

DECEMBER 2022

MONTHLY MLS STATISTICS



Greater Erie
Board of REALTORS®, Inc.

p.2 ALL MARKETS

One Year Change Activity Snapshot

ALL LISTINGS			RESIDENTIAL LISTINGS		
-23.2%	+30.3%	-18.5%	-29.5%	+37.1%	-21.3%
New Listings	Pending Listings	Sold Listings	New Listings	Pending Listings	Sold Listings

Residential Listings Change from 2021 Year End

+7.0%	+10.0%	+5.7%	+5.9%
Average List	Median List	Average Sale	Median Sale

p.3 ERIE COUNTY

One Year Change Activity Snapshot

ALL LISTINGS		RESIDENTIAL LISTINGS	
-16.4%	-17.7%	-22.4%	-20.8%
New Listings	Sold Listings	New Listings	Sold Listings

Residential Listings Change from 2021 Year End

+8.5%	+11.8%	+6.4%	+7.8%
Average List	Median List	Average Sale	Median Sale

p.4 CRAWFORD COUNTY

One Year Change Activity Snapshot

ALL LISTINGS		RESIDENTIAL LISTINGS	
-50.0%	-20.8%	-55.6%	-24.4%
New Listings	Sold Listings	New Listings	Sold Listings

Residential Listings Change from 2021 Year End

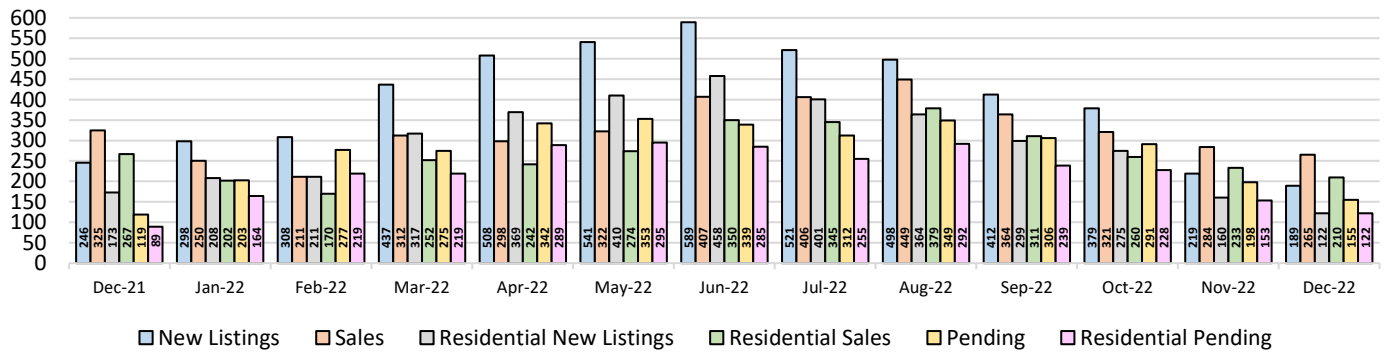
+1.2%	+3.9%	+6.7%	+10.4%
Average List	Median List	Average Sale	Median Sale

ALL MARKETS

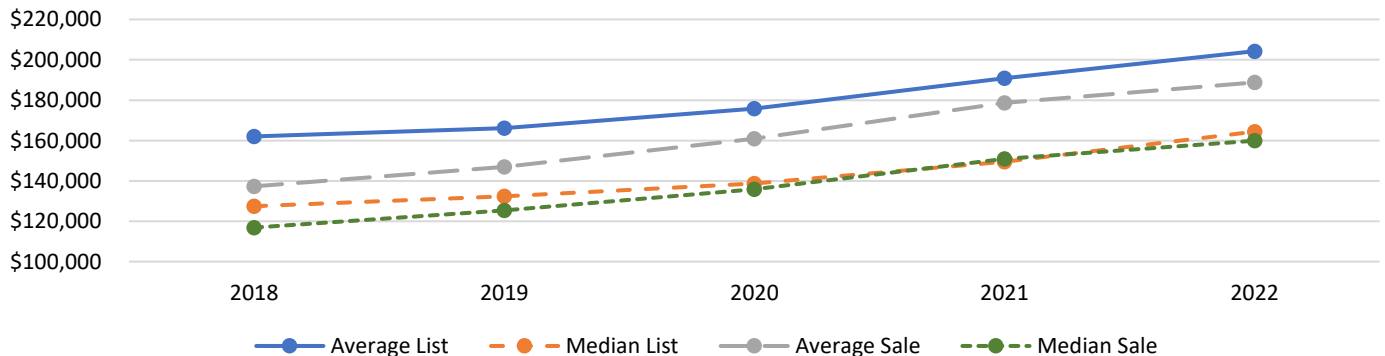
	2020						2021						2022					
	ALL			RES			ALL			RES			ALL			RES		
	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE
JAN	434	255	218	277	217	174	300	252	228	193	211	182	298	203	250	208	164	202
FEB	375	297	222	258	253	175	345	314	236	231	249	181	308	277	211	211	219	170
MAR	374	285	243	266	250	221	407	356	348	284	288	274	437	275	312	317	219	252
APR	141	128	264	110	112	231	512	372	348	391	303	292	508	342	298	369	289	242
MAY	505	363	215	404	332	177	518	356	364	396	302	298	541	353	322	410	295	274
JUN	558	433	322	415	371	282	599	359	428	445	294	347	589	339	407	458	285	350
JUL	568	449	482	452	383	438	552	371	423	425	302	357	521	312	406	401	255	345
AUG	524	436	457	391	364	387	531	410	429	417	347	373	498	349	449	364	292	379
SEP	521	378	424	395	313	350	476	259	404	360	208	335	412	306	364	299	239	311
OCT	447	284	481	322	239	400	450	230	380	306	186	318	379	291	321	275	228	260
NOV	336	271	331	234	213	277	348	276	370	235	216	306	219	198	284	160	153	233
DEC	257	188	358	165	148	296	246	119	325	173	89	267	189	155	265	122	122	210
TOTAL	5040	3767	4017	3689	3195	3408	5284	3674	4283	3856	2995	3530	4710	3245	3624	3472	2638	3018
AVG	420	314	335	307	266	284	440	306	357	321	250	294	428	295	329	316	240	274
MED	441	291	327	300	252	280	463	335	367	333	269	302	437	306	321	317	239	260

