

# Local Market Update – July 2022

A Research Tool Provided by Realcomp



## Trenton

Wayne County

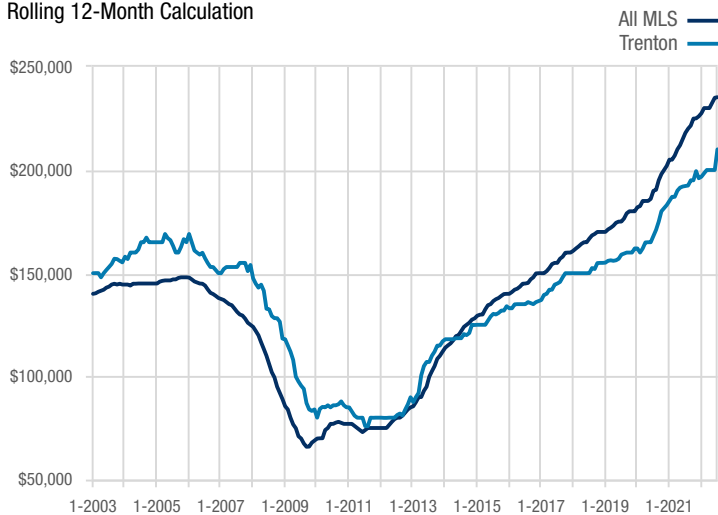
Residential Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	34	30	- 11.8%	156	145	- 7.1%
Pending Sales	23	20	- 13.0%	130	128	- 1.5%
Closed Sales	29	19	- 34.5%	132	119	- 9.8%
Days on Market Until Sale	9	19	+ 111.1%	14	16	+ 14.3%
Median Sales Price*	\$200,000	<b>\$235,000</b>	+ 17.5%	\$195,000	<b>\$218,200</b>	+ 11.9%
Average Sales Price*	\$202,169	<b>\$248,196</b>	+ 22.8%	\$194,701	<b>\$225,422</b>	+ 15.8%
Percent of List Price Received*	104.1%	<b>104.3%</b>	+ 0.2%	101.3%	<b>103.0%</b>	+ 1.7%
Inventory of Homes for Sale	34	22	- 35.3%	—	—	—
Months Supply of Inventory	1.7	1.0	- 41.2%	—	—	—

Condo Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	10	5	- 50.0%	42	34	- 19.0%
Pending Sales	4	5	+ 25.0%	41	33	- 19.5%
Closed Sales	7	5	- 28.6%	45	29	- 35.6%
Days on Market Until Sale	8	9	+ 12.5%	18	20	+ 11.1%
Median Sales Price*	\$186,000	<b>\$122,500</b>	- 34.1%	\$105,000	<b>\$112,000</b>	+ 6.7%
Average Sales Price*	\$165,571	<b>\$140,380</b>	- 15.2%	\$137,140	<b>\$123,714</b>	- 9.8%
Percent of List Price Received*	104.8%	<b>100.2%</b>	- 4.4%	100.1%	<b>101.1%</b>	+ 1.0%
Inventory of Homes for Sale	7	3	- 57.1%	—	—	—
Months Supply of Inventory	1.2	0.6	- 50.0%	—	—	—

\* 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.

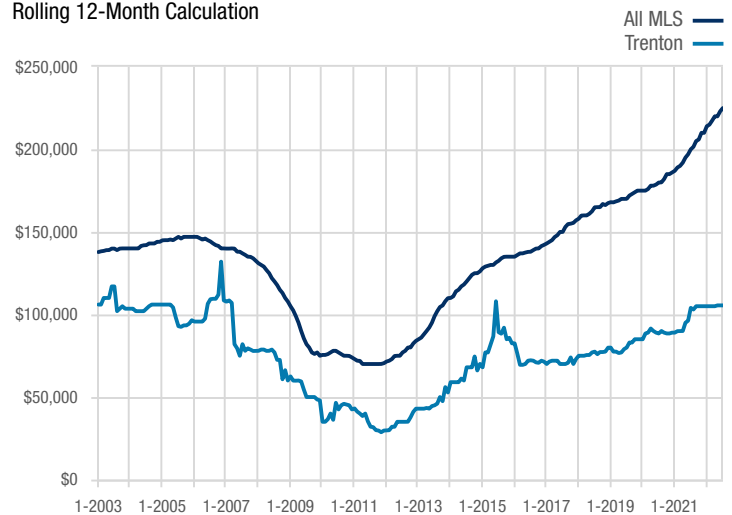
### Median Sales Price - Residential

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.