



Housing Supply Overview



November 2020

A RESEARCH TOOL PROVIDED BY THE
MULTIPLE LISTING SERVICE, INC. FOR ACTIVITY
IN THE 4-COUNTY MILWAUKEE METROPOLITAN AREA

Quick Facts

+ 17.3%

+ 29.0%

+ 2.2%

Price Range With the
Strongest Sales:
\$350,001 and Above

Construction Status With
Strongest Sales:
New Construction

Property Type With
Strongest Sales:
**Condo-Townhouse
Attached**

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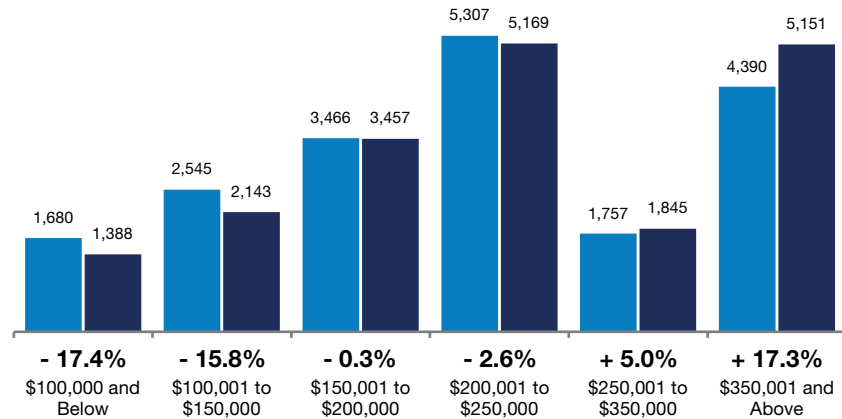
Pending Sales

A count of properties on which offers have been accepted. Based on a rolling 12-month total.



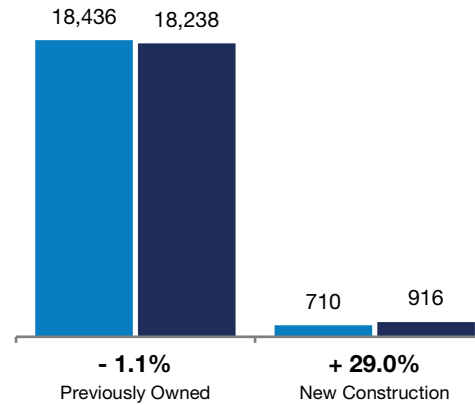
By Price Range

■ 11-2019 ■ 11-2020



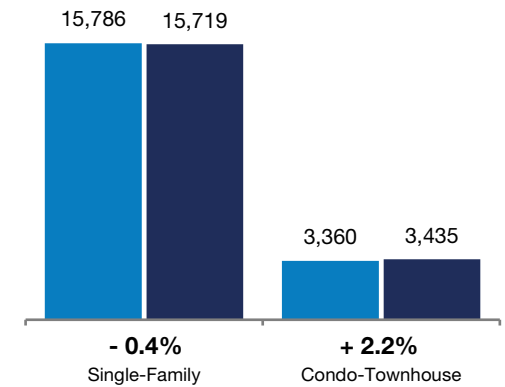
By Construction Status

■ 11-2019 ■ 11-2020



By Property Type

■ 11-2019 ■ 11-2020



All Properties

By Price Range

	11-2019	11-2020	Change
\$100,000 and Below	1,680	1,388	-17.4%
\$100,001 to \$150,000	2,545	2,143	-15.8%
\$150,001 to \$200,000	3,466	3,457	-0.3%
\$200,001 to \$250,000	5,307	5,169	-2.6%
\$250,001 to \$350,000	1,757	1,845	+5.0%
\$350,001 and Above	4,390	5,151	+17.3%
All Price Ranges	19,146	19,154	+0.0%

Single-Family

	11-2019	11-2020	Change
11-2019	1,209	974	-19.4%
11-2020	1,934	1,561	-19.3%
Change	2,708	2,692	-0.6%
11-2019	4,430	4,273	-3.5%
11-2020	1,597	1,639	+2.6%
Change	3,907	4,579	+17.2%
All Price Ranges	15,786	15,719	-0.4%

Condo-Townhouse

	11-2019	11-2020	Change
11-2019	471	414	-12.1%
11-2020	611	582	-4.7%
Change	758	765	+0.9%
11-2019	877	896	+2.2%
11-2020	160	206	+28.8%
Change	483	572	+18.4%
All Price Ranges	3,360	3,435	+2.2%

