

JANUARY 2023

MONTHLY MLS STATISTICS



Greater Erie
Board of REALTORS[®], Inc.

p.2 ALL MARKETS

One Year Change Activity Snapshot

| ALL LISTINGS | | | RESIDENTIAL LISTINGS | | |
|--------------|------------------|---------------|----------------------|------------------|---------------|
| -7.0% | -2.5% | -32.0% | -21.2% | -5.5% | -29.2% |
| New Listings | Pending Listings | Sold Listings | New Listings | Pending Listings | Sold Listings |

Residential Listings Change from 2021 Year End

| | | | |
|--------------|-------------|--------------|-------------|
| -11.7% | -5.8% | +7.4% | -6.2% |
| Average List | Median List | Average Sale | Median Sale |

p.3 ERIE COUNTY

One Year Change Activity Snapshot

| ALL LISTINGS | | RESIDENTIAL LISTINGS | |
|--------------|---------------|----------------------|---------------|
| -3.0% | -31.3% | -18.4% | -28.6% |
| New Listings | Sold Listings | New Listings | Sold Listings |

Residential Listings Change from 2021 Year End

| | | | |
|--------------|-------------|--------------|-------------|
| -9.7% | -4.7% | +8.4% | -9.1% |
| Average List | Median List | Average Sale | Median Sale |

p.4 CRAWFORD COUNTY

One Year Change Activity Snapshot

| ALL LISTINGS | | RESIDENTIAL LISTINGS | |
|--------------|---------------|----------------------|---------------|
| -22.2% | -35.4% | -34.1% | -31.6% |
| New Listings | Sold Listings | New Listings | Sold Listings |

Residential Listings Change from 2021 Year End

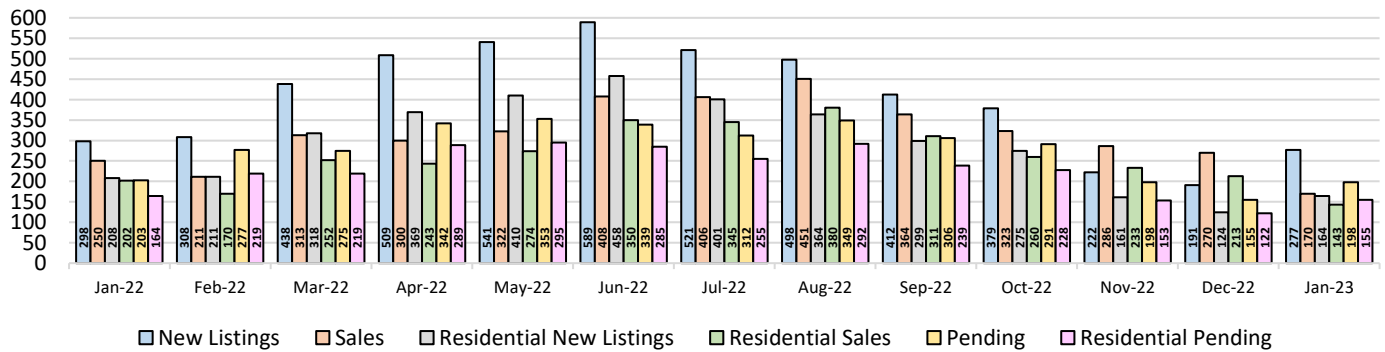
| | | | |
|--------------|-------------|--------------|-------------|
| -21.3% | -3.8% | +2.0% | -10.5% |
| Average List | Median List | Average Sale | Median Sale |

