

Local Market Update – May 2022

A Research Tool Provided by Realcomp



All MLS

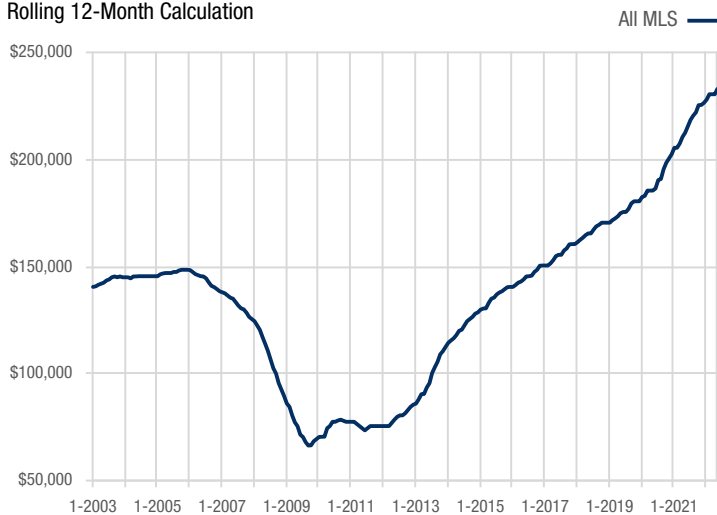
Residential Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	13,425	14,218	+ 5.9%	51,380	51,972	+ 1.2%
Pending Sales	11,021	10,328	- 6.3%	44,961	42,538	- 5.4%
Closed Sales	9,773	9,157	- 6.3%	40,653	38,469	- 5.4%
Days on Market Until Sale	25	21	- 16.0%	35	29	- 17.1%
Median Sales Price*	\$232,500	\$256,000	+ 10.1%	\$215,000	\$231,990	+ 7.9%
Average Sales Price*	\$280,883	\$308,127	+ 9.7%	\$261,385	\$283,899	+ 8.6%
Percent of List Price Received*	102.3%	102.9%	+ 0.6%	100.5%	101.4%	+ 0.9%
Inventory of Homes for Sale	11,547	13,101	+ 13.5%	—	—	—
Months Supply of Inventory	1.1	1.4	+ 27.3%	—	—	—

Condo Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	1,703	1,746	+ 2.5%	7,633	7,197	- 5.7%
Pending Sales	1,548	1,385	- 10.5%	6,892	6,138	- 10.9%
Closed Sales	1,447	1,309	- 9.5%	6,147	5,663	- 7.9%
Days on Market Until Sale	37	22	- 40.5%	45	28	- 37.8%
Median Sales Price*	\$217,500	\$241,000	+ 10.8%	\$200,000	\$230,000	+ 15.0%
Average Sales Price*	\$244,827	\$267,743	+ 9.4%	\$232,302	\$257,720	+ 10.9%
Percent of List Price Received*	100.9%	102.6%	+ 1.7%	99.6%	101.3%	+ 1.7%
Inventory of Homes for Sale	1,894	1,771	- 6.5%	—	—	—
Months Supply of Inventory	1.3	1.4	+ 7.7%	—	—	—

* 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.

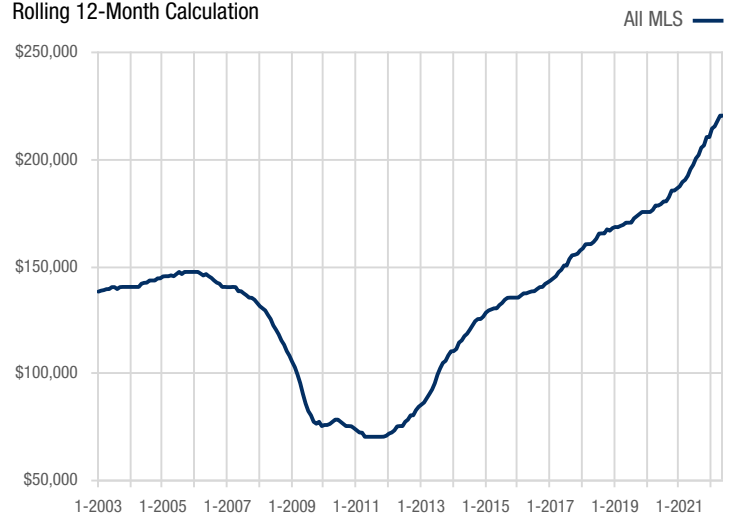
Median Sales Price - Residential

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.