

## Local Market Update – April 2022

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## Western Counties

### Defiance, Fulton, Henry, Paulding, Putnam and Williams

The average 30-year fixed rate mortgage exceeded 5% in April, the highest level since 2011, according to Freddie Mac. The recent surge in mortgage rates has reduced the pool of eligible buyers and has caused mortgage applications to decline, with a significant impact on refinance applications, which are down more than 70% compared to this time last year. As the rising costs of homeownership force many Americans to adjust their budgets, an increasing number of buyers are hoping to help offset the costs by moving from bigger, more expensive cities to smaller areas that offer a more affordable cost of living.

Affordability challenges are limiting buying activity, and early signs suggest competition for homes may be cooling somewhat. Nationally, existing home sales are down 2.7% as of last measure, while pending sales dropped 1.2%, marking 5 straight months of under contract declines, according to the National Association of REALTORS®. Inventory remains low, with only 2 months supply at present, and home prices continue to rise, with the median existing home at \$373,500, a 15% increase from this time last year. Homes are still selling quickly, however, and multiple offers are common in many markets.

Single Family Key Metrics	April			Year to Date		
	2021	2022	% Change	Thru 4 2021	Thru 4 2022	% Change
New Listings	178	<b>176</b>	-1.1%	472	<b>557</b>	+18.0%
Closed Sales	138	<b>125</b>	-9.4%	473	<b>489</b>	+3.4%
Days on Market	73	<b>70</b>	-4.1%	76	<b>75</b>	-1.3%
SP\$/SqFt	\$91.73	<b>\$104.50</b>	+13.9%	\$88.06	<b>\$100.50</b>	+14.1%
Median Sales Price*	\$125,625	<b>\$150,000</b>	-19.4%	\$129,500	<b>\$145,000</b>	+12.0%
Average Sales Price*	\$157,702	<b>\$174,927</b>	+10.9%	\$151,356	<b>\$168,034</b>	+11.0%
Percent of List Price Received*	99%	<b>99%</b>	---	98%	<b>98%</b>	---
Months Supply of Inventory	3	<b>4</b>	+33.3%	---	---	---
Total Volume	\$21,696,217	<b>\$22,040,000</b>	+1.6%	\$71,524,920	<b>\$82,168,505</b>	+14.9%

Condo Key Metrics	April			Year to Date		
	2021	2022	% Change	Thru 4 2021	Thru 4 2022	% Change
New Listings	0	<b>3</b>	---	5	<b>12</b>	+140.0%
Closed Sales	3	<b>5</b>	+66.7%	9	<b>11</b>	+22.2%
Days on Market	175	<b>54</b>	-69.1%	92	<b>44</b>	-52.2%
SP\$/SqFt	\$122.40	<b>\$133.41</b>	+10.0%	\$100.18	<b>\$130.84</b>	+30.6%
Median Sales Price*	\$160,000	<b>\$188,000</b>	+17.5%	\$138,000	<b>\$188,000</b>	+36.2%
Average Sales Price*	\$194,333	<b>\$200,080</b>	+3.0%	\$137,411	<b>\$183,264</b>	+33.4%
Percent of List Price Received*	96%	<b>101%</b>	+5.2%	97%	<b>101%</b>	+4.1%
Months Supply of Inventory	3	<b>1</b>	-66.7%	---	---	---
Total Volume	\$583,000	<b>\$1,000,400</b>	+71.6%	\$1,236,700	<b>\$2,015,900</b>	+63.0%

\*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	4-2021	4-2022	% Change	YTD 2021	YTD 2022	% Change
<b>New Listings</b>		1,260	<b>1,093</b>	- 13.3%	3,975	<b>3,641</b>	- 8.4%
<b>Pending Sales</b>		985	<b>910</b>	- 7.6%	3,375	<b>3,171</b>	- 6.0%
<b>Closed Sales</b>		913	<b>853</b>	- 6.6%	3,151	<b>3,071</b>	- 2.5%
<b>Days on Market Until Sale</b>		66	<b>59</b>	- 10.6%	72	<b>68</b>	- 5.6%
<b>Median Sales Price</b>		\$155,000	<b>\$165,000</b>	+ 6.5%	\$150,000	<b>\$161,000</b>	+ 7.3%
<b>Average Sales Price</b>		\$190,837	<b>\$212,488</b>	+ 11.3%	\$181,650	<b>\$196,116</b>	+ 8.0%
<b>Percent of List Price Received</b>		100.3%	<b>101.2%</b>	+ 0.9%	98.8%	<b>99.8%</b>	+ 1.0%
<b>Housing Affordability Index</b>		255	<b>187</b>	- 26.7%	263	<b>192</b>	- 27.0%
<b>Inventory of Homes for Sale</b>		2,013	<b>1,701</b>	- 15.5%	—	—	—
<b>Months Supply of Inventory</b>		2.1	<b>1.7</b>	- 19.0%	—	—	—

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## Defiance

MLS Area 61: 43512

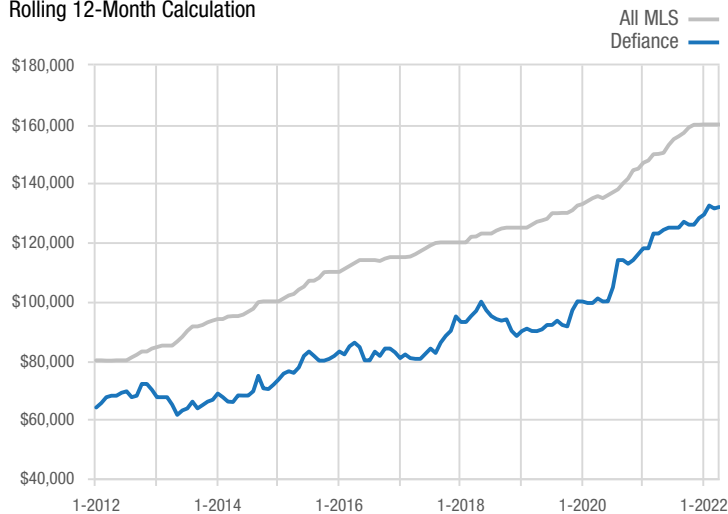
Single Family	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	26	<b>24</b>	- 7.7%	80	<b>72</b>	- 10.0%
Pending Sales	26	<b>22</b>	- 15.4%	63	<b>74</b>	+ 17.5%
Closed Sales	20	<b>17</b>	- 15.0%	55	<b>64</b>	+ 16.4%
Days on Market Until Sale	52	<b>82</b>	+ 57.7%	70	<b>76</b>	+ 8.6%
Median Sales Price*	\$124,000	<b>\$120,000</b>	- 3.2%	\$123,000	<b>\$129,950</b>	+ 5.7%
Average Sales Price*	\$145,483	<b>\$137,229</b>	- 5.7%	\$130,695	<b>\$140,926</b>	+ 7.8%
Percent of List Price Received*	99.4%	<b>96.9%</b>	- 2.5%	99.0%	<b>98.3%</b>	- 0.7%
Inventory of Homes for Sale	42	<b>37</b>	- 11.9%	—	—	—
Months Supply of Inventory	2.4	<b>1.9</b>	- 20.8%	—	—	—