ALL MARKETS

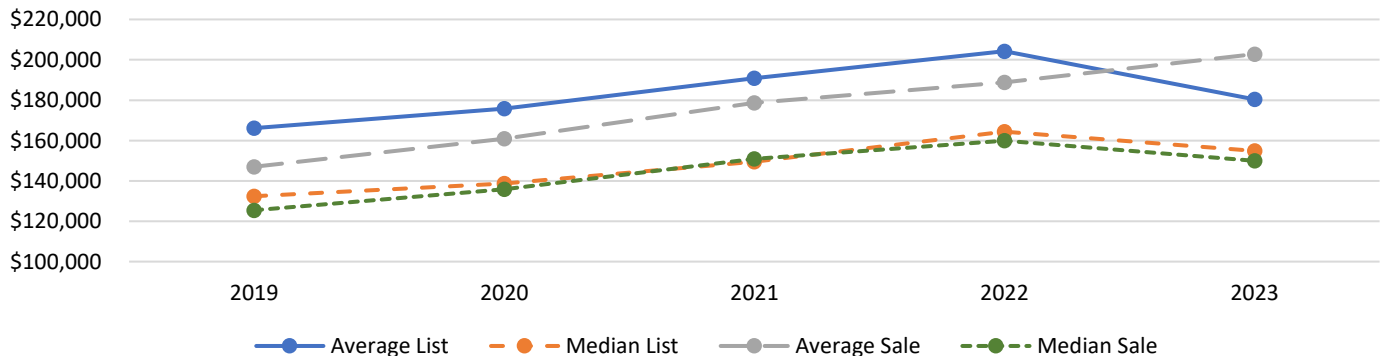
| | 2021 | | | | | | 2022 | | | | | | 2023 | | | | | |
|--------------|------|------|------|------|------|------|------|------|------|------|------|------|------|-----|------|-----|-----|------|
| | ALL | | | RES | | | ALL | | | RES | | | ALL | | | RES | | |
| | NEW | PND | SALE | NEW | PND | SALE | NEW | PND | SALE | NEW | PND | SALE | NEW | PND | SALE | NEW | PND | SALE |
| JAN | 300 | 252 | 228 | 193 | 211 | 182 | 298 | 203 | 250 | 208 | 164 | 202 | 277 | 198 | 170 | 164 | 155 | 143 |
| FEB | 345 | 314 | 236 | 231 | 249 | 181 | 308 | 277 | 211 | 211 | 219 | 170 | | | | | | |
| MAR | 407 | 356 | 348 | 284 | 288 | 274 | 438 | 275 | 313 | 318 | 219 | 252 | | | | | | |
| APR | 512 | 372 | 348 | 391 | 303 | 292 | 509 | 342 | 300 | 369 | 289 | 243 | | | | | | |
| MAY | 518 | 356 | 364 | 396 | 302 | 298 | 541 | 353 | 322 | 410 | 295 | 274 | | | | | | |
| JUN | 599 | 359 | 428 | 445 | 294 | 347 | 589 | 339 | 408 | 458 | 285 | 350 | | | | | | |
| JUL | 552 | 371 | 423 | 425 | 302 | 357 | 521 | 312 | 406 | 401 | 255 | 345 | | | | | | |
| AUG | 531 | 410 | 429 | 417 | 347 | 373 | 498 | 349 | 451 | 364 | 292 | 380 | | | | | | |
| SEP | 476 | 259 | 404 | 360 | 208 | 335 | 412 | 306 | 364 | 299 | 239 | 311 | | | | | | |
| OCT | 450 | 230 | 380 | 306 | 186 | 318 | 379 | 291 | 323 | 275 | 228 | 260 | | | | | | |
| NOV | 348 | 276 | 370 | 235 | 216 | 306 | 222 | 198 | 286 | 161 | 153 | 233 | | | | | | |
| DEC | 246 | 119 | 325 | 173 | 89 | 267 | 191 | 155 | 270 | 124 | 122 | 213 | | | | | | |
| TOTAL | 5284 | 3674 | 4283 | 3856 | 2995 | 3530 | 4906 | 3400 | 3904 | 3598 | 2760 | 3233 | 277 | 198 | 170 | 164 | 155 | 143 |
| AVG | 440 | 306 | 357 | 321 | 250 | 294 | 409 | 283 | 325 | 300 | 230 | 269 | 277 | 198 | 170 | 164 | 155 | 143 |
| MED | 463 | 335 | 367 | 333 | 269 | 302 | 425 | 299 | 318 | 309 | 234 | 256 | 277 | 198 | 170 | 164 | 155 | 143 |

| RESIDENTIAL | 2021 YEAR END | 1YR %CHG | 2022 YEAR TO DATE | %CHG | 2023 YEAR TO DATE | %CHG |
|--------------|---------------|----------|-------------------|--------|-------------------|--------|
| AVERAGE LIST | \$190,901 | +8.6% | \$204,260 | +7.0% | \$180,440 | -11.7% |
| MEDIAN LIST | \$149,450 | +7.8% | \$164,379 | +10.0% | \$154,900 | -5.8% |
| AVERAGE SALE | \$178,577 | +11.0% | \$188,783 | +5.7% | \$202,811 | +7.4% |
| MEDIAN SALE | \$150,975 | +11.1% | \$159,900 | +5.9% | \$150,000 | -6.2% |

