

Local Market Update – December 2021

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Western Counties

Defiance, Fulton, Henry, Paulding, Putnam and Williams

The 2021 housing market was one for the history books! After three consecutive months of increases recently, existing home sales are on pace to hit their highest level in 15 years, with an estimated 6 million homes sold in 2021 according to the National Association of REALTORS®. Sales prices reached new heights, inventory hit rock bottom, and homes sold in record time, often for well above asking price. Mortgage rates, which began the year at historic lows, remain attractive, and homeowners who choose to sell in the coming months can expect to see plenty of buyer activity due to pent-up demand during the pandemic.

Looking ahead, experts anticipate many of the housing market trends of 2021 will continue in 2022, albeit at a more moderate level. Strong buyer demand and inventory shortages are likely to persist over the next year. Home sales are projected to remain strong, but will be tempered by the limited supply of homes, higher sales prices, and rising interest rates, with the Federal Reserve planning multiple rate hikes in the new year. Price growth is expected to slow somewhat as a result, but affordability will likely remain a top constraint for some homebuyers.

Single Family Key Metrics	December			Year to Date		
	2020	2021	% Change	Thru 12 2020	Thru 12 2021	% Change
New Listings	96	101	+5.2%	1,814	2,038	+12.3%
Closed Sales	133	182	+36.8%	1,706	1,816	+6.4%
Days on Market	74	71	-4.1%	90	68	-24.4%
SP\$/SqFt	\$90.77	\$97.45	+7.4%	\$84.76	\$96.92	+14.3%
Median Sales Price*	\$138,500	\$140,000	+1.1%	\$129,900	\$144,450	+11.2%
Average Sales Price*	\$157,980	\$158,801	+0.5%	\$142,979	\$161,244	+12.8%
Percent of List Price Received*	98%	98%	---	98%	99%	+1.0%
Months Supply of Inventory	3	2	-33.3%	---	---	---
Total Volume	\$21,011,300	\$28,907,772	+37.6%	\$243,922,419	\$292,819,450	+20.0%

Condo Key Metrics	December			Year to Date		
	2020	2021	% Change	Thru 12 2020	Thru 12 2021	% Change
New Listings	1	3	+200.0%	50	46	-8.0%
Closed Sales	6	1	-83.3%	42	42	---
Days on Market	84	18	-78.6%	86	51	-40.7%
SP\$/SqFt	\$110.00	\$120.09	+9.2%	\$106.17	\$108.66	+2.3%
Median Sales Price*	\$148,750	\$231,654	+55.7%	\$148,450	\$146,500	-1.3%
Average Sales Price*	\$140,900	\$231,654	+64.4%	\$138,114	\$158,000	+14.4%
Percent of List Price Received*	98%	122%	+24.5%	97%	101%	+4.1%
Months Supply of Inventory	1	4	+300.0%	---	---	---
Total Volume	\$845,400	\$231,654	-72.6%	\$5,800,796	\$6,636,354	+14.4%

*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.

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	12-2020	12-2021	% Change	YTD 2020	YTD 2021	% Change
New Listings		580	538	- 7.2%	12,443	13,349	+ 7.3%
Pending Sales		824	950	+ 15.3%	11,129	12,030	+ 8.1%
Closed Sales		940	1,052	+ 11.9%	11,154	11,977	+ 7.4%
Days on Market Until Sale		74	68	- 8.1%	79	64	- 19.0%
Median Sales Price		\$156,800	\$154,000	- 1.8%	\$148,900	\$160,000	+ 7.5%
Average Sales Price		\$187,397	\$188,311	+ 0.5%	\$173,901	\$192,794	+ 10.9%
Percent of List Price Received		98.1%	98.8%	+ 0.7%	98.1%	99.8%	+ 1.7%
Housing Affordability Index		258	261	+ 1.2%	271	252	- 7.0%
Inventory of Homes for Sale		1,803	1,622	- 10.0%	—	—	—
Months Supply of Inventory		1.9	1.6	- 15.8%	—	—	—

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Defiance

MLS Area 61: 43512

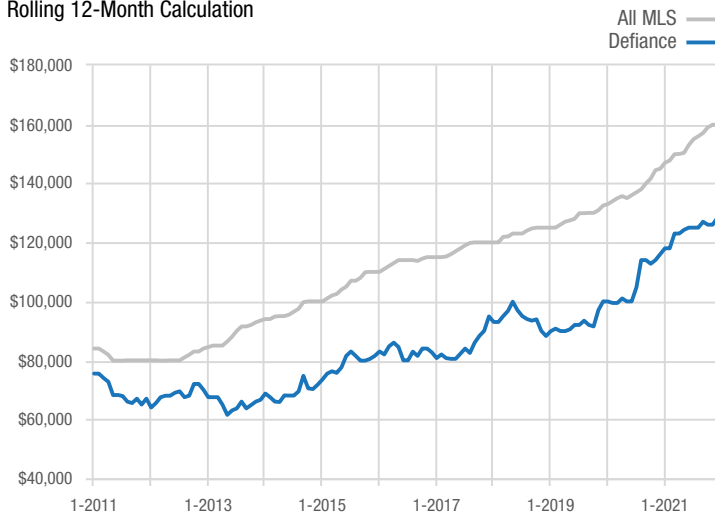
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	7	8	+ 14.3%	223	280	+ 25.6%
Pending Sales	14	14	0.0%	213	229	+ 7.5%
Closed Sales	16	13	- 18.8%	214	228	+ 6.5%
Days on Market Until Sale	63	73	+ 15.9%	80	64	- 20.0%
Median Sales Price*	\$107,750	\$132,000	+ 22.5%	\$116,000	\$128,250	+ 10.6%
Average Sales Price*	\$136,446	\$134,685	- 1.3%	\$121,977	\$153,326	+ 25.7%
Percent of List Price Received*	95.5%	99.6%	+ 4.3%	97.0%	100.0%	+ 3.1%
Inventory of Homes for Sale	33	48	+ 45.5%	—	—	—
Months Supply of Inventory	1.9	2.5	+ 31.6%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	0	0	—	17	12	- 29.4%
Pending Sales	1	0	- 100.0%	13	13	0.0%
Closed Sales	2	0	- 100.0%	13	13	0.0%
Days on Market Until Sale	115	—	—	97	37	- 61.9%
Median Sales Price*	\$145,000	—	—	\$153,821	\$120,000	- 22.0%
Average Sales Price*	\$145,000	—	—	\$139,592	\$141,608	+ 1.4%
Percent of List Price Received*	96.4%	—	—	96.8%	100.1%	+ 3.4%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.6	—	—	—	—	—

