

# Local Market Update – August 2023

A Research Tool Provided by ITSO.



## Perth County

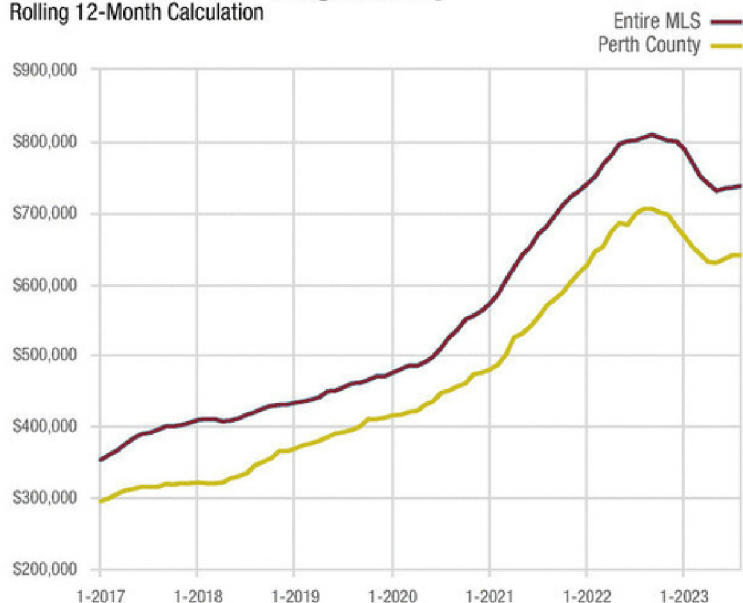
Single Family	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
<b>Key Metrics</b>						
New Listings	114	99	- 13.2%	927	779	- 16.0%
Sales	56	58	+ 3.6%	570	507	- 11.1%
Days on Market Until Sale	24	43	+ 79.2%	13	35	+ 169.2%
Median Sales Price*	\$656,500	<b>\$665,000</b>	+ 1.3%	\$725,000	<b>\$665,000</b>	- 8.3%
Average Sales Price*	\$720,809	<b>\$719,403</b>	- 0.2%	\$785,169	<b>\$711,851</b>	- 9.3%
Percent of List Price Received*	98.8%	<b>98.9%</b>	+ 0.1%	112.3%	<b>99.5%</b>	- 11.4%
Inventory of Homes for Sale	166	<b>161</b>	- 3.0%	—	—	—
Months Supply of Inventory	2.4	<b>2.7</b>	+ 12.5%	—	—	—

Townhouse/Condo	August			Year to Date		
	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
<b>Key Metrics</b>						
New Listings	25	40	+ 60.0%	248	286	+ 15.3%
Sales	16	15	- 6.3%	170	173	+ 1.8%
Days on Market Until Sale	21	27	+ 28.6%	14	37	+ 164.3%
Median Sales Price*	\$561,250	<b>\$525,000</b>	- 6.5%	\$603,005	<b>\$564,900</b>	- 6.3%
Average Sales Price*	\$565,375	<b>\$588,247</b>	+ 4.0%	\$599,646	<b>\$551,002</b>	- 8.1%
Percent of List Price Received*	100.1%	<b>101.0%</b>	+ 0.9%	111.0%	<b>100.3%</b>	- 9.6%
Inventory of Homes for Sale	40	<b>80</b>	+ 100.0%	—	—	—
Months Supply of Inventory	2.0	<b>4.0</b>	+ 100.0%	—	—	—

\* 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.

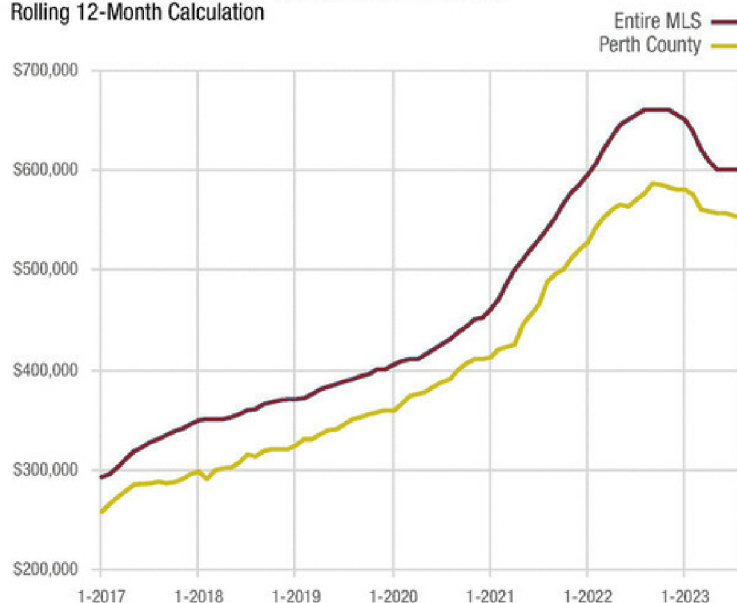
### Median Sales Price - Single-Family

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.