RESIDENTIAL	2020 YEAR END	1YR %CHG	2021 YEAR END	1YR %CHG	2022 YEAR TO DATE	%CHG
AVERAGE LIST	\$175,849	+5.8%	\$190,901	+8.6%	\$204,260	+7.0%
MEDIAN LIST	\$138,700	+4.8%	\$149,450	+7.8%	\$164,379	+10.0%
AVERAGE SALE	\$160,891	+9.4%	\$178,577	+11.0%	\$188,783	+5.7%
MEDIAN SALE	\$135,900	+8.3%	\$150,975	+11.1%	\$159,900	+5.9%

All Markets 13-Month New Listings/Pending/Sales



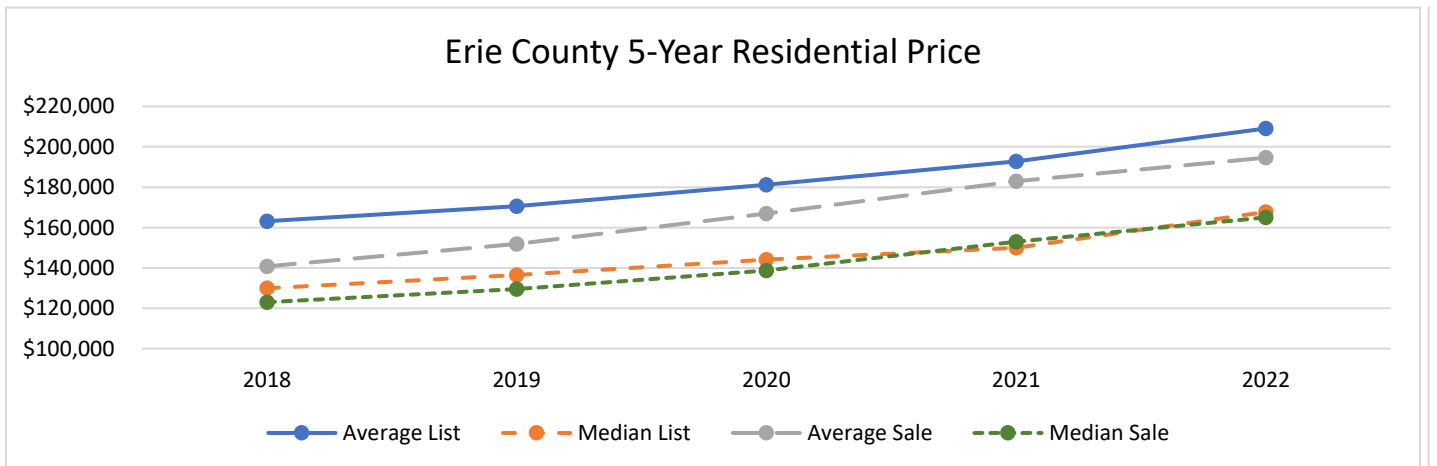
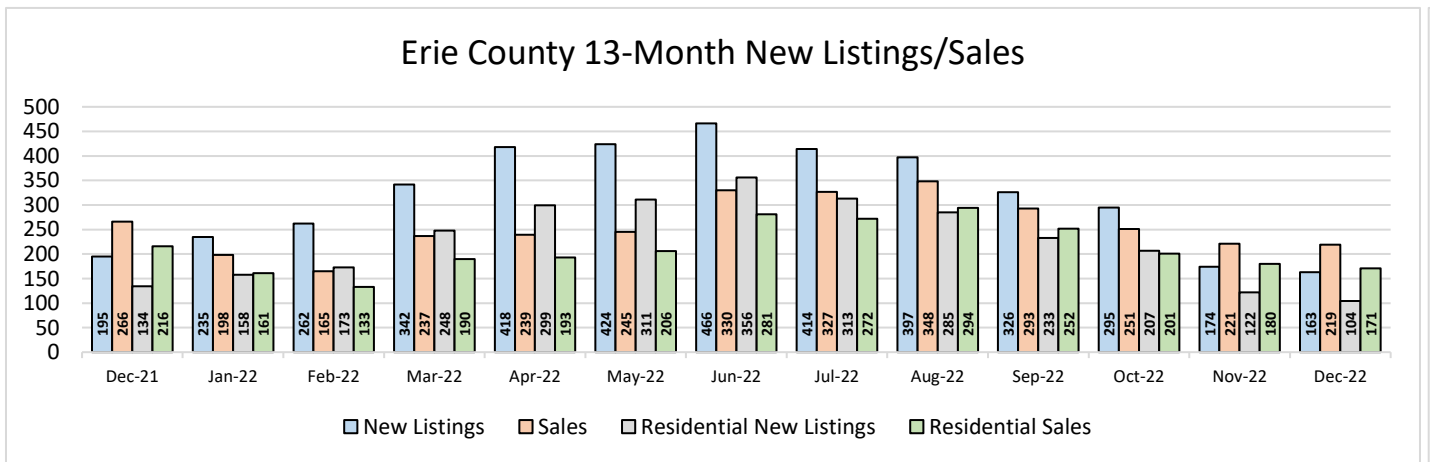
All Markets 5-Year Residential Price