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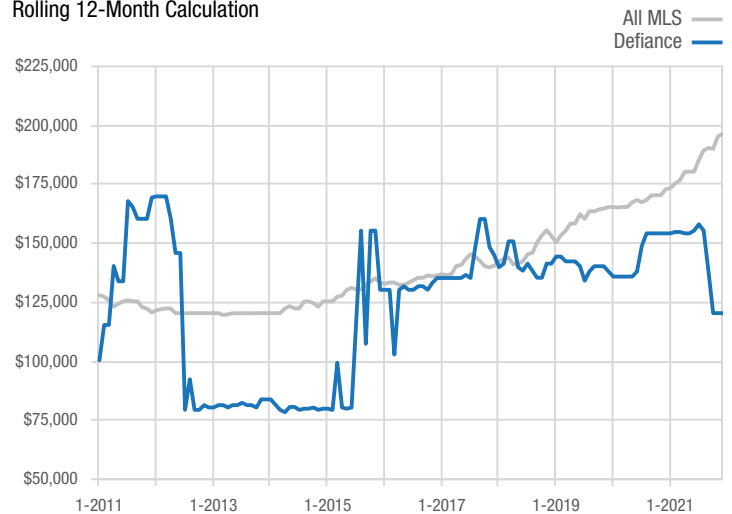
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Napoleon

MLS Area 76: 43545

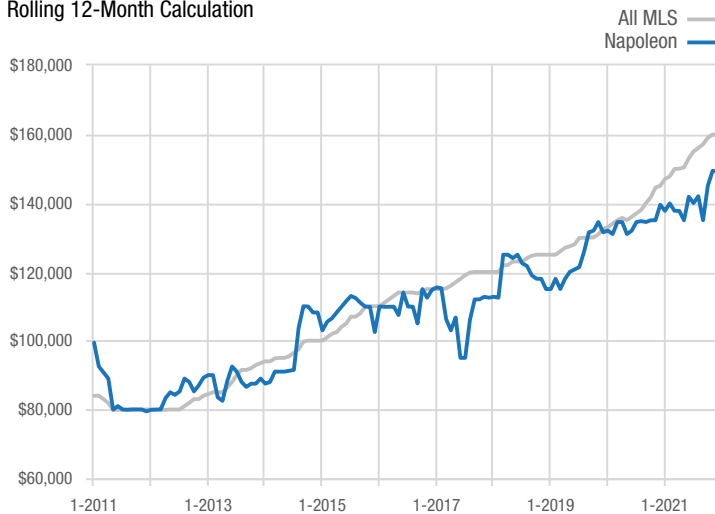
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	8	7	- 12.5%	115	135	+ 17.4%
Pending Sales	6	11	+ 83.3%	115	114	- 0.9%
Closed Sales	12	15	+ 25.0%	115	110	- 4.3%
Days on Market Until Sale	84	65	- 22.6%	88	68	- 22.7%
Median Sales Price*	\$150,675	\$163,500	+ 8.5%	\$139,500	\$149,250	+ 7.0%
Average Sales Price*	\$238,154	\$192,700	- 19.1%	\$160,898	\$169,579	+ 5.4%
Percent of List Price Received*	97.7%	98.1%	+ 0.4%	97.9%	99.4%	+ 1.5%
Inventory of Homes for Sale	18	21	+ 16.7%	—	—	—
Months Supply of Inventory	1.9	2.2	+ 15.8%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	0	0	—	5	2	- 60.0%
Pending Sales	0	0	—	3	3	0.0%
Closed Sales	0	1	—	3	3	0.0%
Days on Market Until Sale	—	18	—	79	104	+ 31.6%
Median Sales Price*	—	\$231,654	—	\$120,000	\$184,000	+ 53.3%
Average Sales Price*	—	\$231,654	—	\$128,333	\$191,885	+ 49.5%
Percent of List Price Received*	—	122.0%	—	96.6%	105.3%	+ 9.0%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.7	—	—	—	—	—

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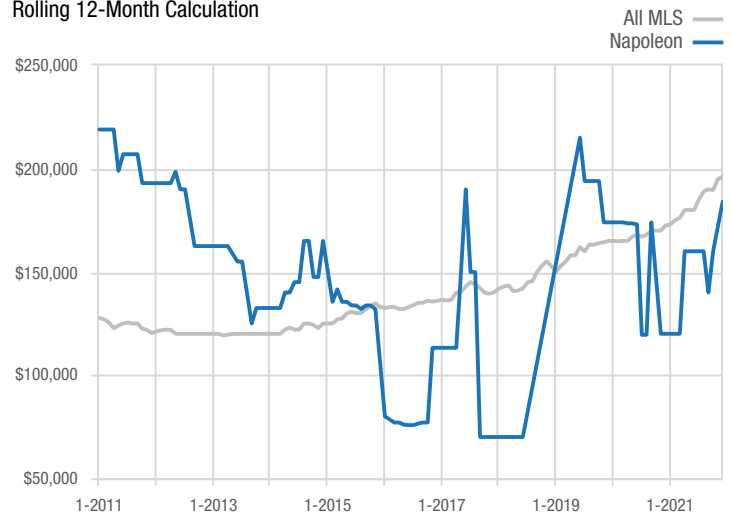
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Bryan

