

# Monthly Housing Summary - August 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

**+ 62.5%**

**- 7.3%**

Price Range With the  
Strongest Sales:  
**700K-1M**

Property Type With the  
Strongest Sales:  
**Townhouse/Condo**

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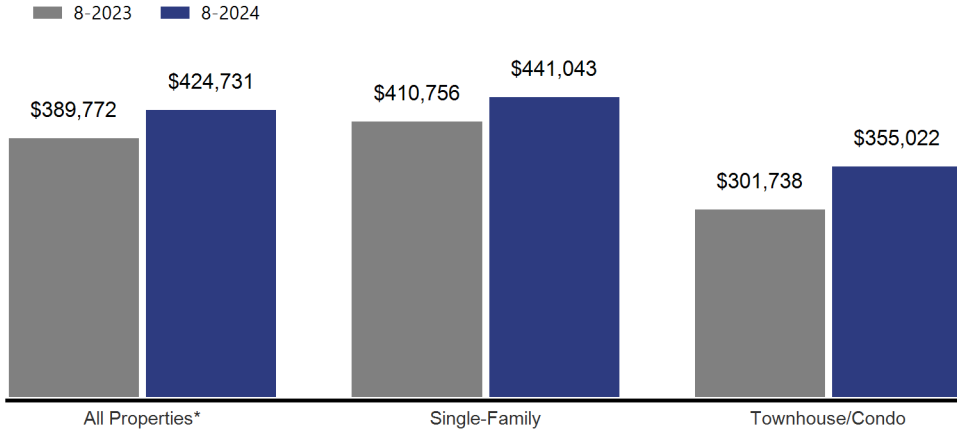
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# Sales Price - August 2024

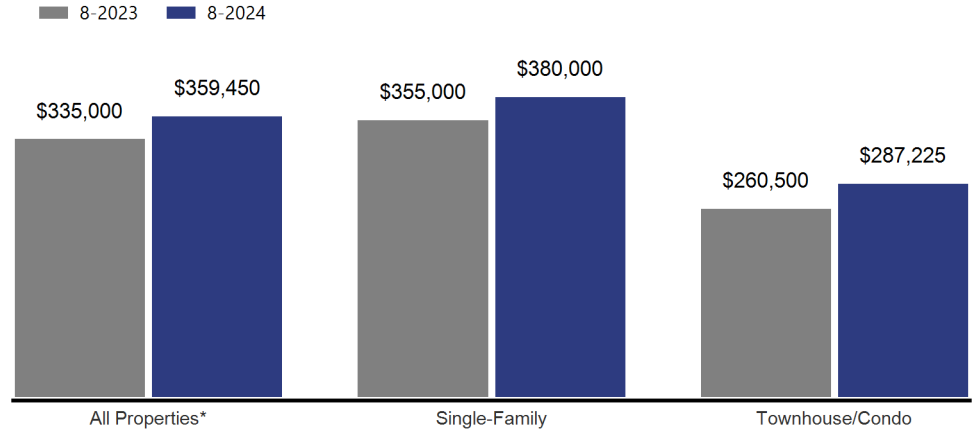
The sales price of all listings that closed during the month.



## Average Sales Price By Property Type



## Median Sales Price By Property Type



Sales Price	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
Average Sales Price	\$389,772	\$424,731	+ 9.0%	\$410,756	\$441,043	+ 7.4%	\$301,738	\$355,022	+ 17.7%
Median Sales Price	\$335,000	\$359,450	+ 7.3%	\$355,000	\$380,000	+ 7.0%	\$260,500	\$287,225	+ 10.3%