Condo-Villa	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	<b>1</b>	—	1	<b>4</b>	+ 300.0%
Pending Sales	1	<b>2</b>	+ 100.0%	2	<b>3</b>	+ 50.0%
Closed Sales	1	<b>3</b>	+ 200.0%	2	<b>3</b>	+ 50.0%
Days on Market Until Sale	4	<b>45</b>	+ 1,025.0%	47	<b>45</b>	- 4.3%
Median Sales Price*	\$138,000	<b>\$179,900</b>	+ 30.4%	\$146,500	<b>\$179,900</b>	+ 22.8%
Average Sales Price*	\$138,000	<b>\$190,800</b>	+ 38.3%	\$146,500	<b>\$190,800</b>	+ 30.2%
Percent of List Price Received*	98.6%	<b>98.9%</b>	+ 0.3%	97.8%	<b>98.9%</b>	+ 1.1%
Inventory of Homes for Sale	0	<b>1</b>	—	—	—	—
Months Supply of Inventory	—	<b>0.6</b>	—	—	—	—

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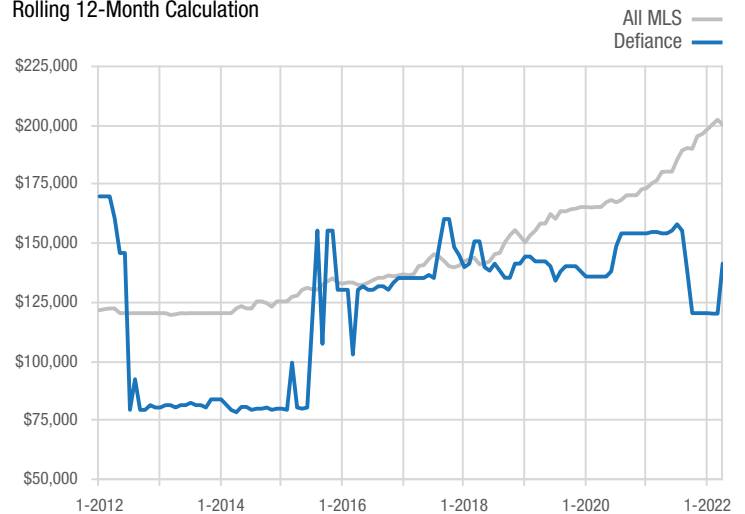
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Napoleon

MLS Area 76: 43545

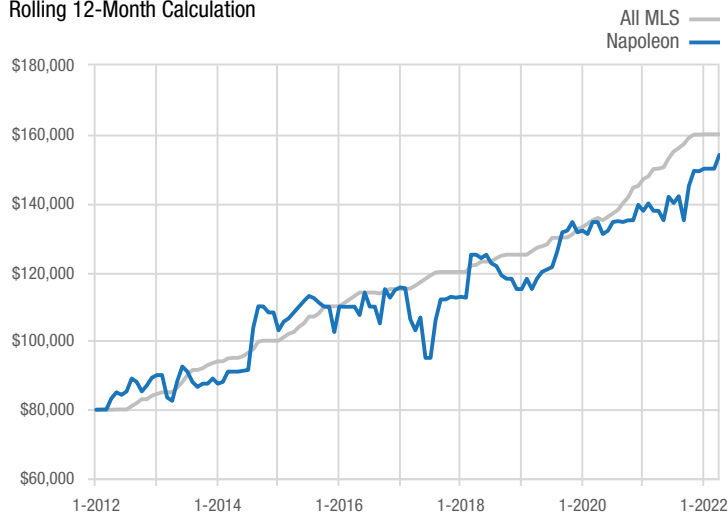
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	12	6	- 50.0%	32	42	+ 31.3%
Pending Sales	7	7	0.0%	24	32	+ 33.3%
Closed Sales	9	9	0.0%	25	33	+ 32.0%
Days on Market Until Sale	116	58	- 50.0%	100	62	- 38.0%
Median Sales Price*	\$127,200	<b>\$147,000</b>	+ 15.6%	\$129,950	<b>\$158,000</b>	+ 21.6%
Average Sales Price*	\$205,944	<b>\$232,139</b>	+ 12.7%	\$164,546	<b>\$176,371</b>	+ 7.2%
Percent of List Price Received*	100.1%	<b>101.8%</b>	+ 1.7%	100.8%	<b>98.3%</b>	- 2.5%
Inventory of Homes for Sale	25	26	+ 4.0%	—	—	—
Months Supply of Inventory	2.8	2.6	- 7.1%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	0	—	0	1	—
Pending Sales	1	0	- 100.0%	1	1	0.0%
Closed Sales	1	0	- 100.0%	1	1	0.0%
Days on Market Until Sale	281	—	—	281	15	- 94.7%
Median Sales Price*	\$160,000	—	—	\$160,000	<b>\$239,500</b>	+ 49.7%
Average Sales Price*	\$160,000	—	—	\$160,000	<b>\$239,500</b>	+ 49.7%
Percent of List Price Received*	97.0%	—	—	97.0%	<b>100.0%</b>	+ 3.1%
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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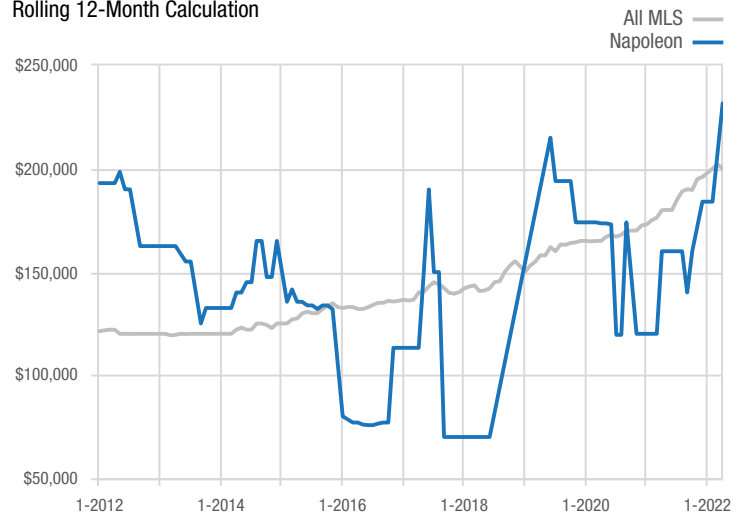
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Bryan