MLS Area 87: 43506

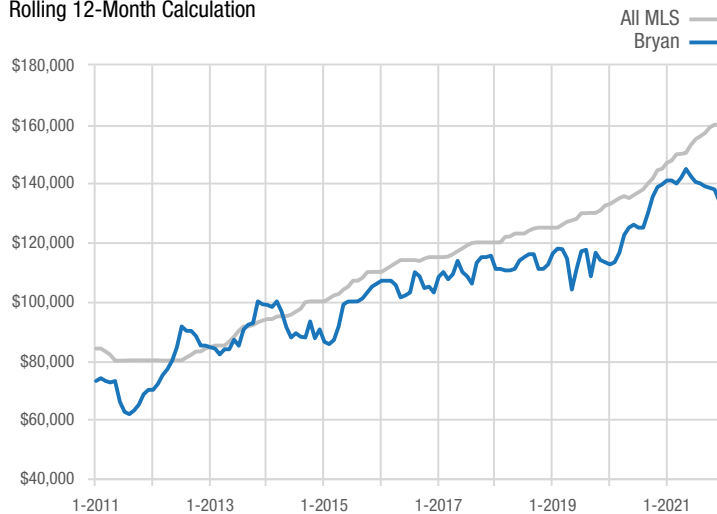
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	16	15	- 6.3%	204	241	+ 18.1%
Pending Sales	12	16	+ 33.3%	189	222	+ 17.5%
Closed Sales	12	20	+ 66.7%	187	224	+ 19.8%
Days on Market Until Sale	76	66	- 13.2%	87	67	- 23.0%
Median Sales Price*	\$139,200	\$116,858	- 16.1%	\$139,700	\$134,000	- 4.1%
Average Sales Price*	\$137,483	\$129,976	- 5.5%	\$151,080	\$150,470	- 0.4%
Percent of List Price Received*	99.1%	98.0%	- 1.1%	97.6%	98.8%	+ 1.2%
Inventory of Homes for Sale	38	41	+ 7.9%	—	—	—
Months Supply of Inventory	2.4	2.2	- 8.3%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	0	0	—	7	4	- 42.9%
Pending Sales	1	0	- 100.0%	5	6	+ 20.0%
Closed Sales	0	0	—	4	7	+ 75.0%
Days on Market Until Sale	—	—	—	77	89	+ 15.6%
Median Sales Price*	—	—	—	\$168,750	\$94,000	- 44.3%
Average Sales Price*	—	—	—	\$156,625	\$162,371	+ 3.7%
Percent of List Price Received*	—	—	—	95.1%	99.4%	+ 4.5%
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
Months Supply of Inventory	1.6	—	—	—	—	—

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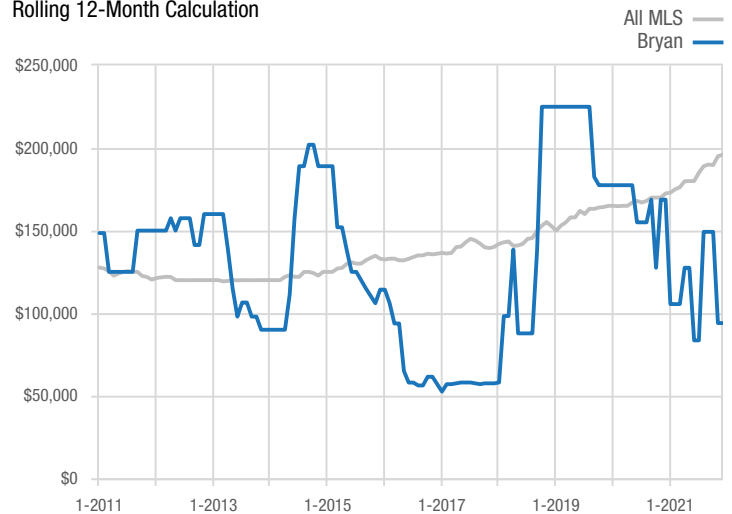
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Wauseon

MLS Area 96: 43567

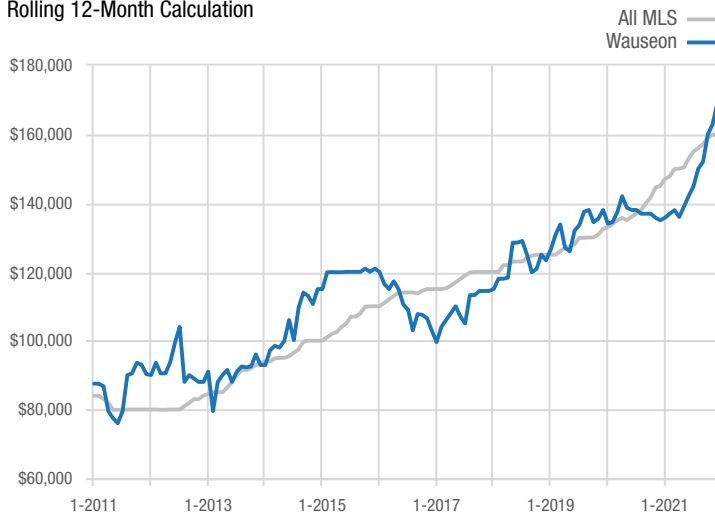
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	5	4	- 20.0%	132	129	- 2.3%
Pending Sales	9	18	+ 100.0%	127	123	- 3.1%
Closed Sales	14	16	+ 14.3%	127	121	- 4.7%
Days on Market Until Sale	61	74	+ 21.3%	76	64	- 15.8%
Median Sales Price*	\$132,000	\$210,000	+ 59.1%	\$135,000	\$169,000	+ 25.2%
Average Sales Price*	\$138,800	\$209,056	+ 50.6%	\$141,008	\$195,259	+ 38.5%
Percent of List Price Received*	95.2%	96.4%	+ 1.3%	97.7%	98.8%	+ 1.1%
Inventory of Homes for Sale	15	15	0.0%	—	—	—
Months Supply of Inventory	1.4	1.5	+ 7.1%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	1	0	- 100.0%	3	6	+ 100.0%
Pending Sales	0	0	—	3	7	+ 133.3%
Closed Sales	0	0	—	3	7	+ 133.3%
Days on Market Until Sale	—	—	—	127	35	- 72.4%
Median Sales Price*	—	—	—	\$62,500	\$79,900	+ 27.8%
Average Sales Price*	—	—	—	\$69,800	\$110,829	+ 58.8%
Percent of List Price Received*	—	—	—	93.3%	100.0%	+ 7.2%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

