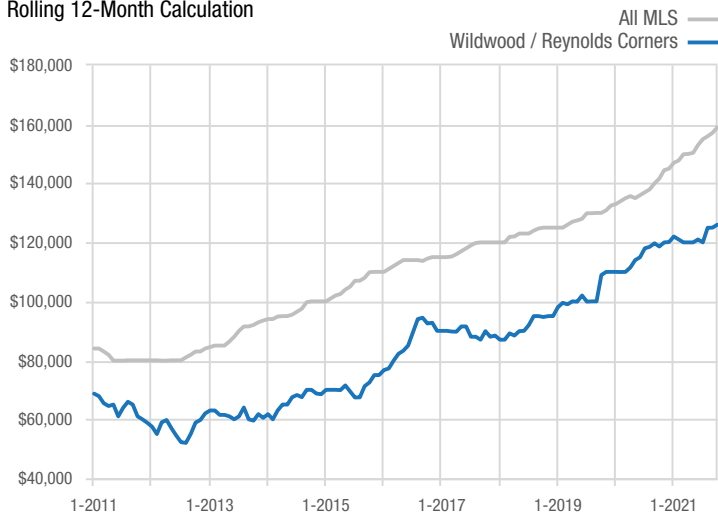
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	49	33	- 32.7%	387	375	- 3.1%
Pending Sales	40	33	- 17.5%	307	326	+ 6.2%
Closed Sales	41	25	- 39.0%	305	323	+ 5.9%
Days on Market Until Sale	56	52	- 7.1%	69	63	- 8.7%
Median Sales Price*	\$115,000	\$140,000	+ 21.7%	\$118,550	\$127,000	+ 7.1%
Average Sales Price*	\$173,266	\$172,679	- 0.3%	\$135,951	\$148,708	+ 9.4%
Percent of List Price Received*	98.3%	100.3%	+ 2.0%	99.0%	100.4%	+ 1.4%
Inventory of Homes for Sale	80	69	- 13.8%	—	—	—
Months Supply of Inventory	2.6	2.1	- 19.2%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	5	8	+ 60.0%	52	65	+ 25.0%
Pending Sales	0	9	—	52	54	+ 3.8%
Closed Sales	3	7	+ 133.3%	53	49	- 7.5%
Days on Market Until Sale	271	58	- 78.6%	89	56	- 37.1%
Median Sales Price*	\$91,000	\$84,900	- 6.7%	\$133,000	\$145,000	+ 9.0%
Average Sales Price*	\$117,633	\$97,079	- 17.5%	\$126,582	\$138,103	+ 9.1%
Percent of List Price Received*	95.4%	92.1%	- 3.5%	96.6%	99.1%	+ 2.6%
Inventory of Homes for Sale	7	10	+ 42.9%	—	—	—
Months Supply of Inventory	1.2	1.9	+ 58.3%	—	—	—

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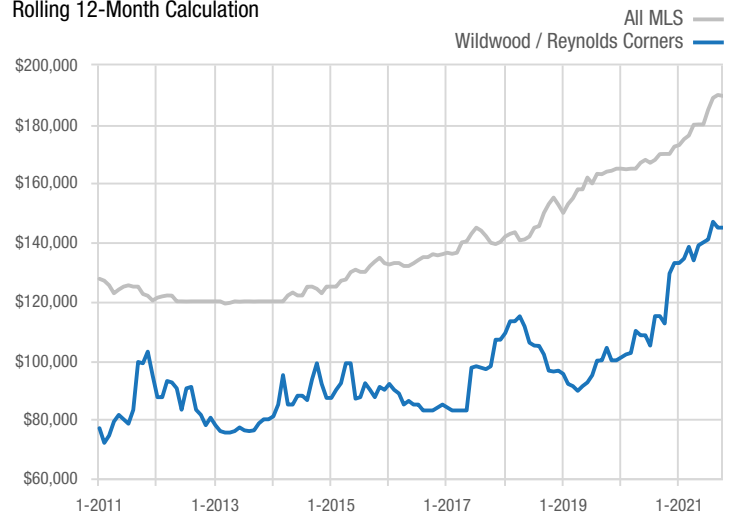
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Ottawa Hills

MLS Area 16: Village Limits (TD 88, 89 and 90)

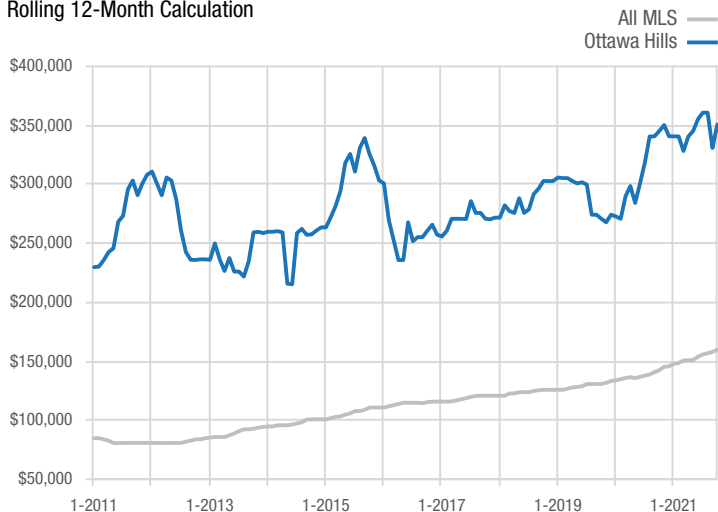
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	7	5	- 28.6%	123	100	- 18.7%
Pending Sales	10	3	- 70.0%	88	81	- 8.0%
Closed Sales	12	5	- 58.3%	88	81	- 8.0%
Days on Market Until Sale	71	63	- 11.3%	103	68	- 34.0%
Median Sales Price*	\$315,750	\$377,000	+ 19.4%	\$344,500	\$367,450	+ 6.7%
Average Sales Price*	\$405,488	\$513,000	+ 26.5%	\$385,693	\$412,061	+ 6.8%
Percent of List Price Received*	97.0%	96.1%	- 0.9%	96.1%	98.1%	+ 2.1%
Inventory of Homes for Sale	21	14	- 33.3%	—	—	—
Months Supply of Inventory	2.6	1.9	- 26.9%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	2	0	- 100.0%	15	15	0.0%
Pending Sales	0	3	—	11	17	+ 54.5%
Closed Sales	1	4	+ 300.0%	11	16	+ 45.5%
Days on Market Until Sale	86	40	- 53.5%	106	69	- 34.9%
Median Sales Price*	\$105,000	\$157,500	+ 50.0%	\$155,000	\$126,700	- 18.3%
Average Sales Price*	\$105,000	\$187,850	+ 78.9%	\$178,082	\$161,138	- 9.5%
Percent of List Price Received*	91.3%	97.3%	+ 6.6%	92.7%	97.9%	+ 5.6%
Inventory of Homes for Sale	4	1	- 75.0%	—	—	—
Months Supply of Inventory	2.9	0.5	- 82.8%	—	—	—

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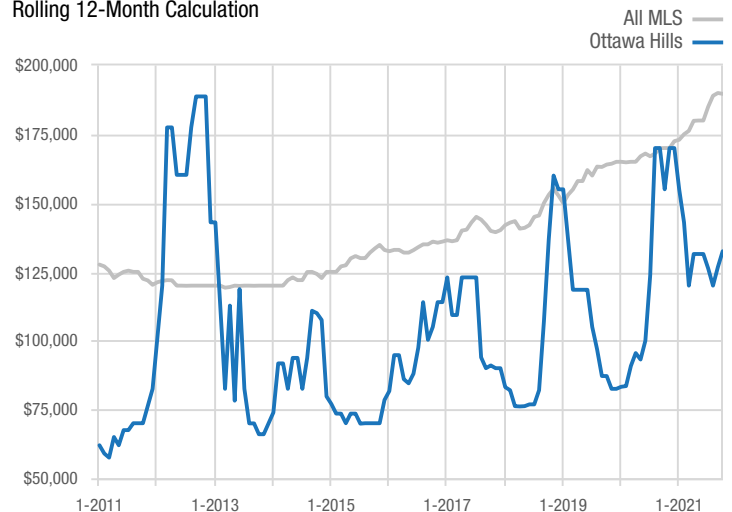
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Ottawa Park / Westgate

MLS Area 17: 43606 (except Ottawa Hills)

