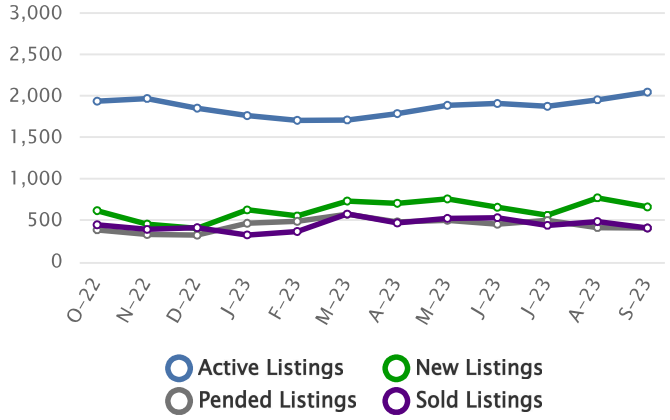
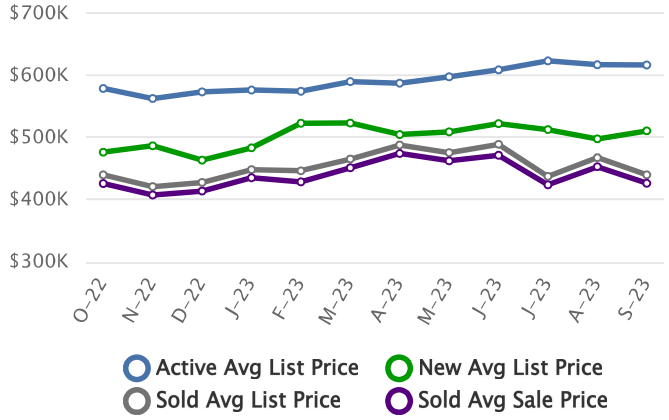
Market Summary

Polygon Residential, September 2023

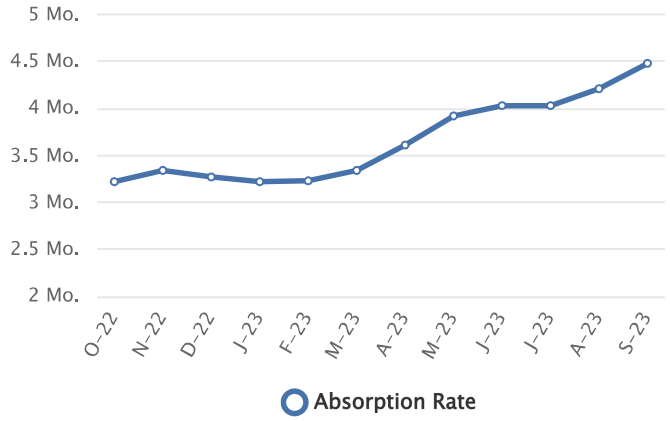
Number of Listings



Listing Prices



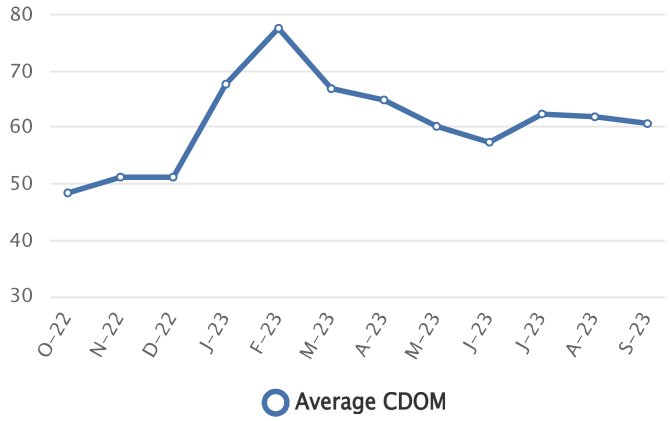
Absorption Rate, in Months



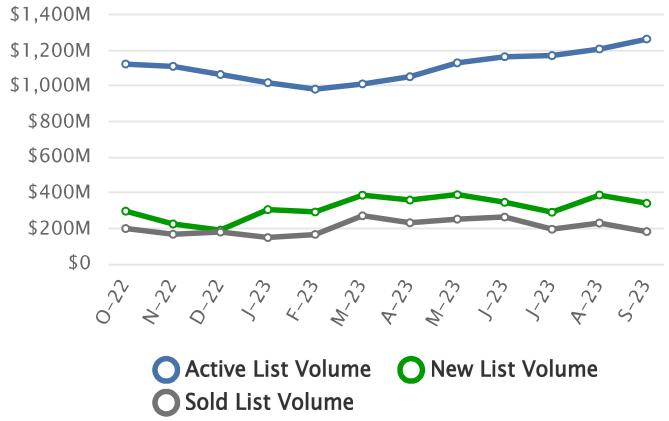
Sold to List Ratio



Days on Market



Price Volume



Summary Statistics

	Sep-23	Sep-22	% Chg	2023 YTD	2022 YTD	% Chg
Absorption Rate	4.48	3.09	44.98	3.79	2.01	88.56
Average List Price	$616,785	$588,401	4.82	$522,574	$499,481	4.62
Median List Price	$439,000	$419,900	4.55	$397,000	$384,977	3.12
Average Sale Price	$426,862	$422,132	1.12	$449,857	$418,953	7.38
Median Sale Price	$345,000	$380,000	-9.21	$360,000	$355,000	1.41
Average CDOM	60	38	57.89	63	32	96.88
Median CDOM	35	23	52.17	38	12	216.67