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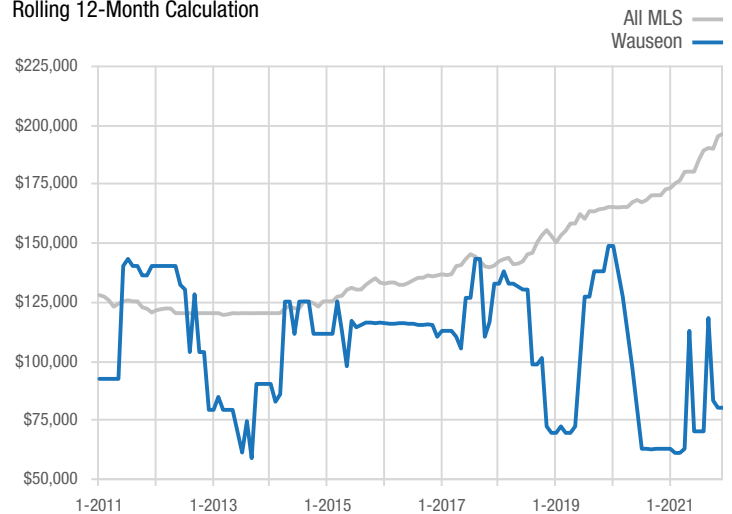
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Archbold

MLS Area 98: 43502

Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	6	1	- 83.3%	70	56	- 20.0%
Pending Sales	2	4	+ 100.0%	71	56	- 21.1%
Closed Sales	3	5	+ 66.7%	72	56	- 22.2%
Days on Market Until Sale	103	70	- 32.0%	100	63	- 37.0%
Median Sales Price*	\$114,900	\$140,000	+ 21.8%	\$145,000	\$164,000	+ 13.1%
Average Sales Price*	\$159,433	\$170,700	+ 7.1%	\$179,237	\$199,416	+ 11.3%
Percent of List Price Received*	97.7%	91.3%	- 6.6%	98.0%	97.7%	- 0.3%
Inventory of Homes for Sale	11	6	- 45.5%	—	—	—
Months Supply of Inventory	1.9	1.3	- 31.6%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	0	0	—	7	4	- 42.9%
Pending Sales	2	0	- 100.0%	6	1	- 83.3%
Closed Sales	3	0	- 100.0%	6	1	- 83.3%
Days on Market Until Sale	39	—	—	35	36	+ 2.9%
Median Sales Price*	\$170,000	—	—	\$153,500	\$197,000	+ 28.3%
Average Sales Price*	\$162,500	—	—	\$160,517	\$197,000	+ 22.7%
Percent of List Price Received*	99.2%	—	—	100.1%	109.5%	+ 9.4%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.7	—	—	—	—	—

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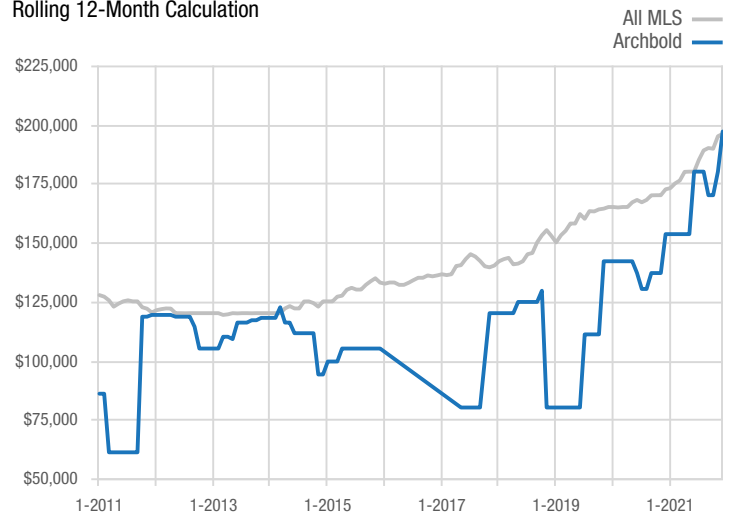
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Defiance County