MLS Area 87: 43506

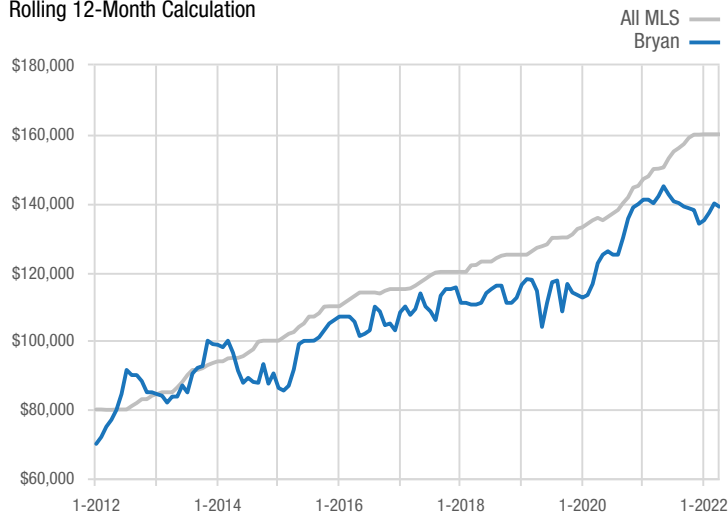
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	20	21	+ 5.0%	78	65	- 16.7%
Pending Sales	24	16	- 33.3%	73	65	- 11.0%
Closed Sales	16	17	+ 6.3%	70	70	0.0%
Days on Market Until Sale	64	74	+ 15.6%	70	75	+ 7.1%
Median Sales Price*	\$171,500	<b>\$134,900</b>	- 21.3%	\$135,500	<b>\$146,950</b>	+ 8.5%
Average Sales Price*	\$173,300	<b>\$144,888</b>	- 16.4%	\$148,219	<b>\$179,103</b>	+ 20.8%
Percent of List Price Received*	99.6%	<b>98.2%</b>	- 1.4%	98.8%	<b>99.5%</b>	+ 0.7%
Inventory of Homes for Sale	36	34	- 5.6%	—	—	—
Months Supply of Inventory	2.1	1.9	- 9.5%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	1	—	0	4	—
Pending Sales	1	0	- 100.0%	2	3	+ 50.0%
Closed Sales	1	1	0.0%	3	3	0.0%
Days on Market Until Sale	239	47	- 80.3%	120	40	- 66.7%
Median Sales Price*	\$285,000	<b>\$240,000</b>	- 15.8%	\$83,500	<b>\$198,000</b>	+ 137.1%
Average Sales Price*	\$285,000	<b>\$240,000</b>	- 15.8%	\$143,567	<b>\$207,667</b>	+ 44.6%
Percent of List Price Received*	93.5%	<b>106.7%</b>	+ 14.1%	94.7%	<b>106.2%</b>	+ 12.1%
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	0.9	—	—	—	—

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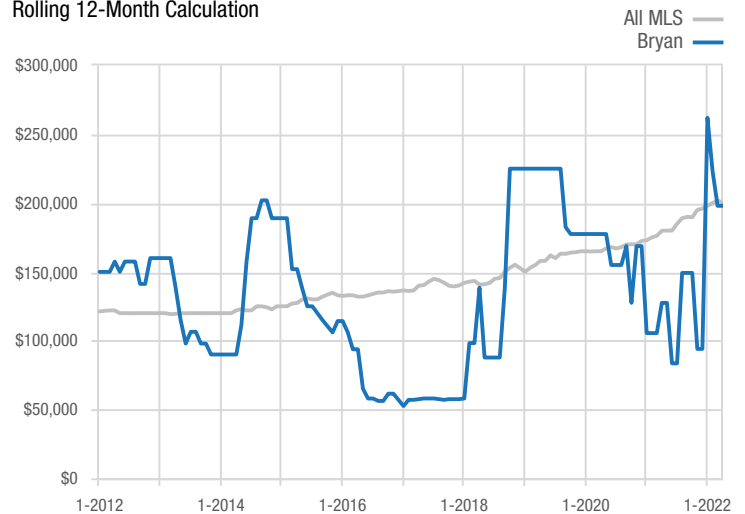
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Wauseon

