

# Local Market Update – September 2020

A Research Tool Provided by the Michigan Regional Information Center



## Kalamazoo County

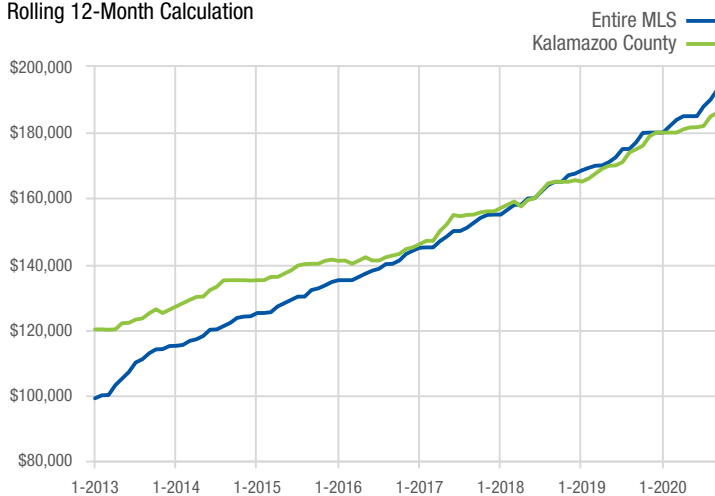
Single Family Residential	September			Year to Date		
	2019	2020	% Change	Thru 9-2019	Thru 9-2020	% Change
<b>Key Metrics</b>						
New Listings	399	<b>368</b>	- 7.8%	3,647	<b>3,207</b>	- 12.1%
Pending Sales	305	<b>381</b>	+ 24.9%	2,797	<b>2,831</b>	+ 1.2%
Closed Sales	378	<b>357</b>	- 5.6%	2,649	<b>2,502</b>	- 5.5%
Days on Market Until Sale	21	<b>17</b>	- 19.0%	28	<b>29</b>	+ 3.6%
Median Sales Price*	\$178,900	<b>\$200,000</b>	+ 11.8%	\$180,000	<b>\$188,000</b>	+ 4.4%
Average Sales Price*	\$203,153	<b>\$238,975</b>	+ 17.6%	\$210,191	<b>\$224,832</b>	+ 7.0%
Percent of List Price Received*	99.0%	<b>99.8%</b>	+ 0.8%	98.7%	<b>98.9%</b>	+ 0.2%
Inventory of Homes for Sale	751	<b>318</b>	- 57.7%	—	—	—
Months Supply of Inventory	2.6	<b>1.1</b>	- 57.7%	—	—	—

Condominium	September			Year to Date		
	2019	2020	% Change	Thru 9-2019	Thru 9-2020	% Change
<b>Key Metrics</b>						
New Listings	62	<b>34</b>	- 45.2%	403	<b>322</b>	- 20.1%
Pending Sales	32	<b>30</b>	- 6.3%	288	<b>253</b>	- 12.2%
Closed Sales	41	<b>39</b>	- 4.9%	277	<b>224</b>	- 19.1%
Days on Market Until Sale	59	<b>44</b>	- 25.4%	45	<b>53</b>	+ 17.8%
Median Sales Price*	\$218,364	<b>\$220,000</b>	+ 0.7%	\$201,500	<b>\$220,000</b>	+ 9.2%
Average Sales Price*	\$240,707	<b>\$229,938</b>	- 4.5%	\$216,794	<b>\$227,040</b>	+ 4.7%
Percent of List Price Received*	99.1%	<b>99.0%</b>	- 0.1%	98.6%	<b>98.8%</b>	+ 0.2%
Inventory of Homes for Sale	110	<b>72</b>	- 34.5%	—	—	—
Months Supply of Inventory	3.8	<b>2.5</b>	- 34.2%	—	—	—

\* 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.

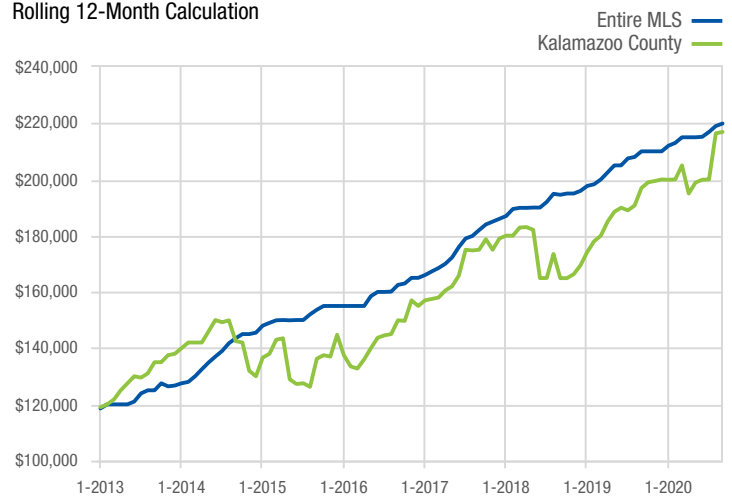
### Median Sales Price - Single Family Residential

Rolling 12-Month Calculation



### Median Sales Price - Condominium

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.