By Construction Status

	11-2019	11-2020	Change
Previously Owned	18,436	18,238	-1.1%
New Construction	710	916	+29.0%
All Construction Statuses	19,146	19,154	+0.0%

	11-2019	11-2020	Change
11-2019	15,289	15,062	-1.5%
11-2020	497	657	+32.2%
All Construction Statuses	15,786	15,719	-0.4%

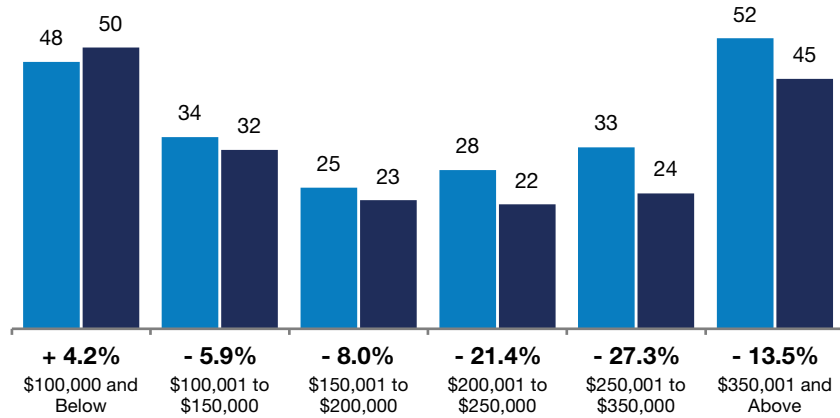
Days on Market Until Sale

Average number of days between when a property is listed and when an offer is accepted. Based on a rolling 12-month average.



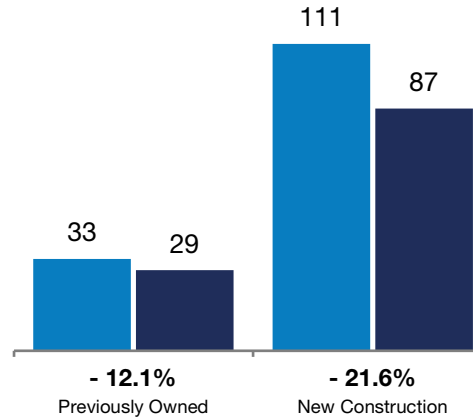
By Price Range

■ 11-2019 ■ 11-2020



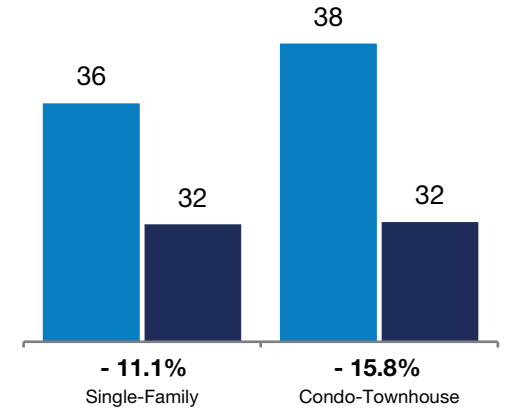
By Construction Status

■ 11-2019 ■ 11-2020



By Property Type

■ 11-2019 ■ 11-2020



All Properties

By Price Range

	11-2019	11-2020	Change
\$100,000 and Below	48	50	+ 4.2%
\$100,001 to \$150,000	34	32	- 5.9%
\$150,001 to \$200,000	25	23	- 8.0%
\$200,001 to \$250,000	28	22	- 21.4%
\$250,001 to \$350,000	33	24	- 27.3%
\$350,001 and Above	52	45	- 13.5%
All Price Ranges	36	32	- 11.1%

Single-Family

	11-2019	11-2020	Change
\$100,000 and Below	52	58	+ 11.5%
\$100,001 to \$150,000	37	35	- 5.4%
\$150,001 to \$200,000	26	24	- 7.7%
\$200,001 to \$250,000	27	21	- 22.2%
\$250,001 to \$350,000	32	24	- 25.0%
\$350,001 and Above	49	43	- 12.2%
All Price Ranges	36	32	- 11.1%

