

# Monthly Housing Summary - July 2024

A research tool provided by Metro MLS



## Filters

|                        |  |
|------------------------|--|
| <b>Counties:</b>       | Milwaukee, Ozaukee, Washington, Waukesha |
| <b>Cities:</b>         | All                                      |
| <b>Zip Codes:</b>      | All                                      |
| <b>Map Shapes:</b>     | N/A                                      |
| <b>Sq. Ft. Ranges:</b> | All                                      |

## Quick Facts

|   |   |
|---|---|
| <b>+ 40.0%</b>  | <b>+ 19.5%</b>  |
| Price Range With the Strongest Sales:<br><b>700K-1M</b> | Property Type With the Strongest Sales:<br><b>Townhouse/Condo</b> |

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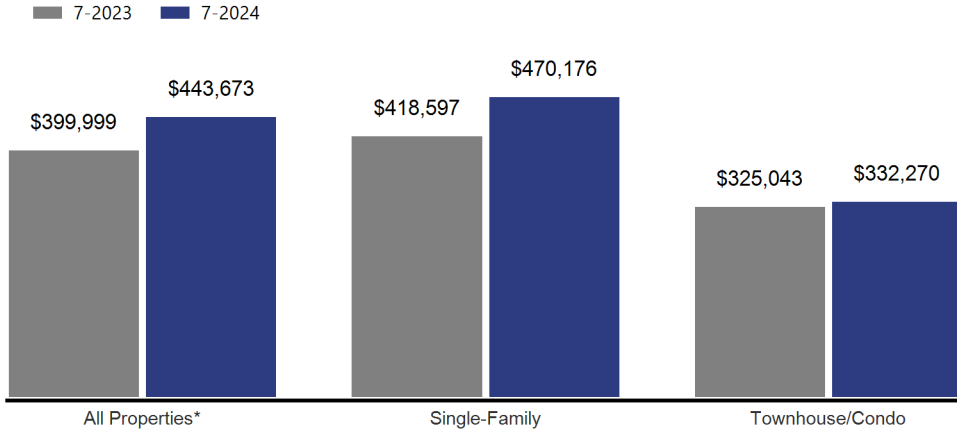
|   |   |
|---|---|
| Average Sales Price                     | 2 |
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| Days on Market Until Sale               | 5 |
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# Sales Price - July 2024

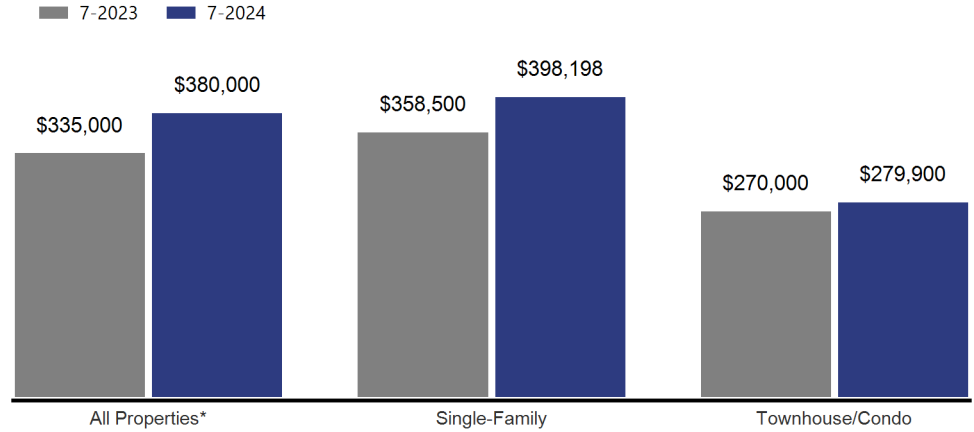
The sales price of all listings that closed during the month.