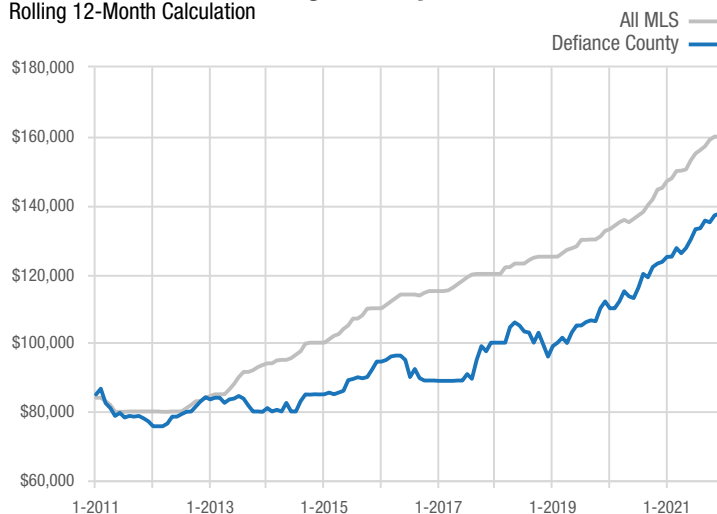
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	18	20	+ 11.1%	424	491	+ 15.8%
Pending Sales	36	35	- 2.8%	403	428	+ 6.2%
Closed Sales	37	33	- 10.8%	399	428	+ 7.3%
Days on Market Until Sale	65	82	+ 26.2%	85	66	- 22.4%
Median Sales Price*	\$105,500	\$135,000	+ 28.0%	\$123,500	\$137,500	+ 11.3%
Average Sales Price*	\$146,439	\$141,983	- 3.0%	\$133,931	\$160,786	+ 20.1%
Percent of List Price Received*	96.9%	100.9%	+ 4.1%	97.1%	99.6%	+ 2.6%
Inventory of Homes for Sale	63	80	+ 27.0%	—	—	—
Months Supply of Inventory	1.9	2.2	+ 15.8%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	0	1	—	24	23	- 4.2%
Pending Sales	1	0	- 100.0%	21	21	0.0%
Closed Sales	2	0	- 100.0%	21	20	- 4.8%
Days on Market Until Sale	175	—	—	102	38	- 62.7%
Median Sales Price*	\$128,950	—	—	\$153,821	\$135,000	- 12.2%
Average Sales Price*	\$128,950	—	—	\$134,038	\$153,315	+ 14.4%
Percent of List Price Received*	96.4%	—	—	97.7%	100.3%	+ 2.7%
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	0.9	0.4	- 55.6%	—	—	—

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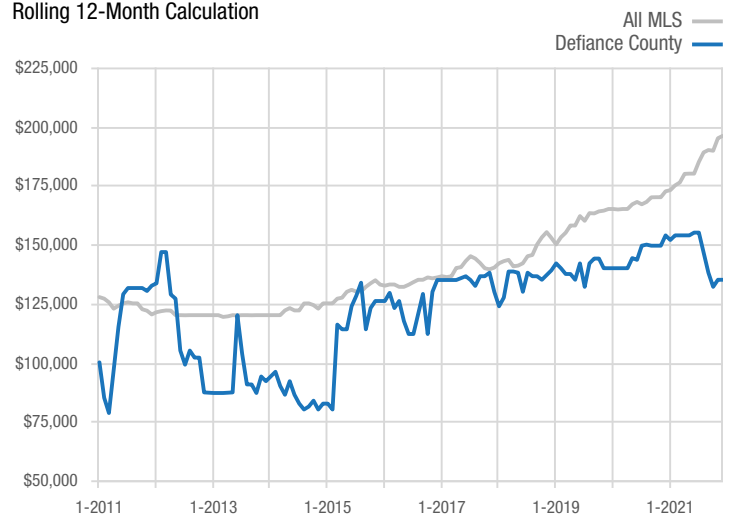
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Fulton County

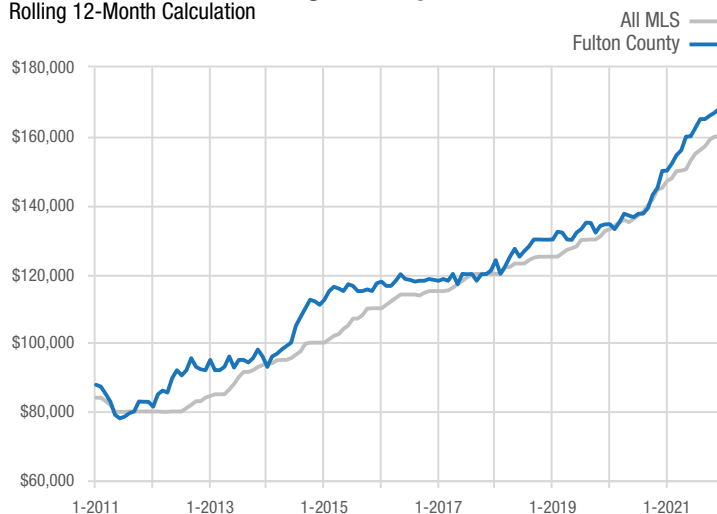
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	22	16	- 27.3%	465	452	- 2.8%
Pending Sales	32	44	+ 37.5%	437	431	- 1.4%
Closed Sales	43	41	- 4.7%	434	426	- 1.8%
Days on Market Until Sale	63	64	+ 1.6%	80	64	- 20.0%
Median Sales Price*	\$149,200	\$152,500	+ 2.2%	\$149,950	\$168,000	+ 12.0%
Average Sales Price*	\$158,105	\$183,839	+ 16.3%	\$164,377	\$193,082	+ 17.5%
Percent of List Price Received*	98.2%	98.0%	- 0.2%	98.6%	99.8%	+ 1.2%
Inventory of Homes for Sale	63	46	- 27.0%	—	—	—
Months Supply of Inventory	1.7	1.3	- 23.5%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	1	0	- 100.0%	13	15	+ 15.4%
Pending Sales	2	0	- 100.0%	12	12	0.0%
Closed Sales	4	0	- 100.0%	12	12	0.0%
Days on Market Until Sale	39	—	—	61	35	- 42.6%
Median Sales Price*	\$148,750	—	—	\$132,250	\$130,500	- 1.3%
Average Sales Price*	\$146,875	—	—	\$136,625	\$154,817	+ 13.3%
Percent of List Price Received*	99.4%	—	—	98.1%	100.7%	+ 2.7%
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
Months Supply of Inventory	1.5	—	—	—	—	—