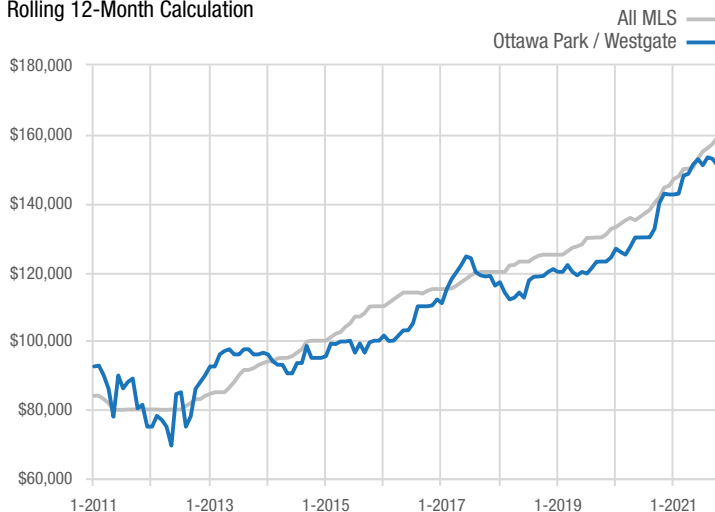
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	32	25	- 21.9%	249	277	+ 11.2%
Pending Sales	23	22	- 4.3%	212	228	+ 7.5%
Closed Sales	30	22	- 26.7%	213	226	+ 6.1%
Days on Market Until Sale	51	53	+ 3.9%	71	49	- 31.0%
Median Sales Price*	\$167,000	\$144,000	- 13.8%	\$137,550	\$150,000	+ 9.1%
Average Sales Price*	\$168,524	\$146,786	- 12.9%	\$141,311	\$152,672	+ 8.0%
Percent of List Price Received*	98.7%	103.6%	+ 5.0%	99.2%	101.9%	+ 2.7%
Inventory of Homes for Sale	48	57	+ 18.8%	—	—	—
Months Supply of Inventory	2.2	2.6	+ 18.2%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	1	0	- 100.0%	8	2	- 75.0%
Pending Sales	0	0	—	5	3	- 40.0%
Closed Sales	0	0	—	5	3	- 40.0%
Days on Market Until Sale	—	—	—	37	43	+ 16.2%
Median Sales Price*	—	—	—	\$66,500	\$129,500	+ 94.7%
Average Sales Price*	—	—	—	\$71,580	\$120,037	+ 67.7%
Percent of List Price Received*	—	—	—	89.9%	104.1%	+ 15.8%
Inventory of Homes for Sale	3	0	- 100.0%	—	—	—
Months Supply of Inventory	3.0	—	—	—	—	—

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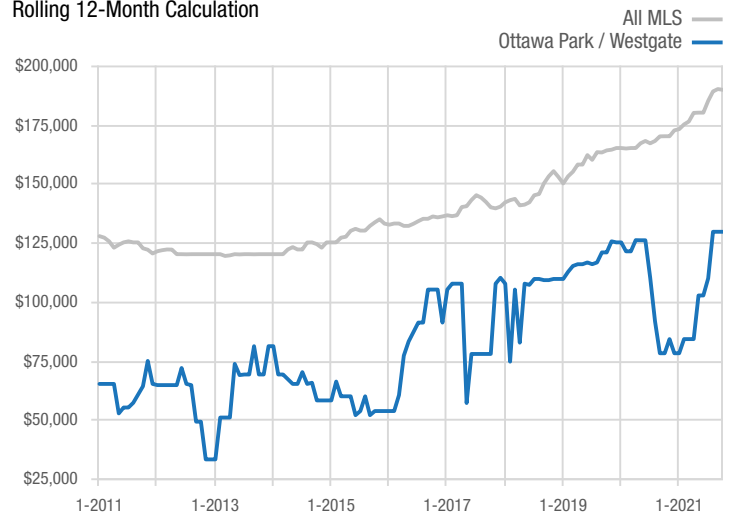
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Local Market Update – October 2021

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Olde West End

MLS Area 18: 43610 and 43620

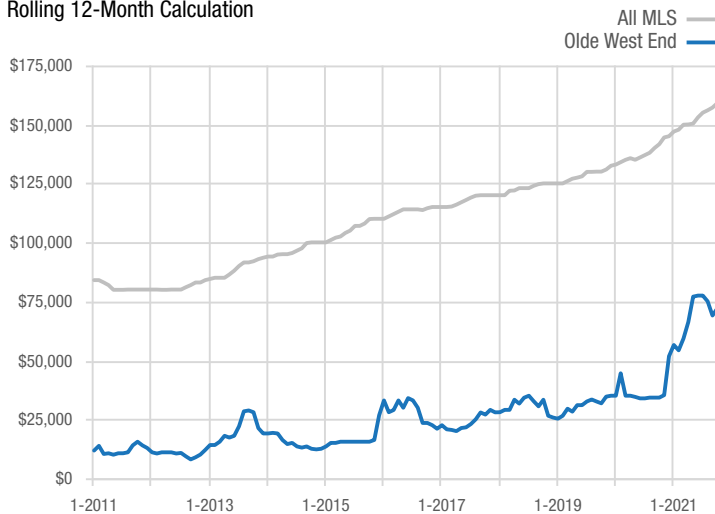
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	12	10	- 16.7%	75	85	+ 13.3%
Pending Sales	5	7	+ 40.0%	45	58	+ 28.9%
Closed Sales	9	4	- 55.6%	43	57	+ 32.6%
Days on Market Until Sale	48	63	+ 31.3%	88	81	- 8.0%
Median Sales Price*	\$37,000	\$73,500	+ 98.6%	\$34,750	\$68,139	+ 96.1%
Average Sales Price*	\$72,714	\$70,500	- 3.0%	\$67,476	\$99,162	+ 47.0%
Percent of List Price Received*	99.6%	117.0%	+ 17.5%	93.0%	98.0%	+ 5.4%
Inventory of Homes for Sale	30	23	- 23.3%	—	—	—
Months Supply of Inventory	5.7	3.8	- 33.3%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	1	0	- 100.0%	5	8	+ 60.0%
Pending Sales	1	0	- 100.0%	4	6	+ 50.0%
Closed Sales	1	0	- 100.0%	4	6	+ 50.0%
Days on Market Until Sale	127	—	—	78	71	- 9.0%
Median Sales Price*	\$75,000	—	—	\$54,925	\$58,125	+ 5.8%
Average Sales Price*	\$75,000	—	—	\$59,213	\$75,542	+ 27.6%
Percent of List Price Received*	75.0%	—	—	90.4%	96.2%	+ 6.4%
Inventory of Homes for Sale	1	2	+ 100.0%	—	—	—
Months Supply of Inventory	0.9	1.7	+ 88.9%	—	—	—

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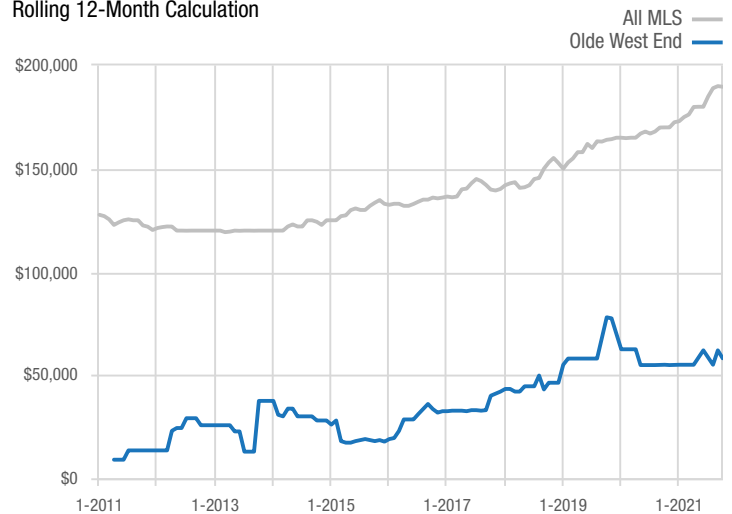
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Olde North End

MLS Area 19: 43608

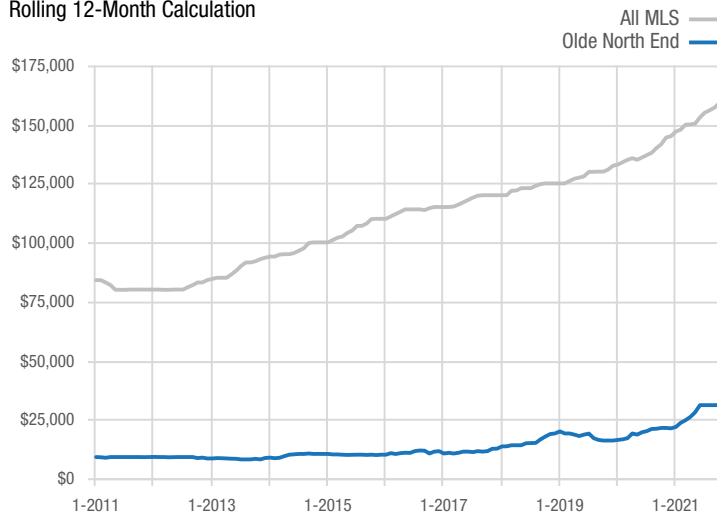
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	13	9	- 30.8%	107	195	+ 82.2%
Pending Sales	12	12	0.0%	81	160	+ 97.5%
Closed Sales	14	10	- 28.6%	81	161	+ 98.8%
Days on Market Until Sale	70	89	+ 27.1%	89	55	- 38.2%
Median Sales Price*	\$24,000	\$30,000	+ 25.0%	\$21,340	\$31,072	+ 45.6%
Average Sales Price*	\$33,118	\$34,126	+ 3.0%	\$26,840	\$35,317	+ 31.6%
Percent of List Price Received*	88.6%	91.6%	+ 3.4%	91.1%	94.0%	+ 3.2%
Inventory of Homes for Sale	14	26	+ 85.7%	—	—	—
Months Supply of Inventory	1.9	1.8	- 5.3%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
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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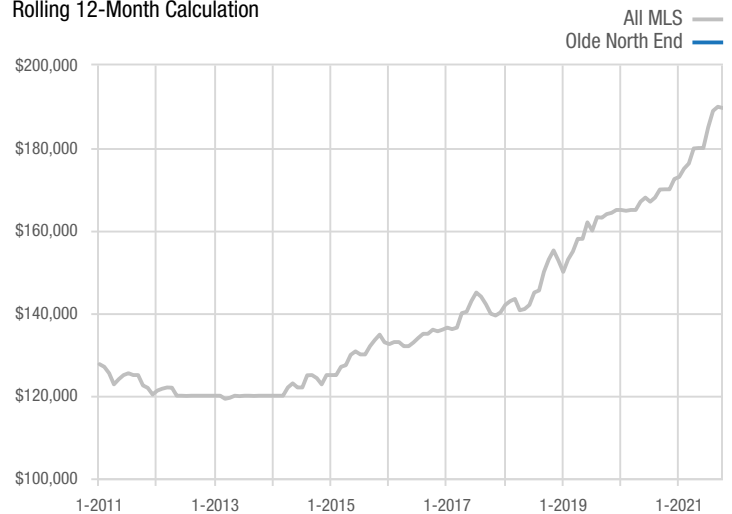
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Towne Centre