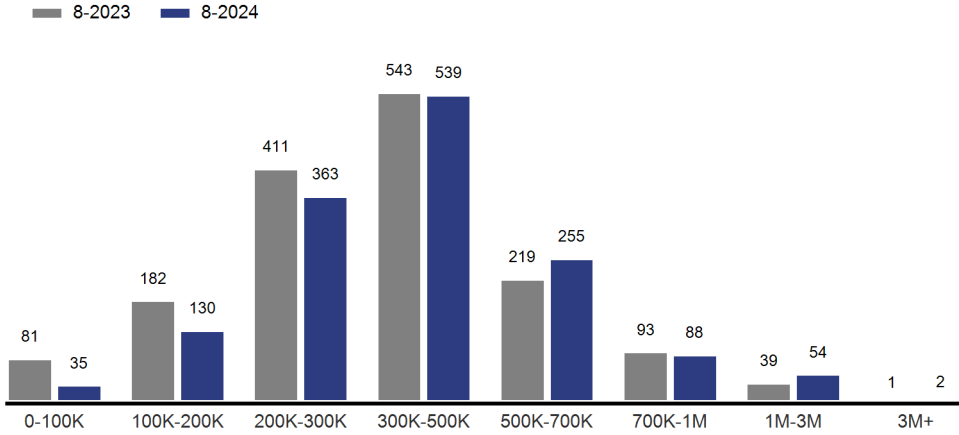
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Closed Sales - August 2024

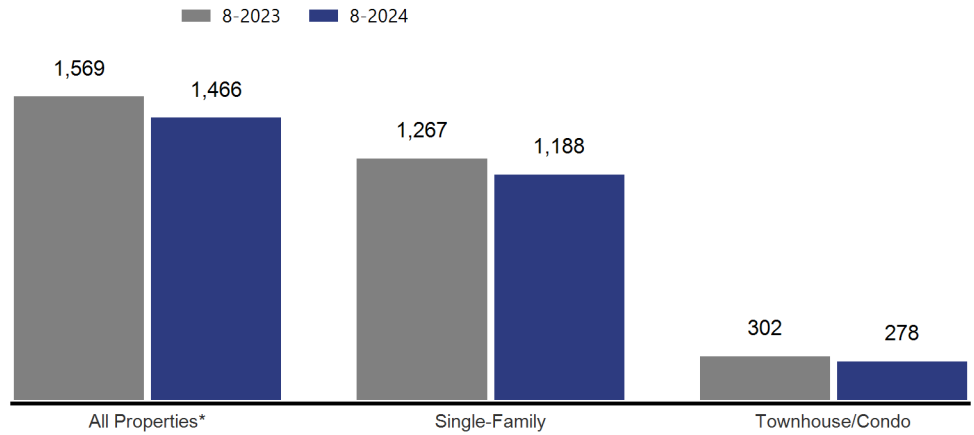
The number of listings that closed during the month.



## By Price Range



## By Property Type



By Price Range	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
0-100K	81	35	- 56.8%	66	26	- 60.6%	15	9	- 40.0%
100K-200K	182	130	- 28.6%	119	84	- 29.4%	63	46	- 27.0%
200K-300K	411	363	- 11.7%	309	266	- 13.9%	102	97	- 4.9%
300K-500K	543	539	- 0.7%	452	456	+ 0.9%	91	83	- 8.8%
500K-700K	219	255	+ 16.4%	197	232	+ 17.8%	22	23	+ 4.5%
700K-1M	93	88	- 5.4%	87	76	- 12.6%	6	12	+ 100.0%
1M-3M	39	54	+ 38.5%	36	46	+ 27.8%	3	8	+ 166.7%
3M+	1	2	+ 100.0%	1	2	+ 100.0%	0	0	--
<b>All Price Ranges</b>	<b>1,569</b>	<b>1,466</b>	<b>- 6.6%</b>	<b>1,267</b>	<b>1,188</b>	<b>- 6.2%</b>	<b>302</b>	<b>278</b>	<b>- 7.9%</b>

