

Local Market Update – July 2023

A Research Tool Provided by ITSO.



Perth County

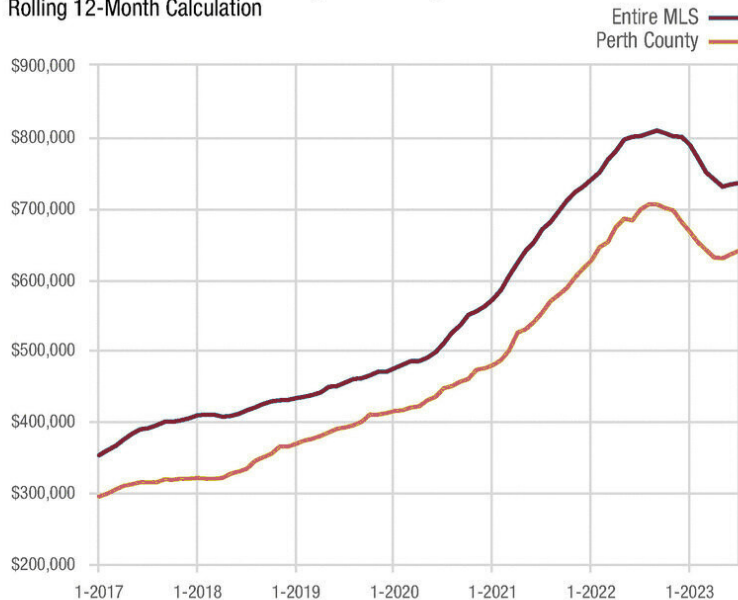
Single Family	July			Year to Date		
	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
Key Metrics						
New Listings	108	104	- 3.7%	813	680	- 16.4%
Sales	59	60	+ 1.7%	514	449	- 12.6%
Days on Market Until Sale	21	35	+ 66.7%	12	34	+ 183.3%
Median Sales Price*	\$635,000	\$687,500	+ 8.3%	\$725,393	\$670,000	- 7.6%
Average Sales Price*	\$675,989	\$723,401	+ 7.0%	\$792,181	\$710,875	- 10.3%
Percent of List Price Received*	99.6%	99.9%	+ 0.3%	113.8%	99.6%	- 12.5%
Inventory of Homes for Sale	152	159	+ 4.6%	—	—	—
Months Supply of Inventory	2.1	2.7	+ 28.6%	—	—	—

Townhouse/Condo	July			Year to Date		
	2022	2023	% Change	Thru 7-2022	Thru 7-2023	% Change
Key Metrics						
New Listings	39	43	+ 10.3%	223	246	+ 10.3%
Sales	22	24	+ 9.1%	154	158	+ 2.6%
Days on Market Until Sale	17	53	+ 211.8%	14	38	+ 171.4%
Median Sales Price*	\$600,000	\$553,450	- 7.8%	\$607,500	\$569,225	- 6.3%
Average Sales Price*	\$612,361	\$533,599	- 12.9%	\$603,206	\$547,466	- 9.2%
Percent of List Price Received*	102.1%	100.8%	- 1.3%	112.1%	100.3%	- 10.5%
Inventory of Homes for Sale	42	73	+ 73.8%	—	—	—
Months Supply of Inventory	2.0	3.7	+ 85.0%	—	—	—

* 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.

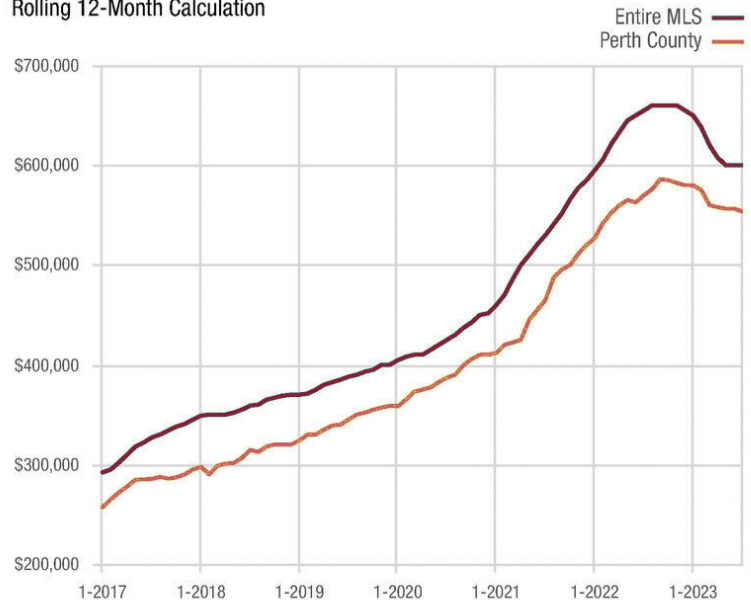
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/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.