MLS Area 20: 43604

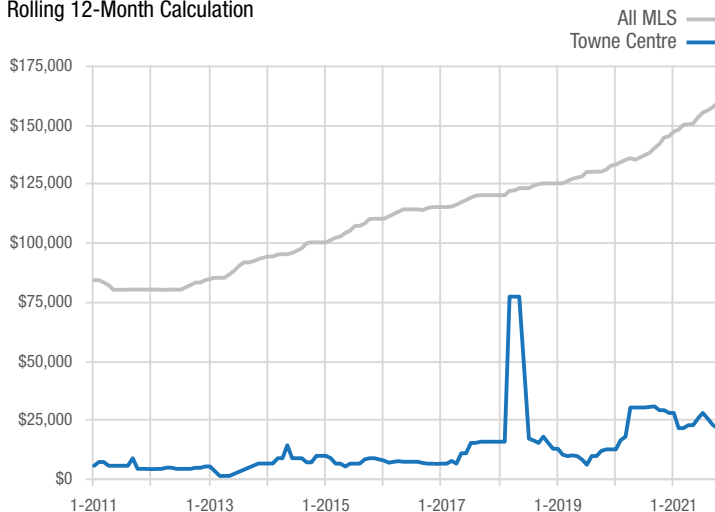
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	0	2	—	11	14	+ 27.3%
Pending Sales	2	1	- 50.0%	13	12	- 7.7%
Closed Sales	3	1	- 66.7%	13	11	- 15.4%
Days on Market Until Sale	235	10	- 95.7%	158	65	- 58.9%
Median Sales Price*	\$27,700	\$17,000	- 38.6%	\$30,000	\$23,000	- 23.3%
Average Sales Price*	\$22,177	\$17,000	- 23.3%	\$42,370	\$65,045	+ 53.5%
Percent of List Price Received*	99.2%	113.3%	+ 14.2%	92.7%	88.9%	- 4.1%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	1.7	0.6	- 64.7%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	1	0	- 100.0%	9	16	+ 77.8%
Pending Sales	0	0	—	7	11	+ 57.1%
Closed Sales	1	0	- 100.0%	7	12	+ 71.4%
Days on Market Until Sale	44	—	—	48	66	+ 37.5%
Median Sales Price*	\$235,000	—	—	\$230,000	\$242,000	+ 5.2%
Average Sales Price*	\$235,000	—	—	\$217,486	\$238,483	+ 9.7%
Percent of List Price Received*	100.0%	—	—	95.7%	98.3%	+ 2.7%
Inventory of Homes for Sale	2	5	+ 150.0%	—	—	—
Months Supply of Inventory	1.1	3.6	+ 227.3%	—	—	—

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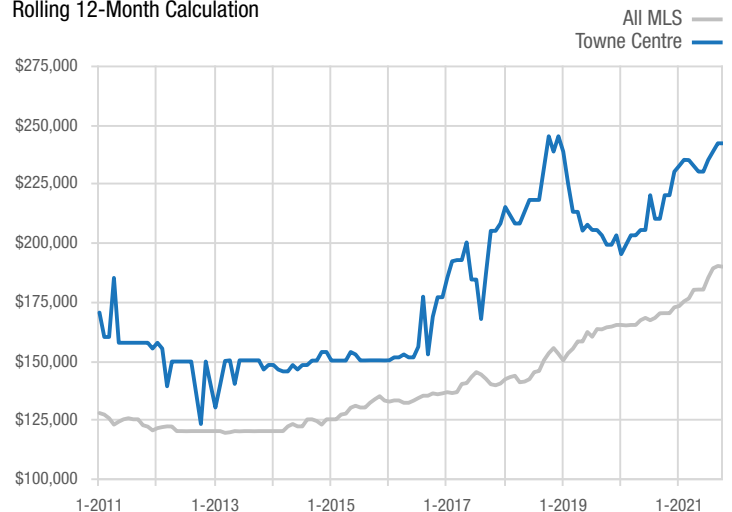
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Scott Park

MLS Area 21: 43607

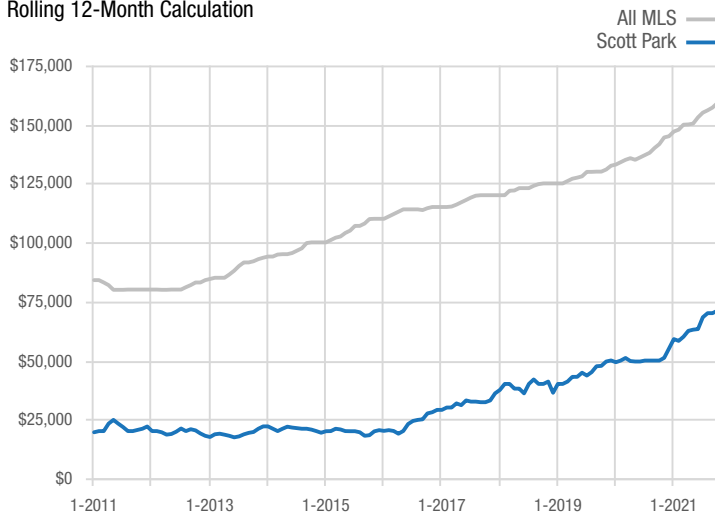
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	19	16	- 15.8%	155	208	+ 34.2%
Pending Sales	17	14	- 17.6%	114	163	+ 43.0%
Closed Sales	20	15	- 25.0%	110	158	+ 43.6%
Days on Market Until Sale	54	68	+ 25.9%	67	60	- 10.4%
Median Sales Price*	\$52,000	\$70,000	+ 34.6%	\$45,000	\$70,000	+ 55.6%
Average Sales Price*	\$58,984	\$82,078	+ 39.2%	\$56,640	\$69,654	+ 23.0%
Percent of List Price Received*	96.1%	97.0%	+ 0.9%	93.7%	97.5%	+ 4.1%
Inventory of Homes for Sale	36	43	+ 19.4%	—	—	—
Months Supply of Inventory	3.2	2.7	- 15.6%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
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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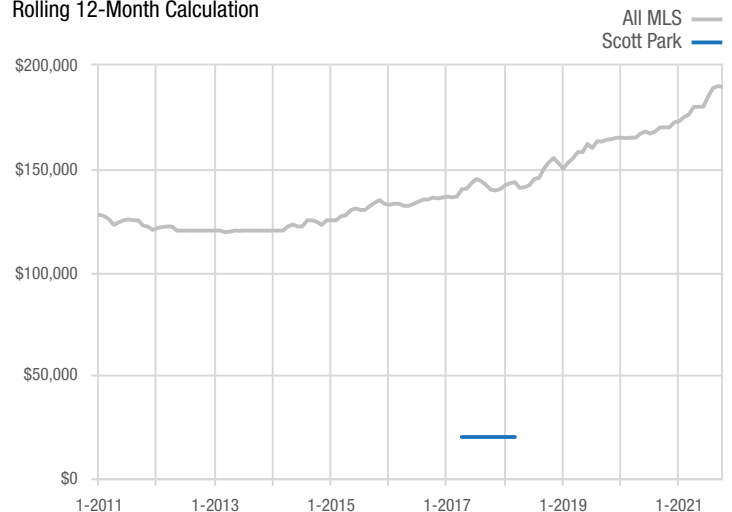
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Olde South End