## Average Sales Price By Property Type



## Median Sales Price By Property Type



| Sales Price         | All Properties* |           |         | Single-Family |           |         | Townhouse/Condo |           |        |
|---------------------|-----------------|-----------|---------|---------------|-----------|---------|-----------------|-----------|--------|
|                     | 7-2023          | 7-2024    | Change  | 7-2023        | 7-2024    | Change  | 7-2023          | 7-2024    | Change |
| Average Sales Price | \$399,999       | \$443,673 | + 10.9% | \$418,597     | \$470,176 | + 12.3% | \$325,043       | \$332,270 | + 2.2% |
| Median Sales Price  | \$335,000       | \$380,000 | + 13.4% | \$358,500     | \$398,198 | + 11.1% | \$270,000       | \$279,900 | + 3.7% |

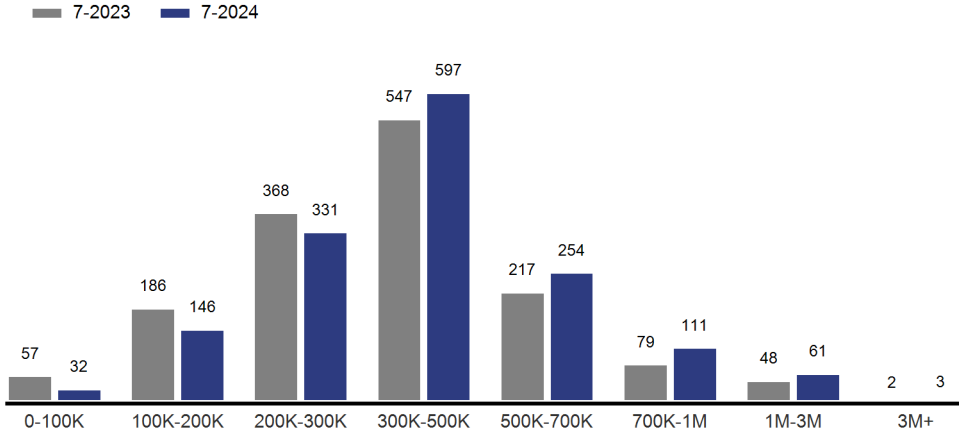
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Closed Sales - July 2024

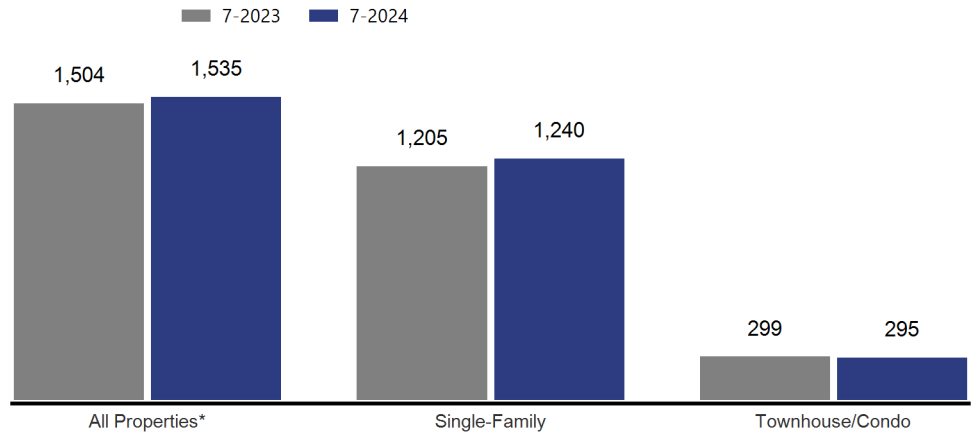
The number of listings that closed during the month.



## By Price Range



## By Property Type



| By Price Range          | All Properties* |              |               | Single-Family |              |               | Townhouse/Condo |            |               |
|-------------------------|-----------------|--------------|---------------|---------------|--------------|---------------|-----------------|------------|---------------|
|                         | 7-2023          | 7-2024       | Change        | 7-2023        | 7-2024       | Change        | 7-2023          | 7-2024     | Change        |
| 0-100K                  | 57              | 32           | - 43.9%       | 45            | 20           | - 55.6%       | 12              | 12         | 0.0%          |
| 100K-200K               | 186             | 146          | - 21.5%       | 122           | 90           | - 26.2%       | 64              | 56         | - 12.5%       |
| 200K-300K               | 368             | 331          | - 10.1%       | 273           | 240          | - 12.1%       | 95              | 91         | - 4.2%        |
| 300K-500K               | 547             | 597          | + 9.1%        | 454           | 510          | + 12.3%       | 93              | 87         | - 6.5%        |
| 500K-700K               | 217             | 254          | + 17.1%       | 192           | 216          | + 12.5%       | 25              | 38         | + 52.0%       |
| 700K-1M                 | 79              | 111          | + 40.5%       | 75            | 101          | + 34.7%       | 4               | 10         | + 150.0%      |
| 1M-3M                   | 48              | 61           | + 27.1%       | 42            | 60           | + 42.9%       | 6               | 1          | - 83.3%       |
| 3M+                     | 2               | 3            | + 50.0%       | 2             | 3            | + 50.0%       | 0               | 0          | --            |
| <b>All Price Ranges</b> | <b>1,504</b>    | <b>1,535</b> | <b>+ 2.1%</b> | <b>1,205</b>  | <b>1,240</b> | <b>+ 2.9%</b> | <b>299</b>      | <b>295</b> | <b>- 1.3%</b> |