MLS Area 96: 43567

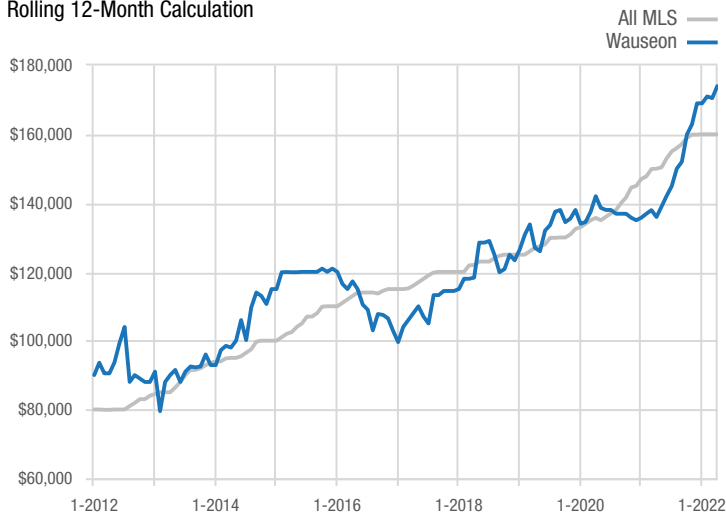
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	14	12	- 14.3%	32	36	+ 12.5%
Pending Sales	10	9	- 10.0%	27	28	+ 3.7%
Closed Sales	9	7	- 22.2%	25	28	+ 12.0%
Days on Market Until Sale	71	62	- 12.7%	72	69	- 4.2%
Median Sales Price*	\$96,500	<b>\$175,000</b>	+ 81.3%	\$145,000	<b>\$187,500</b>	+ 29.3%
Average Sales Price*	\$142,778	<b>\$197,843</b>	+ 38.6%	\$163,737	<b>\$204,838</b>	+ 25.1%
Percent of List Price Received*	98.3%	<b>97.9%</b>	- 0.4%	99.0%	<b>99.4%</b>	+ 0.4%
Inventory of Homes for Sale	18	22	+ 22.2%	—	—	—
Months Supply of Inventory	1.7	2.1	+ 23.5%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	0	0	—	1	0	- 100.0%
Pending Sales	0	0	—	2	0	- 100.0%
Closed Sales	0	0	—	2	0	- 100.0%
Days on Market Until Sale	—	—	—	30	—	—
Median Sales Price*	—	—	—	\$112,500	—	—
Average Sales Price*	—	—	—	\$112,500	—	—
Percent of List Price Received*	—	—	—	99.9%	—	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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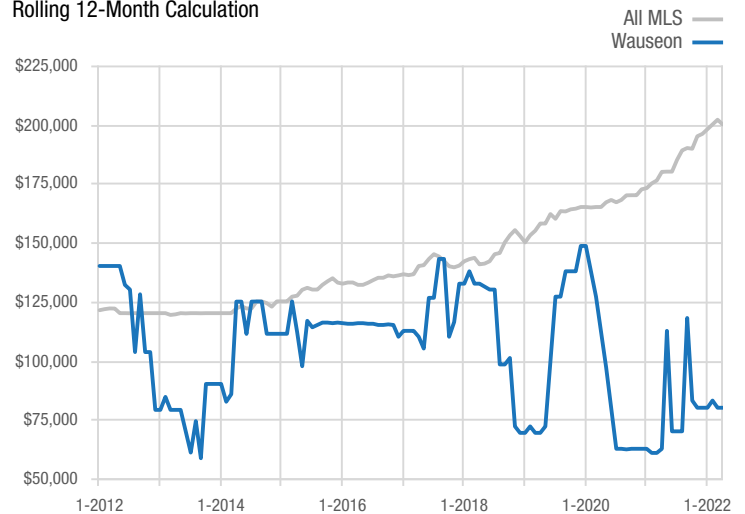
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Archbold

MLS Area 98: 43502

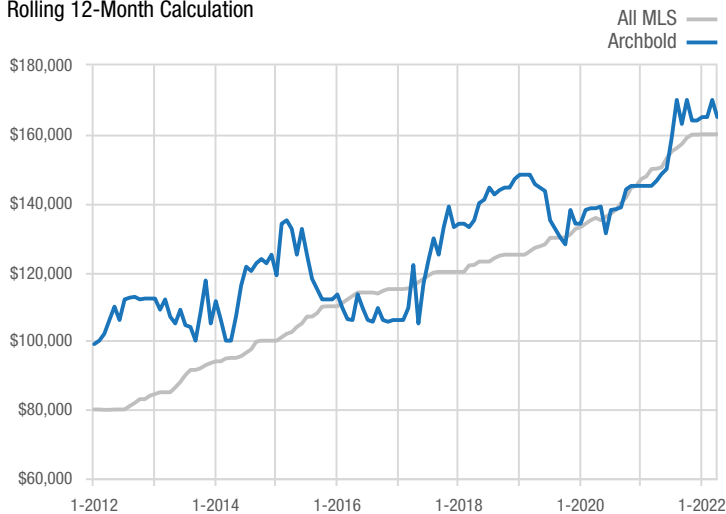
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	3	5	+ 66.7%	13	18	+ 38.5%
Pending Sales	3	9	+ 200.0%	14	18	+ 28.6%
Closed Sales	2	9	+ 350.0%	12	17	+ 41.7%
Days on Market Until Sale	56	66	+ 17.9%	78	79	+ 1.3%
Median Sales Price*	\$641,000	<b>\$157,250</b>	- 75.5%	\$161,350	<b>\$165,000</b>	+ 2.3%
Average Sales Price*	\$641,000	<b>\$178,238</b>	- 72.2%	\$259,833	<b>\$182,927</b>	- 29.6%
Percent of List Price Received*	92.9%	<b>100.4%</b>	+ 8.1%	97.7%	<b>97.7%</b>	0.0%
Inventory of Homes for Sale	8	6	- 25.0%	—	—	—
Months Supply of Inventory	1.4	1.2	- 14.3%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	0	—	1	0	- 100.0%
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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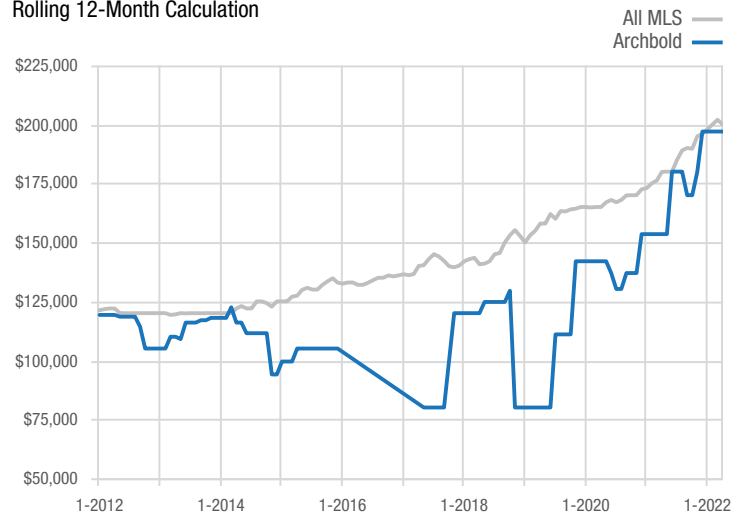
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

