

South End / Bay Village

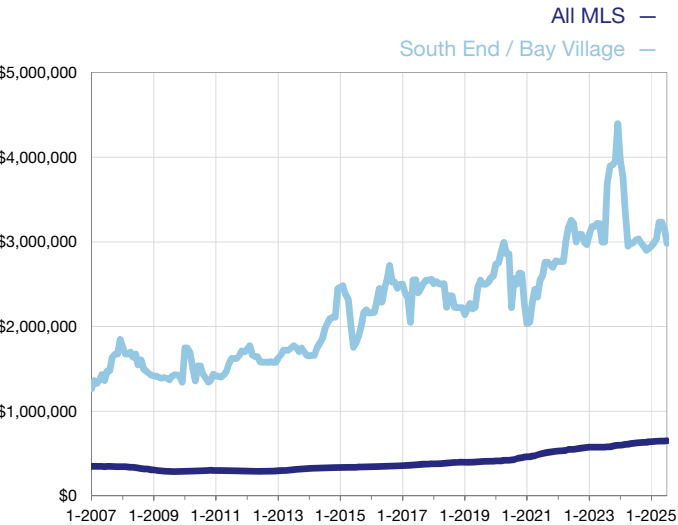
Single-Family Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	4	2	- 50.0%	26	15	- 42.3%
Closed Sales	3	4	+ 33.3%	23	19	- 17.4%
Median Sales Price*	\$3,800,000	\$1,662,500	- 56.3%	\$2,950,000	\$3,150,000	+ 6.8%
Inventory of Homes for Sale	12	4	- 66.7%	--	--	--
Months Supply of Inventory	3.9	1.5	- 61.5%	--	--	--
Cumulative Days on Market Until Sale	38	38	0.0%	66	98	+ 48.5%
Percent of Original List Price Received*	95.7%	99.1%	+ 3.6%	93.6%	96.2%	+ 2.8%
New Listings	4	1	- 75.0%	37	20	- 45.9%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	July			Year to Date		
	2024	2025	+ / -	2024	2025	+ / -
Key Metrics						
Pending Sales	31	25	- 19.4%	239	226	- 5.4%
Closed Sales	45	38	- 15.6%	219	208	- 5.0%
Median Sales Price*	\$1,191,000	\$1,050,000	- 11.8%	\$1,220,000	\$1,062,500	- 12.9%
Inventory of Homes for Sale	115	99	- 13.9%	--	--	--
Months Supply of Inventory	4.0	3.3	- 17.5%	--	--	--
Cumulative Days on Market Until Sale	34	34	0.0%	47	48	+ 2.1%
Percent of Original List Price Received*	98.6%	97.5%	- 1.1%	97.8%	97.6%	- 0.2%
New Listings	32	36	+ 12.5%	385	410	+ 6.5%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