ERIE COUNTY

	2020				2021				2022			
	ALL		RES		ALL		RES		ALL		RES	
	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE
JAN	344	180	233	141	245	174	151	145	235	198	158	161
FEB	323	171	215	138	298	199	195	151	262	165	173	133
MAR	303	206	216	187	338	278	230	217	342	237	248	190
APR	115	219	89	193	419	271	320	223	418	239	299	193
MAY	388	176	311	153	410	292	317	242	424	245	311	206
JUN	460	259	343	229	487	350	369	288	466	330	356	281
JUL	444	396	343	356	438	352	339	298	414	327	313	272
AUG	441	368	321	315	427	338	325	294	397	348	285	294
SEP	430	336	324	270	402	333	305	280	326	293	233	252
OCT	369	386	263	318	376	298	253	254	295	251	207	201
NOV	286	269	195	225	286	300	185	249	174	221	122	180
DEC	214	284	128	231	195	266	134	216	163	219	104	171
TOTAL	4117	3250	2981	2756	4321	3451	3123	2857	3753	2854	2705	2363
AVG	343	271	248	230	360	288	260	238	341	259	246	215
MED	357	264	248	227	389	295	279	246	342	245	248	201

RESIDENTIAL	2020 YEAR END	1YR %CHG	2021 YEAR END	1YR %CHG	2022 YEAR TO DATE	%CHG
AVERAGE LIST	\$181,168	+6.2%	\$192,692	+6.4%	\$209,070	+8.5%
MEDIAN LIST	\$144,075	+5.5%	\$149,950	+4.1%	\$167,700	+11.8%
AVERAGE SALE	\$166,939	+9.9%	\$182,924	+9.6%	\$194,623	+6.4%
MEDIAN SALE	\$138,750	+7.2%	\$153,000	+10.3%	\$165,000	+7.8%



CRAWFORD COUNTY

	2020				2021				2022			
	ALL		RES		ALL		RES		ALL		RES	
	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE
JAN	75	36	33	32	51	48	40	31	54	48	44	38
FEB	50	42	41	28	39	28	30	24	42	43	35	34
MAR	61	33	45	30	64	65	50	54	81	64	56	53
APR	20	41	17	35	82	68	65	61	80	50	64	44
MAY	101	34	79	20	95	66	71	54	96	71	85	63
JUN	83	57	61	48	102	68	70	51	111	70	94	63
JUL	107	79	96	75	104	62	77	51	90	71	72	65
AUG	70	74	59	60	93	85	82	73	83	90	65	78
SEP	81	81	63	73	57	64	44	49	74	58	55	48
OCT	68	81	52	69	60	72	42	57	66	60	56	52
NOV	43	59	32	50	55	60	43	50	33	46	28	39
DEC	40	67	34	60	46	48	36	41	23	38	16	31
TOTAL	799	684	612	580	848	734	650	596	810	671	654	577
AVG	67	57	51	48	71	61	54	50	74	61	59	52
MED	69	58	49	49	62	65	47	51	80	60	56	52

RESIDENTIAL	2020 YEAR END	1YR %CHG	2021 YEAR END	1YR %CHG	2022 YEAR TO DATE	%CHG
AVERAGE LIST	\$146,339	+3.0%	\$177,823	+21.5%	\$179,991	+1.2%
MEDIAN LIST	\$125,850	+9.6%	\$146,725	+16.6%	\$152,450	+3.9%
AVERAGE SALE	\$133,877	+8.0%	\$158,414	+18.3%	\$168,981	+6.7%
MEDIAN SALE	\$115,025	+8.5%	\$135,500	+17.8%	\$149,563	+10.4%