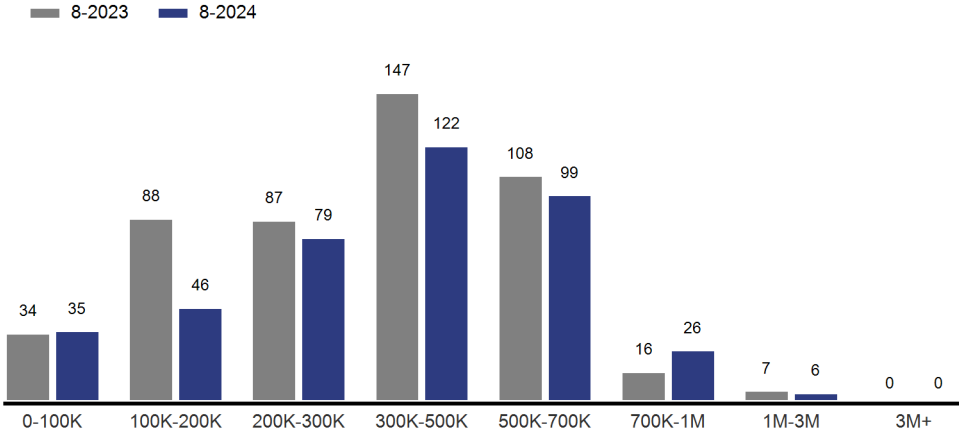
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Pending Sales - August 2024

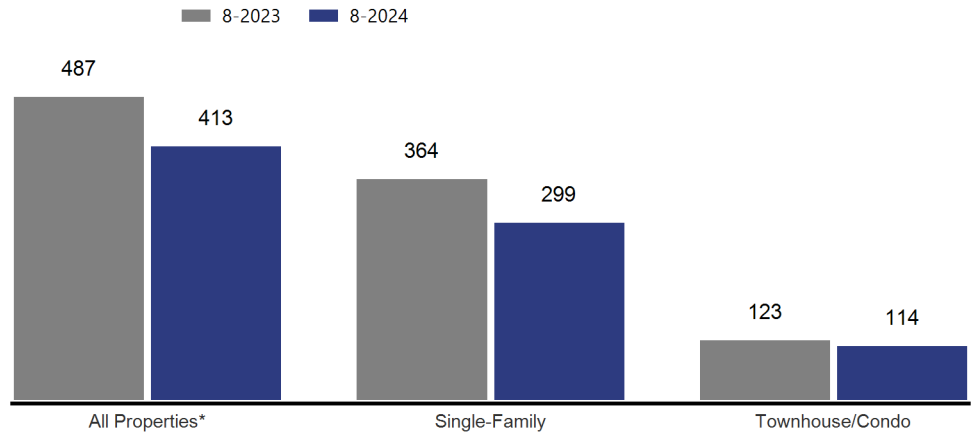
The number of listings that are Under Contract at the end of the month.



## By Price Range



## By Property Type



By Price Range	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
0-100K	34	35	+ 2.9%	29	28	- 3.4%	5	7	+ 40.0%
100K-200K	88	46	- 47.7%	70	37	- 47.1%	18	9	- 50.0%
200K-300K	87	79	- 9.2%	65	45	- 30.8%	22	34	+ 54.5%
300K-500K	147	122	- 17.0%	110	100	- 9.1%	37	22	- 40.5%
500K-700K	108	99	- 8.3%	67	68	+ 1.5%	41	31	- 24.4%
700K-1M	16	26	+ 62.5%	16	17	+ 6.3%	0	9	--
1M-3M	7	6	- 14.3%	7	4	- 42.9%	0	2	--
3M+	0	0	--	0	0	--	0	0	--
<b>All Price Ranges</b>	<b>487</b>	<b>413</b>	<b>- 15.2%</b>	<b>364</b>	<b>299</b>	<b>- 17.9%</b>	<b>123</b>	<b>114</b>	<b>- 7.3%</b>

