

# Local Market Update – November 2020

A Research Tool Provided by the Michigan Regional Information Center



## Kalamazoo County

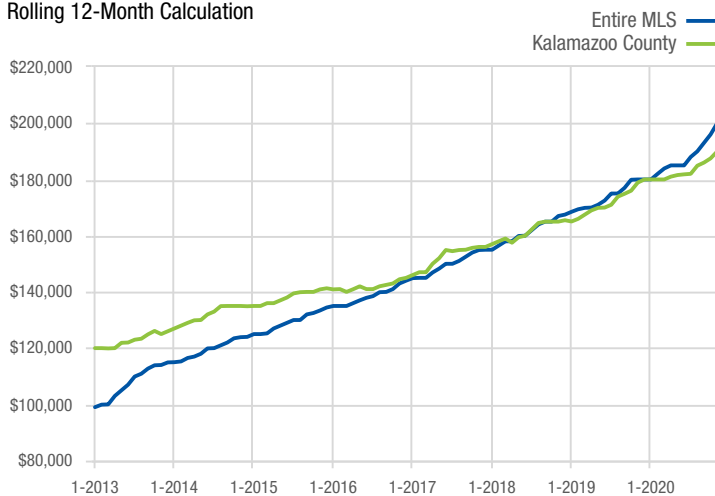
Single Family Residential	November			Year to Date		
	2019	2020	% Change	Thru 11-2019	Thru 11-2020	% Change
<b>Key Metrics</b>						
New Listings	262	<b>232</b>	- 11.5%	4,340	<b>3,835</b>	- 11.6%
Pending Sales	231	<b>242</b>	+ 4.8%	3,346	<b>3,387</b>	+ 1.2%
Closed Sales	305	<b>273</b>	- 10.5%	3,257	<b>3,212</b>	- 1.4%
Days on Market Until Sale	30	<b>22</b>	- 26.7%	28	<b>27</b>	- 3.6%
Median Sales Price*	\$180,663	<b>\$207,250</b>	+ 14.7%	\$180,000	<b>\$190,000</b>	+ 5.6%
Average Sales Price*	\$205,013	<b>\$241,016</b>	+ 17.6%	\$210,068	<b>\$227,188</b>	+ 8.1%
Percent of List Price Received*	98.0%	<b>99.8%</b>	+ 1.8%	98.5%	<b>99.2%</b>	+ 0.7%
Inventory of Homes for Sale	660	<b>278</b>	- 57.9%	—	—	—
Months Supply of Inventory	2.2	<b>0.9</b>	- 59.1%	—	—	—

Condominium	November			Year to Date		
	2019	2020	% Change	Thru 11-2019	Thru 11-2020	% Change
<b>Key Metrics</b>						
New Listings	37	<b>24</b>	- 35.1%	485	<b>380</b>	- 21.6%
Pending Sales	34	<b>24</b>	- 29.4%	355	<b>300</b>	- 15.5%
Closed Sales	29	<b>24</b>	- 17.2%	341	<b>294</b>	- 13.8%
Days on Market Until Sale	32	<b>47</b>	+ 46.9%	42	<b>51</b>	+ 21.4%
Median Sales Price*	\$199,900	<b>\$195,200</b>	- 2.4%	\$199,000	<b>\$220,000</b>	+ 10.6%
Average Sales Price*	\$200,001	<b>\$249,819</b>	+ 24.9%	\$211,226	<b>\$239,255</b>	+ 13.3%
Percent of List Price Received*	97.3%	<b>98.6%</b>	+ 1.3%	98.3%	<b>99.0%</b>	+ 0.7%
Inventory of Homes for Sale	105	<b>70</b>	- 33.3%	—	—	—
Months Supply of Inventory	3.4	<b>2.6</b>	- 23.5%	—	—	—

\* 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.

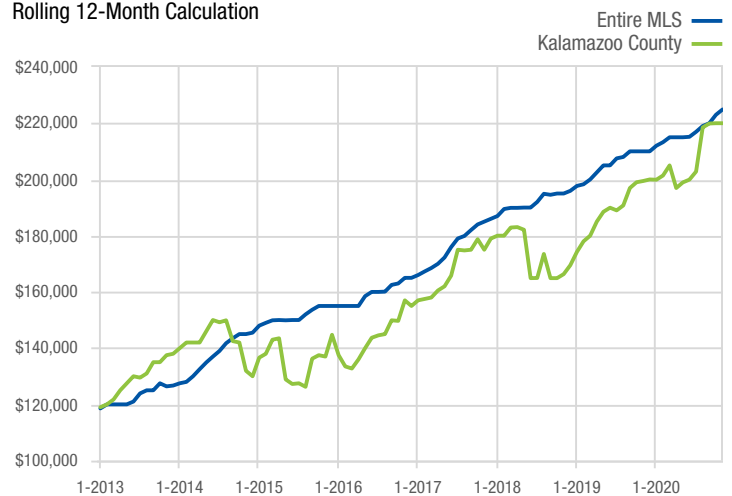
### Median Sales Price - Single Family Residential

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.