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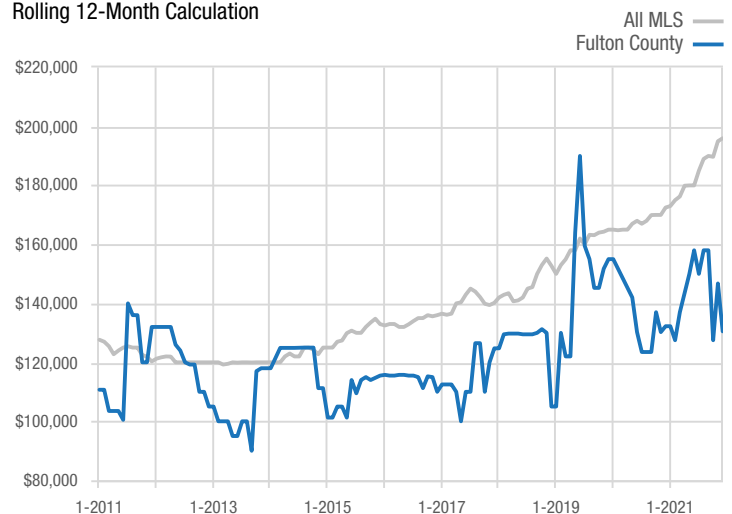
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

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Henry County

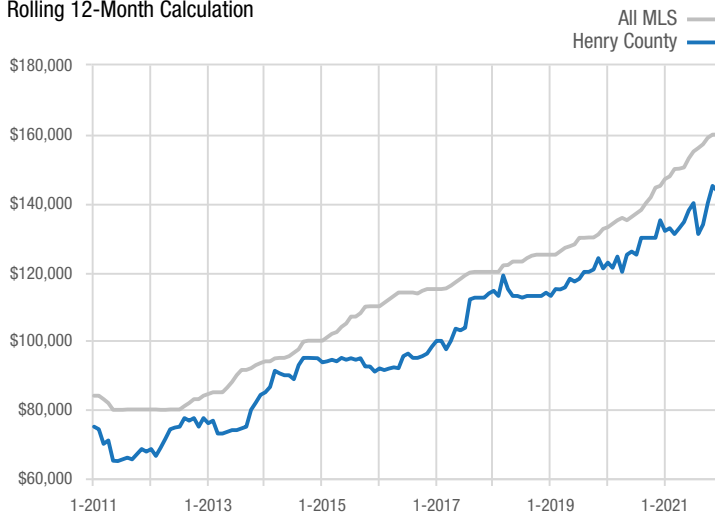
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	19	14	- 26.3%	244	247	+ 1.2%
Pending Sales	14	23	+ 64.3%	224	219	- 2.2%
Closed Sales	19	27	+ 42.1%	222	217	- 2.3%
Days on Market Until Sale	86	70	- 18.6%	87	69	- 20.7%
Median Sales Price*	\$151,500	\$163,500	+ 7.9%	\$135,000	\$143,500	+ 6.3%
Average Sales Price*	\$210,542	\$182,311	- 13.4%	\$152,150	\$160,080	+ 5.2%
Percent of List Price Received*	98.5%	97.2%	- 1.3%	97.8%	98.8%	+ 1.0%
Inventory of Homes for Sale	41	44	+ 7.3%	—	—	—
Months Supply of Inventory	2.2	2.4	+ 9.1%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	0	0	—	5	2	- 60.0%
Pending Sales	0	0	—	3	3	0.0%
Closed Sales	0	1	—	3	3	0.0%
Days on Market Until Sale	—	18	—	79	104	+ 31.6%
Median Sales Price*	—	\$231,654	—	\$120,000	\$184,000	+ 53.3%
Average Sales Price*	—	\$231,654	—	\$128,333	\$191,885	+ 49.5%
Percent of List Price Received*	—	122.0%	—	96.6%	105.3%	+ 9.0%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.7	—	—	—	—	—

* 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.

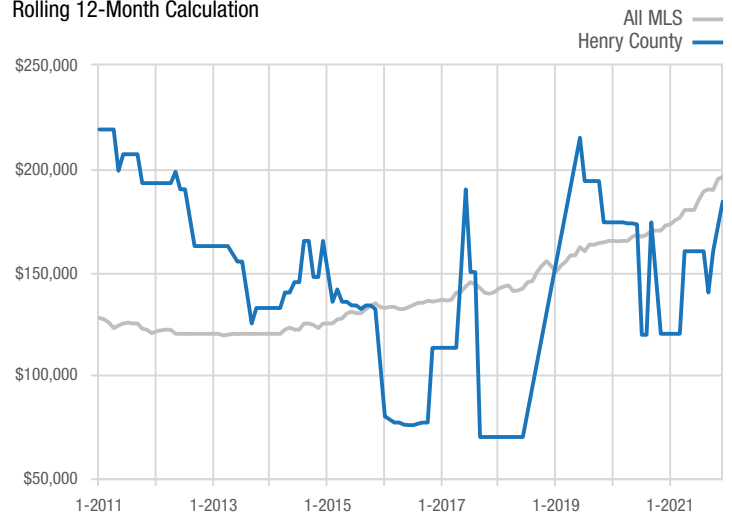
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Local Market Update – December 2021