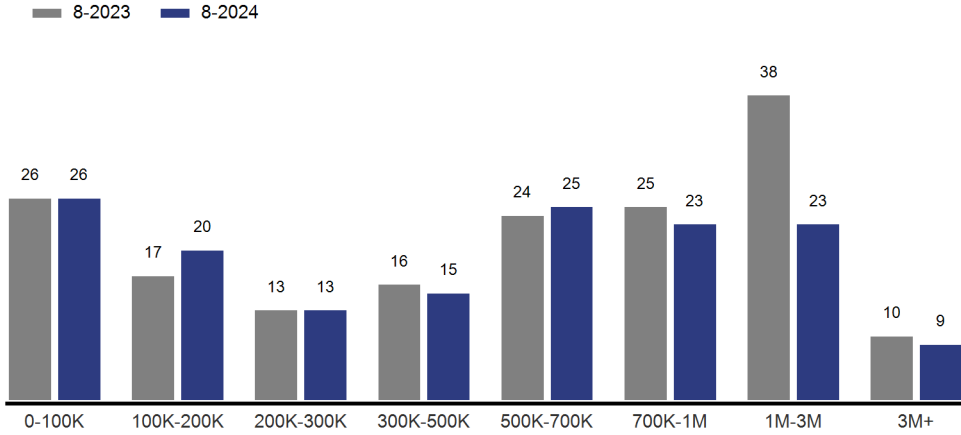
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Days on Market Until Sale - August 2024

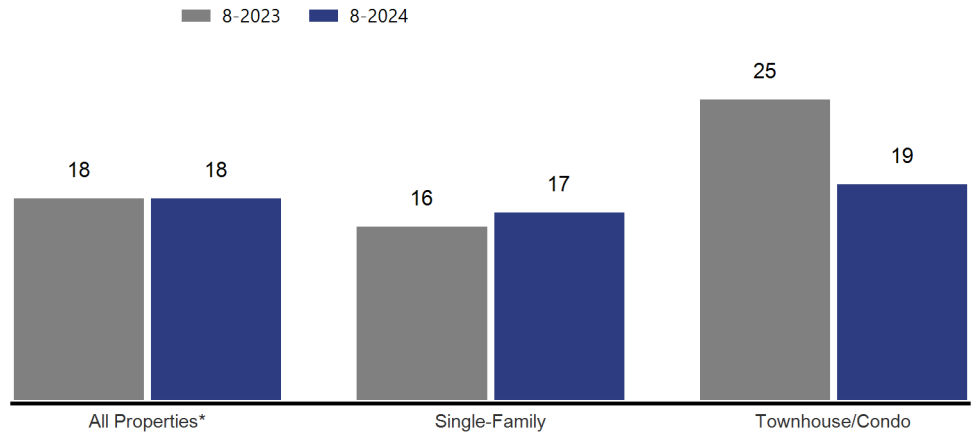
The average Days On Market value for all listings that closed during the month.



## By Price Range



## By Property Type



By Price Range	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
0-100K	26	26	0.0%	21	27	+ 28.6%	49	24	- 51.0%
100K-200K	17	20	+ 17.6%	19	23	+ 21.1%	14	14	0.0%
200K-300K	13	13	0.0%	12	13	+ 8.3%	15	14	- 6.7%
300K-500K	16	15	- 6.3%	12	14	+ 16.7%	36	19	- 47.2%
500K-700K	24	25	+ 4.2%	23	23	0.0%	37	48	+ 29.7%
700K-1M	25	23	- 8.0%	25	24	- 4.0%	36	20	- 44.4%
1M-3M	38	23	- 39.5%	39	22	- 43.6%	28	29	+ 3.6%
3M+	10	9	- 10.0%	10	9	- 10.0%	--	--	--
<b>All Price Ranges</b>	<b>18</b>	<b>18</b>	<b>0.0%</b>	<b>16</b>	<b>17</b>	<b>+ 6.3%</b>	<b>25</b>	<b>19</b>	<b>- 24.0%</b>

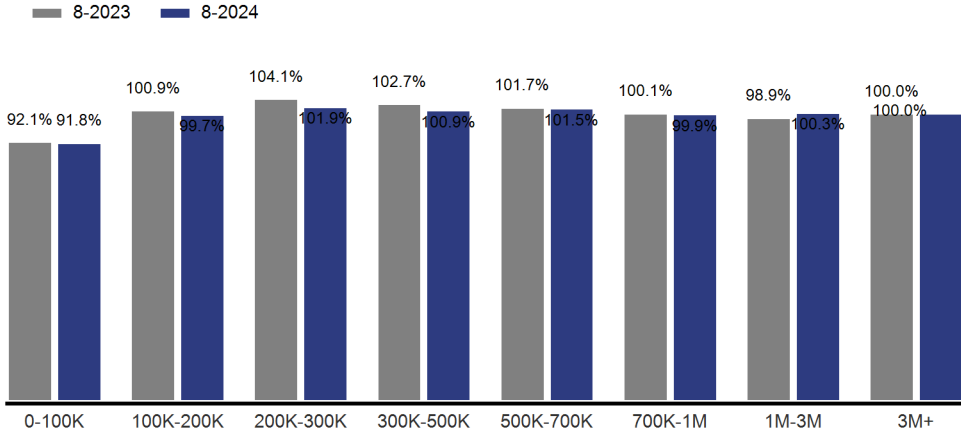
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Percent of Original List Price Received - August 2024

