

Local Market Update – March 2019

This is a research tool provided by Realcomp.



Bedford Twp

Monroe County

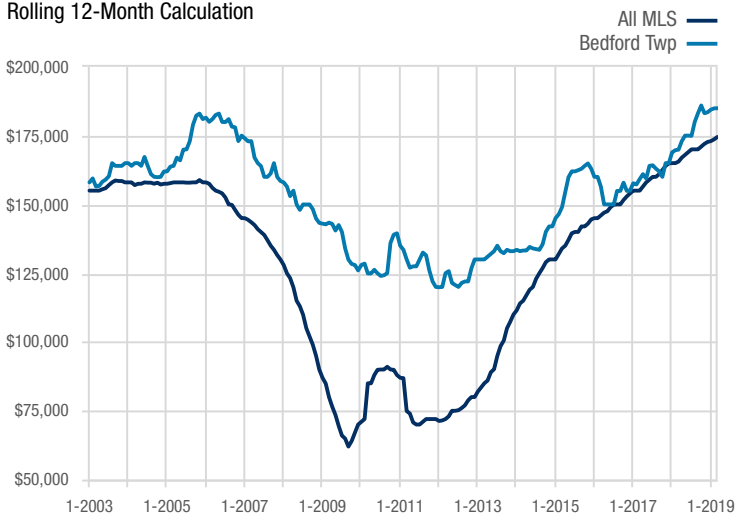
Residential Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	30	47	+ 56.7%	78	101	+ 29.5%
Pending Sales	37	34	- 8.1%	91	86	- 5.5%
Closed Sales	36	29	- 19.4%	90	56	- 37.8%
Days on Market Until Sale	95	55	- 42.1%	97	46	- 52.6%
Median Sales Price*	\$168,950	\$178,000	+ 5.4%	\$177,000	\$181,950	+ 2.8%
Average Sales Price*	\$191,117	\$189,061	- 1.1%	\$197,270	\$195,367	- 1.0%
Percent of List Price Received*	97.6%	95.2%	- 2.5%	97.3%	97.4%	+ 0.1%
Inventory of Homes for Sale	126	55	- 56.3%	—	—	—
Months Supply of Inventory	3.5	2.1	- 40.0%	—	—	—

Condo Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	1	3	+ 200.0%	3	6	+ 100.0%
Pending Sales	0	3	—	3	3	0.0%
Closed Sales	3	0	- 100.0%	6	1	- 83.3%
Days on Market Until Sale	72	—	—	105	45	- 57.1%
Median Sales Price*	\$194,900	—	—	\$220,000	\$215,000	- 2.3%
Average Sales Price*	\$184,300	—	—	\$214,217	\$215,000	+ 0.4%
Percent of List Price Received*	97.3%	—	—	97.9%	97.8%	- 0.1%
Inventory of Homes for Sale	5	4	- 20.0%	—	—	—
Months Supply of Inventory	2.0	2.1	+ 5.0%	—	—	—

* 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.

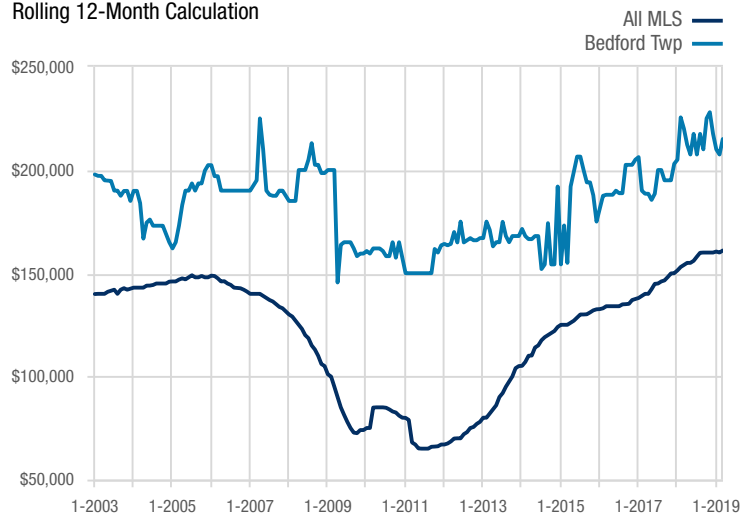
Median Sales Price - Residential

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.