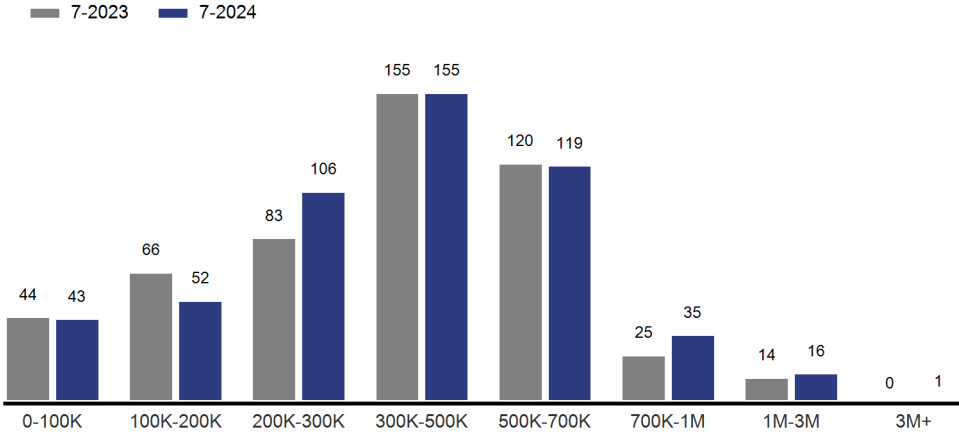
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Pending Sales - July 2024

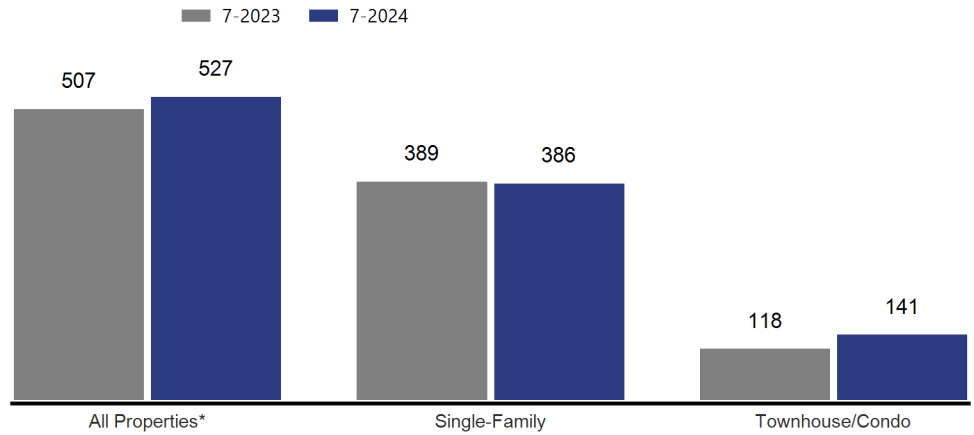
The number of listings that are Under Contract at the end of the month.



