

Local Market Update – November 2018

This is a research tool provided by Realcomp.



Manchester Vlg

Washtenaw County

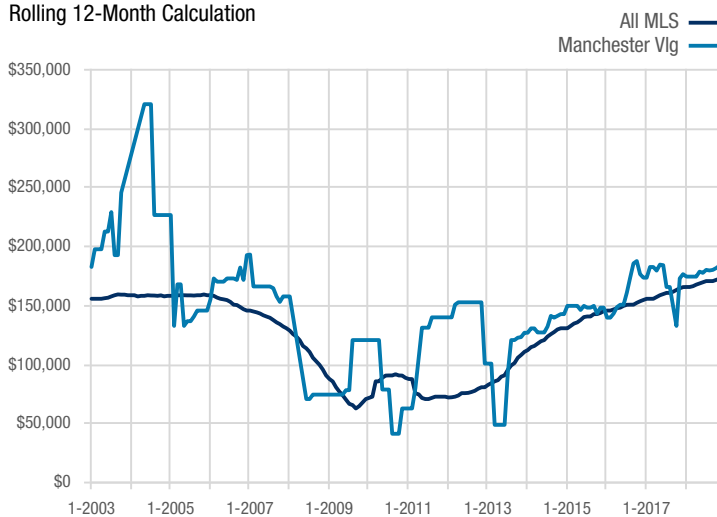
Residential	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	6	5	- 16.7%	27	24	- 11.1%
Pending Sales	4	1	- 75.0%	15	14	- 6.7%
Closed Sales	2	1	- 50.0%	11	17	+ 54.5%
Days on Market Until Sale	54	30	- 44.4%	93	52	- 44.1%
Median Sales Price*	\$202,500	\$237,500	+ 17.3%	\$173,800	\$185,000	+ 6.4%
Average Sales Price*	\$202,500	\$237,500	+ 17.3%	\$154,545	\$181,371	+ 17.4%
Percent of List Price Received*	90.0%	91.4%	+ 1.6%	94.3%	96.1%	+ 1.9%
Inventory of Homes for Sale	10	8	- 20.0%	—	—	—
Months Supply of Inventory	5.3	5.0	- 5.7%	—	—	—

Condo	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	0	1	—	8	6	- 25.0%
Pending Sales	0	0	0.0%	6	4	- 33.3%
Closed Sales	0	0	0.0%	7	4	- 42.9%
Days on Market Until Sale	—	—	—	30	40	+ 33.3%
Median Sales Price*	—	—	—	\$85,000	\$162,500	+ 91.2%
Average Sales Price*	—	—	—	\$126,557	\$164,625	+ 30.1%
Percent of List Price Received*	—	—	—	99.2%	99.5%	+ 0.3%
Inventory of Homes for Sale	1	2	+ 100.0%	—	—	—
Months Supply of Inventory	0.7	1.0	+ 42.9%	—	—	—

* 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.

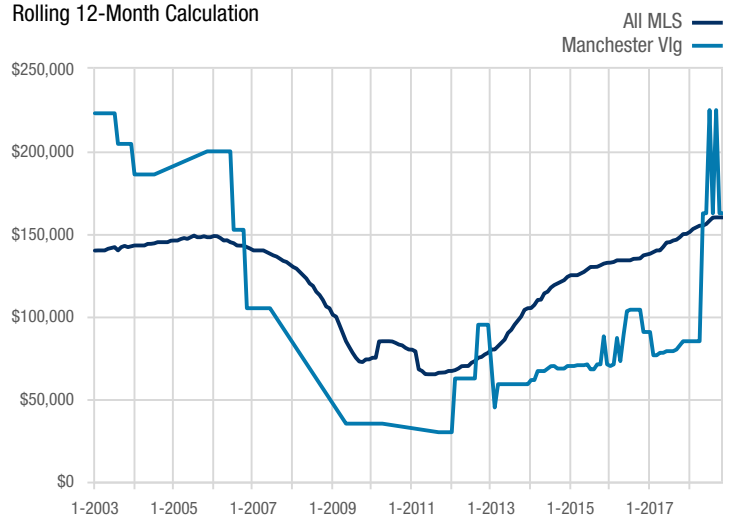
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condo

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.