Condo-Townhouse

	11-2019	11-2020	Change
\$100,000 and Below	37	32	- 13.5%
\$100,001 to \$150,000	27	25	- 7.4%
\$150,001 to \$200,000	24	21	- 12.5%
\$200,001 to \$250,000	37	28	- 24.3%
\$250,001 to \$350,000	41	30	- 26.8%
\$350,001 and Above	77	60	- 22.1%
All Price Ranges	38	32	- 15.8%

By Construction Status

	11-2019	11-2020	Change
Previously Owned	33	29	- 12.1%
New Construction	111	87	- 21.6%
All Construction Statuses	36	32	- 11.1%

	11-2019	11-2020	Change
Previously Owned	34	30	- 11.8%
New Construction	100	87	- 13.0%
All Construction Statuses	36	32	- 11.1%

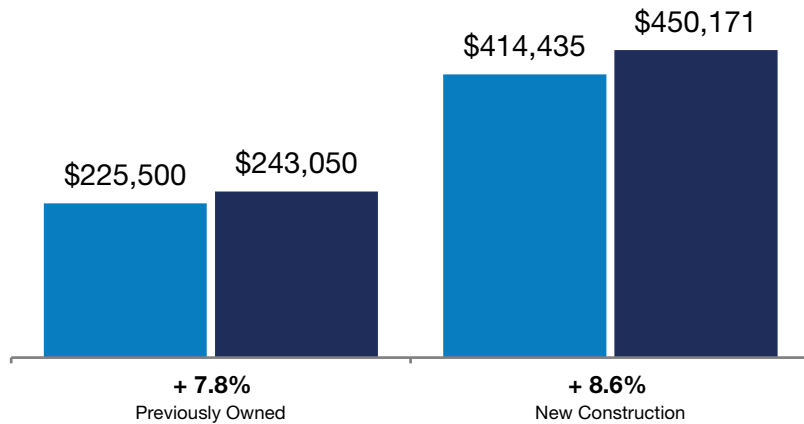
Median Sales Price

Median price point for all closed sales, not accounting for seller concessions. Based on a rolling 12-month median.



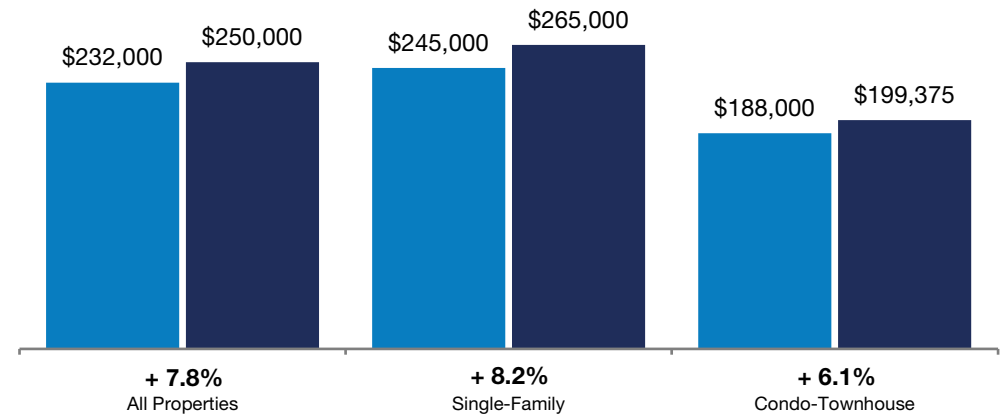
By Construction Status

■ 11-2019 ■ 11-2020



By Property Type

■ 11-2019 ■ 11-2020



All Properties

By Construction Status	11-2019	11-2020	Change
Previously Owned	\$225,500	\$243,050	+ 7.8%
New Construction	\$414,435	\$450,171	+ 8.6%
All Construction Statuses	\$232,000	\$250,000	+ 7.8%

Single-Family

11-2019	11-2020	Change	11-2019	11-2020	Change
\$239,900	\$259,500	+ 8.2%	\$182,000	\$189,900	+ 4.3%
\$434,407	\$462,500	+ 6.5%	\$384,000	\$429,500	+ 11.8%
\$245,000	\$265,000	+ 8.2%	\$188,000	\$199,375	+ 6.1%