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## Defiance County

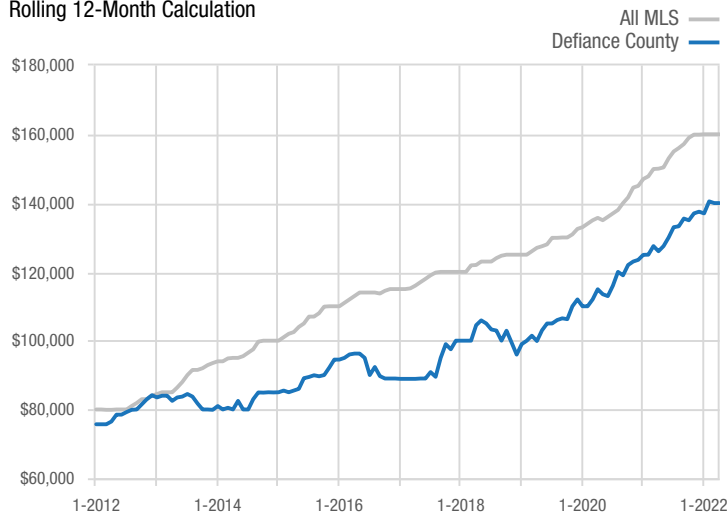
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	44	<b>35</b>	- 20.5%	127	<b>120</b>	- 5.5%
Pending Sales	42	<b>35</b>	- 16.7%	113	<b>119</b>	+ 5.3%
Closed Sales	34	<b>26</b>	- 23.5%	108	<b>110</b>	+ 1.9%
Days on Market Until Sale	61	<b>82</b>	+ 34.4%	79	<b>76</b>	- 3.8%
Median Sales Price*	\$124,750	<b>\$136,900</b>	+ 9.7%	\$126,200	<b>\$134,000</b>	+ 6.2%
Average Sales Price*	\$153,869	<b>\$138,536</b>	- 10.0%	\$155,954	<b>\$145,398</b>	- 6.8%
Percent of List Price Received*	99.5%	<b>97.0%</b>	- 2.5%	98.9%	<b>97.8%</b>	- 1.1%
Inventory of Homes for Sale	65	<b>65</b>	0.0%	—	—	—
Months Supply of Inventory	2.0	<b>1.8</b>	- 10.0%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	<b>1</b>	—	3	<b>5</b>	+ 66.7%
Pending Sales	2	<b>3</b>	+ 50.0%	4	<b>5</b>	+ 25.0%
Closed Sales	1	<b>4</b>	+ 300.0%	3	<b>6</b>	+ 100.0%
Days on Market Until Sale	4	<b>55</b>	+ 1,275.0%	43	<b>49</b>	+ 14.0%
Median Sales Price*	\$138,000	<b>\$183,950</b>	+ 33.3%	\$138,000	<b>\$174,700</b>	+ 26.6%
Average Sales Price*	\$138,000	<b>\$190,100</b>	+ 37.8%	\$140,333	<b>\$160,067</b>	+ 14.1%
Percent of List Price Received*	98.6%	<b>99.1%</b>	+ 0.5%	98.0%	<b>98.7%</b>	+ 0.7%
Inventory of Homes for Sale	0	<b>1</b>	—	—	—	—
Months Supply of Inventory	—	<b>0.5</b>	—	—	—	—

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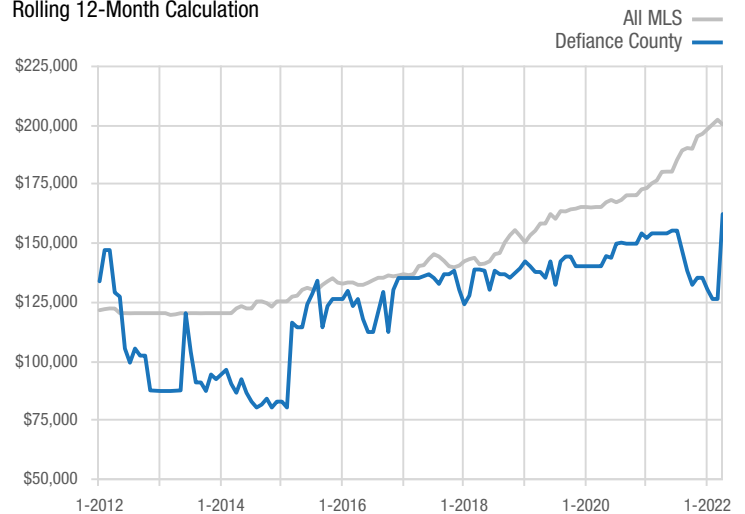
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## Fulton County

