

Local Market Update – August 2023

A Research Tool Provided by ITSO.



Grey County

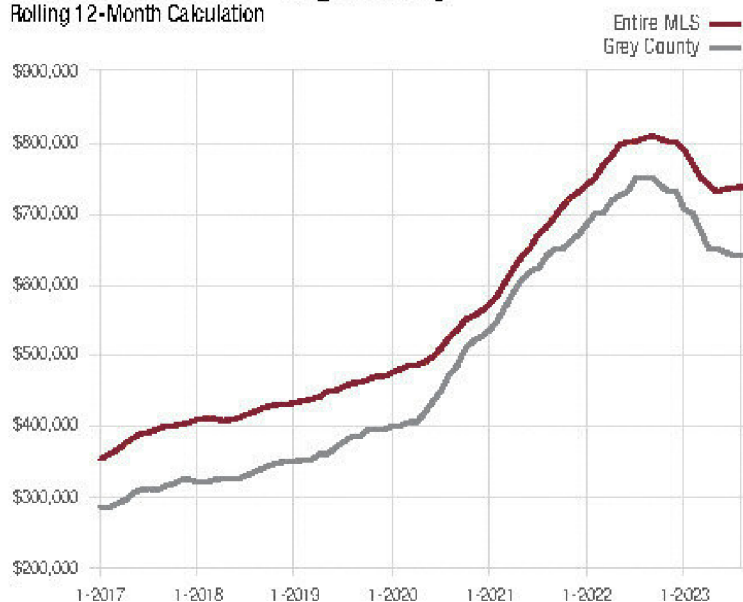
Single Family	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
Key Metrics						
New Listings	184	233	+ 26.6%	1,660	1,693	+ 2.0%
Sales	82	100	+ 22.0%	825	751	- 9.0%
Days on Market Until Sale	42	38	- 9.5%	28	50	+ 78.6%
Median Sales Price*	\$695,000	\$650,000	- 6.5%	\$775,000	\$649,000	- 16.3%
Average Sales Price*	\$867,401	\$789,687	- 9.0%	\$959,128	\$808,117	- 15.7%
Percent of List Price Received*	95.3%	96.7%	+ 1.5%	101.8%	96.2%	- 5.5%
Inventory of Homes for Sale	509	605	+ 18.9%	—	—	—
Months Supply of Inventory	4.6	7.0	+ 52.2%	—	—	—

Townhouse/Condo	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
Key Metrics						
New Listings	42	47	+ 11.9%	330	378	+ 14.5%
Sales	9	18	+ 100.0%	179	172	- 3.9%
Days on Market Until Sale	49	53	+ 8.2%	28	49	+ 75.0%
Median Sales Price*	\$390,000	\$517,000	+ 32.6%	\$610,000	\$547,500	- 10.2%
Average Sales Price*	\$488,100	\$554,056	+ 13.5%	\$712,988	\$582,016	- 18.4%
Percent of List Price Received*	93.4%	97.0%	+ 3.9%	103.1%	97.0%	- 5.9%
Inventory of Homes for Sale	93	117	+ 25.8%	—	—	—
Months Supply of Inventory	3.7	5.9	+ 59.5%	—	—	—

* 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.

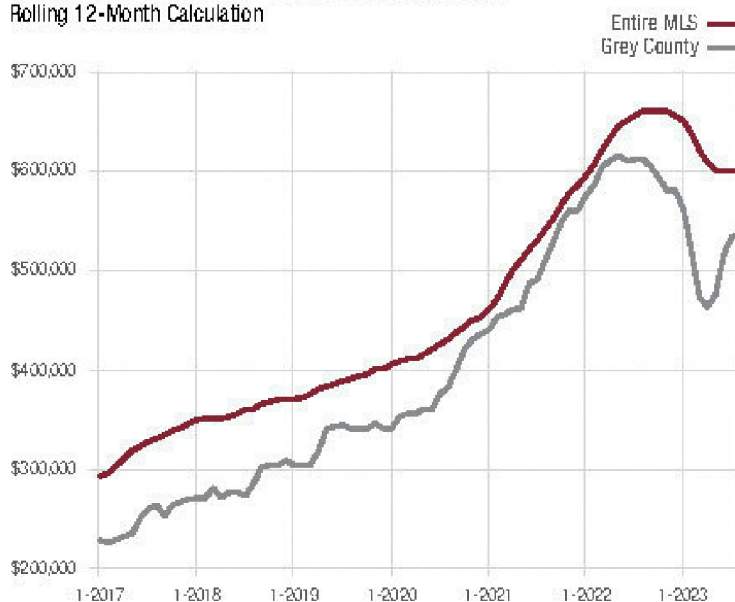
Median Sales Price - Single-Family

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.