

Local Market Update – March 2019

This is a research tool provided by Realcomp.



Ypsilanti Washtenaw County

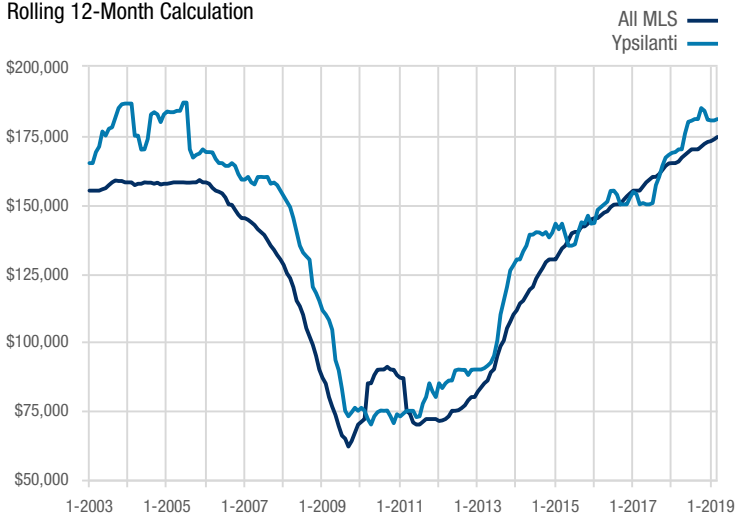
Residential Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	33	29	- 12.1%	67	66	- 1.5%
Pending Sales	23	23	0.0%	56	71	+ 26.8%
Closed Sales	24	22	- 8.3%	61	72	+ 18.0%
Days on Market Until Sale	27	40	+ 48.1%	28	39	+ 39.3%
Median Sales Price*	\$152,500	\$167,500	+ 9.8%	\$155,000	\$167,950	+ 8.4%
Average Sales Price*	\$154,209	\$162,359	+ 5.3%	\$166,953	\$163,817	- 1.9%
Percent of List Price Received*	97.8%	96.8%	- 1.0%	98.9%	97.6%	- 1.3%
Inventory of Homes for Sale	46	38	- 17.4%	—	—	—
Months Supply of Inventory	1.3	1.2	- 7.7%	—	—	—

Condo Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	6	1	- 83.3%	14	5	- 64.3%
Pending Sales	5	0	- 100.0%	9	5	- 44.4%
Closed Sales	2	3	+ 50.0%	6	6	0.0%
Days on Market Until Sale	4	17	+ 325.0%	10	17	+ 70.0%
Median Sales Price*	\$101,000	\$107,000	+ 5.9%	\$101,000	\$109,750	+ 8.7%
Average Sales Price*	\$101,000	\$106,500	+ 5.4%	\$114,750	\$106,583	- 7.1%
Percent of List Price Received*	102.1%	97.4%	- 4.6%	99.7%	98.4%	- 1.3%
Inventory of Homes for Sale	7	1	- 85.7%	—	—	—
Months Supply of Inventory	1.3	0.3	- 76.9%	—	—	—

* 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.

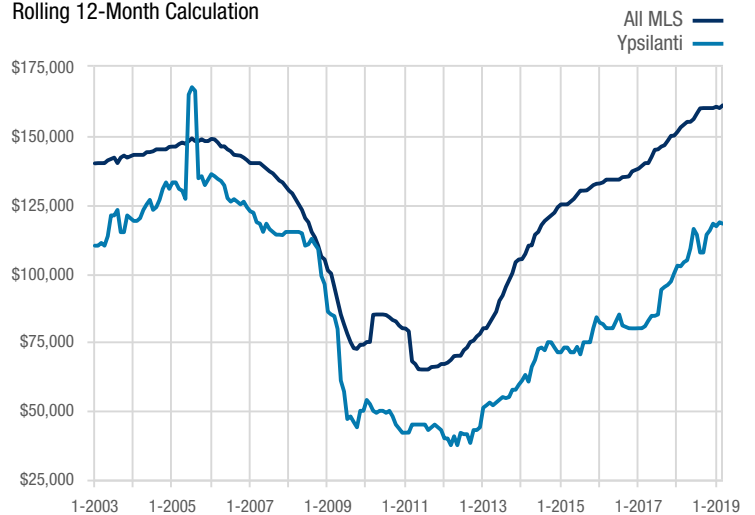
Median Sales Price - Residential

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.