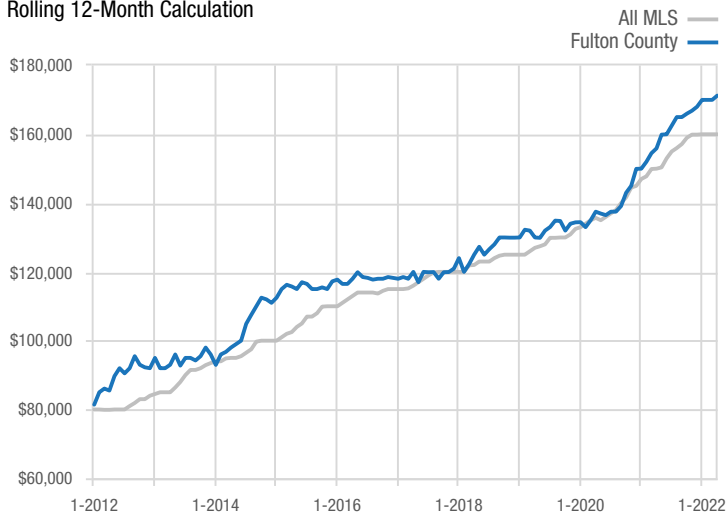
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	45	<b>39</b>	- 13.3%	111	<b>122</b>	+ 9.9%
Pending Sales	33	<b>35</b>	+ 6.1%	98	<b>101</b>	+ 3.1%
Closed Sales	30	<b>32</b>	+ 6.7%	97	<b>103</b>	+ 6.2%
Days on Market Until Sale	63	<b>63</b>	0.0%	71	<b>66</b>	- 7.0%
Median Sales Price*	\$166,100	<b>\$185,000</b>	+ 11.4%	\$166,500	<b>\$182,500</b>	+ 9.6%
Average Sales Price*	\$202,482	<b>\$210,208</b>	+ 3.8%	\$195,109	<b>\$198,588</b>	+ 1.8%
Percent of List Price Received*	100.0%	<b>101.4%</b>	+ 1.4%	99.9%	<b>99.8%</b>	- 0.1%
Inventory of Homes for Sale	68	<b>62</b>	- 8.8%	—	—	—
Months Supply of Inventory	1.9	<b>1.7</b>	- 10.5%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	<b>1</b>	—	2	<b>1</b>	- 50.0%
Pending Sales	0	<b>0</b>	—	2	<b>0</b>	- 100.0%
Closed Sales	0	<b>0</b>	—	2	<b>0</b>	- 100.0%
Days on Market Until Sale	—	—	—	30	—	—
Median Sales Price*	—	—	—	\$112,500	—	—
Average Sales Price*	—	—	—	\$112,500	—	—
Percent of List Price Received*	—	—	—	99.9%	—	—
Inventory of Homes for Sale	0	<b>1</b>	—	—	—	—
Months Supply of Inventory	—	<b>0.6</b>	—	—	—	—

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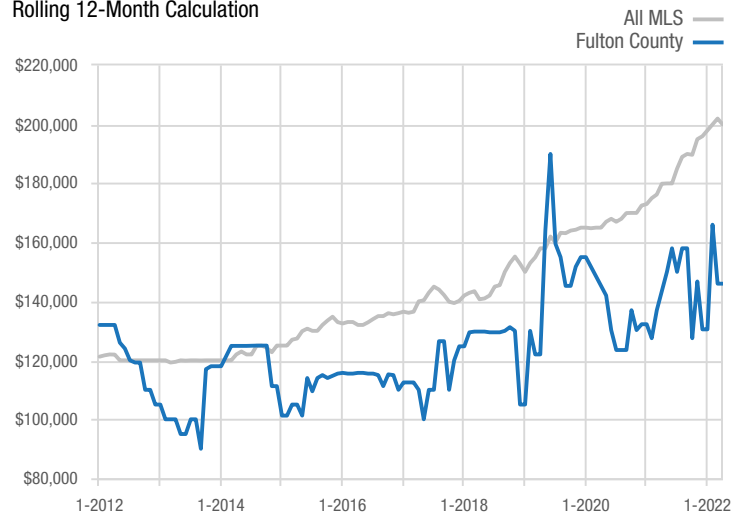
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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# Local Market Update – April 2022

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## Henry County

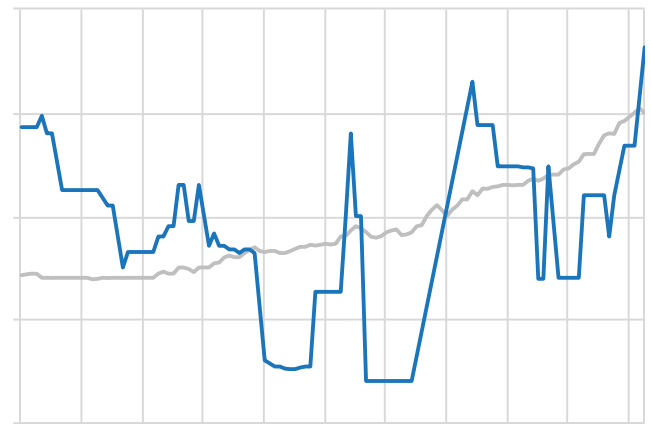
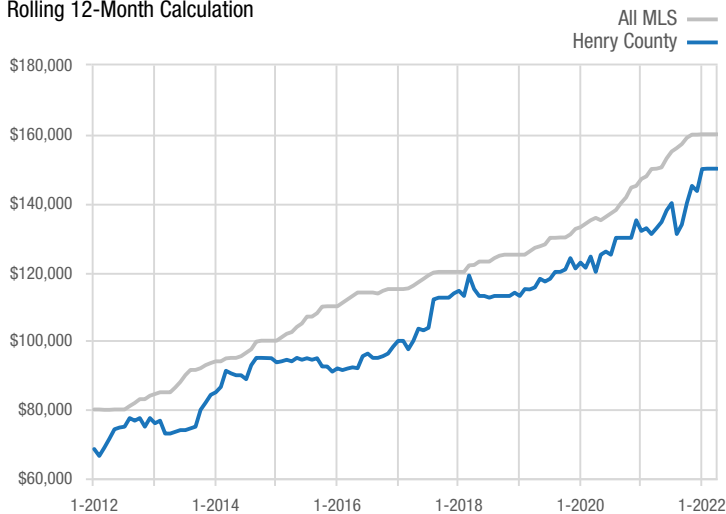
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	23	18	- 21.7%	64	84	+ 31.3%
Pending Sales	9	17	+ 88.9%	56	71	+ 26.8%
Closed Sales	11	17	+ 54.5%	58	70	+ 20.7%
Days on Market Until Sale	121	83	- 31.4%	87	72	- 17.2%
Median Sales Price*	\$127,200	<b>\$125,000</b>	- 1.7%	\$124,000	<b>\$155,250</b>	+ 25.2%
Average Sales Price*	\$196,045	<b>\$198,732</b>	+ 1.4%	\$146,382	<b>\$186,357</b>	+ 27.3%
Percent of List Price Received*	100.3%	<b>100.9%</b>	+ 0.6%	97.5%	<b>99.1%</b>	+ 1.6%
Inventory of Homes for Sale	46	46	0.0%	—	—	—
Months Supply of Inventory	2.6	2.4	- 7.7%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	0	0	—	0	1	—
Pending Sales	1	0	- 100.0%	1	1	0.0%
Closed Sales	1	0	- 100.0%	1	1	0.0%
Days on Market Until Sale	281	—	—	281	15	- 94.7%
Median Sales Price*	\$160,000	—	—	\$160,000	<b>\$239,500</b>	+ 49.7%
Average Sales Price*	\$160,000	—	—	\$160,000	<b>\$239,500</b>	+ 49.7%
Percent of List Price Received*	97.0%	—	—	97.0%	<b>100.0%</b>	+ 3.1%
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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### Median Sales Price - Single Family