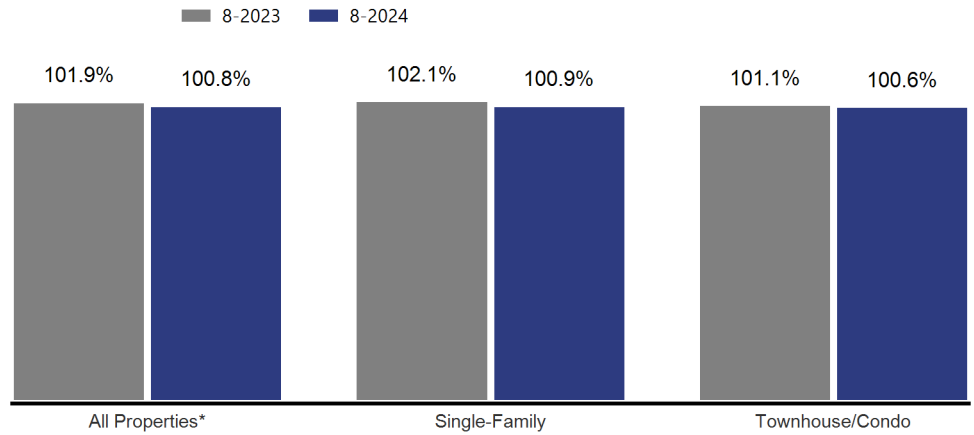
The average sales to original list price ratio for all listings that closed during the month.



## By Price Range



## By Property Type



By Price Range	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
0-100K	92.1%	91.8%	- 0.3%	92.4%	91.1%	- 1.4%	91.1%	94.1%	+ 3.3%
100K-200K	100.9%	99.7%	- 1.2%	100.1%	99.8%	- 0.3%	102.4%	99.6%	- 2.8%
200K-300K	104.1%	101.9%	- 2.2%	104.9%	102.5%	- 2.3%	101.7%	100.1%	- 1.6%
300K-500K	102.7%	100.9%	- 1.8%	103.0%	101.1%	- 1.8%	101.3%	99.6%	- 1.7%
500K-700K	101.7%	101.5%	- 0.2%	101.7%	101.2%	- 0.5%	101.5%	104.0%	+ 2.4%
700K-1M	100.1%	99.9%	- 0.2%	100.1%	99.4%	- 0.7%	99.1%	102.9%	+ 3.8%
1M-3M	98.9%	100.3%	+ 1.4%	99.4%	97.5%	- 2.0%	92.1%	116.4%	+ 26.3%
3M+	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%	--	--	--
<b>All Price Ranges</b>	<b>101.9%</b>	<b>100.8%</b>	<b>- 1.1%</b>	<b>102.1%</b>	<b>100.9%</b>	<b>- 1.2%</b>	<b>101.1%</b>	<b>100.6%</b>	<b>- 0.5%</b>

