

## Local Market Update – May 2020

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## Western Counties

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

While the effects of COVID-19 in the broader economy continue, real estate activity is beginning to recover across much of the country. According to Freddie Mac, mortgage rates have been below 3.3 percent for more than four weeks and are hovering near all-time lows, spurring strong interest by buyers and lifting showing activity up 4% nationally versus a year ago in the final week of May.

Buyers have been quicker to return to the housing market in force than sellers, who have been showing a bit more reluctance to list their homes than is typical for this time of year. But trends are improving and as states and localities continue to moderate their COVID-19 policies, real estate activity is expected to continue to improve in the coming weeks

Single Family Key Metrics	May			Year to Date		
	2019	2020	% Change	Thru 5 2019	Thru 5 2020	% Change
New Listings	207	<b>140</b>	-32.4%	823	679	-17.5%
Closed Sales	169	<b>127</b>	-24.9%	609	586	-3.8%
Days on Market	83	<b>93</b>	-12.0%	96	101	+5.2%
Median Sales Price*	\$113,900	<b>\$119,000</b>	+4.5%	\$107,300	\$118,000	+10.0%
Average Sales Price*	\$125,187	<b>\$129,536</b>	+3.5%	\$121,005	\$127,795	+5.6%
Percent of List Price Received*	98.9%	<b>96.7%</b>	-2.2%	97.3%	97.9%	+0.6%
Months Supply of Inventory	4	<b>4</b>	---	---	---	---
Total Volume	\$21,156,560	<b>\$16,451,134</b>	-22.2%	\$73,692,284	<b>\$74,887,656</b>	+1.6%

Condo-Villa Key Metrics	May			Year to Date		
	2019	2020	% Change	Thru 5 2019	Thru 5 2020	% Change
New Listings	6	<b>6</b>	---	17	20	+17.6%
Closed Sales	1	<b>1</b>	---	9	11	+22.2%
Days on Market	42	<b>48</b>	+14.3%	78	98	+25.6%
Median Sales Price*	\$90,000	<b>\$62,500</b>	-30.6%	\$90,000	\$94,500	+5%
Average Sales Price*	\$90,000	<b>\$62,500</b>	-30.6%	\$115,544	\$102,691	-11.1%
Percent of List Price Received*	100.1%	<b>100.0%</b>	---	96.5%	97.9%	+1.5%
Months Supply of Inventory	19	<b>14</b>	-26.3%	---	---	---
Total Volume	\$90,000	<b>\$62,500</b>	-30.6%	\$1,039,900	<b>\$1,129,600</b>	+8.6%

\*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.

# 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	5-2019	5-2020	% Change	YTD 2019	YTD 2020	% Change
<b>New Listings</b>		1,448	<b>1,074</b>	- 25.8%	5,914	<b>4,725</b>	- 20.1%
<b>Pending Sales</b>		1,166	<b>844</b>	- 27.6%	4,361	<b>3,802</b>	- 12.8%
<b>Closed Sales</b>		1,200	<b>773</b>	- 35.6%	4,176	<b>3,626</b>	- 13.2%
<b>Days on Market Until Sale</b>		77	<b>85</b>	+ 10.4%	90	<b>89</b>	- 1.1%
<b>Median Sales Price</b>		\$141,500	<b>\$142,500</b>	+ 0.7%	\$129,000	<b>\$136,000</b>	+ 5.4%
<b>Average Sales Price</b>		\$170,470	<b>\$163,029</b>	- 4.4%	\$154,474	<b>\$159,223</b>	+ 3.1%
<b>Percent of List Price Received</b>		97.6%	<b>97.5%</b>	- 0.1%	96.6%	<b>97.1%</b>	+ 0.5%
<b>Housing Affordability Index</b>		216	<b>224</b>	+ 3.7%	237	<b>234</b>	- 1.3%
<b>Inventory of Homes for Sale</b>		3,262	<b>2,528</b>	- 22.5%	—	—	—
<b>Months Supply of Inventory</b>		3.6	<b>2.9</b>	- 19.4%	—	—	—

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## Defiance

MLS Area 61: 43512

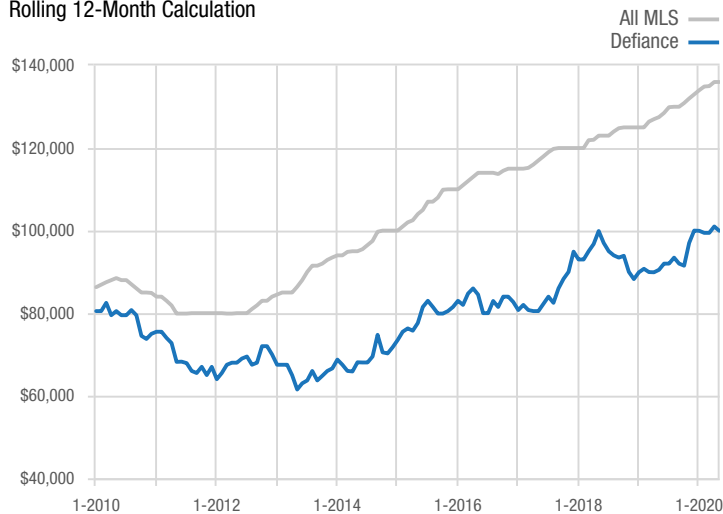
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	29	11	- 62.1%	98	90	- 8.2%
Pending Sales	17	20	+ 17.6%	74	85	+ 14.9%
Closed Sales	16	17	+ 6.3%	72	78	+ 8.3%
Days on Market Until Sale	91	98	+ 7.7%	93	88	- 5.4%
Median Sales Price*	\$126,400	<b>\$116,000</b>	- 8.2%	\$106,000	<b>\$99,450</b>	- 6.2%
Average Sales Price*	\$120,844	<b>\$111,116</b>	- 8.1%	\$116,119	<b>\$106,539</b>	- 8.3%
Percent of List Price Received*	99.1%	<b>96.2%</b>	- 2.9%	97.2%	<b>96.2%</b>	- 1.0%
Inventory of Homes for Sale	56	41	- 26.8%	—	—	—
Months Supply of Inventory	3.3	2.3	- 30.3%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	2	3	+ 50.0%	4	7	+ 75.0%
Pending Sales	1	1	0.0%	3	4	+ 33.3%
Closed Sales	1	0	- 100.0%	3	2	- 33.3%
Days on Market Until Sale	42	—	—	34	51	+ 50.0%
Median Sales Price*	\$90,000	—	—	\$139,900	<b>\$117,450</b>	- 16.0%
Average Sales Price*	\$90,000	—	—	\$124,633	<b>\$117,450</b>	- 5.8%
Percent of List Price Received*	100.1%	—	—	99.8%	<b>94.8%</b>	- 5.0%
Inventory of Homes for Sale	4	4	0.0%	—	—	—
Months Supply of Inventory	2.5	3.2	+ 28.0%	—	—	—

