

Local Market Update – January 2020

A Research Tool Provided by Realcomp



Genesee County

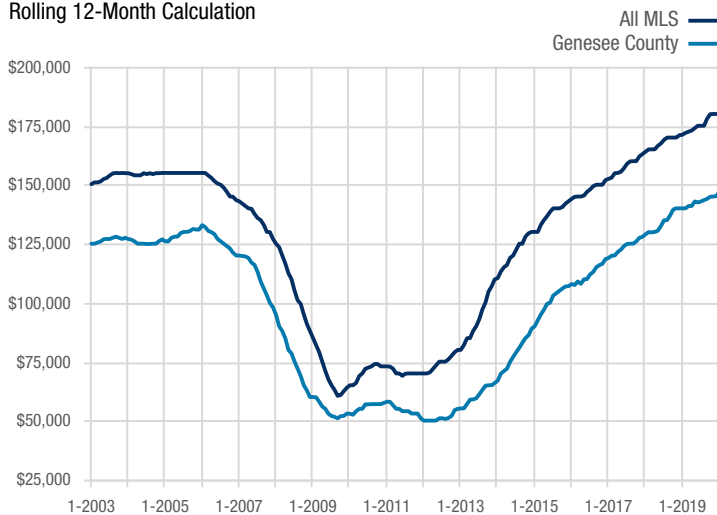
Residential Key Metrics	January			Year to Date		
	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	498	408	- 18.1%	498	408	- 18.1%
Pending Sales	428	387	- 9.6%	428	387	- 9.6%
Closed Sales	288	256	- 11.1%	288	256	- 11.1%
Days on Market Until Sale	57	60	+ 5.3%	57	60	+ 5.3%
Median Sales Price*	\$125,900	\$132,000	+ 4.8%	\$125,900	\$132,000	+ 4.8%
Average Sales Price*	\$133,497	\$148,033	+ 10.9%	\$133,497	\$148,033	+ 10.9%
Percent of List Price Received*	96.2%	95.3%	- 0.9%	96.2%	95.3%	- 0.9%
Inventory of Homes for Sale	1,203	992	- 17.5%	—	—	—
Months Supply of Inventory	2.8	2.2	- 21.4%	—	—	—

Condo Key Metrics	January			Year to Date		
	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	38	33	- 13.2%	38	33	- 13.2%
Pending Sales	38	28	- 26.3%	38	28	- 26.3%
Closed Sales	26	29	+ 11.5%	26	29	+ 11.5%
Days on Market Until Sale	58	63	+ 8.6%	58	63	+ 8.6%
Median Sales Price*	\$100,000	\$165,000	+ 65.0%	\$100,000	\$165,000	+ 65.0%
Average Sales Price*	\$131,341	\$161,049	+ 22.6%	\$131,341	\$161,049	+ 22.6%
Percent of List Price Received*	96.2%	98.5%	+ 2.4%	96.2%	98.5%	+ 2.4%
Inventory of Homes for Sale	114	132	+ 15.8%	—	—	—
Months Supply of Inventory	2.6	3.3	+ 26.9%	—	—	—

* 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.

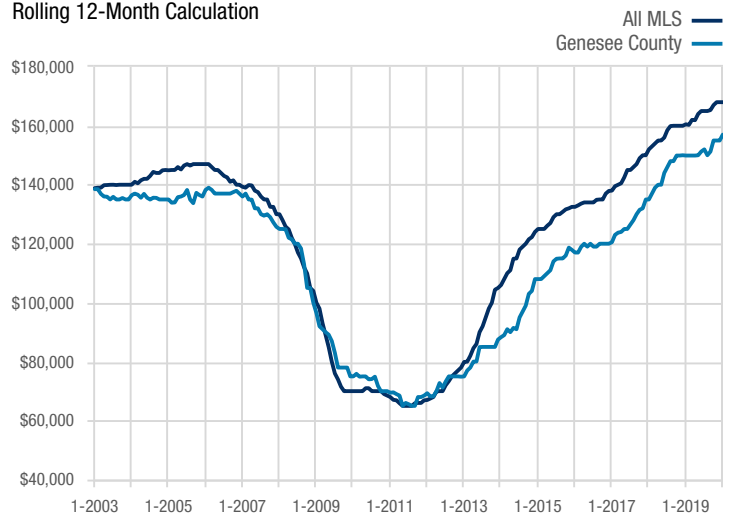
Median Sales Price - Residential

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.