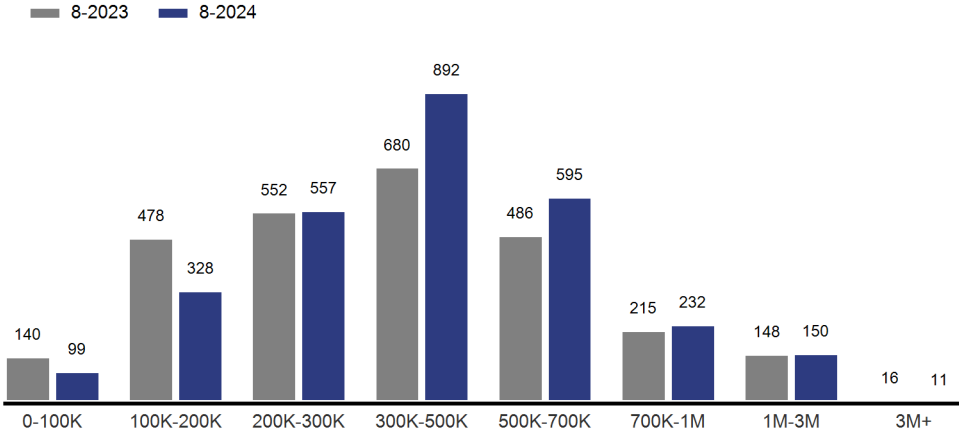
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Inventory of Homes for Sale - August 2024

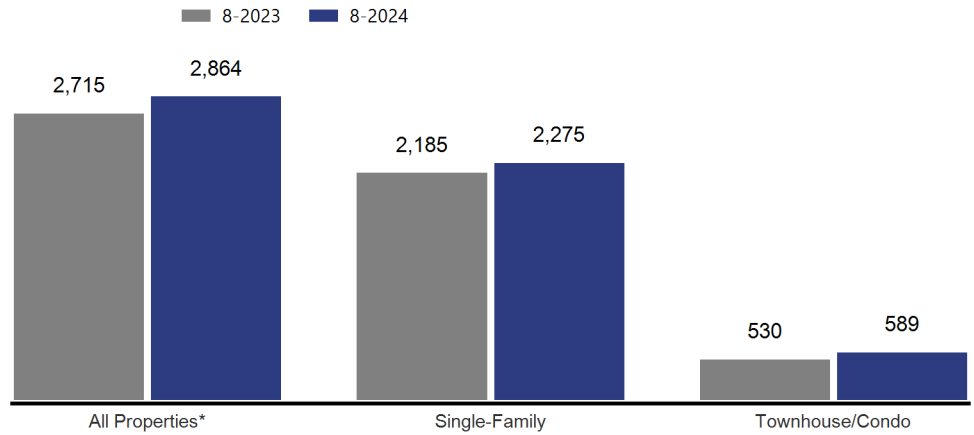
The number of listings that are in Active status at the end of the month.



## By Price Range



## By Property Type



By Price Range	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
0-100K	140	99	- 29.3%	118	71	- 39.8%	22	28	+ 27.3%
100K-200K	478	328	- 31.4%	395	247	- 37.5%	83	81	- 2.4%
200K-300K	552	557	+ 0.9%	433	431	- 0.5%	119	126	+ 5.9%
300K-500K	680	892	+ 31.2%	506	702	+ 38.7%	174	190	+ 9.2%
500K-700K	486	595	+ 22.4%	398	485	+ 21.9%	88	110	+ 25.0%
700K-1M	215	232	+ 7.9%	192	193	+ 0.5%	23	39	+ 69.6%
1M-3M	148	150	+ 1.4%	129	136	+ 5.4%	19	14	- 26.3%
3M+	16	11	- 31.3%	14	10	- 28.6%	2	1	- 50.0%
<b>All Price Ranges</b>	<b>2,715</b>	<b>2,864</b>	<b>+ 5.5%</b>	<b>2,185</b>	<b>2,275</b>	<b>+ 4.1%</b>	<b>530</b>	<b>589</b>	<b>+ 11.1%</b>