Condo-Townhouse

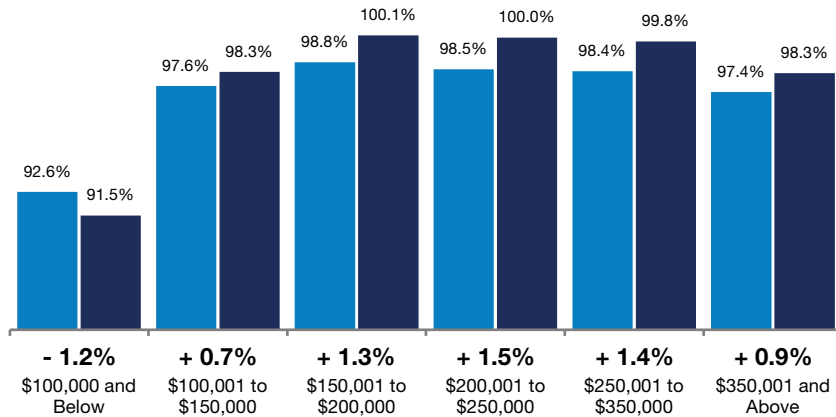
Percent of Original List Price Received

Percentage found when dividing a property's sales price by its original list price, then taking the average for all properties sold, not accounting for seller concessions. **Based on a rolling 12-month average.**



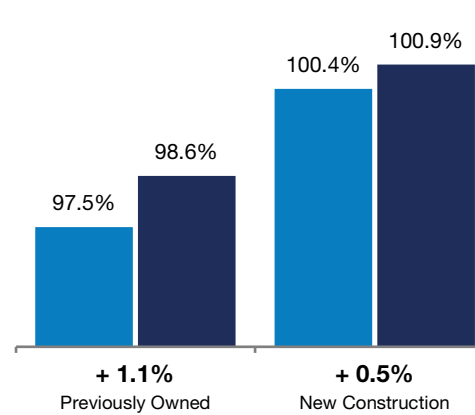
By Price Range

■ 11-2019 ■ 11-2020



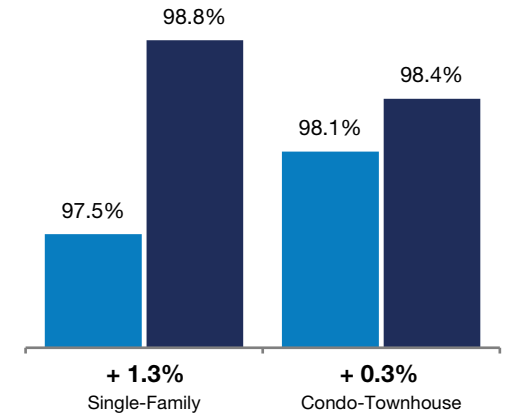
By Construction Status

■ 11-2019 ■ 11-2020



By Property Type

■ 11-2019 ■ 11-2020



All Properties

By Price Range

	11-2019	11-2020	Change
\$100,000 and Below	92.6%	91.5%	- 1.2%
\$100,001 to \$150,000	97.6%	98.3%	+ 0.7%
\$150,001 to \$200,000	98.8%	100.1%	+ 1.3%
\$200,001 to \$250,000	98.5%	100.0%	+ 1.5%
\$250,001 to \$350,000	98.4%	99.8%	+ 1.4%
\$350,001 and Above	97.4%	98.3%	+ 0.9%
All Price Ranges	97.6%	98.7%	+ 1.1%

Single-Family

	11-2019	11-2020	Change
Previously Owned	97.5%	98.6%	+ 1.1%
New Construction	100.4%	100.9%	+ 0.5%

Condo-Townhouse

By Construction Status

	11-2019	11-2020	Change
Previously Owned	97.5%	98.6%	+ 1.1%
New Construction	100.4%	100.9%	+ 0.5%
All Construction Statuses	97.6%	98.7%	+ 1.1%

	11-2019	11-2020	Change
Single-Family	97.5%	98.8%	+ 1.3%
Condo-Townhouse	98.1%	98.4%	+ 0.3%