All Markets 13-Month New Listings/Pending/Sales



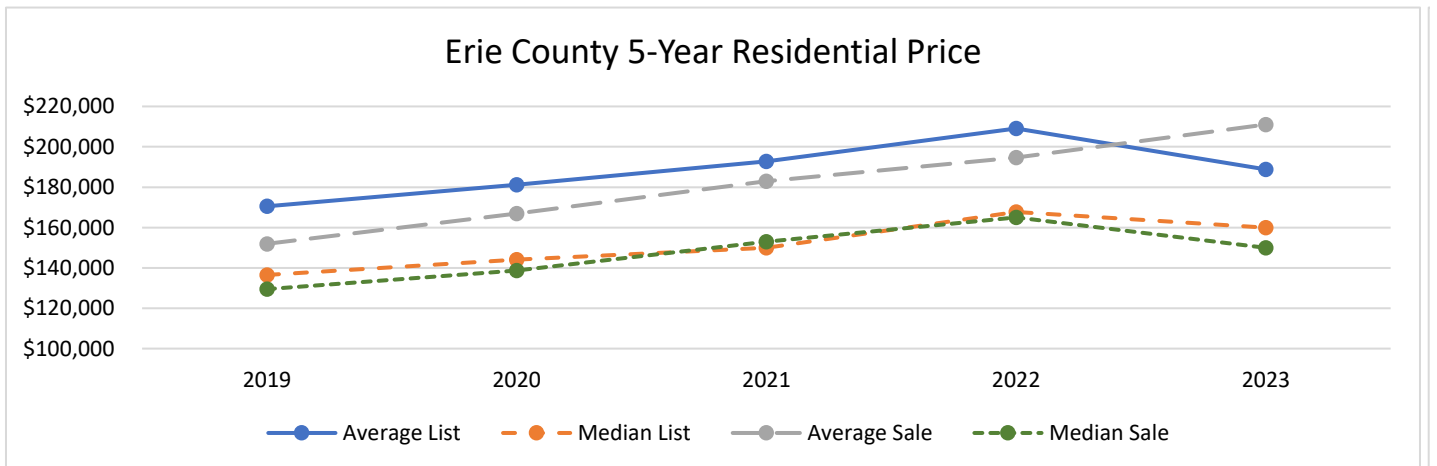
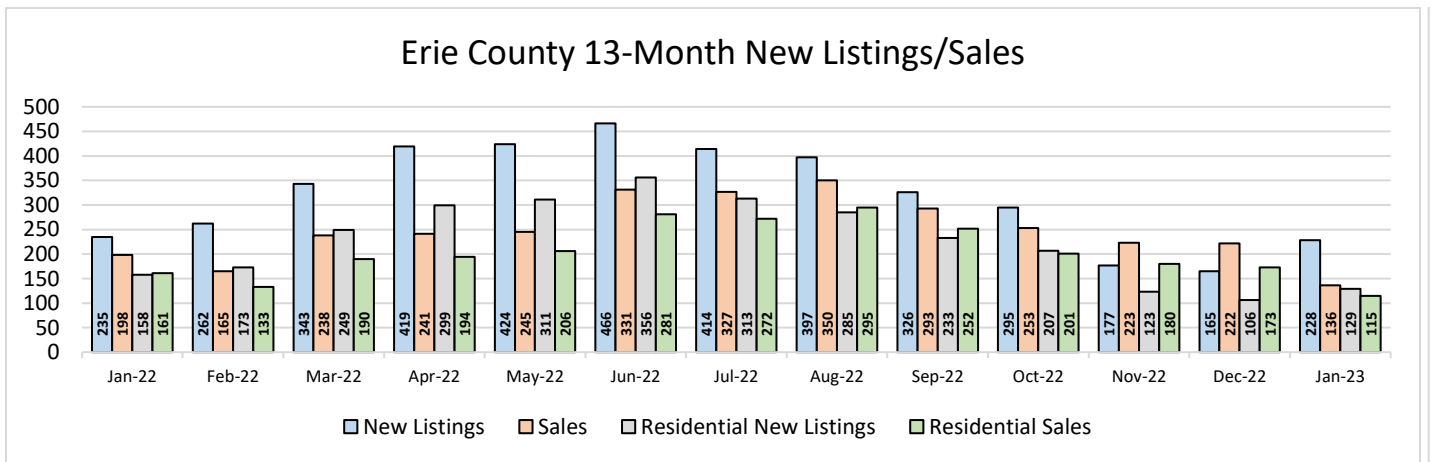
All Markets 5-Year Residential Price



