



Greater Erie  
Board of REALTORS<sup>®</sup>, Inc.

# MLS MONTHLY STATISTICS REPORT

## APRIL 2024

*data recorded on 05/08/24*

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# APRIL 2024

ALL MARKETS WITHIN THE  
GREATER ERIE BOARD OF REALTORS MLS

ONE YEAR CHANGE



## RESIDENTIAL LISTINGS

2023

270

2024

283

**+4.8%**

## RESIDENTIAL SALES

**+34.7%**

2023

167

2024

225



## 2024 RESIDENTIAL SALES PRICE

AVERAGE \$202,788

2023 \$197,389  
%CH +2.7%

MEDIAN \$164,675

2023 \$164,501  
%CH +0.1%

# APRIL 2024

## MONTHLY MLS STATISTICS



Greater Erie Board of REALTORS<sup>®</sup>, Inc.

### p.4 ALL MARKETS

One Year Change Activity Snapshot

ALL LISTINGS			RESIDENTIAL LISTINGS		
+2.7%	+6.6%	+25.7%	+4.8%	+0.5%	+34.7%
New Listings	Pending Listings	Sold Listings	New Listings	Pending Listings	Sold Listings

Residential Listings Change from 2023 Year End

+1.8%	+3.0%	+2.7%	+0.1%
Average List	Median List	Average Sale	Median Sale

### p.5 ERIE COUNTY

One Year Change Activity Snapshot

ALL LISTINGS		RESIDENTIAL LISTINGS	
-1.9%	+25.1%	-1.4%	+33.3%
New Listings	Sold Listings	New Listings	Sold Listings

Residential Listings Change from 2023 Year End

+2.5%	+2.8%	+0.9%	+0.8%
Average List	Median List	Average Sale	Median Sale

### p.6 CRAWFORD COUNTY

One Year Change Activity Snapshot

ALL LISTINGS		RESIDENTIAL LISTINGS	
+35.2%	+28.6%	+43.9%	+46.4%
New Listings	Sold Listings	New Listings	Sold Listings

Residential Listings Change from 2023 Year End

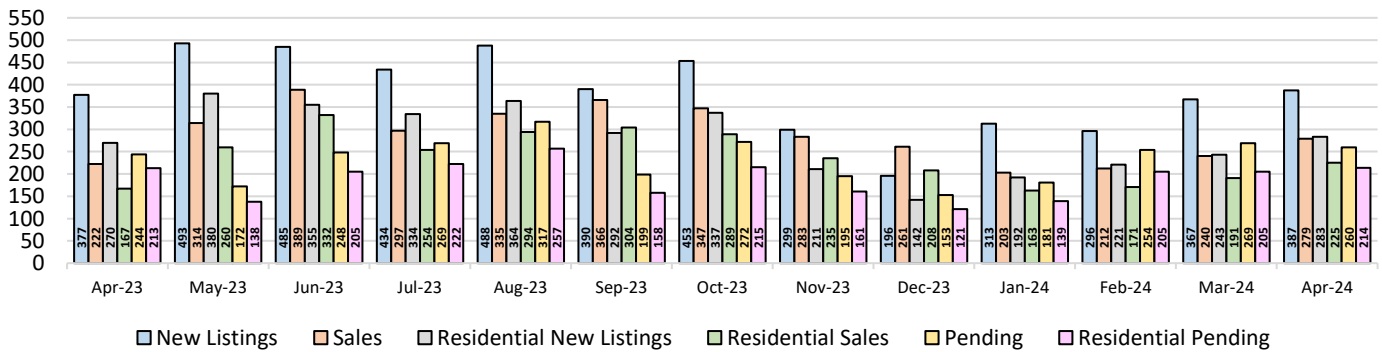
+2.8%	-2.3%	-8.4%	-14.1%
Average List	Median List	Average Sale	Median Sale