MLS Area 22: 43609

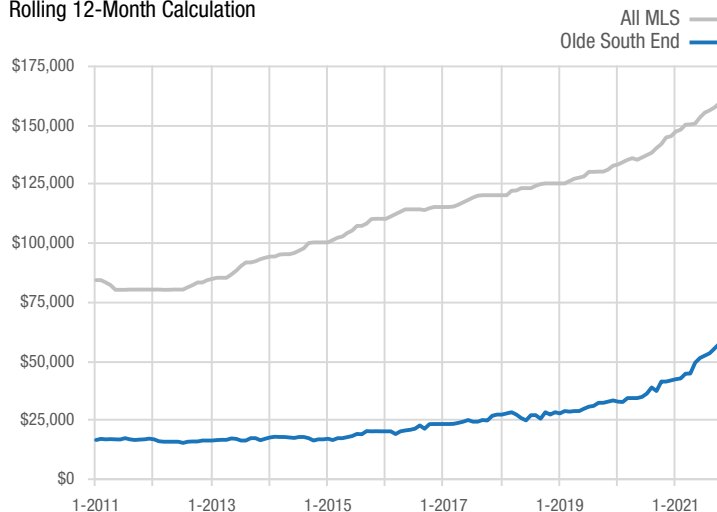
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	25	33	+ 32.0%	217	278	+ 28.1%
Pending Sales	21	20	- 4.8%	171	198	+ 15.8%
Closed Sales	24	26	+ 8.3%	168	199	+ 18.5%
Days on Market Until Sale	61	65	+ 6.6%	74	57	- 23.0%
Median Sales Price*	\$50,025	\$64,450	+ 28.8%	\$41,000	\$59,000	+ 43.9%
Average Sales Price*	\$45,297	\$68,799	+ 51.9%	\$40,666	\$58,487	+ 43.8%
Percent of List Price Received*	95.7%	93.6%	- 2.2%	92.7%	96.1%	+ 3.7%
Inventory of Homes for Sale	44	65	+ 47.7%	—	—	—
Months Supply of Inventory	2.7	3.3	+ 22.2%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	0	—	0	1	—
Pending Sales	0	0	—	0	1	—
Closed Sales	0	0	—	0	1	—
Days on Market Until Sale	—	—	—	—	160	—
Median Sales Price*	—	—	—	—	\$176,000	—
Average Sales Price*	—	—	—	—	\$176,000	—
Percent of List Price Received*	—	—	—	—	100.6%	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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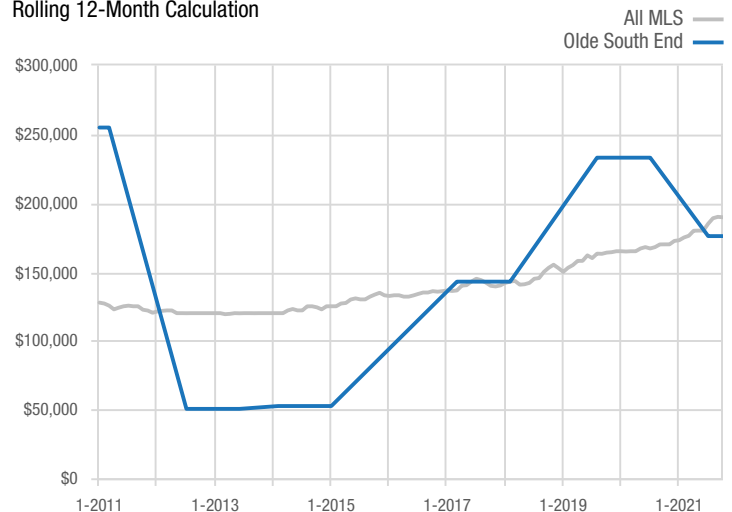
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Heatherdowns Blvd / River Rd

MLS Area 23: 43614

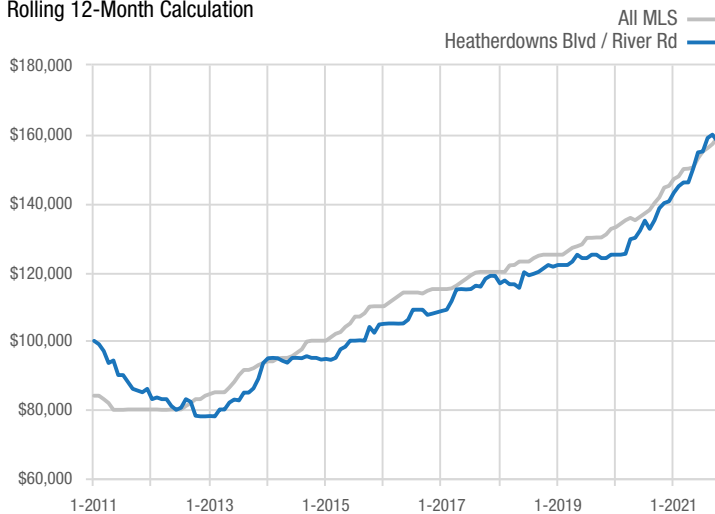
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	51	45	- 11.8%	463	446	- 3.7%
Pending Sales	56	44	- 21.4%	422	369	- 12.6%
Closed Sales	57	44	- 22.8%	417	363	- 12.9%
Days on Market Until Sale	72	53	- 26.4%	73	52	- 28.8%
Median Sales Price*	\$144,900	\$140,000	- 3.4%	\$140,000	\$158,000	+ 12.9%
Average Sales Price*	\$148,308	\$152,748	+ 3.0%	\$147,296	\$167,116	+ 13.5%
Percent of List Price Received*	100.0%	101.0%	+ 1.0%	99.2%	102.0%	+ 2.8%
Inventory of Homes for Sale	81	85	+ 4.9%	—	—	—
Months Supply of Inventory	2.0	2.3	+ 15.0%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	1	7	+ 600.0%	41	53	+ 29.3%
Pending Sales	1	5	+ 400.0%	34	50	+ 47.1%
Closed Sales	1	8	+ 700.0%	35	51	+ 45.7%
Days on Market Until Sale	31	52	+ 67.7%	68	70	+ 2.9%
Median Sales Price*	\$138,000	\$75,000	- 45.7%	\$125,000	\$86,940	- 30.4%
Average Sales Price*	\$138,000	\$75,100	- 45.6%	\$125,714	\$91,577	- 27.2%
Percent of List Price Received*	92.0%	93.7%	+ 1.8%	97.2%	95.4%	- 1.9%
Inventory of Homes for Sale	12	11	- 8.3%	—	—	—
Months Supply of Inventory	3.7	2.2	- 40.5%	—	—	—

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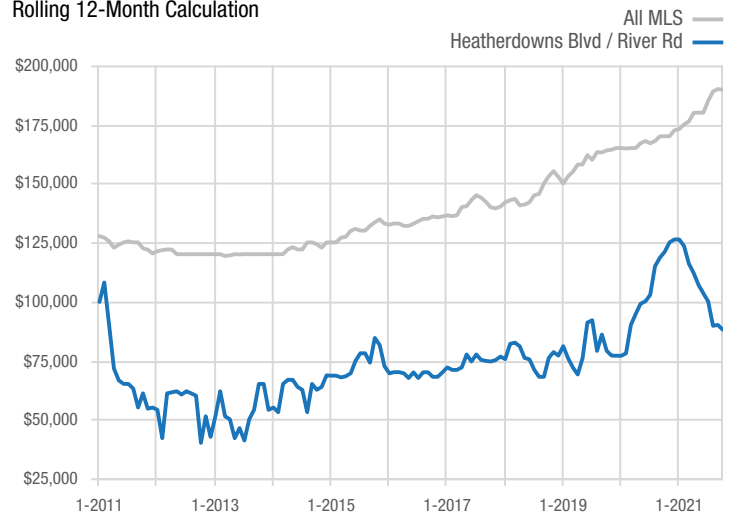
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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East River

MLS Area 24: 43605

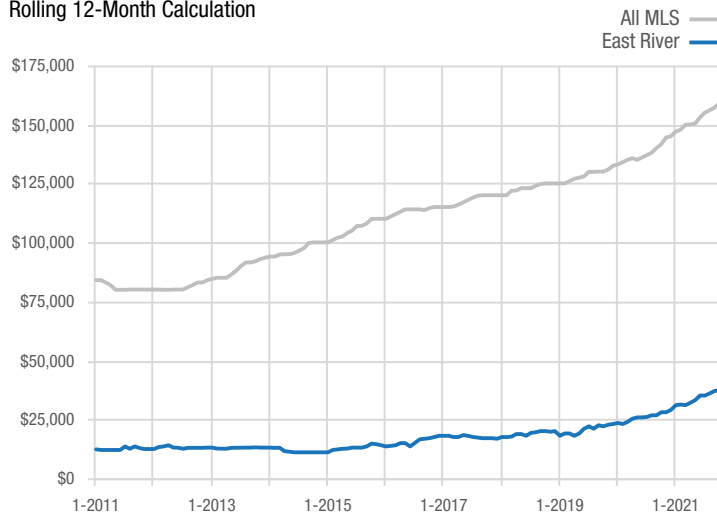
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	19	23	+ 21.1%	155	226	+ 45.8%
Pending Sales	17	23	+ 35.3%	136	180	+ 32.4%
Closed Sales	19	16	- 15.8%	134	168	+ 25.4%
Days on Market Until Sale	52	71	+ 36.5%	86	65	- 24.4%
Median Sales Price*	\$45,000	\$55,250	+ 22.8%	\$29,000	\$40,000	+ 37.9%
Average Sales Price*	\$44,672	\$54,098	+ 21.1%	\$33,990	\$45,575	+ 34.1%
Percent of List Price Received*	95.0%	104.6%	+ 10.1%	93.7%	96.8%	+ 3.3%
Inventory of Homes for Sale	39	44	+ 12.8%	—	—	—
Months Supply of Inventory	2.7	2.5	- 7.4%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	0	2	—	1	2	+ 100.0%
Pending Sales	0	0	—	0	1	—
Closed Sales	0	0	—	0	1	—
Days on Market Until Sale	—	—	—	—	154	—
Median Sales Price*	—	—	—	—	\$350,000	—
Average Sales Price*	—	—	—	—	\$350,000	—
Percent of List Price Received*	—	—	—	—	98.6%	—
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