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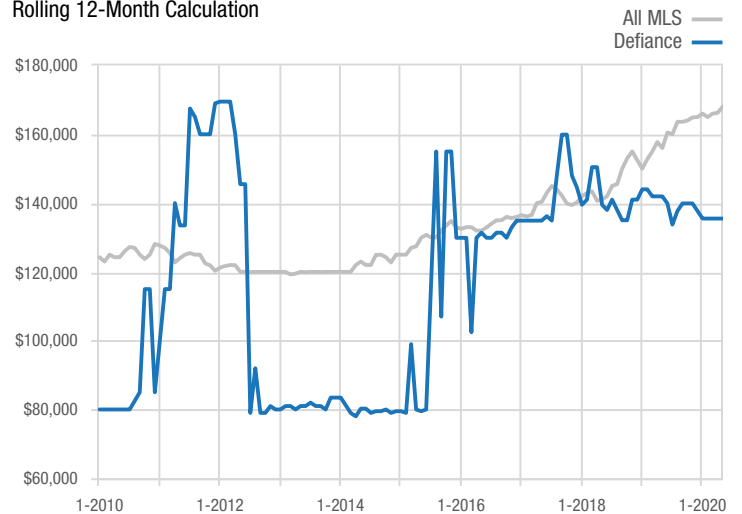
### Median Sales Price - Single Family

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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## Napoleon

MLS Area 76: 43545

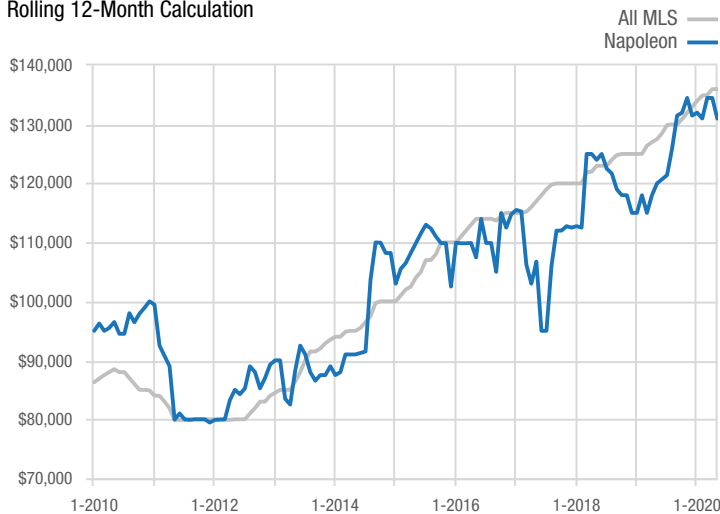
Single Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	19	4	- 78.9%	61	39	- 36.1%
Pending Sales	13	11	- 15.4%	43	44	+ 2.3%
Closed Sales	10	11	+ 10.0%	39	43	+ 10.3%
Days on Market Until Sale	39	89	+ 128.2%	80	95	+ 18.8%
Median Sales Price*	\$162,400	<b>\$152,500</b>	- 6.1%	\$136,000	<b>\$139,900</b>	+ 2.9%
Average Sales Price*	\$192,432	<b>\$165,718</b>	- 13.9%	\$150,029	<b>\$152,735</b>	+ 1.8%
Percent of List Price Received*	101.4%	<b>96.2%</b>	- 5.1%	97.3%	<b>96.6%</b>	- 0.7%
Inventory of Homes for Sale	36	23	- 36.1%	—	—	—
Months Supply of Inventory	4.1	2.6	- 36.6%	—	—	—

Condo-Villa	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	1	0	- 100.0%	3	2	- 33.3%
Pending Sales	1	0	- 100.0%	1	1	0.0%
Closed Sales	0	0	—	0	1	—
Days on Market Until Sale	—	—	—	—	72	—
Median Sales Price*	—	—	—	—	<b>\$65,000</b>	—
Average Sales Price*	—	—	—	—	<b>\$65,000</b>	—
Percent of List Price Received*	—	—	—	—	<b>86.8%</b>	—
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	3.0	1.0	- 66.7%	—	—	—

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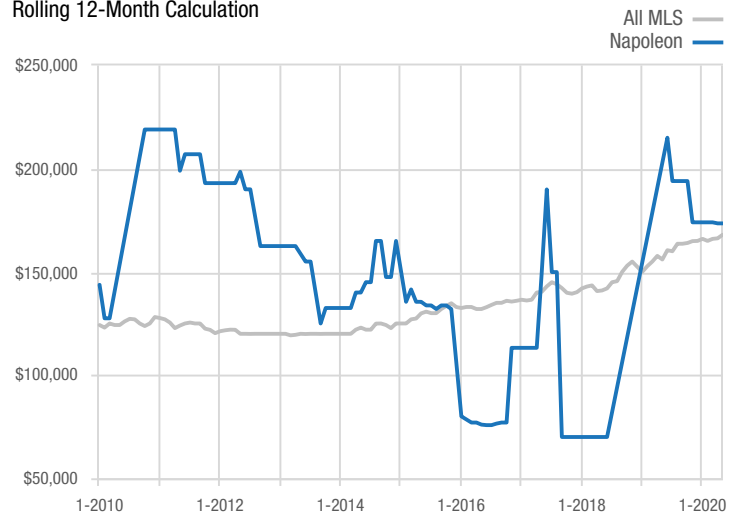
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Bryan