ERIE COUNTY

| | 2021 | | | | 2022 | | | | 2023 | | | |
|--------------|------|------|------|------|------|------|------|------|------------|------------|------------|------------|
| | ALL | | RES | | ALL | | RES | | ALL | | RES | |
| | NEW | SALE | NEW | SALE | NEW | SALE | NEW | SALE | NEW | SALE | NEW | SALE |
| JAN | 245 | 174 | 151 | 145 | 235 | 198 | 158 | 161 | 228 | 136 | 129 | 115 |
| FEB | 298 | 199 | 195 | 151 | 262 | 165 | 173 | 133 | | | | |
| MAR | 338 | 278 | 230 | 217 | 343 | 238 | 249 | 190 | | | | |
| APR | 419 | 271 | 320 | 223 | 419 | 241 | 299 | 194 | | | | |
| MAY | 410 | 292 | 317 | 242 | 424 | 245 | 311 | 206 | | | | |
| JUN | 487 | 350 | 369 | 288 | 466 | 331 | 356 | 281 | | | | |
| JUL | 438 | 352 | 339 | 298 | 414 | 327 | 313 | 272 | | | | |
| AUG | 427 | 338 | 325 | 294 | 397 | 350 | 285 | 295 | | | | |
| SEP | 402 | 333 | 305 | 280 | 326 | 293 | 233 | 252 | | | | |
| OCT | 376 | 298 | 253 | 254 | 295 | 253 | 207 | 201 | | | | |
| NOV | 286 | 300 | 185 | 249 | 177 | 223 | 123 | 180 | | | | |
| DEC | 195 | 266 | 134 | 216 | 165 | 222 | 106 | 173 | | | | |
| TOTAL | 4321 | 3451 | 3123 | 2857 | 3923 | 3086 | 2813 | 2538 | 228 | 136 | 129 | 115 |
| AVG | 360 | 288 | 260 | 238 | 327 | 257 | 234 | 212 | 228 | 136 | 129 | 115 |
| MED | 389 | 295 | 279 | 246 | 335 | 243 | 241 | 198 | 228 | 136 | 129 | 115 |

| RESIDENTIAL | 2021 YEAR END | 1YR %CHG | | 2022 YEAR TO DATE | %CHG | | 2023 YEAR TO DATE | %CHG |
|---------------------|---------------|----------|--|-------------------|--------|--|-------------------|--------------|
| AVERAGE LIST | \$192,692 | +6.4% | | \$209,070 | +8.5% | | \$188,759 | -9.7% |
| MEDIAN LIST | \$149,950 | +4.1% | | \$167,700 | +11.8% | | \$159,900 | -4.7% |
| AVERAGE SALE | \$182,924 | +9.6% | | \$194,623 | +6.4% | | \$211,041 | +8.4% |
| MEDIAN SALE | \$153,000 | +10.3% | | \$165,000 | +7.8% | | \$150,000 | -9.1% |