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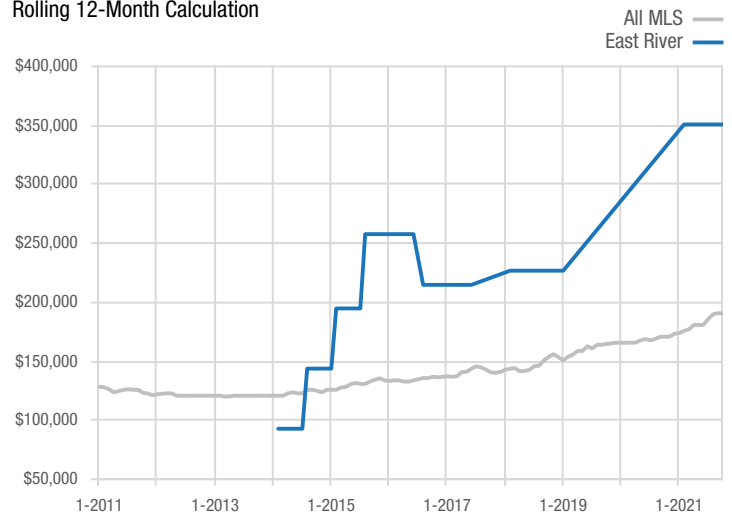
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Oregon

MLS Area 25: 43616

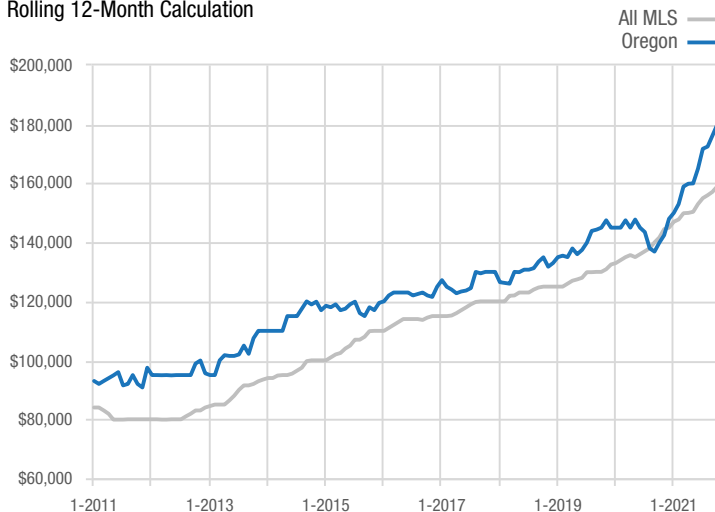
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	29	18	- 37.9%	255	253	- 0.8%
Pending Sales	28	31	+ 10.7%	227	244	+ 7.5%
Closed Sales	26	29	+ 11.5%	223	234	+ 4.9%
Days on Market Until Sale	69	90	+ 30.4%	83	70	- 15.7%
Median Sales Price*	\$156,500	\$173,000	+ 10.5%	\$139,900	\$179,000	+ 27.9%
Average Sales Price*	\$166,804	\$207,484	+ 24.4%	\$158,470	\$197,256	+ 24.5%
Percent of List Price Received*	98.8%	99.2%	+ 0.4%	98.8%	100.6%	+ 1.8%
Inventory of Homes for Sale	59	36	- 39.0%	—	—	—
Months Supply of Inventory	2.7	1.5	- 44.4%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	0	0	—	9	7	- 22.2%
Pending Sales	0	1	—	7	6	- 14.3%
Closed Sales	1	1	0.0%	6	6	0.0%
Days on Market Until Sale	33	97	+ 193.9%	79	124	+ 57.0%
Median Sales Price*	\$229,400	\$188,000	- 18.0%	\$191,650	\$206,000	+ 7.5%
Average Sales Price*	\$229,400	\$188,000	- 18.0%	\$185,117	\$194,817	+ 5.2%
Percent of List Price Received*	100.0%	94.0%	- 6.0%	102.2%	97.3%	- 4.8%
Inventory of Homes for Sale	3	3	0.0%	—	—	—
Months Supply of Inventory	2.3	2.1	- 8.7%	—	—	—

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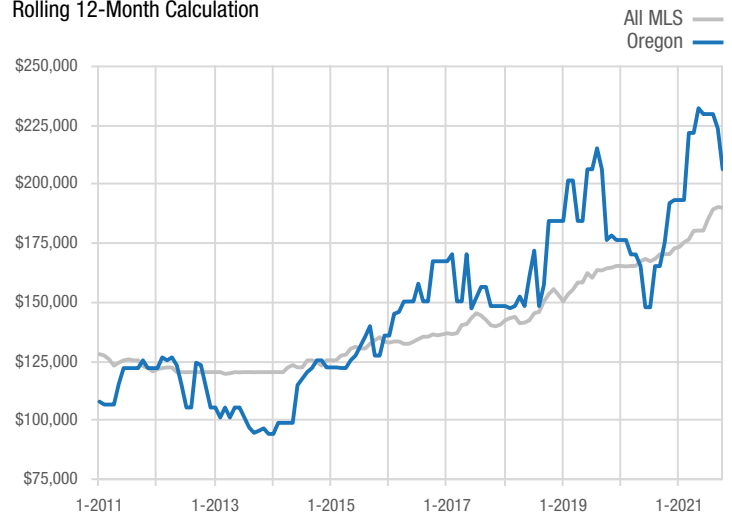
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Local Market Update – October 2021

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East Suburbs

MLS Area 26: 43412 (Lucas County Only)

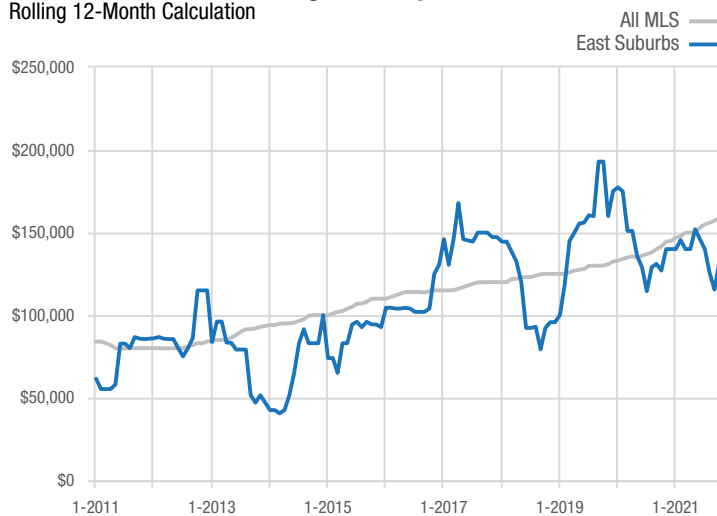
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	1	0	- 100.0%	25	16	- 36.0%
Pending Sales	1	2	+ 100.0%	21	15	- 28.6%
Closed Sales	1	3	+ 200.0%	19	15	- 21.1%
Days on Market Until Sale	47	72	+ 53.2%	88	62	- 29.5%
Median Sales Price*	\$65,000	\$315,000	+ 384.6%	\$127,000	\$125,500	- 1.2%
Average Sales Price*	\$65,000	\$280,970	+ 332.3%	\$156,605	\$139,201	- 11.1%
Percent of List Price Received*	100.0%	99.1%	- 0.9%	99.7%	100.6%	+ 0.9%
Inventory of Homes for Sale	5	0	- 100.0%	—	—	—
Months Supply of Inventory	2.5	—	—	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
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.