MLS Area 87: 43506

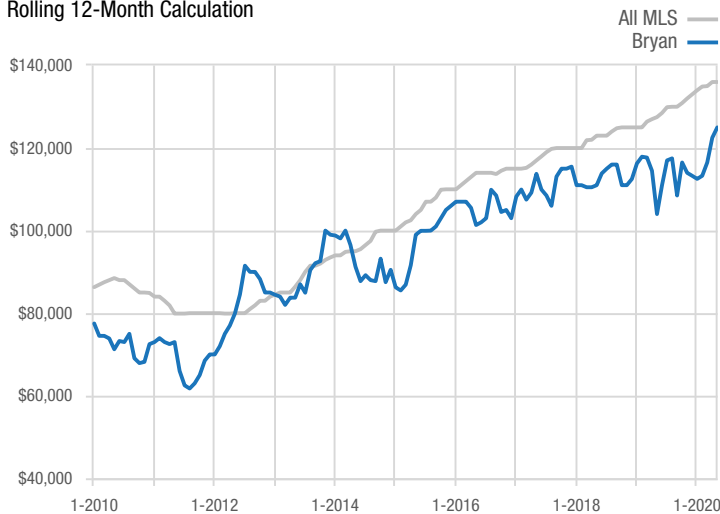
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	17	16	- 5.9%	87	63	- 27.6%
Pending Sales	17	14	- 17.6%	82	69	- 15.9%
Closed Sales	26	18	- 30.8%	81	71	- 12.3%
Days on Market Until Sale	80	76	- 5.0%	91	102	+ 12.1%
Median Sales Price*	\$89,000	<b>\$136,950</b>	+ 53.9%	\$88,250	<b>\$125,000</b>	+ 41.6%
Average Sales Price*	\$121,804	<b>\$136,772</b>	+ 12.3%	\$107,899	<b>\$130,643</b>	+ 21.1%
Percent of List Price Received*	97.3%	<b>94.9%</b>	- 2.5%	96.0%	<b>95.3%</b>	- 0.7%
Inventory of Homes for Sale	49	33	- 32.7%	—	—	—
Months Supply of Inventory	3.0	2.1	- 30.0%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	0	0	—	2	2	0.0%
Pending Sales	0	1	—	1	1	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	1	1	0.0%	—	—	—
Months Supply of Inventory	1.0	0.8	- 20.0%	—	—	—

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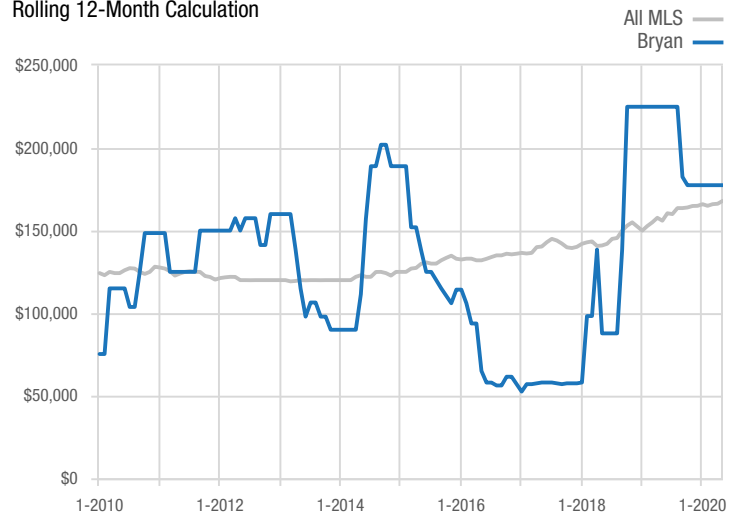
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Wauseon

MLS Area 96: 43567

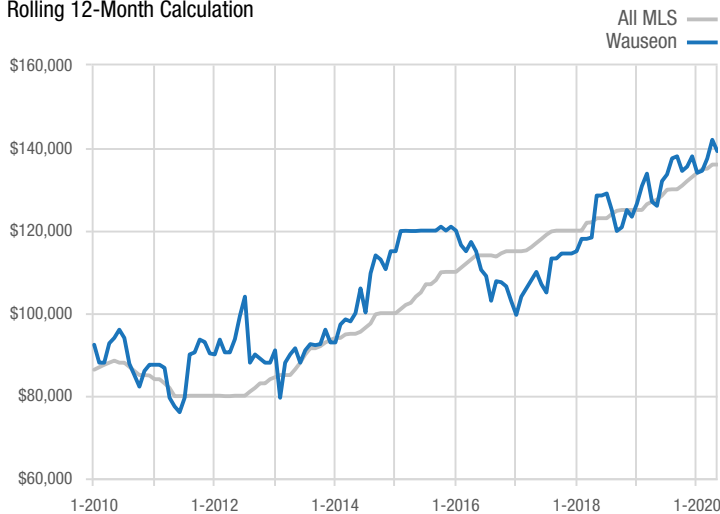
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	15	10	- 33.3%	43	48	+ 11.6%
Pending Sales	5	8	+ 60.0%	33	37	+ 12.1%
Closed Sales	3	7	+ 133.3%	34	34	0.0%
Days on Market Until Sale	64	58	- 9.4%	131	77	- 41.2%
Median Sales Price*	\$91,000	\$87,000	- 4.4%	\$127,000	\$135,750	+ 6.9%
Average Sales Price*	\$143,000	\$112,764	- 21.1%	\$138,400	\$133,325	- 3.7%
Percent of List Price Received*	98.8%	95.0%	- 3.8%	96.5%	100.6%	+ 4.2%
Inventory of Homes for Sale	31	28	- 9.7%	—	—	—
Months Supply of Inventory	3.8	3.7	- 2.6%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	1	0	- 100.0%	2	2	0.0%
Pending Sales	0	1	—	1	3	+ 200.0%
Closed Sales	0	1	—	1	3	+ 200.0%
Days on Market Until Sale	—	48	—	135	127	- 5.9%
Median Sales Price*	—	\$62,500	—	\$164,000	\$62,500	- 61.9%
Average Sales Price*	—	\$62,500	—	\$164,000	\$69,800	- 57.4%
Percent of List Price Received*	—	100.0%	—	96.5%	93.3%	- 3.3%
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
Months Supply of Inventory	2.0	—	—	—	—	—

