

# Local Market Update – June 2024

A Research Tool Provided by MiRealSource



## Monroe County

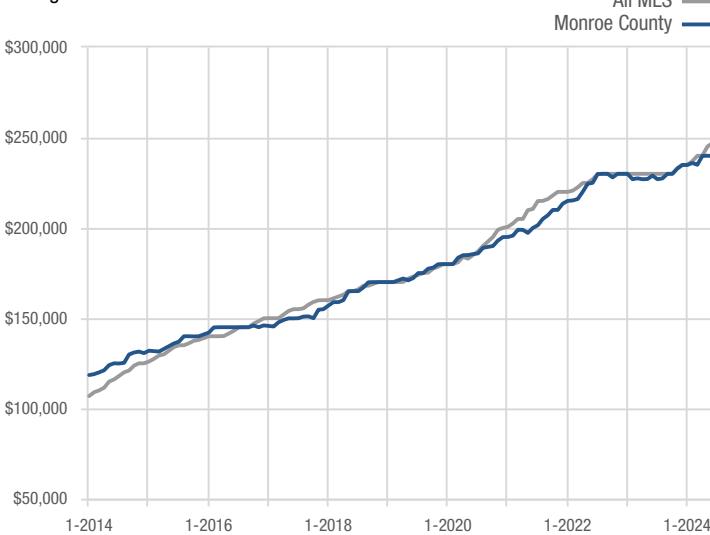
Residential	June			Year to Date		
Key Metrics	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
New Listings	172	170	- 1.2%	854	876	+ 2.6%
Pending Sales	150	140	- 6.7%	750	774	+ 3.2%
Closed Sales	146	129	- 11.6%	694	722	+ 4.0%
Days on Market Until Sale	29	31	+ 6.9%	37	40	+ 8.1%
Median Sales Price*	\$246,000	\$239,000	- 2.8%	\$228,450	\$239,900	+ 5.0%
Average Sales Price*	\$268,499	\$275,142	+ 2.5%	\$247,723	\$254,615	+ 2.8%
Percent of List Price Received*	100.6%	99.0%	- 1.6%	99.4%	99.0%	- 0.4%
Inventory of Homes for Sale	236	237	+ 0.4%	—	—	—
Months Supply of Inventory	1.8	1.9	+ 5.6%	—	—	—

Condo	June			Year to Date		
Key Metrics	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
New Listings	3	11	+ 266.7%	38	49	+ 28.9%
Pending Sales	11	7	- 36.4%	39	47	+ 20.5%
Closed Sales	10	8	- 20.0%	38	53	+ 39.5%
Days on Market Until Sale	63	67	+ 6.3%	34	56	+ 64.7%
Median Sales Price*	\$244,900	\$211,500	- 13.6%	\$209,420	\$220,400	+ 5.2%
Average Sales Price*	\$217,486	\$194,881	- 10.4%	\$202,574	\$216,871	+ 7.1%
Percent of List Price Received*	100.3%	96.8%	- 3.5%	99.9%	98.7%	- 1.2%
Inventory of Homes for Sale	15	30	+ 100.0%	—	—	—
Months Supply of Inventory	2.2	4.3	+ 95.5%	—	—	—

\* 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.