

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Berlin Twp

St. Clair County

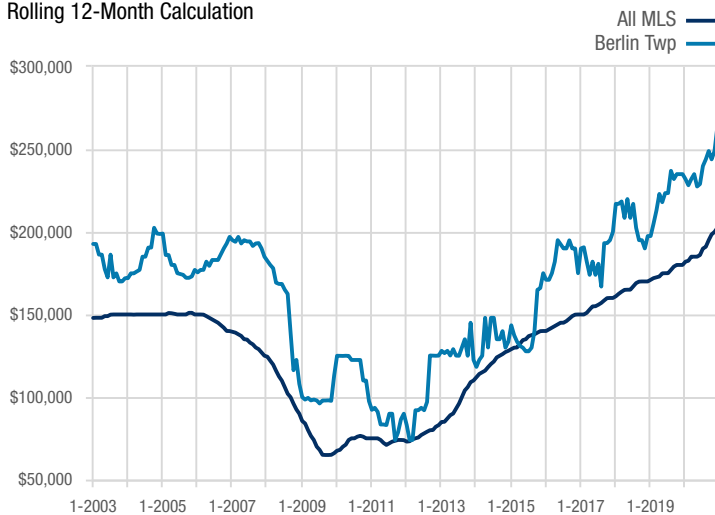
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	1	—	54	33	- 38.9%
Pending Sales	6	2	- 66.7%	32	33	+ 3.1%
Closed Sales	1	3	+ 200.0%	27	36	+ 33.3%
Days on Market Until Sale	65	29	- 55.4%	55	64	+ 16.4%
Median Sales Price*	\$150,000	\$350,000	+ 133.3%	\$235,000	\$264,000	+ 12.3%
Average Sales Price*	\$150,000	\$291,667	+ 94.4%	\$237,209	\$246,651	+ 4.0%
Percent of List Price Received*	88.3%	97.4%	+ 10.3%	96.4%	99.1%	+ 2.8%
Inventory of Homes for Sale	12	2	- 83.3%	—	—	—
Months Supply of Inventory	4.1	0.7	- 82.9%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

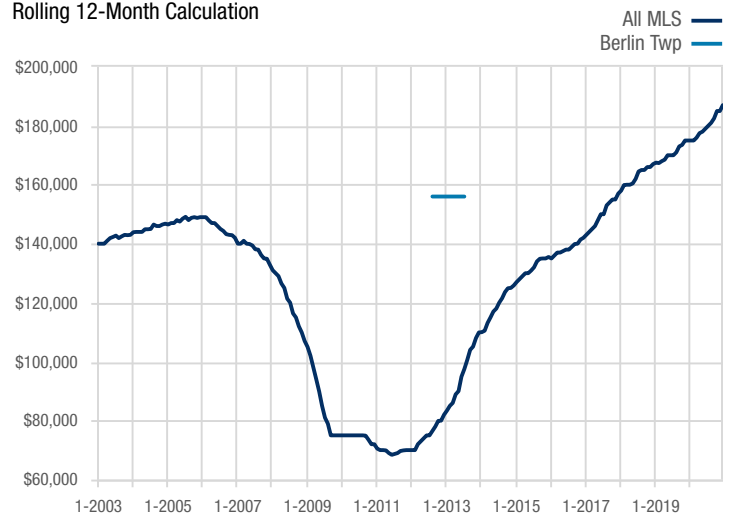
Median Sales Price - Residential

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.