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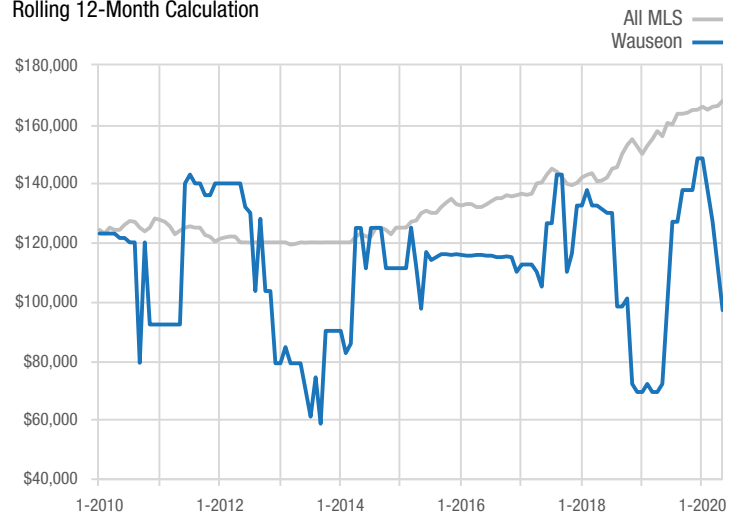
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Archbold

MLS Area 98: 43502

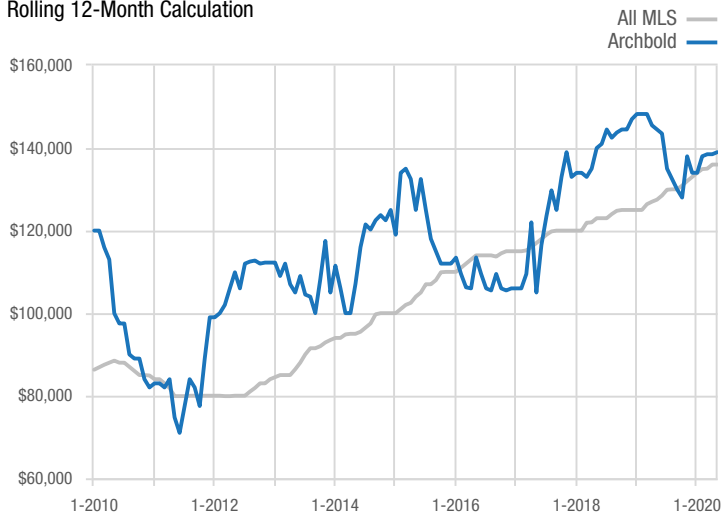
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	7	8	+ 14.3%	30	26	- 13.3%
Pending Sales	7	4	- 42.9%	18	18	0.0%
Closed Sales	7	4	- 42.9%	18	17	- 5.6%
Days on Market Until Sale	57	89	+ 56.1%	95	100	+ 5.3%
Median Sales Price*	\$113,500	<b>\$136,250</b>	+ 20.0%	\$121,750	<b>\$140,000</b>	+ 15.0%
Average Sales Price*	\$138,643	<b>\$143,875</b>	+ 3.8%	\$138,694	<b>\$163,585</b>	+ 17.9%
Percent of List Price Received*	98.2%	<b>100.1%</b>	+ 1.9%	96.0%	<b>98.1%</b>	+ 2.2%
Inventory of Homes for Sale	20	23	+ 15.0%	—	—	—
Months Supply of Inventory	4.9	5.5	+ 12.2%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	1	0	- 100.0%	2	1	- 50.0%
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	1	1	0.0%	—	—	—
Months Supply of Inventory	1.0	1.0	0.0%	—	—	—

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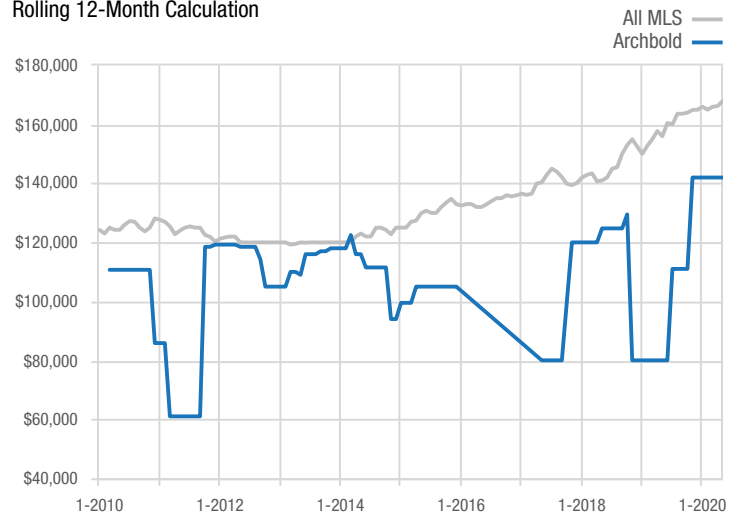
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Defiance County