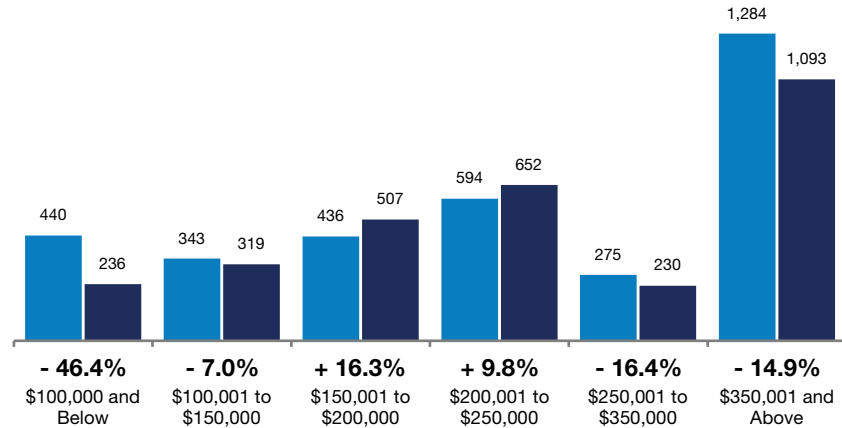
Inventory of Homes for Sale

The number of properties available for sale in active status at the end of the most recent month. Based on one month of activity.



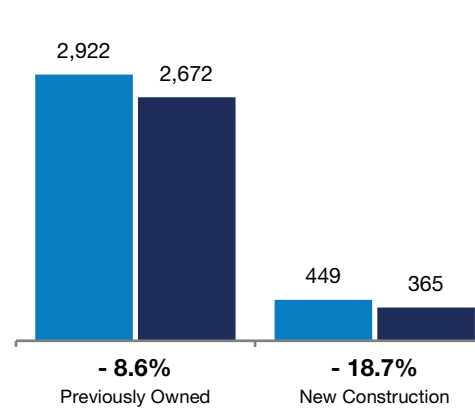
By Price Range

■ 11-2019 ■ 11-2020



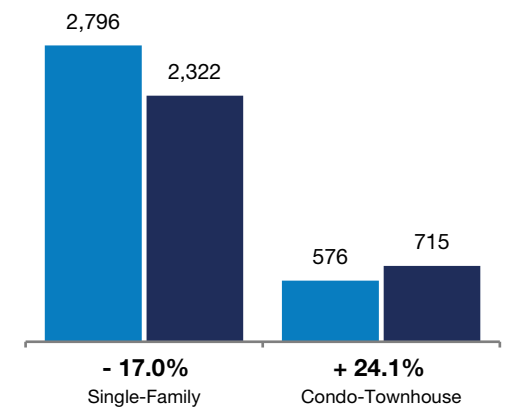
By Construction Status

■ 11-2019 ■ 11-2020



By Property Type

■ 11-2019 ■ 11-2020



All Properties

By Price Range

	11-2019	11-2020	Change
\$100,000 and Below	440	236	-46.4%
\$100,001 to \$150,000	343	319	-7.0%
\$150,001 to \$200,000	436	507	+16.3%
\$200,001 to \$250,000	594	652	+9.8%
\$250,001 to \$350,000	275	230	-16.4%
\$350,001 and Above	1,284	1,093	-14.9%
All Price Ranges	3,372	3,037	-9.9%

Single-Family

	11-2019	11-2020	Change
Previously Owned	373	160	-57.1%
New Construction	287	235	-18.1%
Single-Family	353	416	+17.8%
Condo-Townhouse	475	495	+4.2%
Single-Family	245	174	-29.0%
Condo-Townhouse	1,063	842	-20.8%
Single-Family	2,796	2,322	-17.0%

Condo-Townhouse

	11-2019	11-2020	Change
Single-Family	67	76	+13.4%
Condo-Townhouse	56	84	+50.0%
Single-Family	83	91	+9.6%
Condo-Townhouse	119	157	+31.9%
Single-Family	30	56	+86.7%
Condo-Townhouse	221	251	+13.6%
Condo-Townhouse	576	715	+24.1%

By Construction Status

	11-2019	11-2020	Change
Previously Owned	2,922	2,672	-8.6%
New Construction	449	365	-18.7%
All Construction Statuses	3,372	3,037	-9.9%

	11-2019	11-2020	Change
Previously Owned	2,507	2,147	-14.4%
New Construction	288	175	-39.2%
Single-Family	2,796	2,322	-17.0%