Rolling 12-Month Calculation



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## Paulding County

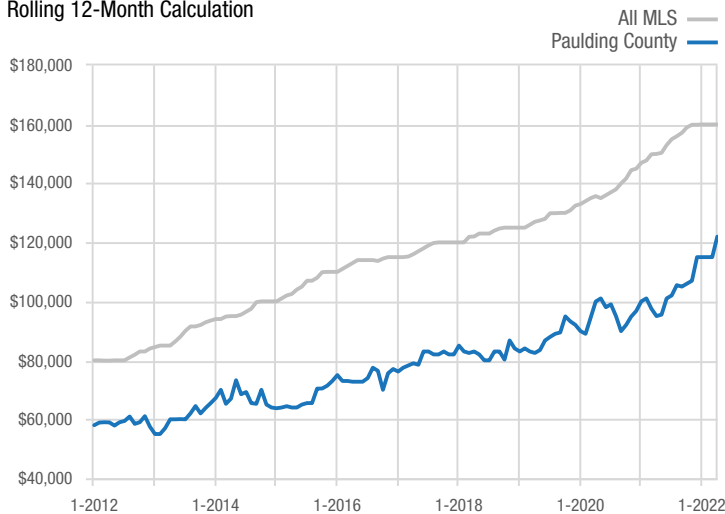
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	13	17	+ 30.8%	53	60	+ 13.2%
Pending Sales	13	14	+ 7.7%	40	46	+ 15.0%
Closed Sales	14	15	+ 7.1%	37	49	+ 32.4%
Days on Market Until Sale	100	56	- 44.0%	75	75	0.0%
Median Sales Price*	\$82,450	<b>\$160,000</b>	+ 94.1%	\$85,500	<b>\$127,600</b>	+ 49.2%
Average Sales Price*	\$95,112	<b>\$202,067</b>	+ 112.5%	\$99,829	<b>\$146,750</b>	+ 47.0%
Percent of List Price Received*	96.7%	<b>98.1%</b>	+ 1.4%	97.5%	<b>97.5%</b>	0.0%
Inventory of Homes for Sale	26	35	+ 34.6%	—	—	—
Months Supply of Inventory	2.5	2.9	+ 16.0%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
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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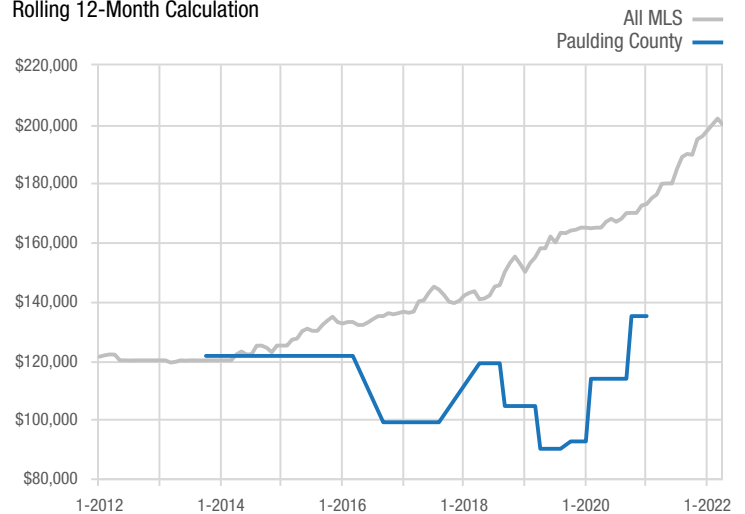
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Putnam County

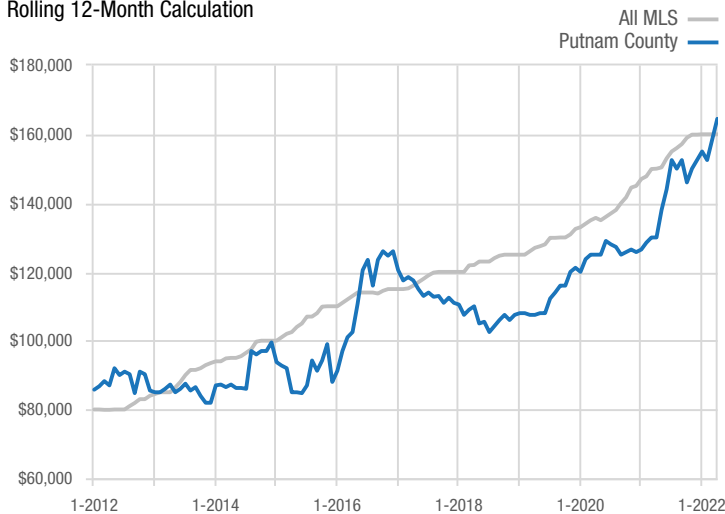
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	9	11	+ 22.2%	37	33	- 10.8%
Pending Sales	5	13	+ 160.0%	26	32	+ 23.1%
Closed Sales	9	8	- 11.1%	27	29	+ 7.4%
Days on Market Until Sale	73	77	+ 5.5%	91	96	+ 5.5%
Median Sales Price*	\$124,900	<b>\$209,950</b>	+ 68.1%	\$130,000	<b>\$174,000</b>	+ 33.8%
Average Sales Price*	\$156,422	<b>\$233,238</b>	+ 49.1%	\$162,641	<b>\$185,831</b>	+ 14.3%
Percent of List Price Received*	96.1%	<b>100.7%</b>	+ 4.8%	96.0%	<b>97.6%</b>	+ 1.7%
Inventory of Homes for Sale	29	17	- 41.4%	—	—	—
Months Supply of Inventory	3.5	1.6	- 54.3%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
<b>Key Metrics</b>						
New Listings	0	0	—	0	1	—
Pending Sales	0	0	—	0	1	—
Closed Sales	0	0	—	0	1	—
Days on Market Until Sale	—	—	—	—	57	—
Median Sales Price*	—	—	—	—	<b>\$193,000</b>	—
Average Sales Price*	—	—	—	—	<b>\$193,000</b>	—
Percent of List Price Received*	—	—	—	—	<b>99.0%</b>	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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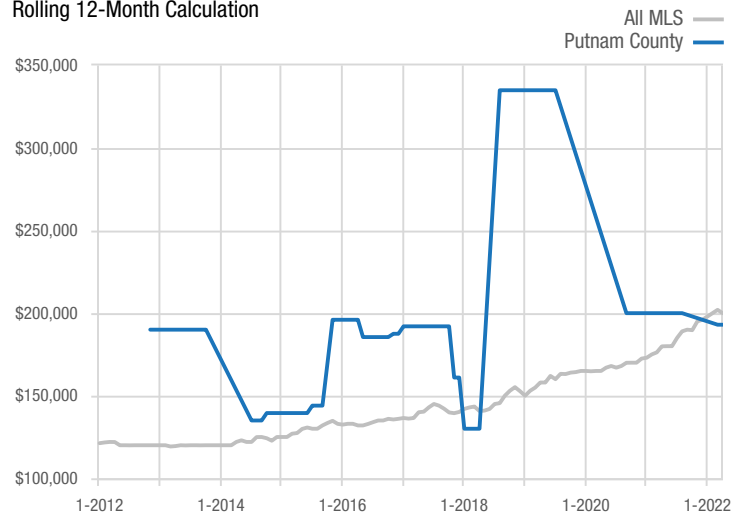
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Williams County