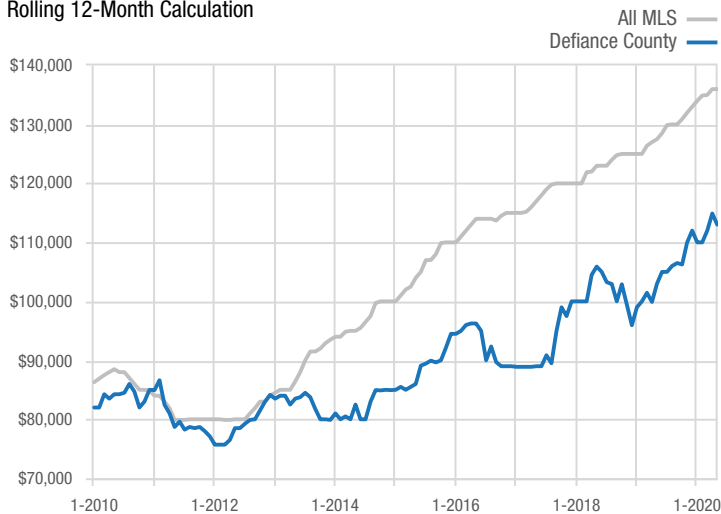
Single Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	44	23	- 47.7%	184	157	- 14.7%
Pending Sales	35	29	- 17.1%	149	147	- 1.3%
Closed Sales	33	27	- 18.2%	147	140	- 4.8%
Days on Market Until Sale	71	91	+ 28.2%	87	93	+ 6.9%
Median Sales Price*	\$126,800	\$109,000	- 14.0%	\$112,000	\$116,000	+ 3.6%
Average Sales Price*	\$127,692	\$108,883	- 14.7%	\$126,472	\$120,538	- 4.7%
Percent of List Price Received*	97.9%	96.4%	- 1.5%	97.1%	96.6%	- 0.5%
Inventory of Homes for Sale	107	83	- 22.4%	—	—	—
Months Supply of Inventory	3.3	2.5	- 24.2%	—	—	—

Condo-Villa	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	3	4	+ 33.3%	8	11	+ 37.5%
Pending Sales	1	2	+ 100.0%	5	9	+ 80.0%
Closed Sales	1	0	- 100.0%	6	6	0.0%
Days on Market Until Sale	42	—	—	26	91	+ 250.0%
Median Sales Price*	\$90,000	—	—	\$114,950	\$122,200	+ 6.3%
Average Sales Price*	\$90,000	—	—	\$121,817	\$120,033	- 1.5%
Percent of List Price Received*	100.1%	—	—	98.4%	97.2%	- 1.2%
Inventory of Homes for Sale	6	5	- 16.7%	—	—	—
Months Supply of Inventory	2.5	2.3	- 8.0%	—	—	—

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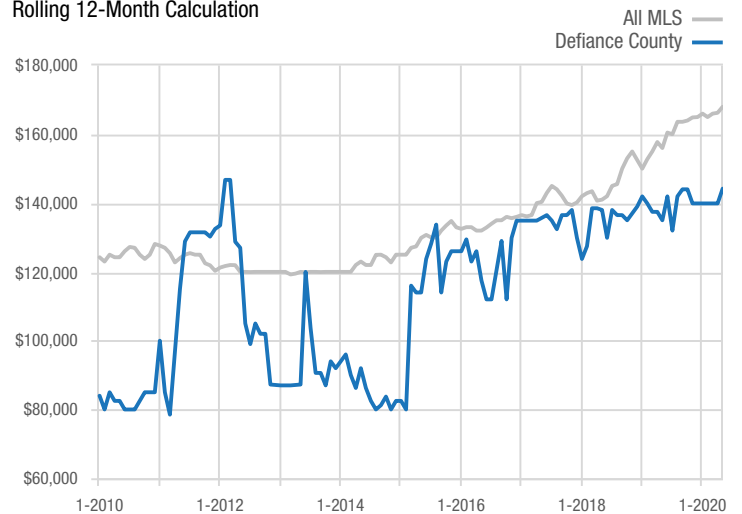
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Fulton County

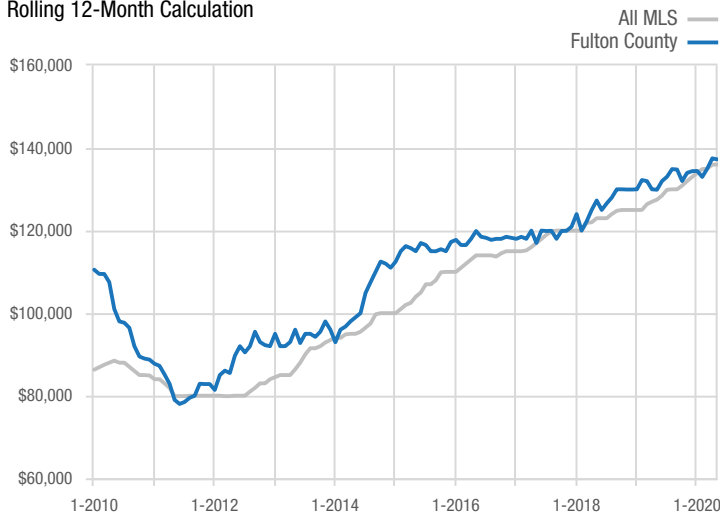
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	56	<b>45</b>	- 19.6%	183	<b>168</b>	- 8.2%
Pending Sales	26	<b>25</b>	- 3.8%	122	<b>123</b>	+ 0.8%
Closed Sales	31	<b>22</b>	- 29.0%	124	<b>116</b>	- 6.5%
Days on Market Until Sale	69	<b>88</b>	+ 27.5%	105	<b>89</b>	- 15.2%
Median Sales Price*	\$120,000	<b>\$128,750</b>	+ 7.3%	\$125,950	<b>\$134,655</b>	+ 6.9%
Average Sales Price*	\$153,287	<b>\$126,211</b>	- 17.7%	\$142,396	<b>\$140,875</b>	- 1.1%
Percent of List Price Received*	99.4%	<b>99.6%</b>	+ 0.2%	97.0%	<b>99.2%</b>	+ 2.3%
Inventory of Homes for Sale	115	<b>107</b>	- 7.0%	—	—	—
Months Supply of Inventory	4.1	<b>3.8</b>	- 7.3%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	2	<b>1</b>	- 50.0%	4	<b>4</b>	0.0%
Pending Sales	0	<b>1</b>	—	2	<b>3</b>	+ 50.0%
Closed Sales	0	<b>1</b>	—	1	<b>3</b>	+ 200.0%
Days on Market Until Sale	—	<b>48</b>	—	135	<b>127</b>	- 5.9%
Median Sales Price*	—	<b>\$62,500</b>	—	\$164,000	<b>\$62,500</b>	- 61.9%
Average Sales Price*	—	<b>\$62,500</b>	—	\$164,000	<b>\$69,800</b>	- 57.4%
Percent of List Price Received*	—	<b>100.0%</b>	—	96.5%	<b>93.3%</b>	- 3.3%
Inventory of Homes for Sale	5	<b>2</b>	- 60.0%	—	—	—
Months Supply of Inventory	4.0	<b>1.6</b>	- 60.0%	—	—	—