## By Price Range



## By Property Type



| By Price Range          | All Properties* |            |               | Single-Family |            |               | Townhouse/Condo |            |                |
|-------------------------|-----------------|------------|---------------|---------------|------------|---------------|-----------------|------------|----------------|
|                         | 7-2023          | 7-2024     | Change        | 7-2023        | 7-2024     | Change        | 7-2023          | 7-2024     | Change         |
| 0-100K                  | 44              | 43         | - 2.3%        | 38            | 40         | + 5.3%        | 6               | 3          | - 50.0%        |
| 100K-200K               | 66              | 52         | - 21.2%       | 53            | 35         | - 34.0%       | 13              | 17         | + 30.8%        |
| 200K-300K               | 83              | 106        | + 27.7%       | 63            | 66         | + 4.8%        | 20              | 40         | + 100.0%       |
| 300K-500K               | 155             | 155        | 0.0%          | 119           | 125        | + 5.0%        | 36              | 30         | - 16.7%        |
| 500K-700K               | 120             | 119        | - 0.8%        | 80            | 82         | + 2.5%        | 40              | 37         | - 7.5%         |
| 700K-1M                 | 25              | 35         | + 40.0%       | 24            | 26         | + 8.3%        | 1               | 9          | + 800.0%       |
| 1M-3M                   | 14              | 16         | + 14.3%       | 12            | 12         | 0.0%          | 2               | 4          | + 100.0%       |
| 3M+                     | 0               | 1          | --            | 0             | 0          | --            | 0               | 1          | --             |
| <b>All Price Ranges</b> | <b>507</b>      | <b>527</b> | <b>+ 3.9%</b> | <b>389</b>    | <b>386</b> | <b>- 0.8%</b> | <b>118</b>      | <b>141</b> | <b>+ 19.5%</b> |

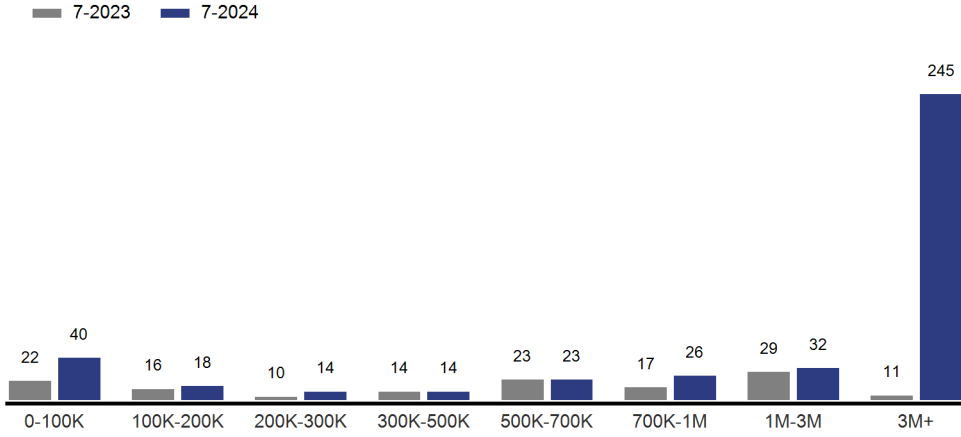
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Days on Market Until Sale - July 2024

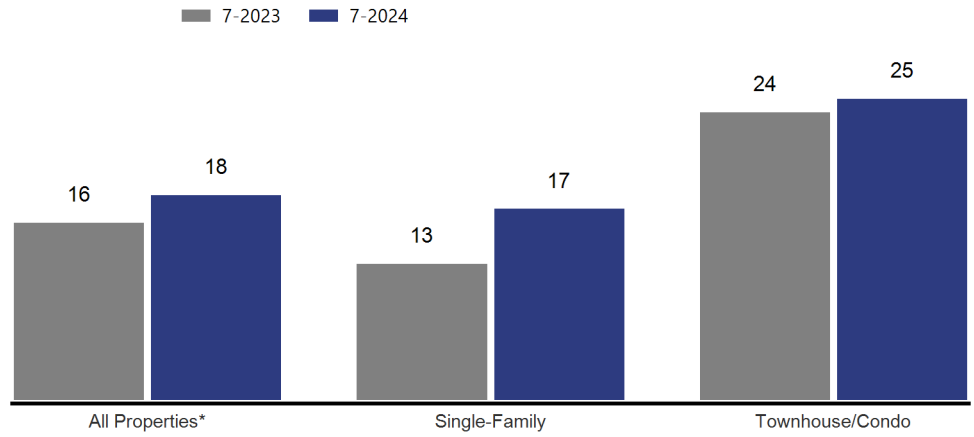
The average Days On Market value for all listings that closed during the month.



