

Local Market Update – March 2024

A Research Tool Provided by MiRealSource



Monroe County

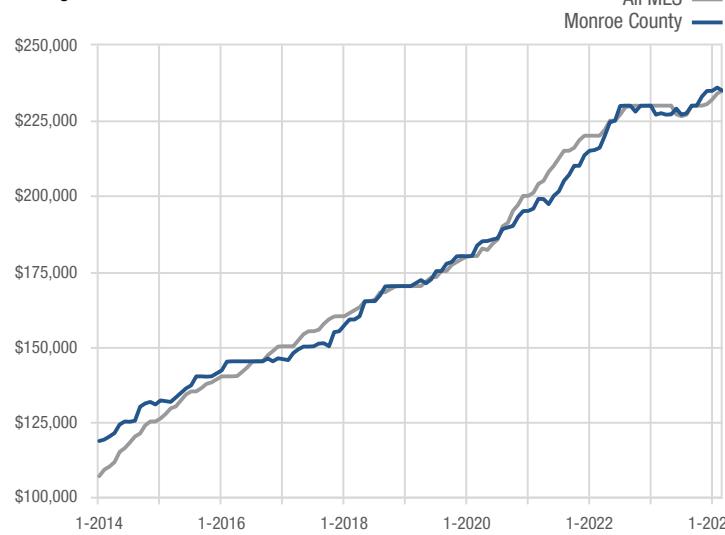
| Residential | March | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2023 | 2024 | % Change | Thru 3-2023 | Thru 3-2024 | % Change |
| New Listings | 133 | 135 | + 1.5% | 351 | 356 | + 1.4% |
| Pending Sales | 136 | 135 | - 0.7% | 342 | 369 | + 7.9% |
| Closed Sales | 132 | 117 | - 11.4% | 298 | 307 | + 3.0% |
| Days on Market Until Sale | 47 | 33 | - 29.8% | 47 | 45 | - 4.3% |
| Median Sales Price* | \$234,950 | \$223,450 | - 4.9% | \$210,500 | \$227,500 | + 8.1% |
| Average Sales Price* | \$249,455 | \$233,099 | - 6.6% | \$234,002 | \$237,550 | + 1.5% |
| Percent of List Price Received* | 98.8% | 100.2% | + 1.4% | 97.7% | 98.4% | + 0.7% |
| Inventory of Homes for Sale | 194 | 172 | - 11.3% | — | — | — |
| Months Supply of Inventory | 1.4 | 1.3 | - 7.1% | — | — | — |

| Condo | March | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2023 | 2024 | % Change | Thru 3-2023 | Thru 3-2024 | % Change |
| New Listings | 7 | 8 | + 14.3% | 16 | 21 | + 31.3% |
| Pending Sales | 8 | 7 | - 12.5% | 15 | 23 | + 53.3% |
| Closed Sales | 2 | 10 | + 400.0% | 10 | 22 | + 120.0% |
| Days on Market Until Sale | 83 | 62 | - 25.3% | 45 | 49 | + 8.9% |
| Median Sales Price* | \$274,950 | \$257,500 | - 6.3% | \$204,470 | \$213,450 | + 4.4% |
| Average Sales Price* | \$274,950 | \$222,098 | - 19.2% | \$196,064 | \$213,103 | + 8.7% |
| Percent of List Price Received* | 96.6% | 97.2% | + 0.6% | 99.2% | 98.0% | - 1.2% |
| Inventory of Homes for Sale | 21 | 26 | + 23.8% | — | — | — |
| Months Supply of Inventory | 2.9 | 3.7 | + 27.6% | — | — | — |

* 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.

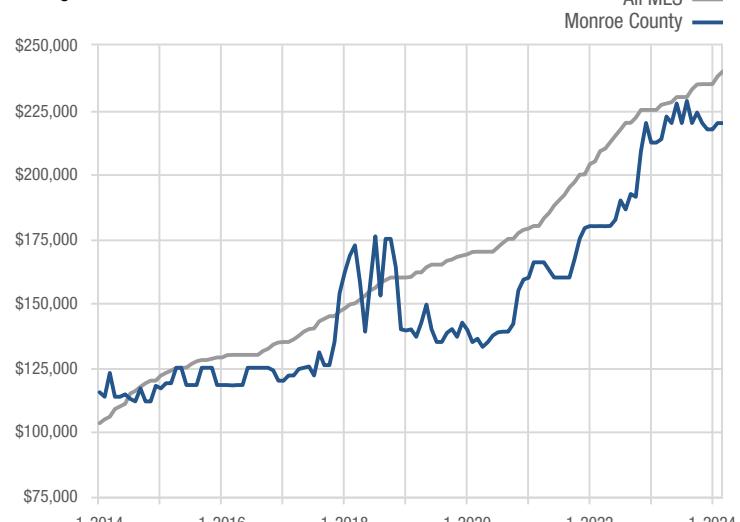
Median Sales Price - Residential

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.