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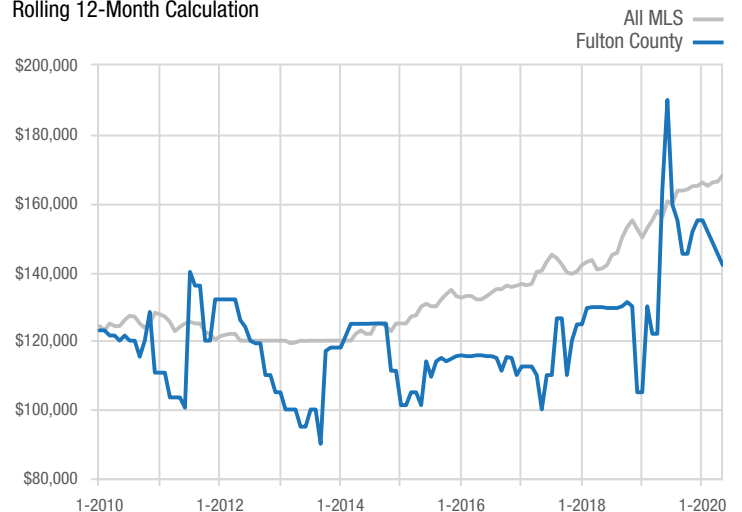
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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# Local Market Update – May 2020

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## Henry County

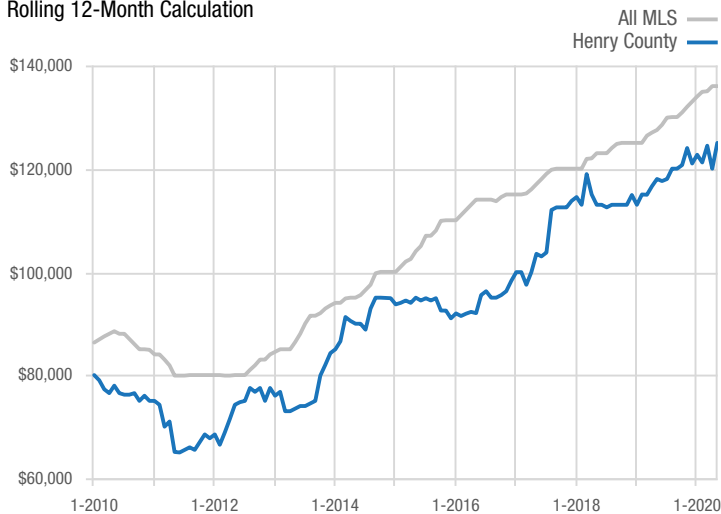
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	29	13	- 55.2%	118	80	- 32.2%
Pending Sales	26	20	- 23.1%	91	84	- 7.7%
Closed Sales	27	21	- 22.2%	86	85	- 1.2%
Days on Market Until Sale	79	82	+ 3.8%	93	98	+ 5.4%
Median Sales Price*	\$127,450	<b>\$140,000</b>	+ 9.8%	\$118,900	<b>\$129,900</b>	+ 9.3%
Average Sales Price*	\$138,670	<b>\$156,629</b>	+ 13.0%	\$139,347	<b>\$143,697</b>	+ 3.1%
Percent of List Price Received*	98.9%	<b>95.6%</b>	- 3.3%	96.4%	<b>95.9%</b>	- 0.5%
Inventory of Homes for Sale	69	41	- 40.6%	—	—	—
Months Supply of Inventory	3.7	2.4	- 35.1%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	1	0	- 100.0%	3	2	- 33.3%
Pending Sales	1	0	- 100.0%	1	1	0.0%
Closed Sales	0	0	—	0	1	—
Days on Market Until Sale	—	—	—	—	72	—
Median Sales Price*	—	—	—	—	<b>\$65,000</b>	—
Average Sales Price*	—	—	—	—	<b>\$65,000</b>	—
Percent of List Price Received*	—	—	—	—	<b>86.8%</b>	—
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	3.0	1.0	- 66.7%	—	—	—

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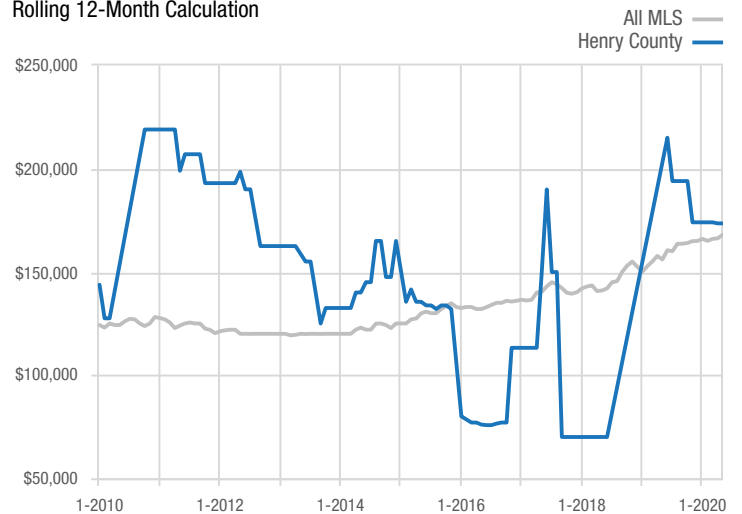
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Paulding County