## By Price Range



## By Property Type



| By Price Range          | All Properties* |           |                | Single-Family |           |                | Townhouse/Condo |           |               |
|-------------------------|-----------------|-----------|----------------|---------------|-----------|----------------|-----------------|-----------|---------------|
|                         | 7-2023          | 7-2024    | Change         | 7-2023        | 7-2024    | Change         | 7-2023          | 7-2024    | Change        |
| 0-100K                  | 22              | 40        | + 81.8%        | 23            | 44        | + 91.3%        | 20              | 34        | + 70.0%       |
| 100K-200K               | 16              | 18        | + 12.5%        | 19            | 19        | 0.0%           | 11              | 15        | + 36.4%       |
| 200K-300K               | 10              | 14        | + 40.0%        | 10            | 14        | + 40.0%        | 11              | 13        | + 18.2%       |
| 300K-500K               | 14              | 14        | 0.0%           | 10            | 11        | + 10.0%        | 31              | 31        | 0.0%          |
| 500K-700K               | 23              | 23        | 0.0%           | 17            | 19        | + 11.8%        | 72              | 44        | - 38.9%       |
| 700K-1M                 | 17              | 26        | + 52.9%        | 16            | 26        | + 62.5%        | 36              | 32        | - 11.1%       |
| 1M-3M                   | 29              | 32        | + 10.3%        | 26            | 29        | + 11.5%        | 49              | 243       | + 395.9%      |
| 3M+                     | 11              | 245       | + 2,127.3%     | 11            | 245       | + 2,127.3%     | --              | --        | --            |
| <b>All Price Ranges</b> | <b>16</b>       | <b>18</b> | <b>+ 12.5%</b> | <b>13</b>     | <b>17</b> | <b>+ 30.8%</b> | <b>24</b>       | <b>25</b> | <b>+ 4.2%</b> |

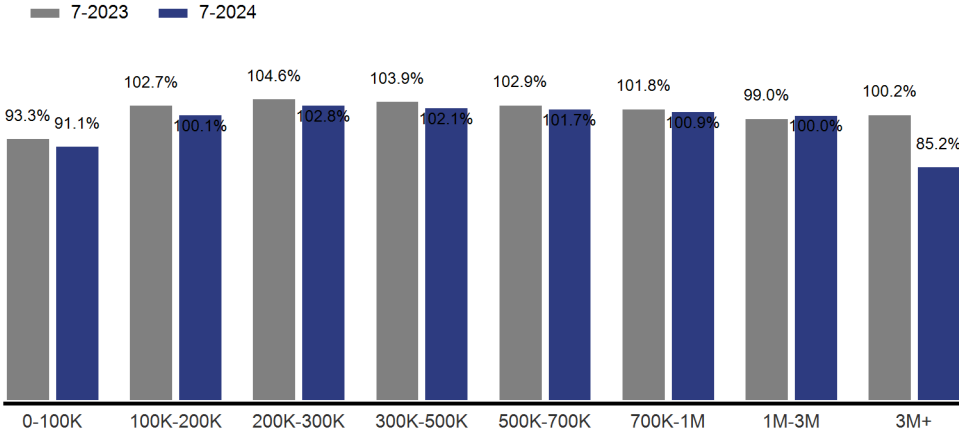
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Percent of Original List Price Received - July 2024

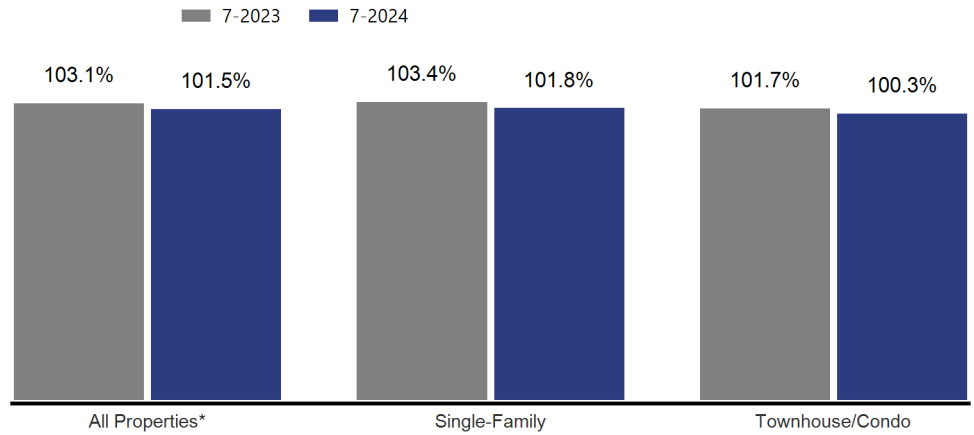
The average sales to original list price ratio for all listings that closed during the month.