Sold Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-29,999	1	2	-50.0	4	5	-20.0
30,000-39,999	0	0	0.0	2	1	100.0
40,000-49,999	1	1	0.0	3	5	-40.0
50,000-59,999	0	0	0.0	4	14	-71.4
60,000-69,999	2	0	N/A	11	11	0.0
70,000-79,999	1	2	-50.0	9	16	-43.7
80,000-89,999	0	6	-100.0	12	18	-33.3
90,000-99,999	0	2	-100.0	12	12	0.0
100,000-119,999	1	2	-50.0	24	56	-57.1
120,000-139,999	5	8	-37.5	47	80	-41.2
140,000-159,999	5	7	-28.6	62	91	-31.9
160,000-179,999	9	16	-43.7	94	152	-38.2
180,000-199,999	7	10	-30.0	92	160	-42.5
200,000-249,999	38	44	-13.6	328	452	-27.4
250,000-299,999	69	53	30.2	638	619	3.1
300,000-399,999	115	112	2.7	1140	1534	-25.7
400,000-499,999	62	80	-22.5	634	819	-22.6
500,000+	96	128	-25.0	1047	1274	-17.8
Totals	412	473	-12.9	4163	5319	-21.7

Pending Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-29,999	0	1	-100.0	4	4	0.0
30,000-39,999	0	0	0.0	1	2	-50.0
40,000-49,999	0	0	0.0	0	10	-100.0
50,000-59,999	1	1	0.0	5	9	-44.4
60,000-69,999	1	1	0.0	5	11	-54.5
70,000-79,999	2	1	100.0	11	11	0.0
80,000-89,999	1	3	-66.7	14	18	-22.2
90,000-99,999	0	3	-100.0	11	20	-45.0
100,000-119,999	1	2	-50.0	21	41	-48.8
120,000-139,999	4	2	100.0	41	79	-48.1
140,000-159,999	1	11	-90.9	60	93	-35.5
160,000-179,999	13	8	62.5	92	137	-32.8
180,000-199,999	12	6	100.0	114	169	-32.5
200,000-249,999	33	41	-19.5	320	427	-25.1
250,000-299,999	71	57	24.6	649	607	6.9
300,000-399,999	105	117	-10.3	1205	1496	-19.5
400,000-499,999	64	55	16.4	669	792	-15.5
500,000+	102	119	-14.3	1095	1346	-18.6
Totals	411	428	-4.0	4317	5272	-18.1

Active Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-29,999	0	0	0.0	5	5	0.0
30,000-39,999	0	1	-100.0	1	3	-66.7
40,000-49,999	0	1	-100.0	1	16	-93.7
50,000-59,999	0	0	0.0	7	10	-30.0
60,000-69,999	1	0	N/A	6	17	-64.7
70,000-79,999	2	2	0.0	14	17	-17.6
80,000-89,999	1	8	-87.5	18	27	-33.3
90,000-99,999	1	2	-50.0	13	26	-50.0
100,000-119,999	6	9	-33.3	32	54	-40.7
120,000-139,999	5	15	-66.7	51	121	-57.9
140,000-159,999	14	24	-41.7	99	127	-22.0
160,000-179,999	19	30	-36.7	123	183	-32.8
180,000-199,999	27	24	12.5	158	218	-27.5
200,000-249,999	99	96	3.1	476	568	-16.2
250,000-299,999	218	190	14.7	971	856	13.4
300,000-399,999	502	492	2.0	2088	2205	-5.3
400,000-499,999	357	309	15.5	1234	1259	-2.0
500,000+	797	692	15.2	2490	2423	2.8
Totals	2049	1895	8.1	7787	8135	-4.3

New Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-29,999	0	0	0.0	5	5	0.0
30,000-39,999	0	0	0.0	1	3	-66.7
40,000-49,999	0	1	-100.0	1	12	-91.7
50,000-59,999	1	0	N/A	7	8	-12.5
60,000-69,999	0	0	0.0	6	12	-50.0
70,000-79,999	0	2	-100.0	10	11	-9.1
80,000-89,999	2	4	-50.0	16	25	-36.0
90,000-99,999	0	4	-100.0	11	22	-50.0
100,000-119,999	1	3	-66.7	25	46	-45.7
120,000-139,999	4	5	-20.0	40	100	-60.0
140,000-159,999	5	14	-64.3	82	106	-22.6
160,000-179,999	10	17	-41.2	108	154	-29.9
180,000-199,999	16	17	-5.9	129	190	-32.1
200,000-249,999	35	51	-31.4	396	522	-24.1
250,000-299,999	88	93	-5.4	794	740	7.3
300,000-399,999	186	208	-10.6	1589	1953	-18.6
400,000-499,999	113	93	21.5	965	1148	-15.9
500,000+	205	159	28.9	1881	2128	-11.6
Totals	666	671	-0.7	6066	7185	-15.6

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