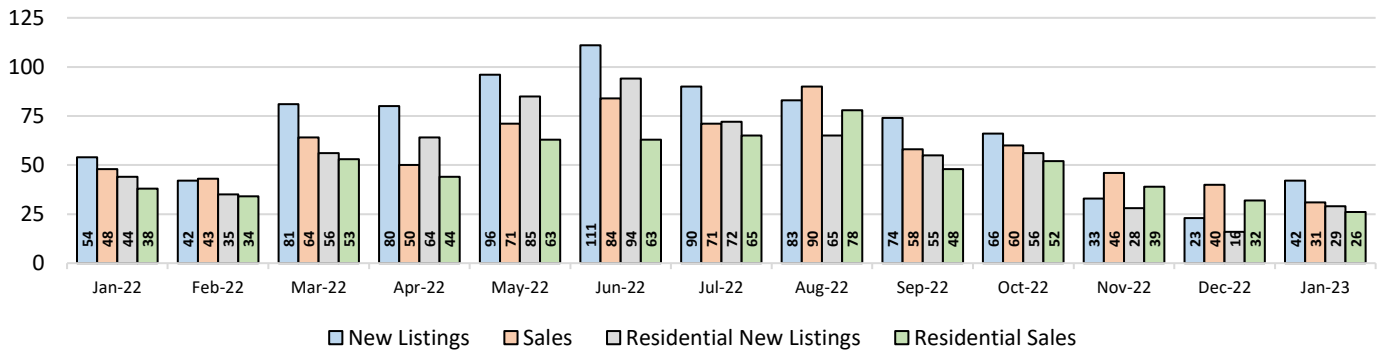


CRAWFORD COUNTY

| | 2021 | | | | 2022 | | | | 2023 | | | |
|--------------|------|------|-----|------|------|------|-----|------|------|------|-----|------|
| | ALL | | RES | | ALL | | RES | | ALL | | RES | |
| | NEW | SALE | NEW | SALE | NEW | SALE | NEW | SALE | NEW | SALE | NEW | SALE |
| JAN | 51 | 48 | 40 | 31 | 54 | 48 | 44 | 38 | 42 | 31 | 29 | 26 |
| FEB | 39 | 28 | 30 | 24 | 42 | 43 | 35 | 34 | | | | |
| MAR | 64 | 65 | 50 | 54 | 81 | 64 | 56 | 53 | | | | |
| APR | 82 | 68 | 65 | 61 | 80 | 50 | 64 | 44 | | | | |
| MAY | 95 | 66 | 71 | 54 | 96 | 71 | 85 | 63 | | | | |
| JUN | 102 | 68 | 84 | 51 | 111 | 84 | 94 | 63 | | | | |
| JUL | 104 | 62 | 77 | 51 | 90 | 71 | 72 | 65 | | | | |
| AUG | 93 | 85 | 82 | 73 | 83 | 90 | 65 | 78 | | | | |
| SEP | 57 | 64 | 44 | 49 | 74 | 58 | 55 | 48 | | | | |
| OCT | 60 | 72 | 42 | 57 | 66 | 60 | 56 | 52 | | | | |
| NOV | 55 | 60 | 43 | 50 | 33 | 46 | 28 | 39 | | | | |
| DEC | 46 | 48 | 36 | 41 | 23 | 40 | 16 | 32 | | | | |
| TOTAL | 848 | 734 | 664 | 596 | 833 | 725 | 670 | 609 | 42 | 31 | 29 | 26 |
| AVG | 71 | 61 | 55 | 50 | 69 | 60 | 56 | 51 | 42 | 31 | 29 | 26 |
| MED | 62 | 65 | 47 | 51 | 77 | 59 | 56 | 50 | 42 | 31 | 29 | 26 |

| RESIDENTIAL | 2021 YEAR END | 1YR %CHG | 2022 YEAR TO DATE | %CHG | 2023 YEAR TO DATE | %CHG |
|---------------------|---------------|----------|-------------------|--------|-------------------|---------------|
| AVERAGE LIST | \$178,989 | +22.3% | \$176,854 | -1.2% | \$139,211 | -21.3% |
| MEDIAN LIST | \$146,725 | +16.5% | \$151,683 | +3.4% | \$145,900 | -3.8% |
| AVERAGE SALE | \$158,426 | +18.3% | \$170,427 | +7.6% | \$173,777 | +2.0% |
| MEDIAN SALE | \$135,500 | +17.8% | \$149,175 | +10.1% | \$133,500 | -10.5% |

Crawford County 13-Month New Listings/Sales



Crawford County 5-Year Residential Price