## By Price Range



## By Property Type



| By Price Range          | All Properties* |               |               | Single-Family |               |               | Townhouse/Condo |               |               |
|-------------------------|-----------------|---------------|---------------|---------------|---------------|---------------|-----------------|---------------|---------------|
|                         | 7-2023          | 7-2024        | Change        | 7-2023        | 7-2024        | Change        | 7-2023          | 7-2024        | Change        |
| 0-100K                  | 93.3%           | 91.1%         | - 2.3%        | 91.9%         | 89.7%         | - 2.4%        | 98.2%           | 93.4%         | - 4.9%        |
| 100K-200K               | 102.7%          | 100.1%        | - 2.6%        | 103.0%        | 100.1%        | - 2.9%        | 102.2%          | 100.2%        | - 2.0%        |
| 200K-300K               | 104.6%          | 102.8%        | - 1.7%        | 105.2%        | 103.6%        | - 1.6%        | 102.7%          | 100.7%        | - 1.9%        |
| 300K-500K               | 103.9%          | 102.1%        | - 1.7%        | 104.6%        | 102.4%        | - 2.1%        | 100.6%          | 100.2%        | - 0.4%        |
| 500K-700K               | 102.9%          | 101.7%        | - 1.2%        | 102.9%        | 101.7%        | - 1.2%        | 103.1%          | 101.5%        | - 1.5%        |
| 700K-1M                 | 101.8%          | 100.9%        | - 0.8%        | 101.7%        | 100.6%        | - 1.1%        | 103.0%          | 104.0%        | + 1.0%        |
| 1M-3M                   | 99.0%           | 100.0%        | + 1.0%        | 99.2%         | 100.2%        | + 1.0%        | 97.6%           | 88.4%         | - 9.5%        |
| 3M+                     | 100.2%          | 85.2%         | - 14.9%       | 100.2%        | 85.2%         | - 14.9%       | --              | --            | --            |
| <b>All Price Ranges</b> | <b>103.1%</b>   | <b>101.5%</b> | <b>- 1.5%</b> | <b>103.4%</b> | <b>101.8%</b> | <b>- 1.6%</b> | <b>101.7%</b>   | <b>100.3%</b> | <b>- 1.3%</b> |

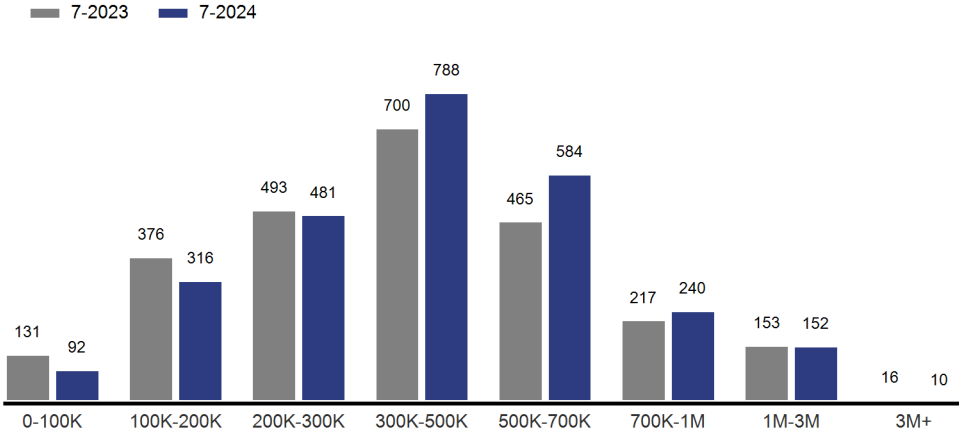
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Inventory of Homes for Sale - July 2024