# ALL MARKETS

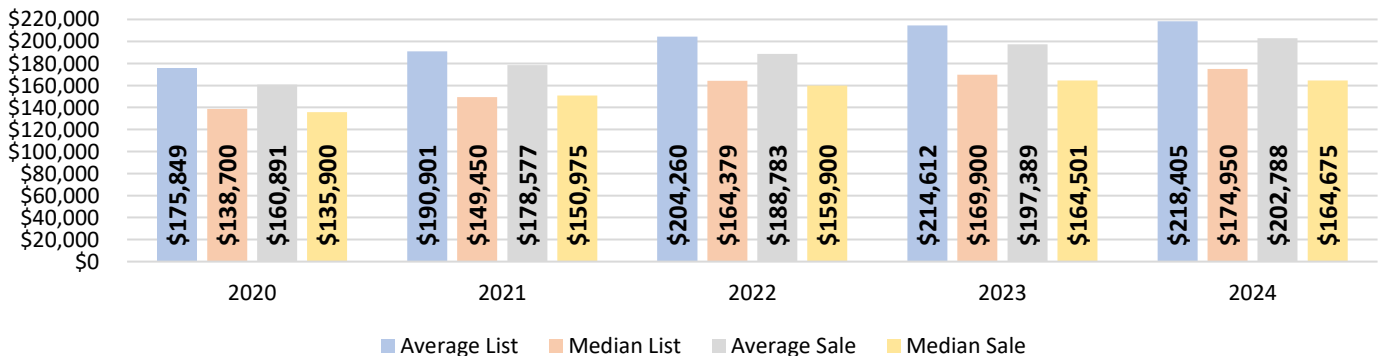
	2022						2023						2024					
	ALL			RES			ALL			RES			ALL			RES		
	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE	NEW	PND	SALE
JAN	298	203	250	208	164	202	289	198	172	172	155	144	313	181	203	192	139	163
FEB	308	277	211	211	219	170	267	219	184	175	161	145	296	254	212	221	205	171
MAR	438	275	313	318	219	252	351	255	265	247	200	204	367	269	240	243	205	191
<b>APR</b>	509	342	300	369	289	243	377	244	222	270	213	167	<b>387</b>	<b>260</b>	<b>279</b>	<b>283</b>	<b>214</b>	<b>225</b>
MAY	541	353	322	410	295	274	493	172	314	380	138	260						
JUN	589	339	408	458	285	350	485	248	389	355	205	332						
JUL	522	312	406	402	255	345	434	269	297	334	222	254						
AUG	499	349	451	365	292	380	488	317	335	364	257	294						
SEP	415	306	364	301	239	311	390	199	366	292	158	304						
OCT	381	291	324	276	228	260	453	272	347	337	215	289						
NOV	223	198	286	162	153	233	299	195	283	211	161	235						
DEC	197	155	271	128	122	213	196	153	261	142	121	208						
<b>TOTAL</b>	<b>4920</b>	<b>3400</b>	<b>3906</b>	<b>3608</b>	<b>2760</b>	<b>3233</b>	<b>4522</b>	<b>2741</b>	<b>3435</b>	<b>3279</b>	<b>2206</b>	<b>2836</b>	<b>1363</b>	<b>964</b>	<b>934</b>	<b>939</b>	<b>763</b>	<b>750</b>
<b>AVG</b>	<b>410</b>	<b>283</b>	<b>326</b>	<b>301</b>	<b>230</b>	<b>269</b>	<b>377</b>	<b>228</b>	<b>286</b>	<b>273</b>	<b>184</b>	<b>236</b>	<b>341</b>	<b>241</b>	<b>234</b>	<b>235</b>	<b>191</b>	<b>188</b>
<b>MED</b>	<b>427</b>	<b>299</b>	<b>318</b>	<b>310</b>	<b>234</b>	<b>256</b>	<b>384</b>	<b>232</b>	<b>290</b>	<b>281</b>	<b>181</b>	<b>245</b>	<b>340</b>	<b>257</b>	<b>226</b>	<b>232</b>	<b>205</b>	<b>181</b>