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Paulding County

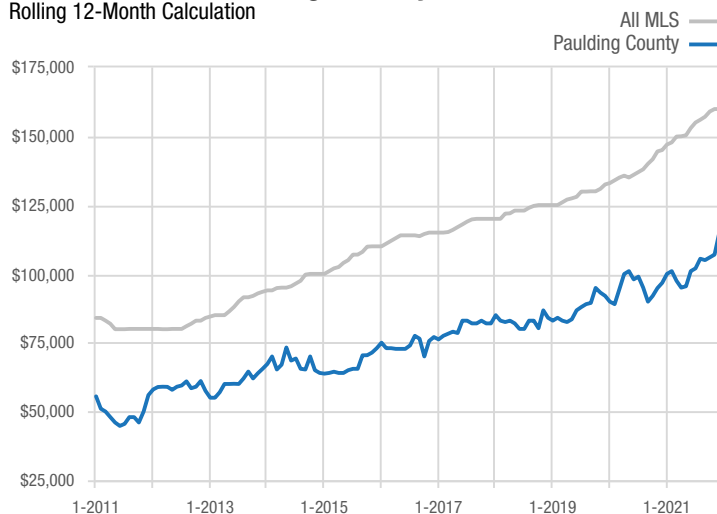
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	4	7	+ 75.0%	123	162	+ 31.7%
Pending Sales	4	17	+ 325.0%	125	138	+ 10.4%
Closed Sales	6	16	+ 166.7%	130	136	+ 4.6%
Days on Market Until Sale	69	65	- 5.8%	96	68	- 29.2%
Median Sales Price*	\$92,500	\$123,000	+ 33.0%	\$96,750	\$115,000	+ 18.9%
Average Sales Price*	\$123,133	\$134,446	+ 9.2%	\$114,431	\$121,787	+ 6.4%
Percent of List Price Received*	93.1%	100.7%	+ 8.2%	95.3%	99.1%	+ 4.0%
Inventory of Homes for Sale	16	26	+ 62.5%	—	—	—
Months Supply of Inventory	1.5	2.3	+ 53.3%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
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	—	—	—	82	—	—
Median Sales Price*	—	—	—	\$135,000	—	—
Average Sales Price*	—	—	—	\$135,000	—	—
Percent of List Price Received*	—	—	—	97.9%	—	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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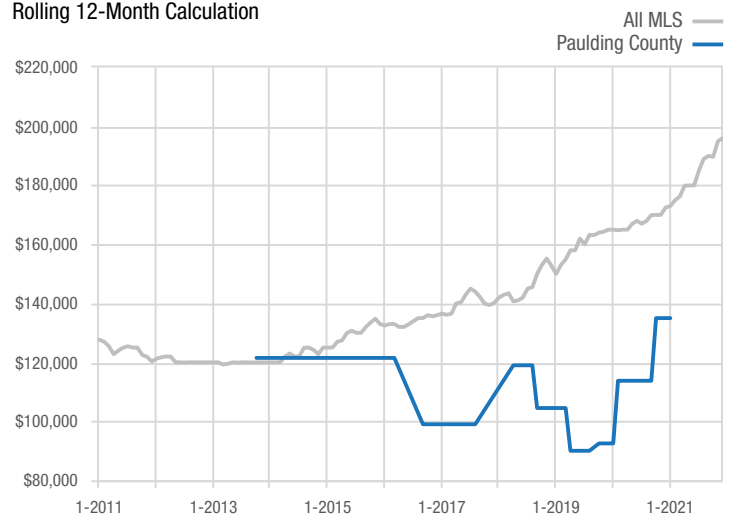
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Putnam County

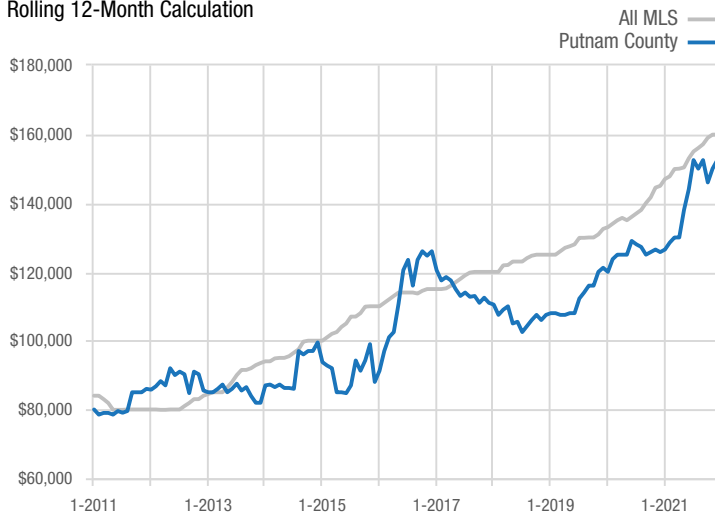
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	5	10	+ 100.0%	106	133	+ 25.5%
Pending Sales	5	15	+ 200.0%	104	122	+ 17.3%
Closed Sales	5	19	+ 280.0%	105	121	+ 15.2%
Days on Market Until Sale	121	72	- 40.5%	117	78	- 33.3%
Median Sales Price*	\$175,000	\$172,000	- 1.7%	\$125,750	\$152,500	+ 21.3%
Average Sales Price*	\$168,900	\$201,522	+ 19.3%	\$147,646	\$172,595	+ 16.9%
Percent of List Price Received*	97.6%	97.3%	- 0.3%	95.9%	98.7%	+ 2.9%
Inventory of Homes for Sale	22	18	- 18.2%	—	—	—
Months Supply of Inventory	2.5	1.8	- 28.0%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	0	0	—	1	0	- 100.0%
Pending Sales	0	0	—	1	0	- 100.0%
Closed Sales	0	0	—	1	0	- 100.0%
Days on Market Until Sale	—	—	—	120	—	—
Median Sales Price*	—	—	—	\$200,000	—	—
Average Sales Price*	—	—	—	\$200,000	—	—
Percent of List Price Received*	—	—	—	93.1%	—	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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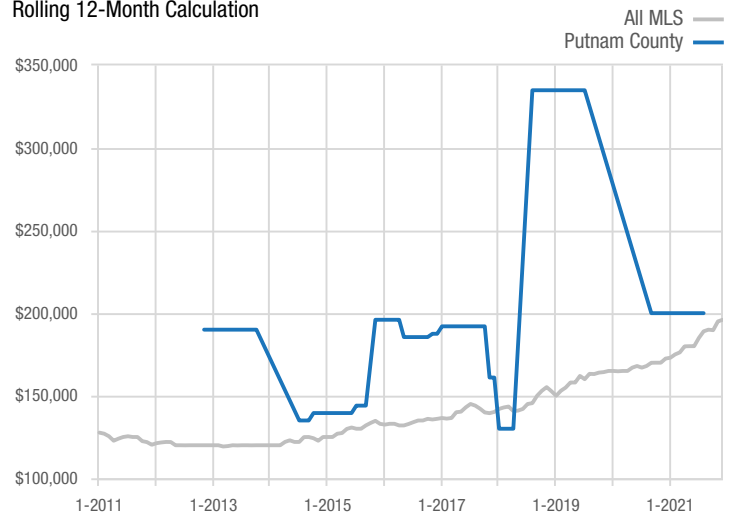
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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Williams County