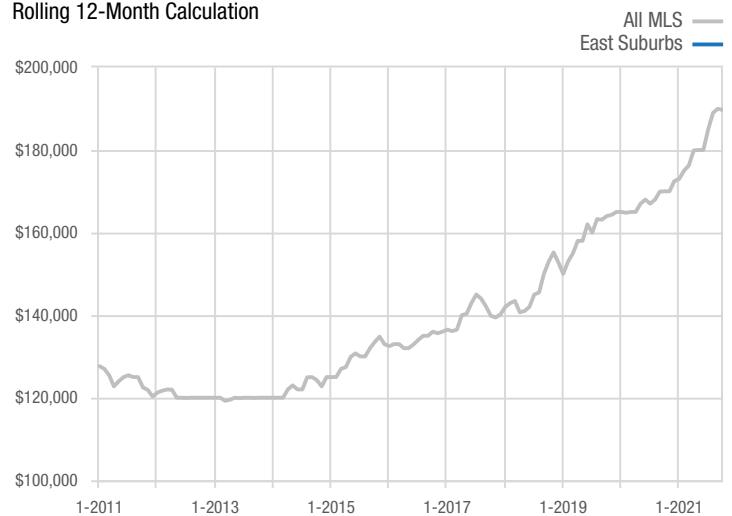
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Perrysburg / Perrysburg Twp

MLS Area 53: 43551

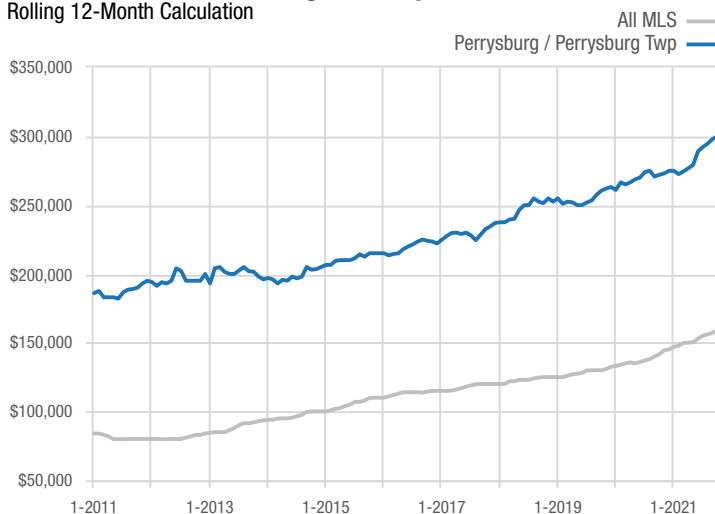
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	70	45	- 35.7%	591	606	+ 2.5%
Pending Sales	57	59	+ 3.5%	478	536	+ 12.1%
Closed Sales	50	54	+ 8.0%	460	528	+ 14.8%
Days on Market Until Sale	86	71	- 17.4%	88	70	- 20.5%
Median Sales Price*	\$267,500	\$290,000	+ 8.4%	\$272,000	\$300,000	+ 10.3%
Average Sales Price*	\$317,313	\$321,470	+ 1.3%	\$304,871	\$330,161	+ 8.3%
Percent of List Price Received*	98.8%	100.7%	+ 1.9%	98.8%	101.1%	+ 2.3%
Inventory of Homes for Sale	139	105	- 24.5%	—	—	—
Months Supply of Inventory	3.1	2.0	- 35.5%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	5	2	- 60.0%	91	59	- 35.2%
Pending Sales	7	8	+ 14.3%	80	58	- 27.5%
Closed Sales	7	9	+ 28.6%	79	56	- 29.1%
Days on Market Until Sale	71	51	- 28.2%	72	56	- 22.2%
Median Sales Price*	\$220,000	\$240,000	+ 9.1%	\$206,000	\$227,500	+ 10.4%
Average Sales Price*	\$282,771	\$258,889	- 8.4%	\$211,392	\$225,921	+ 6.9%
Percent of List Price Received*	98.5%	99.5%	+ 1.0%	98.1%	99.7%	+ 1.6%
Inventory of Homes for Sale	16	8	- 50.0%	—	—	—
Months Supply of Inventory	2.2	1.3	- 40.9%	—	—	—

* 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.

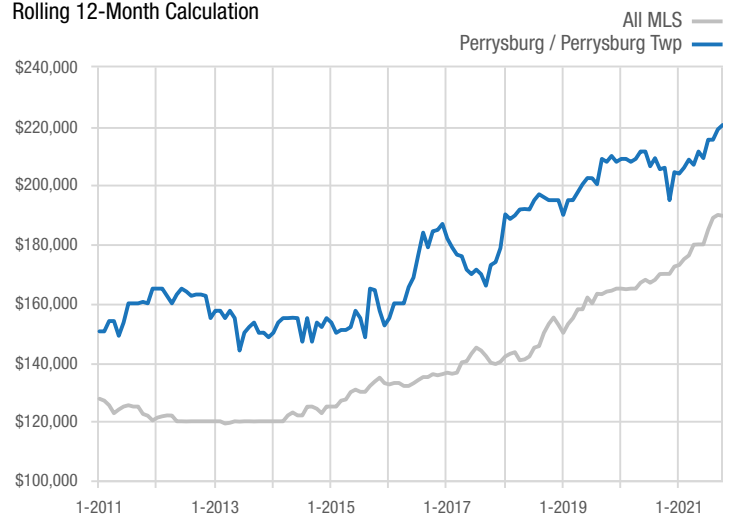
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Northwood / Rossford / Lake Twp

MLS Area 54: Includes Millbury, Moline and Walbridge

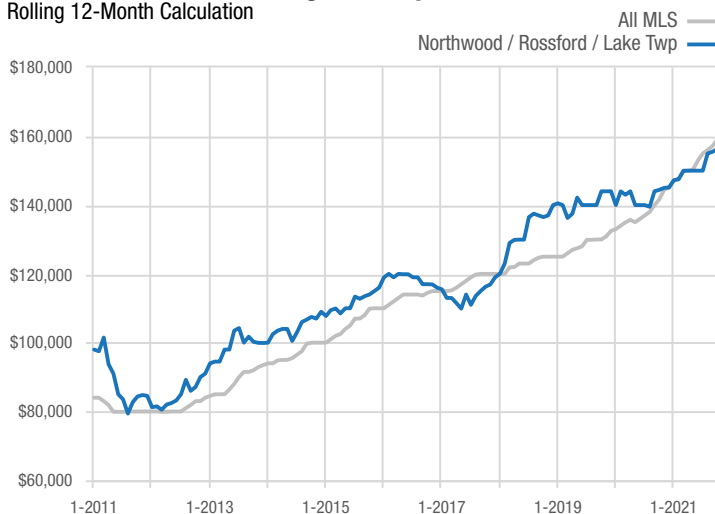
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	25	16	- 36.0%	259	296	+ 14.3%
Pending Sales	19	21	+ 10.5%	230	250	+ 8.7%
Closed Sales	22	25	+ 13.6%	231	248	+ 7.4%
Days on Market Until Sale	75	54	- 28.0%	73	62	- 15.1%
Median Sales Price*	\$141,750	\$149,900	+ 5.7%	\$145,000	\$156,900	+ 8.2%
Average Sales Price*	\$155,082	\$164,313	+ 6.0%	\$155,909	\$174,040	+ 11.6%
Percent of List Price Received*	99.3%	97.3%	- 2.0%	99.4%	100.9%	+ 1.5%
Inventory of Homes for Sale	47	54	+ 14.9%	—	—	—
Months Supply of Inventory	2.1	2.3	+ 9.5%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	0	—	4	5	+ 25.0%
Pending Sales	0	1	—	3	5	+ 66.7%
Closed Sales	0	2	—	3	5	+ 66.7%
Days on Market Until Sale	—	35	—	30	33	+ 10.0%
Median Sales Price*	—	\$112,000	—	\$43,900	\$60,000	+ 36.7%
Average Sales Price*	—	\$112,000	—	\$43,133	\$81,200	+ 88.3%
Percent of List Price Received*	—	101.8%	—	103.0%	98.3%	- 4.6%
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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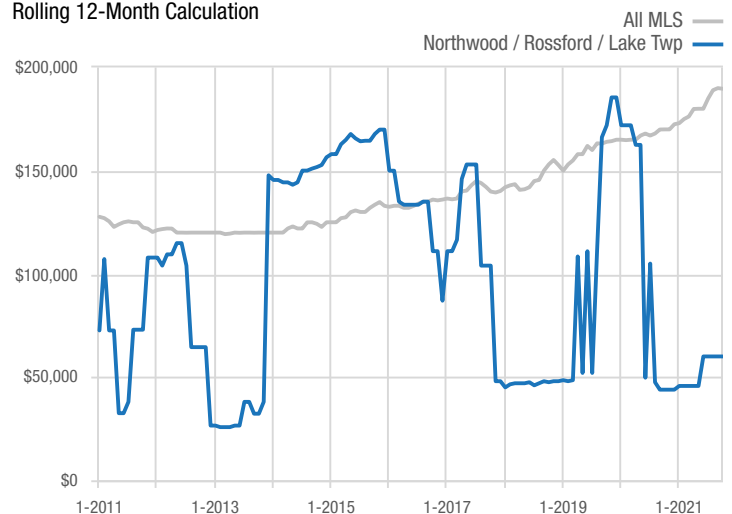
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Bowling Green