RESIDENTIAL	2022 YEAR END	%CHG	2023 YEAR END	%CHG	2024 YEAR-TO-DATE	%CHG
<b>AVERAGE LIST</b>	\$204,260	+7.0%	\$214,612	+5.1%	<b>\$218,405</b>	<b>+1.8%</b>
<b>MEDIAN LIST</b>	\$164,379	+10.0%	\$169,900	+3.4%	<b>\$174,950</b>	<b>+3.0%</b>
<b>AVERAGE SALE</b>	\$188,783	+5.7%	\$197,389	+4.6%	<b>\$202,788</b>	<b>+2.7%</b>
<b>MEDIAN SALE</b>	\$159,900	+5.9%	\$164,501	+2.9%	<b>\$164,675</b>	<b>+0.1%</b>

### All Markets 13-Month New Listings/Pending/Sales



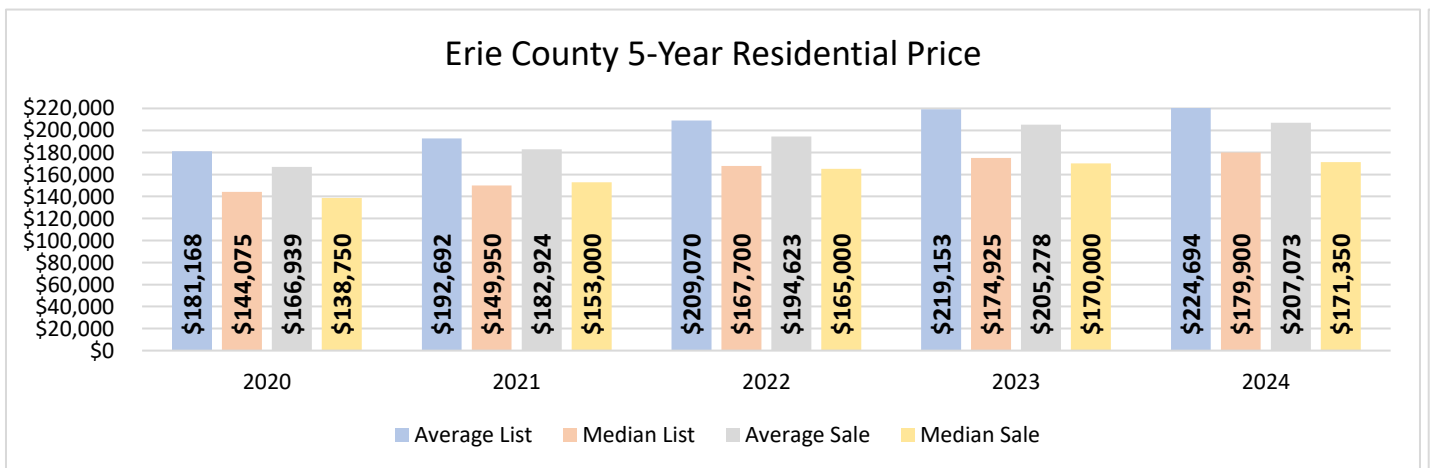
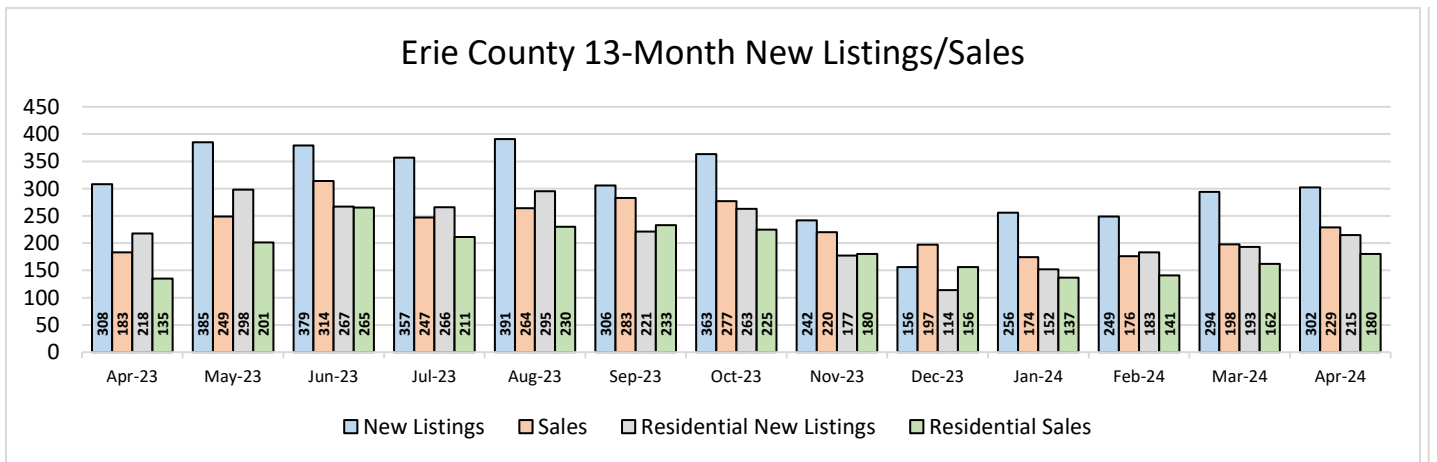
### All Markets 5-Year Residential Price