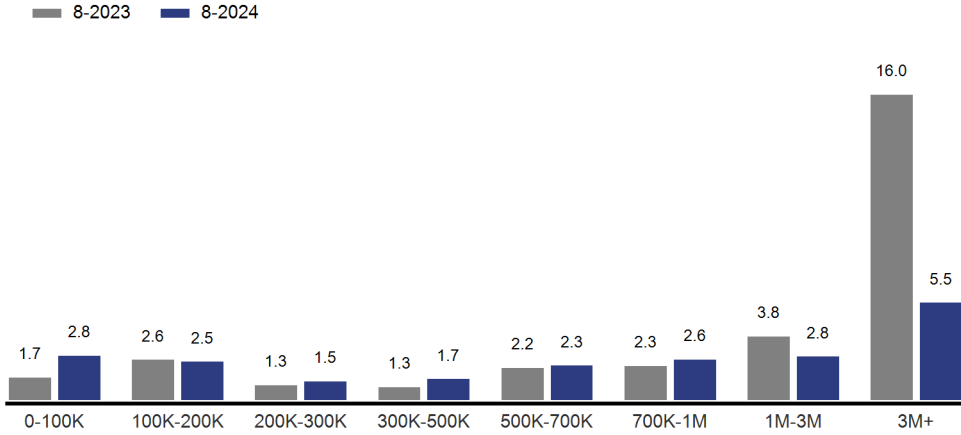
\*Values for "All Properties" only include Single-Family and Townhouse/Condo.

# Months Supply of Inventory - August 2024

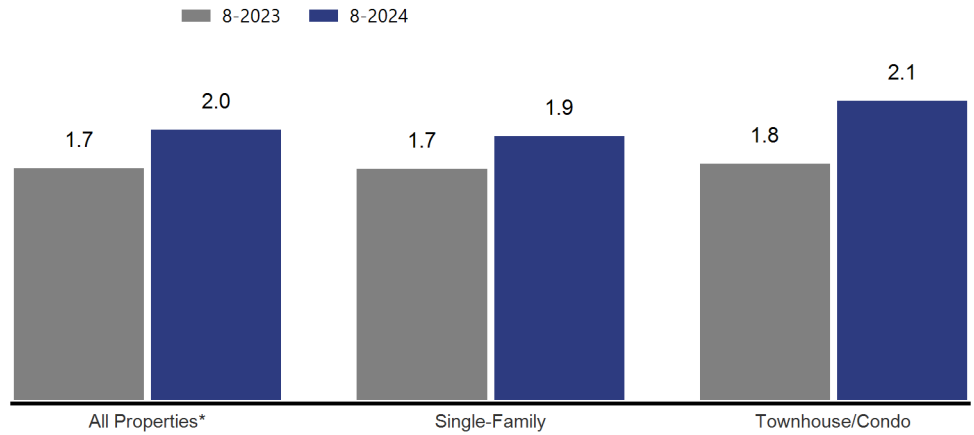
The number of Active listings at the end of the month divided by the number of closed listings during the month.



## By Price Range



## By Property Type



By Price Range	All Properties*			Single-Family			Townhouse/Condo		
	8-2023	8-2024	Change	8-2023	8-2024	Change	8-2023	8-2024	Change
0-100K	1.7	2.8	+ 63.7%	1.8	2.7	+ 52.7%	1.5	3.1	+ 112.1%
100K-200K	2.6	2.5	- 3.9%	3.3	2.9	- 11.4%	1.3	1.8	+ 33.7%
200K-300K	1.3	1.5	+ 14.2%	1.4	1.6	+ 15.6%	1.2	1.3	+ 11.3%
300K-500K	1.3	1.7	+ 32.1%	1.1	1.5	+ 37.5%	1.9	2.3	+ 19.7%
500K-700K	2.2	2.3	+ 5.1%	2.0	2.1	+ 3.5%	4.0	4.8	+ 19.6%
700K-1M	2.3	2.6	+ 14.0%	2.2	2.5	+ 15.1%	3.8	3.3	- 15.2%
1M-3M	3.8	2.8	- 26.8%	3.6	3.0	- 17.5%	6.3	1.8	- 72.4%
3M+	16.0	5.5	- 65.6%	14.0	5.0	- 64.3%	--	--	--
<b>All Price Ranges</b>	<b>1.7</b>	<b>2.0</b>	<b>+ 12.9%</b>	<b>1.7</b>	<b>1.9</b>	<b>+ 11.0%</b>	<b>1.8</b>	<b>2.1</b>	<b>+ 20.7%</b>

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