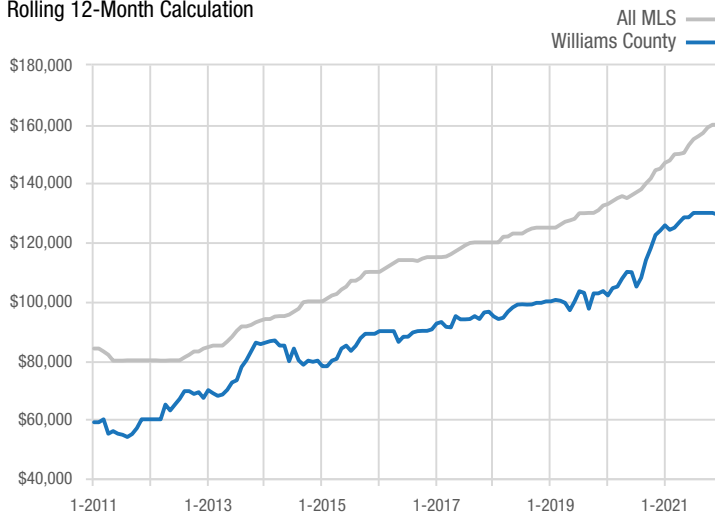
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	28	30	+ 7.1%	453	549	+ 21.2%
Pending Sales	23	41	+ 78.3%	417	489	+ 17.3%
Closed Sales	23	46	+ 100.0%	416	488	+ 17.3%
Days on Market Until Sale	89	72	- 19.1%	95	69	- 27.4%
Median Sales Price*	\$131,000	\$113,458	- 13.4%	\$124,000	\$129,450	+ 4.4%
Average Sales Price*	\$134,941	\$123,653	- 8.4%	\$133,221	\$142,430	+ 6.9%
Percent of List Price Received*	99.6%	97.3%	- 2.3%	97.2%	97.9%	+ 0.7%
Inventory of Homes for Sale	83	93	+ 12.0%	—	—	—
Months Supply of Inventory	2.4	2.3	- 4.2%	—	—	—

Condo-Villa	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
Key Metrics						
New Listings	0	2	—	7	6	- 14.3%
Pending Sales	1	0	- 100.0%	5	6	+ 20.0%
Closed Sales	0	0	—	4	7	+ 75.0%
Days on Market Until Sale	—	—	—	77	89	+ 15.6%
Median Sales Price*	—	—	—	\$168,750	\$94,000	- 44.3%
Average Sales Price*	—	—	—	\$156,625	\$162,371	+ 3.7%
Percent of List Price Received*	—	—	—	95.1%	99.4%	+ 4.5%
Inventory of Homes for Sale	2	2	0.0%	—	—	—
Months Supply of Inventory	1.6	2.0	+ 25.0%	—	—	—

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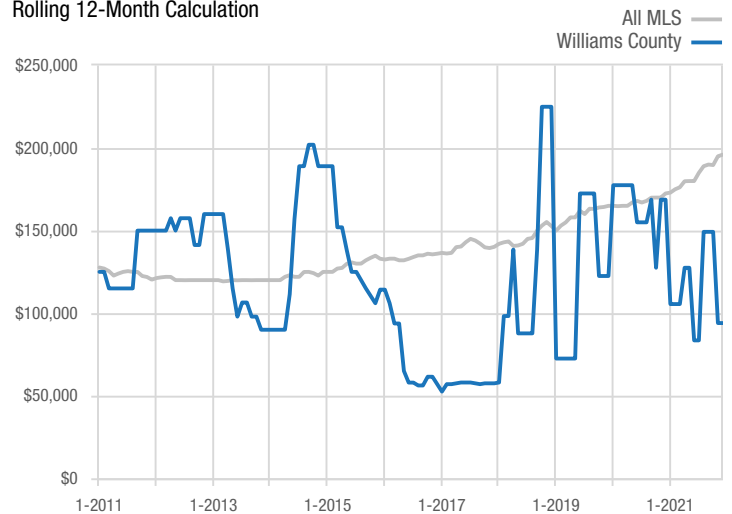
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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