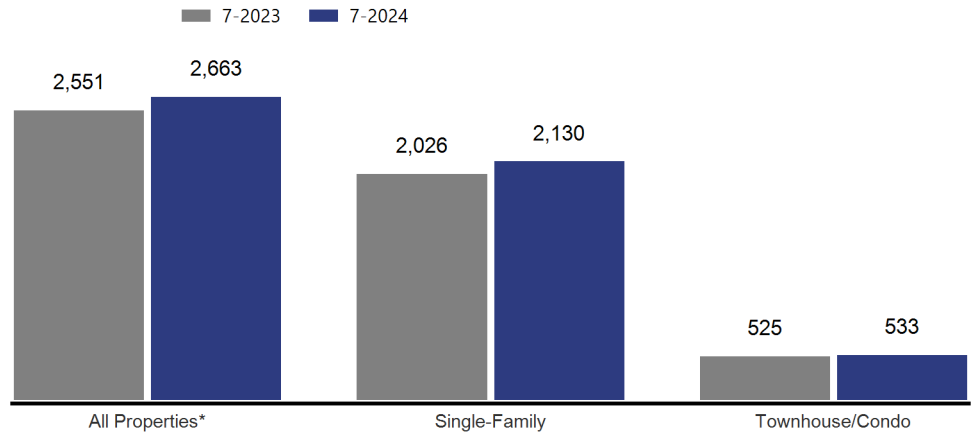
The number of listings that are in Active status at the end of the month.



## By Price Range



## By Property Type



| By Price Range          | All Properties* |              |               | Single-Family |              |               | Townhouse/Condo |            |               |
|-------------------------|-----------------|--------------|---------------|---------------|--------------|---------------|-----------------|------------|---------------|
|                         | 7-2023          | 7-2024       | Change        | 7-2023        | 7-2024       | Change        | 7-2023          | 7-2024     | Change        |
| 0-100K                  | 131             | 92           | - 29.8%       | 112           | 65           | - 42.0%       | 19              | 27         | + 42.1%       |
| 100K-200K               | 376             | 316          | - 16.0%       | 300           | 240          | - 20.0%       | 76              | 76         | 0.0%          |
| 200K-300K               | 493             | 481          | - 2.4%        | 365           | 359          | - 1.6%        | 128             | 122        | - 4.7%        |
| 300K-500K               | 700             | 788          | + 12.6%       | 522           | 641          | + 22.8%       | 178             | 147        | - 17.4%       |
| 500K-700K               | 465             | 584          | + 25.6%       | 383           | 482          | + 25.8%       | 82              | 102        | + 24.4%       |
| 700K-1M                 | 217             | 240          | + 10.6%       | 191           | 197          | + 3.1%        | 26              | 43         | + 65.4%       |
| 1M-3M                   | 153             | 152          | - 0.7%        | 139           | 137          | - 1.4%        | 14              | 15         | + 7.1%        |
| 3M+                     | 16              | 10           | - 37.5%       | 14            | 9            | - 35.7%       | 2               | 1          | - 50.0%       |
| <b>All Price Ranges</b> | <b>2,551</b>    | <b>2,663</b> | <b>+ 4.4%</b> | <b>2,026</b>  | <b>2,130</b> | <b>+ 5.1%</b> | <b>525</b>      | <b>533</b> | <b>+ 1.5%</b> |

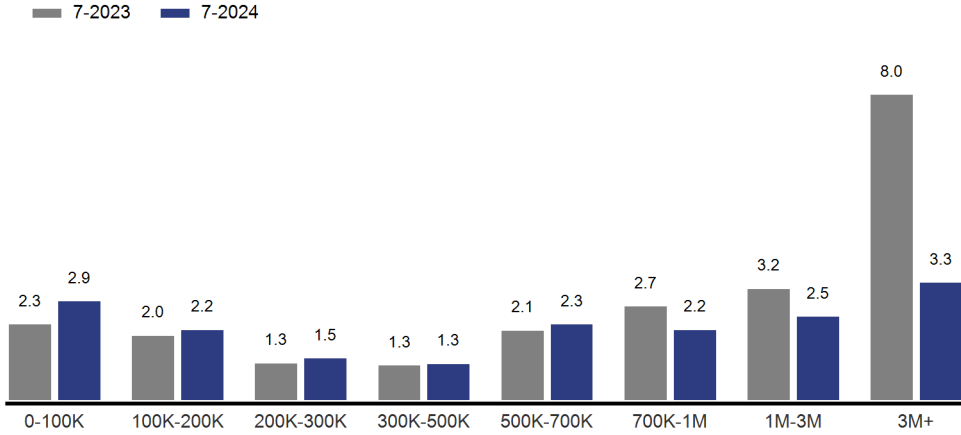
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Months Supply of Inventory - July 2024

