

Local Market Update – May 2019

A Research Tool Provided by Realcomp



Trenton

Wayne County

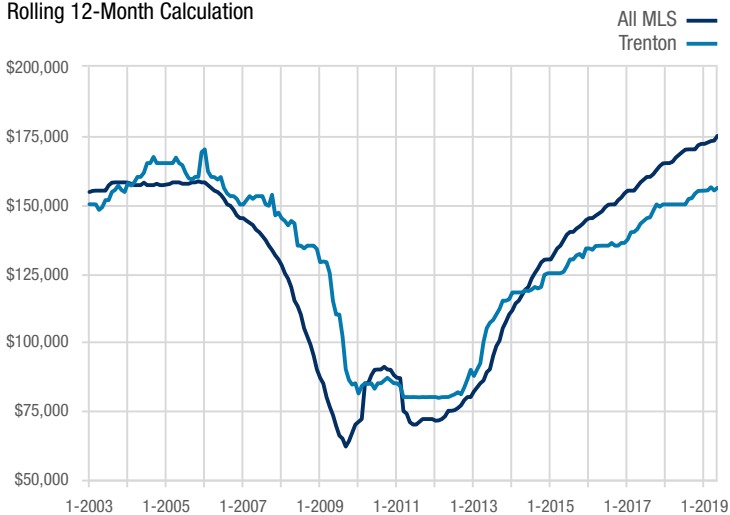
Residential Key Metrics	May			Year to Date		
	2018	2019	% Change	Thru 5-2018	Thru 5-2019	% Change
New Listings	34	36	+ 5.9%	97	107	+ 10.3%
Pending Sales	24	26	+ 8.3%	85	106	+ 24.7%
Closed Sales	18	18	0.0%	74	92	+ 24.3%
Days on Market Until Sale	34	29	- 14.7%	38	44	+ 15.8%
Median Sales Price*	\$153,775	\$185,000	+ 20.3%	\$149,950	\$156,500	+ 4.4%
Average Sales Price*	\$145,858	\$175,772	+ 20.5%	\$150,295	\$157,504	+ 4.8%
Percent of List Price Received*	95.9%	99.7%	+ 4.0%	96.5%	98.0%	+ 1.6%
Inventory of Homes for Sale	45	24	- 46.7%	—	—	—
Months Supply of Inventory	2.4	1.2	- 50.0%	—	—	—

Condo Key Metrics	May			Year to Date		
	2018	2019	% Change	Thru 5-2018	Thru 5-2019	% Change
New Listings	7	5	- 28.6%	35	32	- 8.6%
Pending Sales	8	3	- 62.5%	31	24	- 22.6%
Closed Sales	2	4	+ 100.0%	26	20	- 23.1%
Days on Market Until Sale	40	36	- 10.0%	37	44	+ 18.9%
Median Sales Price*	\$71,500	\$82,450	+ 15.3%	\$75,450	\$70,500	- 6.6%
Average Sales Price*	\$71,500	\$93,975	+ 31.4%	\$91,327	\$86,165	- 5.7%
Percent of List Price Received*	95.4%	98.4%	+ 3.1%	97.9%	97.4%	- 0.5%
Inventory of Homes for Sale	19	11	- 42.1%	—	—	—
Months Supply of Inventory	3.4	1.9	- 44.1%	—	—	—

* 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.

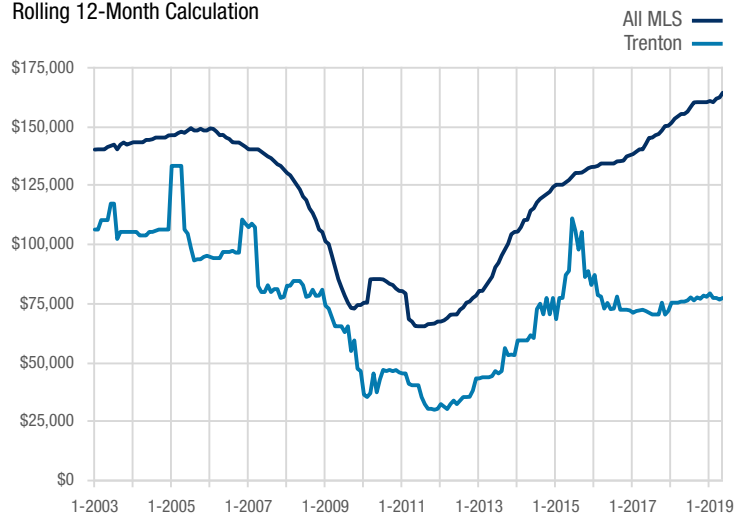
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condo

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.