

# Local Market Update – July 2020

A Research Tool Provided by Realcomp



## Howell

### Livingston County

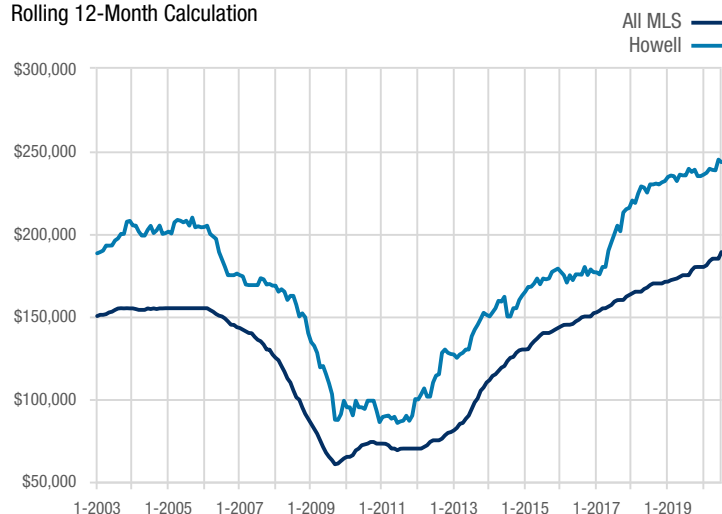
Residential	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	29	17	- 41.4%	158	105	- 33.5%
Pending Sales	15	18	+ 20.0%	104	97	- 6.7%
Closed Sales	21	15	- 28.6%	88	83	- 5.7%
Days on Market Until Sale	23	51	+ 121.7%	34	48	+ 41.2%
Median Sales Price*	\$255,000	<b>\$245,000</b>	- 3.9%	\$237,250	<b>\$250,000</b>	+ 5.4%
Average Sales Price*	\$252,705	<b>\$235,650</b>	- 6.7%	\$238,249	<b>\$247,665</b>	+ 4.0%
Percent of List Price Received*	97.6%	<b>98.3%</b>	+ 0.7%	99.0%	<b>98.4%</b>	- 0.6%
Inventory of Homes for Sale	35	19	- 45.7%	—	—	—
Months Supply of Inventory	2.4	1.5	- 37.5%	—	—	—

Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	7	8	+ 14.3%	58	55	- 5.2%
Pending Sales	5	8	+ 60.0%	31	35	+ 12.9%
Closed Sales	4	5	+ 25.0%	29	30	+ 3.4%
Days on Market Until Sale	37	15	- 59.5%	48	47	- 2.1%
Median Sales Price*	\$174,500	<b>\$151,000</b>	- 13.5%	\$149,000	<b>\$152,275</b>	+ 2.2%
Average Sales Price*	\$174,725	<b>\$169,200</b>	- 3.2%	\$163,071	<b>\$175,018</b>	+ 7.3%
Percent of List Price Received*	97.2%	<b>97.4%</b>	+ 0.2%	97.3%	<b>97.7%</b>	+ 0.4%
Inventory of Homes for Sale	23	15	- 34.8%	—	—	—
Months Supply of Inventory	4.8	2.6	- 45.8%	—	—	—

\* 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.

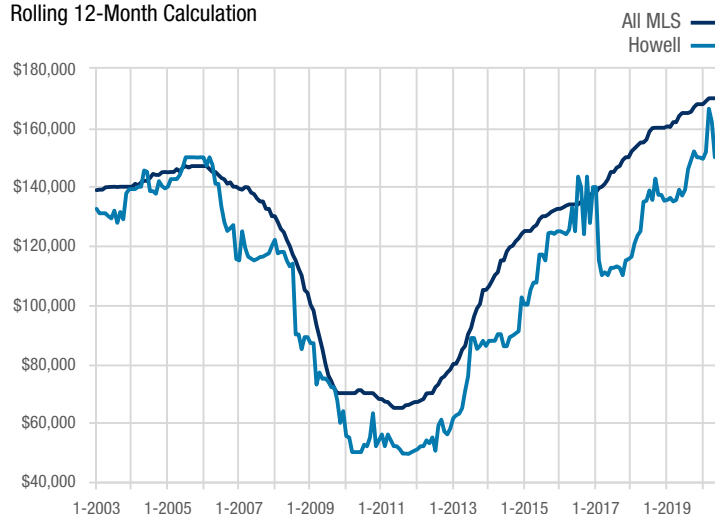
### Median Sales Price - Residential

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.