

Local Market Update – July 2022

A Research Tool Provided by Realcomp



All MLS

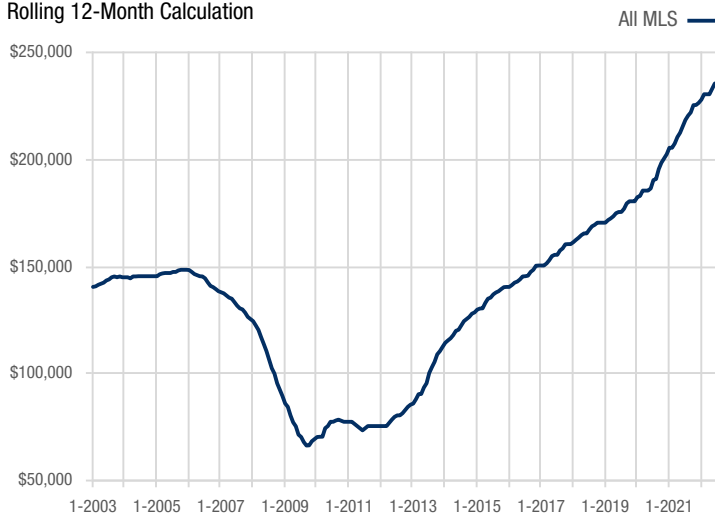
Residential Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	15,355	13,966	- 9.0%	81,793	81,808	+ 0.0%
Pending Sales	10,956	9,381	- 14.4%	67,279	62,603	- 7.0%
Closed Sales	11,157	9,407	- 15.7%	63,133	58,916	- 6.7%
Days on Market Until Sale	20	19	- 5.0%	30	26	- 13.3%
Median Sales Price*	\$240,945	\$260,000	+ 7.9%	\$225,000	\$242,500	+ 7.8%
Average Sales Price*	\$286,733	\$308,986	+ 7.8%	\$271,127	\$293,744	+ 8.3%
Percent of List Price Received*	102.4%	101.1%	- 1.3%	101.3%	101.5%	+ 0.2%
Inventory of Homes for Sale	16,916	18,541	+ 9.6%	—	—	—
Months Supply of Inventory	1.7	2.0	+ 17.6%	—	—	—

Condo Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	1,852	1,637	- 11.6%	11,466	10,800	- 5.8%
Pending Sales	1,335	1,249	- 6.4%	9,805	8,773	- 10.5%
Closed Sales	1,431	1,236	- 13.6%	9,256	8,380	- 9.5%
Days on Market Until Sale	27	22	- 18.5%	39	26	- 33.3%
Median Sales Price*	\$220,000	\$244,105	+ 11.0%	\$209,000	\$235,000	+ 12.4%
Average Sales Price*	\$244,461	\$283,981	+ 16.2%	\$237,128	\$263,576	+ 11.2%
Percent of List Price Received*	101.3%	100.9%	- 0.4%	100.1%	101.4%	+ 1.3%
Inventory of Homes for Sale	2,446	2,252	- 7.9%	—	—	—
Months Supply of Inventory	1.8	1.8	0.0%	—	—	—

* 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.

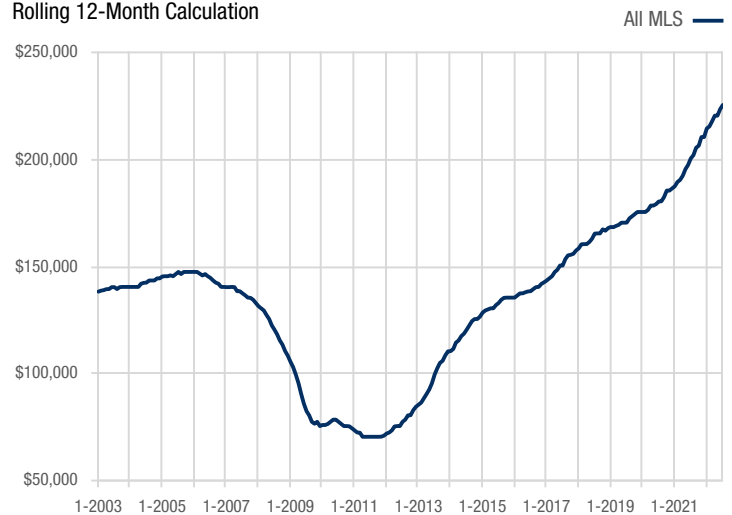
Median Sales Price - Residential

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.