

Local Market Update – July 2022

A Research Tool Provided by Realcomp



Berlin Twp

St. Clair County

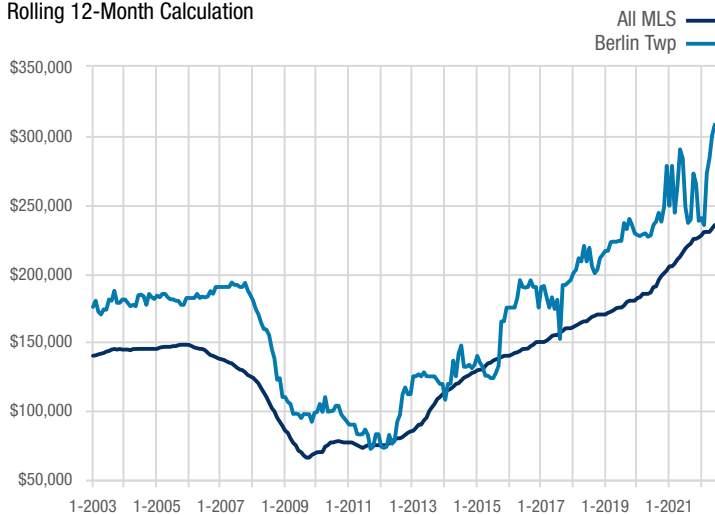
Residential Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	7	4	- 42.9%	21	31	+ 47.6%
Pending Sales	6	5	- 16.7%	16	26	+ 62.5%
Closed Sales	1	3	+ 200.0%	13	22	+ 69.2%
Days on Market Until Sale	12	15	+ 25.0%	20	17	- 15.0%
Median Sales Price*	\$210,000	\$278,000	+ 32.4%	\$235,000	\$332,500	+ 41.5%
Average Sales Price*	\$210,000	\$250,000	+ 19.0%	\$239,985	\$337,734	+ 40.7%
Percent of List Price Received*	112.0%	102.3%	- 8.7%	100.2%	100.2%	0.0%
Inventory of Homes for Sale	4	3	- 25.0%	—	—	—
Months Supply of Inventory	1.3	1.0	- 23.1%	—	—	—

Condo Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% 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.

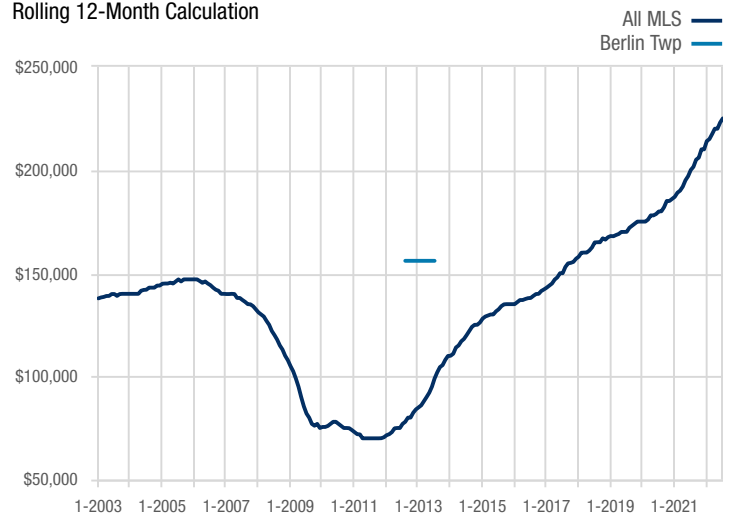
Median Sales Price - Residential

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.