MLS Area 55: 43402

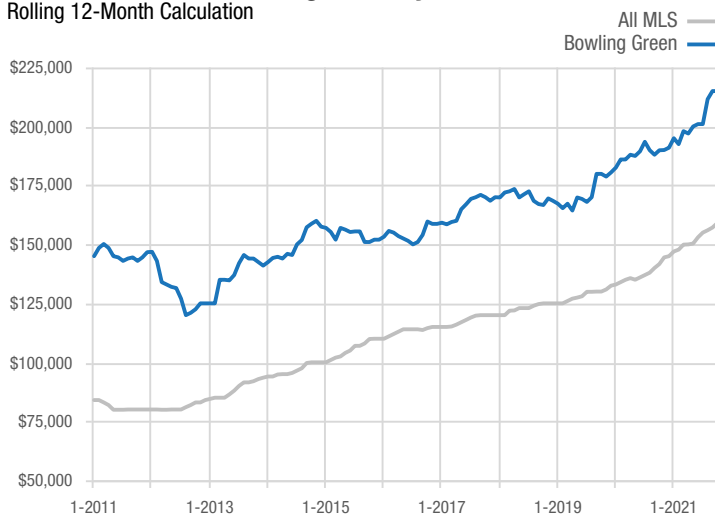
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	18	15	- 16.7%	187	214	+ 14.4%
Pending Sales	12	21	+ 75.0%	162	189	+ 16.7%
Closed Sales	17	18	+ 5.9%	161	187	+ 16.1%
Days on Market Until Sale	45	46	+ 2.2%	62	51	- 17.7%
Median Sales Price*	\$182,500	\$210,000	+ 15.1%	\$191,500	\$220,000	+ 14.9%
Average Sales Price*	\$211,441	\$232,682	+ 10.0%	\$207,482	\$238,241	+ 14.8%
Percent of List Price Received*	101.3%	100.7%	- 0.6%	99.5%	101.4%	+ 1.9%
Inventory of Homes for Sale	48	36	- 25.0%	—	—	—
Months Supply of Inventory	3.0	1.9	- 36.7%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	3	2	- 33.3%	33	36	+ 9.1%
Pending Sales	5	4	- 20.0%	32	33	+ 3.1%
Closed Sales	3	4	+ 33.3%	30	34	+ 13.3%
Days on Market Until Sale	60	42	- 30.0%	69	50	- 27.5%
Median Sales Price*	\$155,000	\$261,350	+ 68.6%	\$183,450	\$221,500	+ 20.7%
Average Sales Price*	\$159,967	\$253,325	+ 58.4%	\$206,860	\$229,424	+ 10.9%
Percent of List Price Received*	98.2%	98.0%	- 0.2%	98.7%	102.0%	+ 3.3%
Inventory of Homes for Sale	2	5	+ 150.0%	—	—	—
Months Supply of Inventory	0.6	1.7	+ 183.3%	—	—	—

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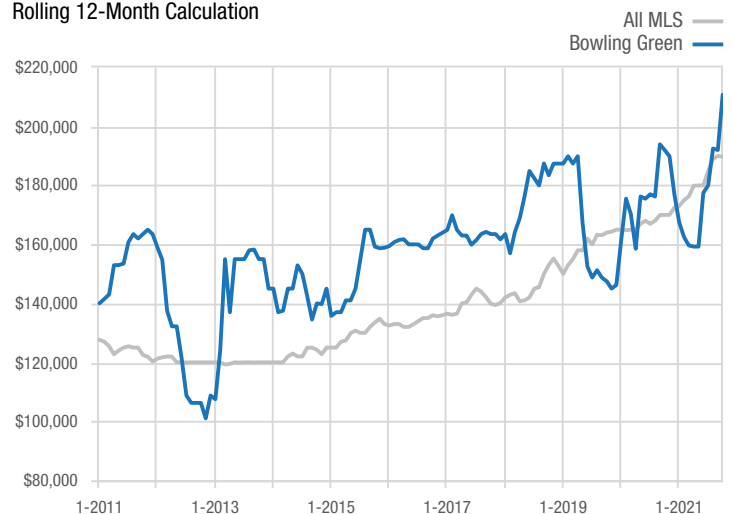
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Wood County NE

MLS Area 56: North of US 6, East of SR 25, excluding MLS Areas 53, 54 and 55

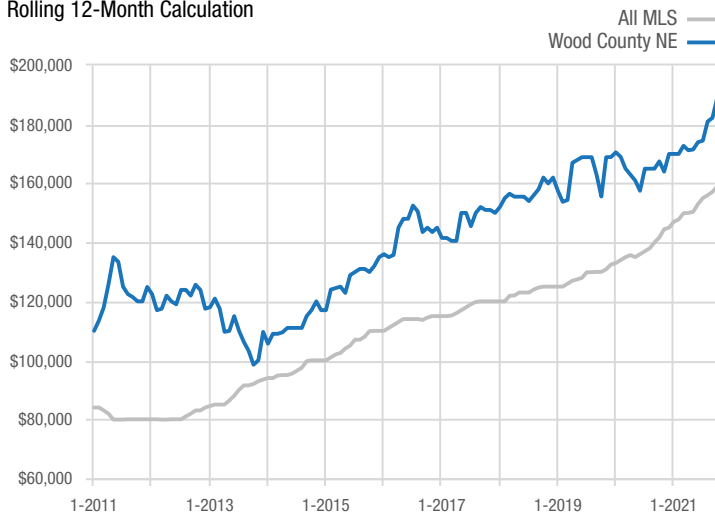
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	7	6	- 14.3%	60	86	+ 43.3%
Pending Sales	4	8	+ 100.0%	57	73	+ 28.1%
Closed Sales	7	12	+ 71.4%	59	75	+ 27.1%
Days on Market Until Sale	76	48	- 36.8%	100	56	- 44.0%
Median Sales Price*	\$147,750	\$210,750	+ 42.6%	\$165,750	\$189,200	+ 14.1%
Average Sales Price*	\$196,617	\$224,325	+ 14.1%	\$169,146	\$226,038	+ 33.6%
Percent of List Price Received*	112.0%	98.0%	- 12.5%	99.5%	100.3%	+ 0.8%
Inventory of Homes for Sale	17	13	- 23.5%	—	—	—
Months Supply of Inventory	3.2	1.7	- 46.9%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	0	2	—	0	2	—
Pending Sales	0	1	—	1	1	0.0%
Closed Sales	0	0	—	1	0	- 100.0%
Days on Market Until Sale	—	—	—	39	—	—
Median Sales Price*	—	—	—	\$125,000	—	—
Average Sales Price*	—	—	—	\$125,000	—	—
Percent of List Price Received*	—	—	—	100.0%	—	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

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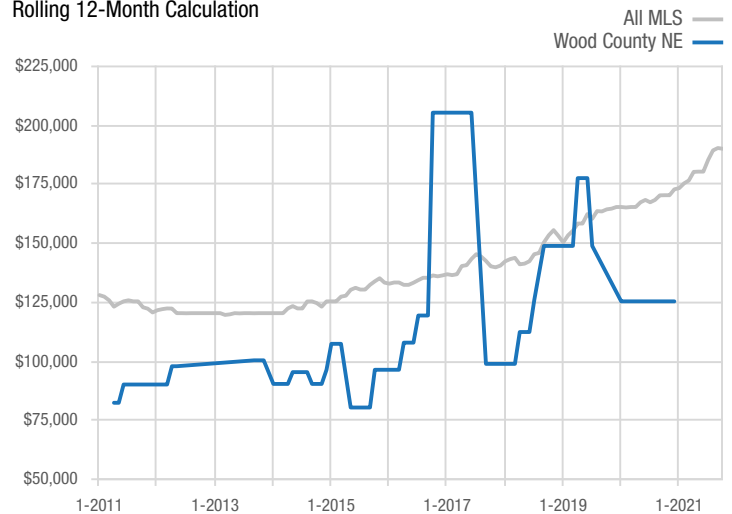
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Wood County NW

