

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Montrose

Genesee County

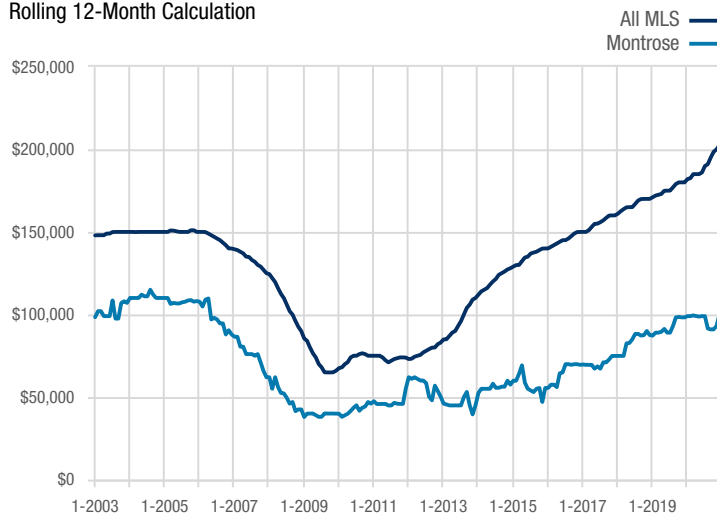
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	1	0	- 100.0%	44	29	- 34.1%
Pending Sales	2	3	+ 50.0%	40	31	- 22.5%
Closed Sales	3	1	- 66.7%	42	29	- 31.0%
Days on Market Until Sale	83	52	- 37.3%	44	61	+ 38.6%
Median Sales Price*	\$69,500	\$165,000	+ 137.4%	\$98,250	\$100,000	+ 1.8%
Average Sales Price*	\$88,000	\$165,000	+ 87.5%	\$98,074	\$102,614	+ 4.6%
Percent of List Price Received*	96.8%	97.1%	+ 0.3%	100.3%	98.2%	- 2.1%
Inventory of Homes for Sale	6	2	- 66.7%	—	—	—
Months Supply of Inventory	1.7	0.6	- 64.7%	—	—	—

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.

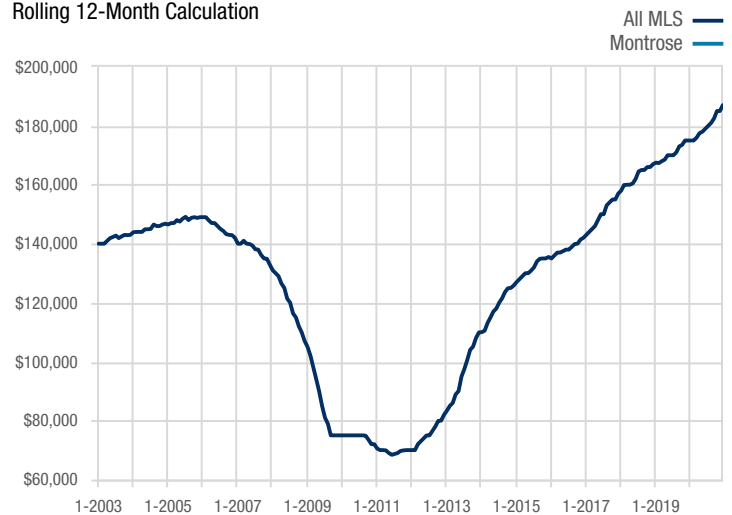
Median Sales Price - Residential

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.