

# Local Market Update – July 2022

A Research Tool Provided by Realcomp



## East China Twp

St. Clair County

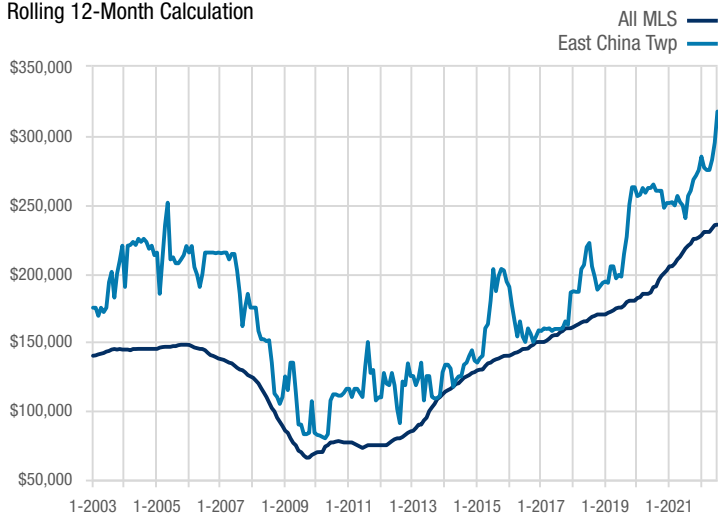
Residential Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	10	9	- 10.0%	41	35	- 14.6%
Pending Sales	5	4	- 20.0%	23	27	+ 17.4%
Closed Sales	5	3	- 40.0%	21	26	+ 23.8%
Days on Market Until Sale	31	80	+ 158.1%	81	46	- 43.2%
Median Sales Price*	\$180,000	<b>\$280,000</b>	+ 55.6%	\$265,000	<b>\$302,000</b>	+ 14.0%
Average Sales Price*	\$192,180	<b>\$286,167</b>	+ 48.9%	\$311,519	<b>\$362,546</b>	+ 16.4%
Percent of List Price Received*	97.6%	<b>99.6%</b>	+ 2.0%	98.3%	<b>98.5%</b>	+ 0.2%
Inventory of Homes for Sale	17	14	- 17.6%	—	—	—
Months Supply of Inventory	4.6	3.0	- 34.8%	—	—	—

Condo Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	1	0	- 100.0%	3	3	0.0%
Pending Sales	0	0	0.0%	3	3	0.0%
Closed Sales	0	0	0.0%	3	4	+ 33.3%
Days on Market Until Sale	—	—	—	32	37	+ 15.6%
Median Sales Price*	—	—	—	\$194,000	<b>\$201,950</b>	+ 4.1%
Average Sales Price*	—	—	—	\$197,667	<b>\$192,225</b>	- 2.8%
Percent of List Price Received*	—	—	—	97.0%	<b>96.7%</b>	- 0.3%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	1.0	0.9	- 10.0%	—	—	—

\* 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.

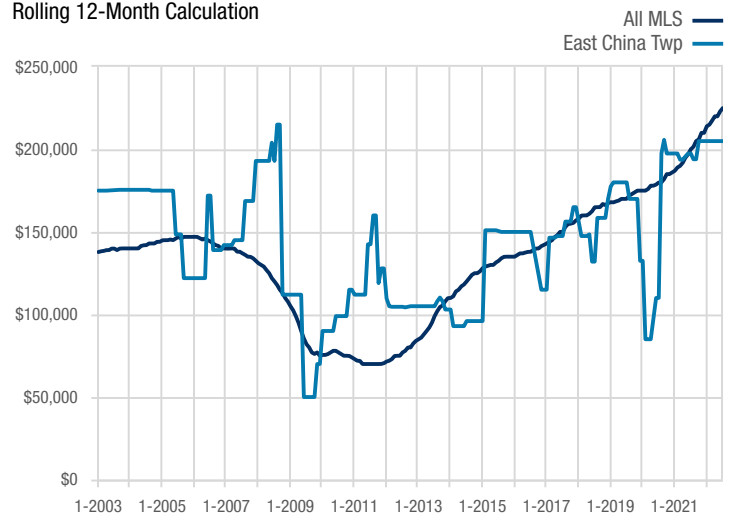
### Median Sales Price - Residential

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.