MLS Area 51: North of US 6, West of SR 25, excluding MLS Areas 53 and 55

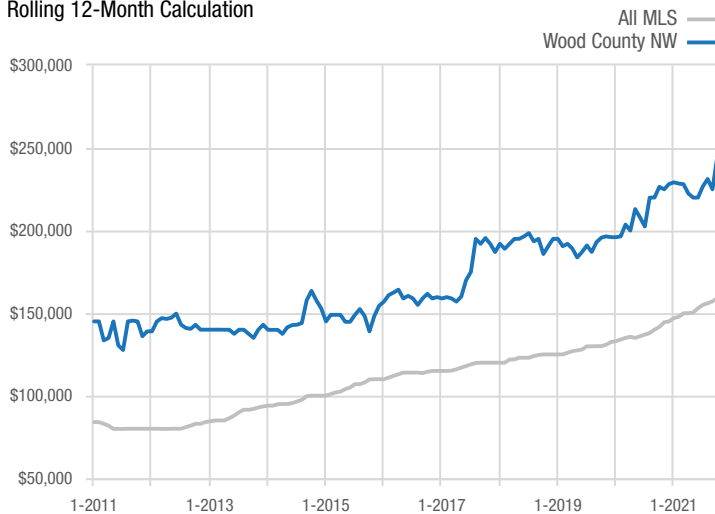
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	10	5	- 50.0%	84	76	- 9.5%
Pending Sales	9	9	0.0%	71	73	+ 2.8%
Closed Sales	9	11	+ 22.2%	71	75	+ 5.6%
Days on Market Until Sale	90	53	- 41.1%	80	60	- 25.0%
Median Sales Price*	\$235,000	\$268,500	+ 14.3%	\$228,100	\$242,500	+ 6.3%
Average Sales Price*	\$254,978	\$294,562	+ 15.5%	\$238,621	\$244,720	+ 2.6%
Percent of List Price Received*	101.0%	100.4%	- 0.6%	101.0%	102.4%	+ 1.4%
Inventory of Homes for Sale	20	9	- 55.0%	—	—	—
Months Supply of Inventory	2.9	1.2	- 58.6%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	0	0	—	1	1	0.0%
Pending Sales	0	0	—	2	1	- 50.0%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	80	—	—	103	47	- 54.4%
Median Sales Price*	\$119,000	—	—	\$117,500	\$178,000	+ 51.5%
Average Sales Price*	\$119,000	—	—	\$117,500	\$178,000	+ 51.5%
Percent of List Price Received*	88.2%	—	—	87.1%	100.0%	+ 14.8%
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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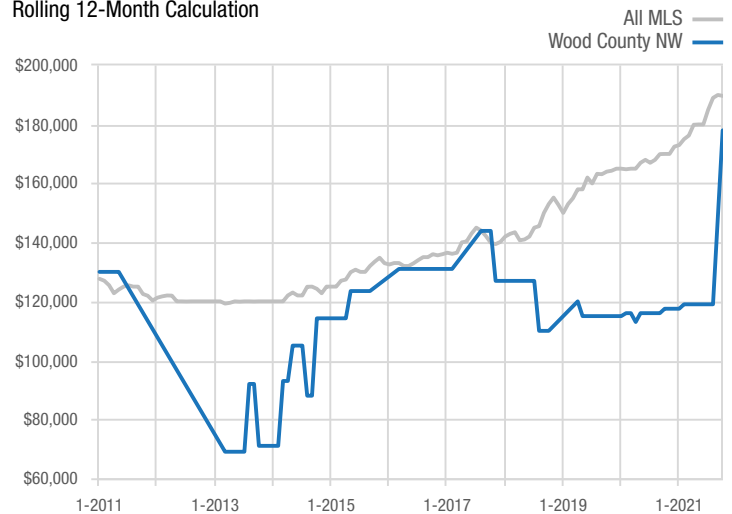
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Wood County SE

MLS Area 57: South of US 6, East of SR 25

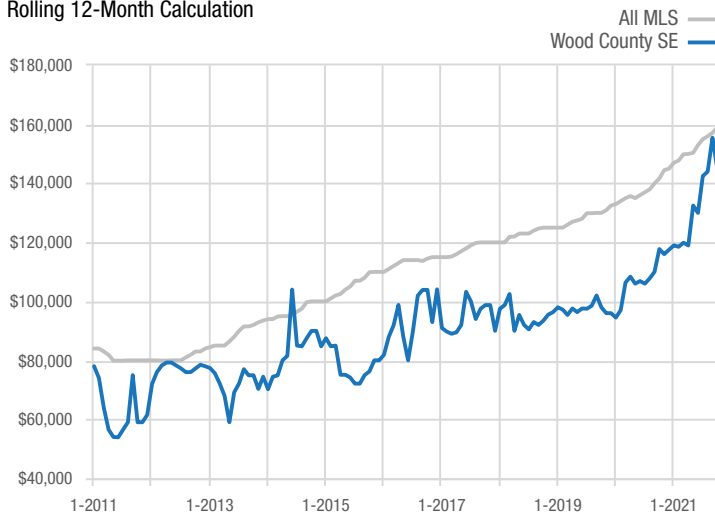
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	6	8	+ 33.3%	63	59	- 6.3%
Pending Sales	4	0	- 100.0%	53	44	- 17.0%
Closed Sales	6	1	- 83.3%	52	44	- 15.4%
Days on Market Until Sale	50	50	0.0%	71	61	- 14.1%
Median Sales Price*	\$257,000	—	—	\$116,000	\$147,950	+ 27.5%
Average Sales Price*	\$229,629	—	—	\$146,536	\$165,411	+ 12.9%
Percent of List Price Received*	100.6%	—	—	99.2%	103.1%	+ 3.9%
Inventory of Homes for Sale	10	16	+ 60.0%	—	—	—
Months Supply of Inventory	1.9	3.5	+ 84.2%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
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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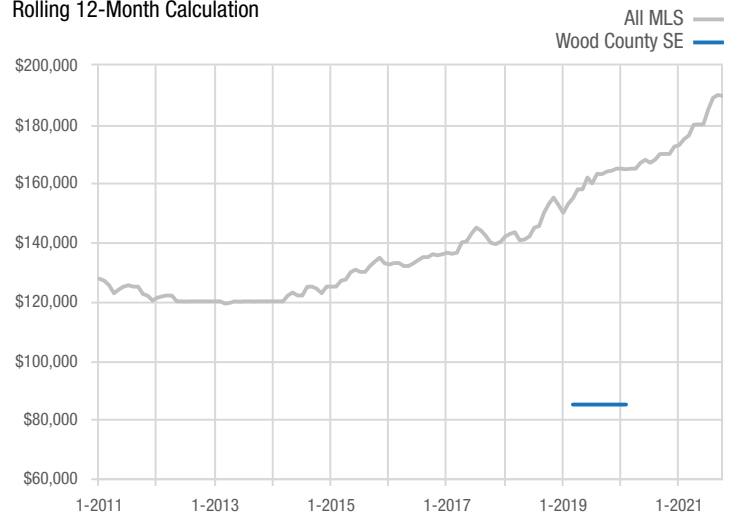
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Wood County SW

MLS Area 52: South of US 6, West of SR 25

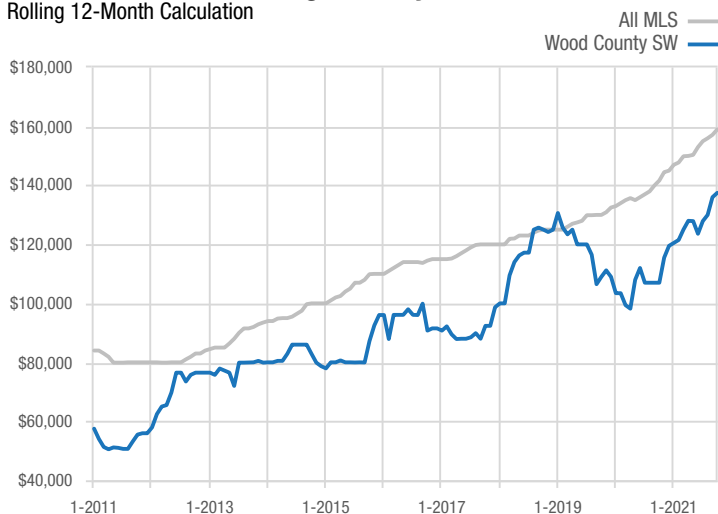
Single Family	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
New Listings	9	7	- 22.2%	76	62	- 18.4%
Pending Sales	8	9	+ 12.5%	62	52	- 16.1%
Closed Sales	9	11	+ 22.2%	62	51	- 17.7%
Days on Market Until Sale	58	69	+ 19.0%	79	77	- 2.5%
Median Sales Price*	\$110,450	\$155,000	+ 40.3%	\$110,000	\$140,000	+ 27.3%
Average Sales Price*	\$131,838	\$176,255	+ 33.7%	\$115,732	\$171,427	+ 48.1%
Percent of List Price Received*	97.7%	96.4%	- 1.3%	98.7%	98.4%	- 0.3%
Inventory of Homes for Sale	18	15	- 16.7%	—	—	—
Months Supply of Inventory	3.1	2.7	- 12.9%	—	—	—

Condo-Villa	October			Year to Date		
	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
Key Metrics						
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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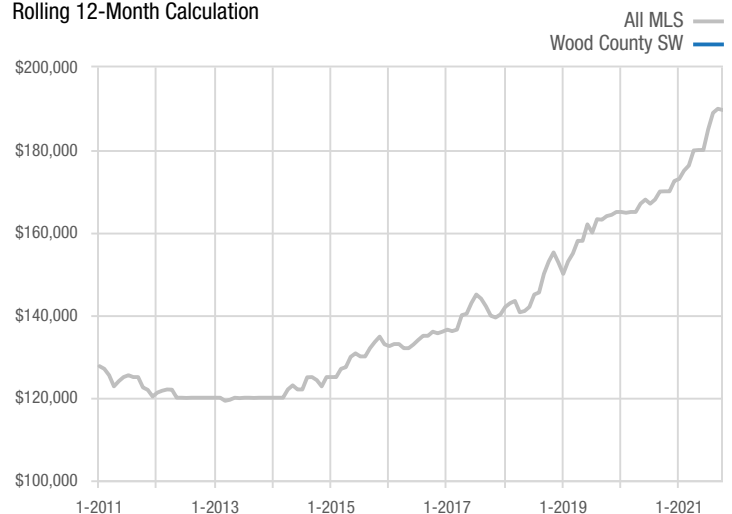
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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