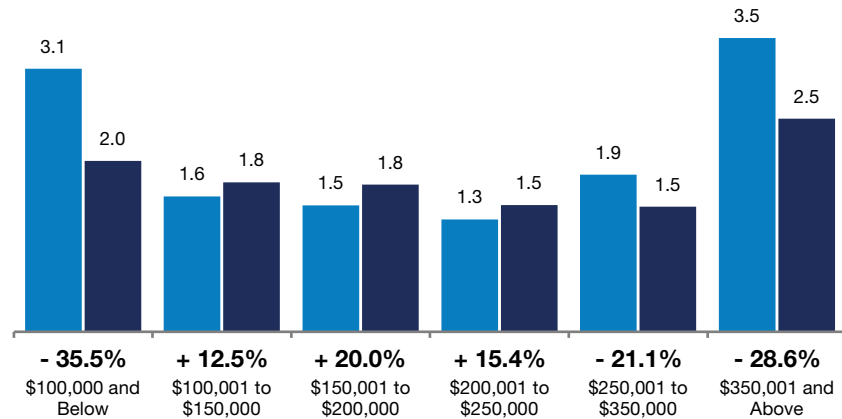
Months Supply of Inventory

The inventory of homes for sale at the end of the most recent month, based on one month of activity, divided by the average monthly pending sales from the last 12 months.



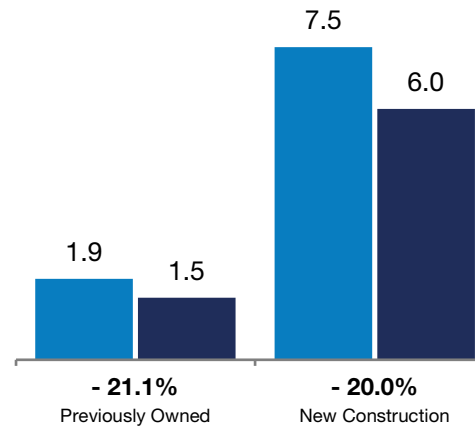
By Price Range

■ 11-2019 ■ 11-2020



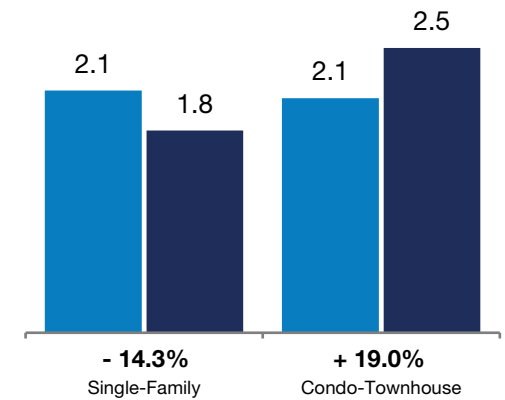
By Construction Status

■ 11-2019 ■ 11-2020



By Property Type

■ 11-2019 ■ 11-2020



All Properties

By Price Range

	11-2019	11-2020	Change
\$100,000 and Below	3.1	2.0	- 35.5%
\$100,001 to \$150,000	1.6	1.8	+ 12.5%
\$150,001 to \$200,000	1.5	1.8	+ 20.0%
\$200,001 to \$250,000	1.3	1.5	+ 15.4%
\$250,001 to \$350,000	1.9	1.5	- 21.1%
\$350,001 and Above	3.5	2.5	- 28.6%
All Price Ranges	2.1	1.9	- 9.5%

Single-Family

	11-2019	11-2020	Change
\$100,000 and Below	3.7	2.0	- 45.9%
\$100,001 to \$150,000	1.8	1.8	0.0%
\$150,001 to \$200,000	1.6	1.9	+ 18.8%
\$200,001 to \$250,000	1.3	1.4	+ 7.7%
\$250,001 to \$350,000	1.8	1.3	- 27.8%
\$350,001 and Above	3.3	2.2	- 33.3%
All Price Ranges	2.1	1.8	- 14.3%

Condo-Townhouse

	11-2019	11-2020	Change
\$100,000 and Below	1.7	2.2	+ 29.4%
\$100,001 to \$150,000	1.1	1.7	+ 54.5%
\$150,001 to \$200,000	1.3	1.4	+ 7.7%
\$200,001 to \$250,000	1.6	2.1	+ 31.3%
\$250,001 to \$350,000	2.3	3.3	+ 43.5%
\$350,001 and Above	5.5	5.3	- 3.6%
All Price Ranges	2.1	2.5	+ 19.0%

By Construction Status

	11-2019	11-2020	Change
Previously Owned	1.9	1.5	- 21.1%
New Construction	7.5	6.0	- 20.0%
All Construction Statuses	2.1	1.9	- 9.5%

	11-2019	11-2020	Change
Previously Owned	2.1	1.5	- 28.6%
New Construction	7.0	4.9	- 30.0%
All Construction Statuses	2.1	1.8	- 14.3%