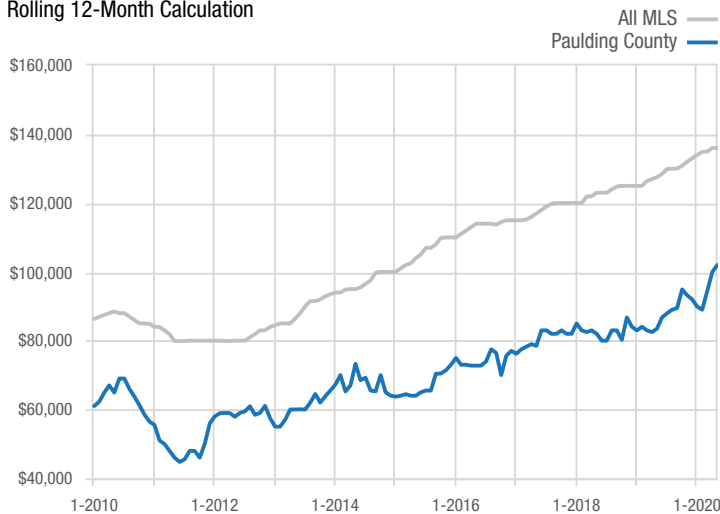
Single Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	22	10	- 54.5%	84	57	- 32.1%
Pending Sales	14	12	- 14.3%	52	53	+ 1.9%
Closed Sales	9	14	+ 55.6%	47	55	+ 17.0%
Days on Market Until Sale	90	113	+ 25.6%	84	102	+ 21.4%
Median Sales Price*	\$96,000	\$102,000	+ 6.3%	\$79,900	\$100,000	+ 25.2%
Average Sales Price*	\$86,522	\$112,824	+ 30.4%	\$85,329	\$104,321	+ 22.3%
Percent of List Price Received*	95.7%	94.8%	- 0.9%	95.2%	94.7%	- 0.5%
Inventory of Homes for Sale	53	32	- 39.6%	—	—	—
Months Supply of Inventory	4.4	2.8	- 36.4%	—	—	—

Condo-Villa	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	0	0	—	0	0	—
Pending Sales	0	0	—	0	1	—
Closed Sales	0	0	—	0	1	—
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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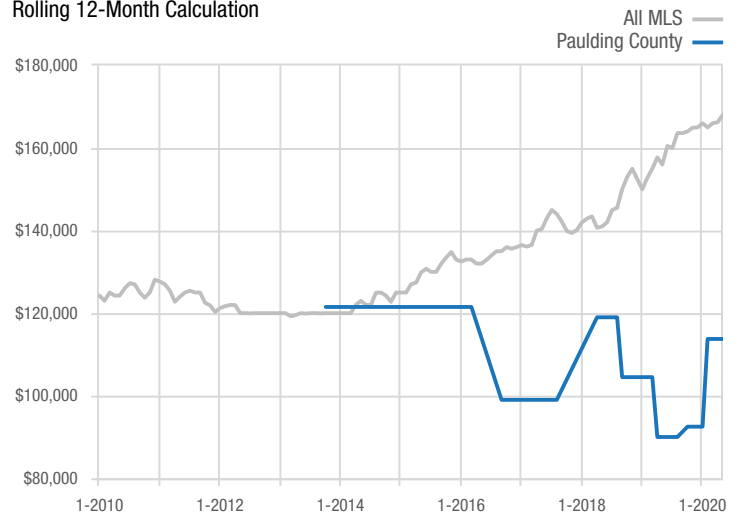
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Putnam County