# ERIE COUNTY

	2022				2023				2024			
	ALL		RES		ALL		RES		ALL		RES	
	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE
JAN	235	198	158	161	236	138	134	116	256	174	152	137
FEB	262	165	173	133	221	137	143	104	249	176	183	141
MAR	343	238	249	190	289	203	203	155	294	198	193	162
APR	419	241	299	194	308	183	218	135	<b>302</b>	<b>229</b>	<b>215</b>	<b>180</b>
MAY	424	245	311	206	385	249	298	201				
JUN	466	331	356	281	379	314	267	265				
JUL	414	327	313	272	357	247	266	211				
AUG	397	350	285	295	391	264	295	230				
SEP	326	293	233	252	306	283	221	233				
OCT	296	254	207	201	363	277	263	225				
NOV	177	223	123	180	242	220	177	180				
DEC	168	223	107	173	156	197	114	156				
<b>TOTAL</b>	<b>3927</b>	<b>3088</b>	<b>2814</b>	<b>2538</b>	<b>3633</b>	<b>2712</b>	<b>2599</b>	<b>2211</b>	<b>1101</b>	<b>777</b>	<b>743</b>	<b>620</b>
<b>AVG</b>	<b>327</b>	<b>257</b>	<b>235</b>	<b>212</b>	<b>303</b>	<b>226</b>	<b>217</b>	<b>184</b>	<b>275</b>	<b>194</b>	<b>186</b>	<b>155</b>
<b>MED</b>	<b>335</b>	<b>243</b>	<b>241</b>	<b>198</b>	<b>307</b>	<b>234</b>	<b>220</b>	<b>191</b>	<b>275</b>	<b>187</b>	<b>188</b>	<b>152</b>

RESIDENTIAL	2022 YEAR END	%CHG	2023 YEAR END	%CHG	2024 YEAR-TO-DATE	%CHG
<b>AVERAGE LIST</b>	\$209,070	+8.5%	\$219,153	+4.8%	<b>\$224,694</b>	<b>+2.5%</b>
<b>MEDIAN LIST</b>	\$167,700	+11.8%	\$174,925	+4.3%	<b>\$179,900</b>	<b>+2.8%</b>
<b>AVERAGE SALE</b>	\$194,623	+6.4%	\$205,278	+5.5%	<b>\$207,073</b>	<b>+0.9%</b>
<b>MEDIAN SALE</b>	\$165,000	+7.8%	\$170,000	+3.0%	<b>\$171,350</b>	<b>+0.8%</b>