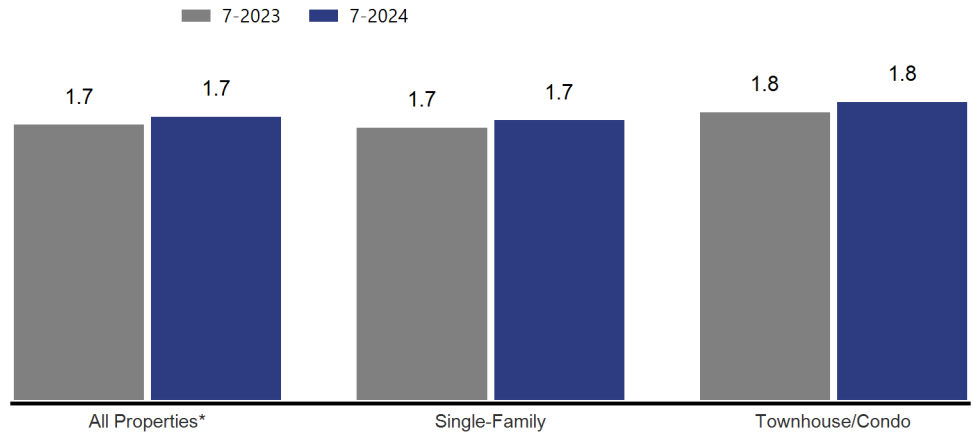
The number of Active listings at the end of the month divided by the number of closed listings during the month.



## By Price Range



## By Property Type



| By Price Range          | All Properties* |            |               | Single-Family |            |               | Townhouse/Condo |            |               |
|-------------------------|-----------------|------------|---------------|---------------|------------|---------------|-----------------|------------|---------------|
|                         | 7-2023          | 7-2024     | Change        | 7-2023        | 7-2024     | Change        | 7-2023          | 7-2024     | Change        |
| 0-100K                  | 2.3             | 2.9        | + 25.1%       | 2.5           | 3.3        | + 30.6%       | 1.6             | 2.3        | + 42.1%       |
| 100K-200K               | 2.0             | 2.2        | + 7.1%        | 2.5           | 2.7        | + 8.4%        | 1.2             | 1.4        | + 14.3%       |
| 200K-300K               | 1.3             | 1.5        | + 8.5%        | 1.3           | 1.5        | + 11.9%       | 1.3             | 1.3        | - 0.5%        |
| 300K-500K               | 1.3             | 1.3        | + 3.1%        | 1.1           | 1.3        | + 9.3%        | 1.9             | 1.7        | - 11.7%       |
| 500K-700K               | 2.1             | 2.3        | + 7.3%        | 2.0           | 2.2        | + 11.9%       | 3.3             | 2.7        | - 18.2%       |
| 700K-1M                 | 2.7             | 2.2        | - 21.3%       | 2.5           | 2.0        | - 23.4%       | 6.5             | 4.3        | - 33.8%       |
| 1M-3M                   | 3.2             | 2.5        | - 21.8%       | 3.3           | 2.3        | - 31.0%       | 2.3             | 15.0       | + 542.9%      |
| 3M+                     | 8.0             | 3.3        | - 58.3%       | 7.0           | 3.0        | - 57.1%       | --              | --         | --            |
| <b>All Price Ranges</b> | <b>1.7</b>      | <b>1.7</b> | <b>+ 2.3%</b> | <b>1.7</b>    | <b>1.7</b> | <b>+ 2.2%</b> | <b>1.8</b>      | <b>1.8</b> | <b>+ 2.9%</b> |

\*Values for "All Properties" only include Single-Family and Townhouse/Condo.