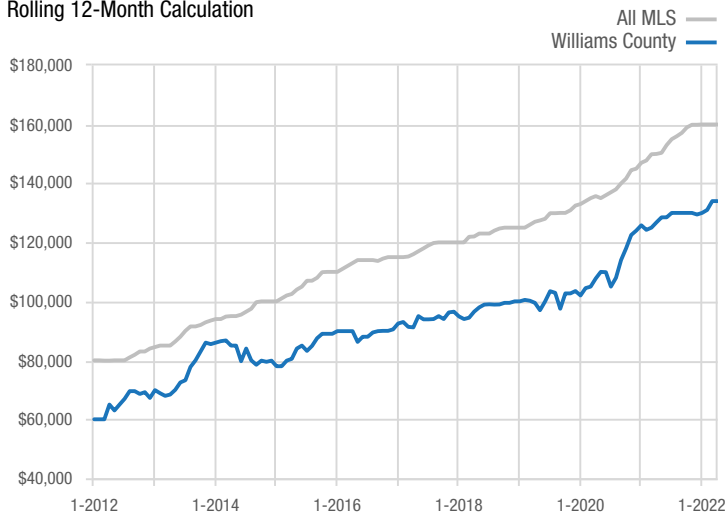
Single Family	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	44	<b>46</b>	+ 4.5%	163	<b>128</b>	- 21.5%
Pending Sales	41	<b>30</b>	- 26.8%	149	<b>123</b>	- 17.4%
Closed Sales	39	<b>28</b>	- 28.2%	145	<b>128</b>	- 11.7%
Days on Market Until Sale	68	<b>64</b>	- 5.9%	72	<b>79</b>	+ 9.7%
Median Sales Price*	\$128,125	<b>\$130,000</b>	+ 1.5%	\$124,000	<b>\$135,950</b>	+ 9.6%
Average Sales Price*	\$142,243	<b>\$128,379</b>	- 9.7%	\$133,227	<b>\$161,557</b>	+ 21.3%
Percent of List Price Received*	99.9%	<b>97.8%</b>	- 2.1%	98.1%	<b>98.2%</b>	+ 0.1%
Inventory of Homes for Sale	78	<b>84</b>	+ 7.7%	—	—	—
Months Supply of Inventory	2.1	<b>2.2</b>	+ 4.8%	—	—	—

Condo-Villa	April			Year to Date		
	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	<b>1</b>	—	0	<b>4</b>	—
Pending Sales	1	<b>0</b>	- 100.0%	2	<b>3</b>	+ 50.0%
Closed Sales	1	<b>1</b>	0.0%	3	<b>3</b>	0.0%
Days on Market Until Sale	239	<b>47</b>	- 80.3%	120	<b>40</b>	- 66.7%
Median Sales Price*	\$285,000	<b>\$240,000</b>	- 15.8%	\$83,500	<b>\$198,000</b>	+ 137.1%
Average Sales Price*	\$285,000	<b>\$240,000</b>	- 15.8%	\$143,567	<b>\$207,667</b>	+ 44.6%
Percent of List Price Received*	93.5%	<b>106.7%</b>	+ 14.1%	94.7%	<b>106.2%</b>	+ 12.1%
Inventory of Homes for Sale	0	<b>3</b>	—	—	—	—
Months Supply of Inventory	—	<b>2.6</b>	—	—	—	—

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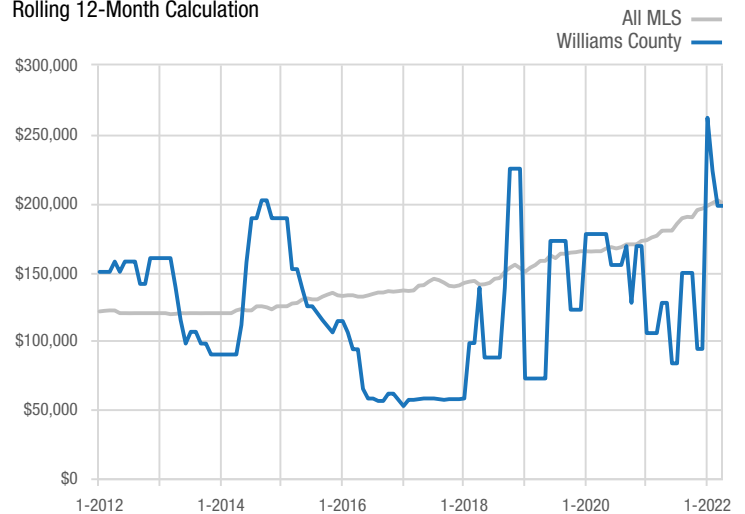
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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