

# Local Market Update – April 2024

A Research Tool Provided by MiRealSource



## Monroe County

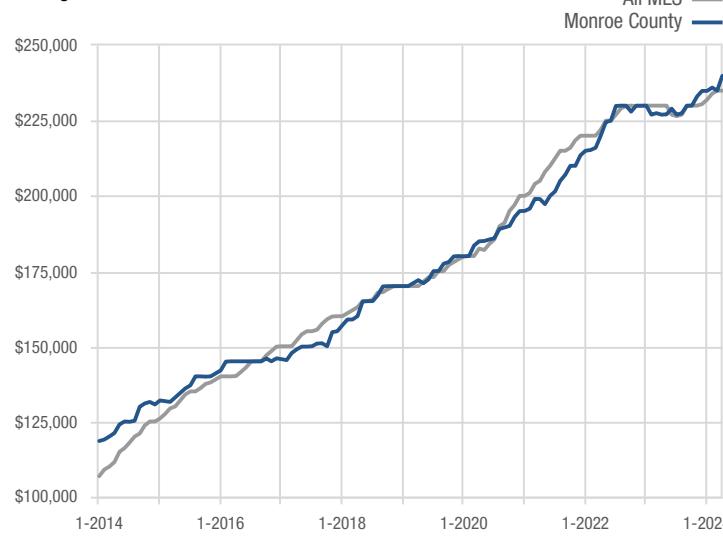
Residential	April			Year to Date		
Key Metrics	2023	2024	% Change	Thru 4-2023	Thru 4-2024	% Change
New Listings	147	157	+ 6.8%	498	512	+ 2.8%
Pending Sales	122	129	+ 5.7%	464	500	+ 7.8%
Closed Sales	111	142	+ 27.9%	409	453	+ 10.8%
Days on Market Until Sale	30	40	+ 33.3%	42	44	+ 4.8%
Median Sales Price*	\$200,000	<b>\$235,000</b>	+ 17.5%	\$209,000	<b>\$230,000</b>	+ 10.0%
Average Sales Price*	\$229,100	<b>\$241,968</b>	+ 5.6%	\$232,665	<b>\$239,128</b>	+ 2.8%
Percent of List Price Received*	100.6%	<b>98.4%</b>	- 2.2%	98.5%	<b>98.4%</b>	- 0.1%
Inventory of Homes for Sale	202	<b>181</b>	- 10.4%	—	—	—
Months Supply of Inventory	1.5	<b>1.4</b>	- 6.7%	—	—	—

Condo	April			Year to Date		
Key Metrics	2023	2024	% Change	Thru 4-2023	Thru 4-2024	% Change
New Listings	11	<b>7</b>	- 36.4%	27	<b>29</b>	+ 7.4%
Pending Sales	6	<b>4</b>	- 33.3%	21	<b>28</b>	+ 33.3%
Closed Sales	9	<b>8</b>	- 11.1%	19	<b>30</b>	+ 57.9%
Days on Market Until Sale	9	<b>41</b>	+ 355.6%	28	<b>47</b>	+ 67.9%
Median Sales Price*	\$219,900	<b>\$216,210</b>	- 1.7%	\$208,940	<b>\$216,210</b>	+ 3.5%
Average Sales Price*	\$211,644	<b>\$207,521</b>	- 1.9%	\$203,444	<b>\$211,615</b>	+ 4.0%
Percent of List Price Received*	101.1%	<b>99.9%</b>	- 1.2%	100.1%	<b>98.5%</b>	- 1.6%
Inventory of Homes for Sale	24	<b>29</b>	+ 20.8%	—	—	—
Months Supply of Inventory	3.3	<b>4.2</b>	+ 27.3%	—	—	—

\* 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.

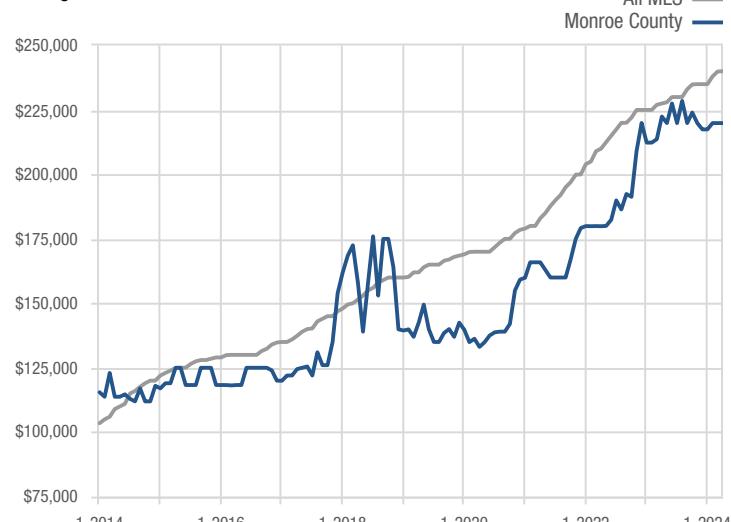
### Median Sales Price - Residential

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.