

# Local Market Update – July 2020

A Research Tool Provided by Realcomp



## Belleville

Wayne County

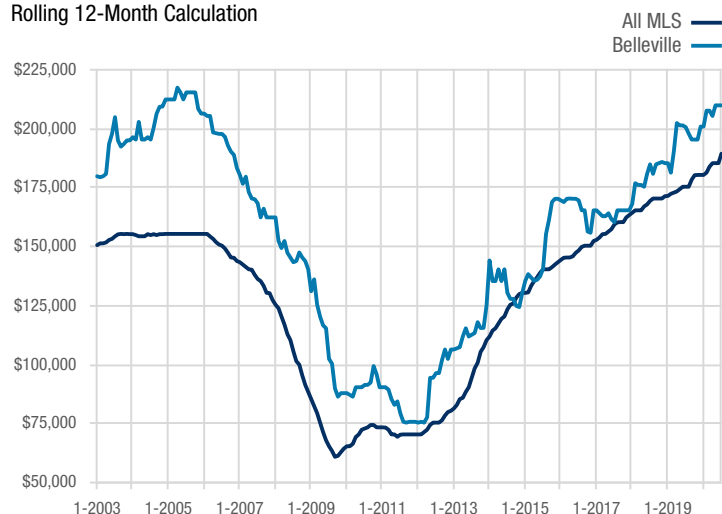
Residential	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	5	7	+ 40.0%	38	22	- 42.1%
Pending Sales	6	3	- 50.0%	31	17	- 45.2%
Closed Sales	8	2	- 75.0%	28	14	- 50.0%
Days on Market Until Sale	35	5	- 85.7%	28	29	+ 3.6%
Median Sales Price*	\$197,750	<b>\$156,200</b>	- 21.0%	\$200,250	<b>\$215,950</b>	+ 7.8%
Average Sales Price*	\$225,363	<b>\$156,200</b>	- 30.7%	\$214,525	<b>\$204,450</b>	- 4.7%
Percent of List Price Received*	99.3%	<b>96.2%</b>	- 3.1%	98.5%	<b>98.5%</b>	0.0%
Inventory of Homes for Sale	7	7	0.0%	—	—	—
Months Supply of Inventory	1.5	2.4	+ 60.0%	—	—	—

Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	1	1	0.0%	6	9	+ 50.0%
Pending Sales	0	1	—	7	8	+ 14.3%
Closed Sales	1	1	0.0%	6	7	+ 16.7%
Days on Market Until Sale	6	9	+ 50.0%	29	27	- 6.9%
Median Sales Price*	\$85,000	<b>\$75,500</b>	- 11.2%	\$80,000	<b>\$65,000</b>	- 18.8%
Average Sales Price*	\$85,000	<b>\$75,500</b>	- 11.2%	\$134,400	<b>\$67,586</b>	- 49.7%
Percent of List Price Received*	106.4%	<b>88.8%</b>	- 16.5%	98.9%	<b>93.3%</b>	- 5.7%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.5	2.1	+ 40.0%	—	—	—

\* 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.

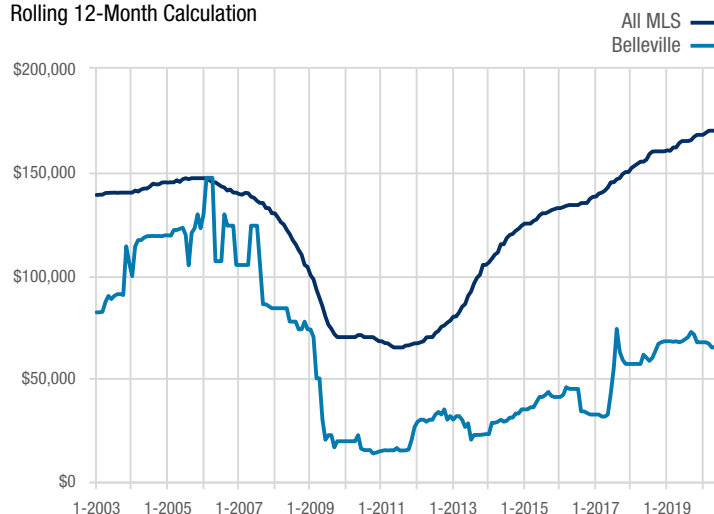
### Median Sales Price - Residential

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.