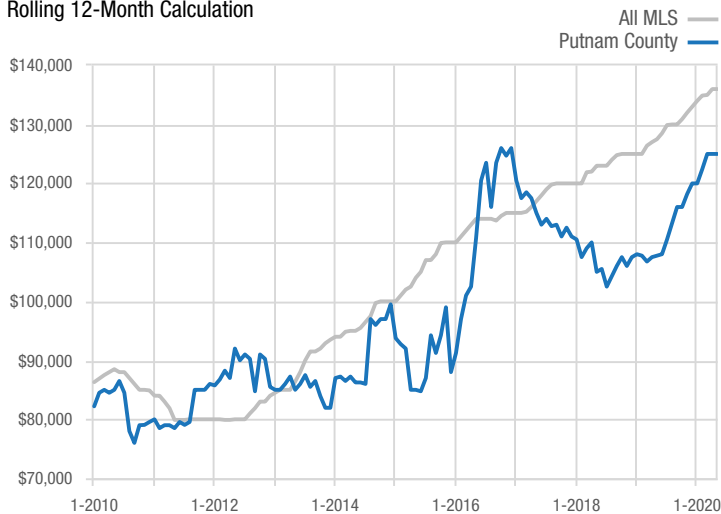
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	19	10	- 47.4%	66	50	- 24.2%
Pending Sales	14	8	- 42.9%	47	40	- 14.9%
Closed Sales	14	8	- 42.9%	44	37	- 15.9%
Days on Market Until Sale	109	99	- 9.2%	105	144	+ 37.1%
Median Sales Price*	\$102,500	<b>\$108,500</b>	+ 5.9%	\$106,750	<b>\$122,450</b>	+ 14.7%
Average Sales Price*	\$102,931	<b>\$156,863</b>	+ 52.4%	\$114,377	<b>\$146,461</b>	+ 28.1%
Percent of List Price Received*	95.8%	<b>94.2%</b>	- 1.7%	96.1%	<b>94.5%</b>	- 1.7%
Inventory of Homes for Sale	47	36	- 23.4%	—	—	—
Months Supply of Inventory	4.4	4.4	0.0%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
<b>Key Metrics</b>						
New Listings	0	1	—	0	1	—
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	1	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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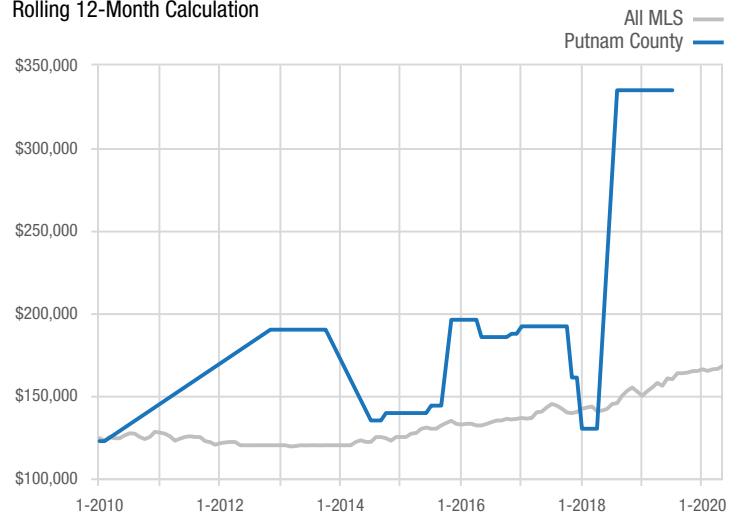
### Median Sales Price - Single Family

Rolling 12-Month Calculation



### Median Sales Price - Condo-Villa

Rolling 12-Month Calculation



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## Williams County

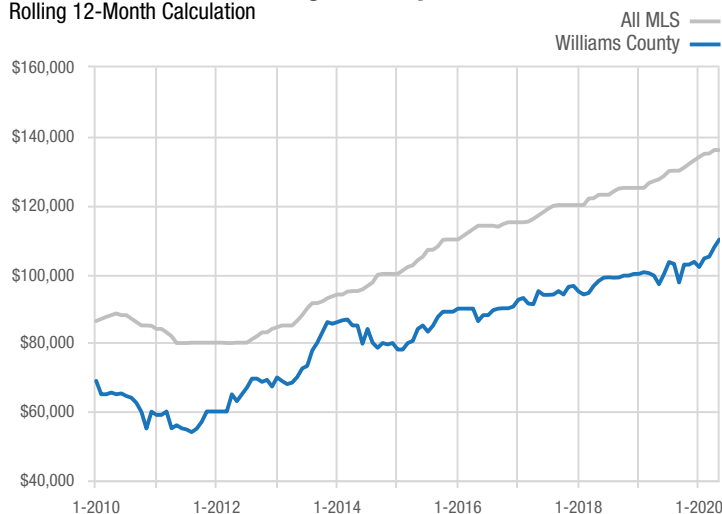
Single Family	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	38	37	- 2.6%	193	165	- 14.5%
Pending Sales	41	33	- 19.5%	166	154	- 7.2%
Closed Sales	57	34	- 40.4%	164	152	- 7.3%
Days on Market Until Sale	93	95	+ 2.2%	99	107	+ 8.1%
Median Sales Price*	\$102,000	<b>\$117,000</b>	+ 14.7%	\$90,000	<b>\$105,000</b>	+ 16.7%
Average Sales Price*	\$115,770	<b>\$134,685</b>	+ 16.3%	\$104,714	<b>\$120,743</b>	+ 15.3%
Percent of List Price Received*	97.0%	<b>96.1%</b>	- 0.9%	96.5%	<b>95.8%</b>	- 0.7%
Inventory of Homes for Sale	116	100	- 13.8%	—	—	—
Months Supply of Inventory	3.3	2.9	- 12.1%	—	—	—

Condo-Villa	May			Year to Date		
	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	0	0	—	2	2	0.0%
Pending Sales	0	1	—	1	1	0.0%
Closed Sales	0	0	—	2	0	- 100.0%
Days on Market Until Sale	—	—	—	204	—	—
Median Sales Price*	—	—	—	\$72,500	—	—
Average Sales Price*	—	—	—	\$72,500	—	—
Percent of List Price Received*	—	—	—	90.7%	—	—
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.8	0.8	0.0%	—	—	—

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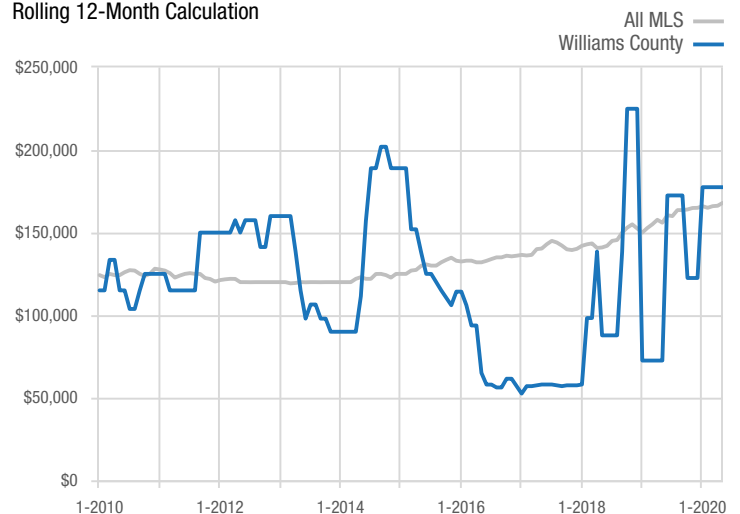
### Median Sales Price - Single Family

Rolling 12-Month Calculation



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