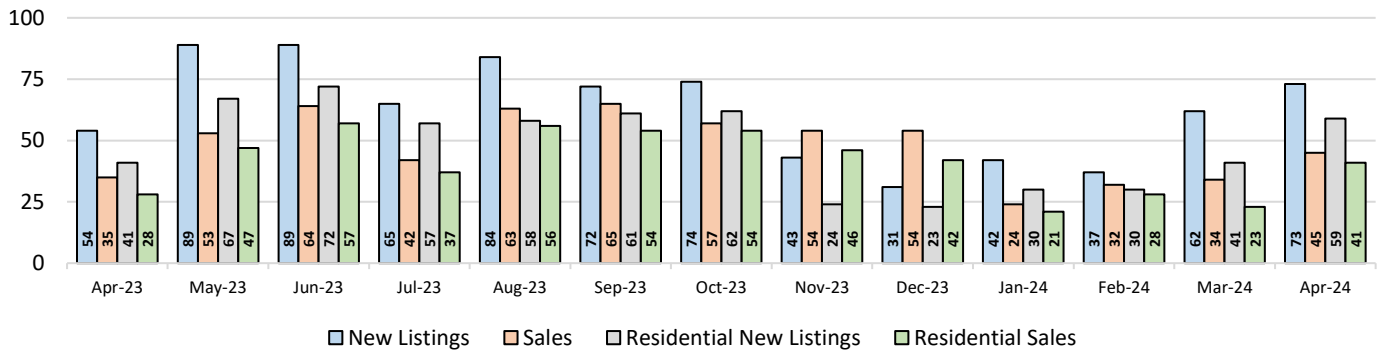


# CRAWFORD COUNTY

	2022				2023				2024			
	ALL		RES		ALL		RES		ALL		RES	
	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE	NEW	SALE
JAN	54	48	44	38	44	31	30	26	42	24	30	21
FEB	42	43	35	34	39	34	28	30	37	32	30	28
MAR	81	64	56	53	44	48	34	38	62	34	41	23
<b>APR</b>	80	50	64	44	54	35	41	28	<b>73</b>	<b>45</b>	<b>59</b>	<b>41</b>
MAY	96	71	85	63	89	53	67	47				
JUN	111	70	94	63	89	64	72	57				
JUL	90	71	72	65	65	42	57	37				
AUG	83	90	65	78	84	63	58	56				
SEP	77	58	57	48	72	65	61	54				
OCT	66	60	56	52	74	57	62	54				
NOV	33	46	28	39	43	54	24	46				
DEC	23	40	16	32	31	54	23	42				
<b>TOTAL</b>	<b>836</b>	<b>711</b>	<b>672</b>	<b>609</b>	<b>728</b>	<b>600</b>	<b>557</b>	<b>515</b>	<b>214</b>	<b>135</b>	<b>160</b>	<b>113</b>
<b>AVG</b>	<b>70</b>	<b>59</b>	<b>56</b>	<b>51</b>	<b>61</b>	<b>50</b>	<b>46</b>	<b>43</b>	<b>54</b>	<b>34</b>	<b>40</b>	<b>28</b>
<b>MED</b>	<b>79</b>	<b>59</b>	<b>57</b>	<b>50</b>	<b>60</b>	<b>54</b>	<b>49</b>	<b>44</b>	<b>52</b>	<b>33</b>	<b>36</b>	<b>26</b>

RESIDENTIAL	2022 YEAR END	%CHG	2023 YEAR END	%CHG	2024 YEAR-TO-DATE	%CHG
<b>AVERAGE LIST</b>	\$185,624	+3.7%	\$191,258	+3.0%	<b>\$196,684</b>	<b>+2.8%</b>
<b>MEDIAN LIST</b>	\$154,168	+5.1%	\$159,300	+3.3%	<b>\$155,675</b>	<b>-2.3%</b>
<b>AVERAGE SALE</b>	\$169,546	+7.0%	\$168,944	-0.4%	<b>\$154,825</b>	<b>-8.4%</b>
<b>MEDIAN SALE</b>	\$149,563	+10.4%	\$149,000	-0.4%	<b>\$128,000</b>	<b>-14.1%</b>

### Crawford County 13-Month New Listings/Sales



### Crawford County 5-Year Residential Price

