

South Central Wisconsin Multiple Listing Service

Monthly Statistical Reports

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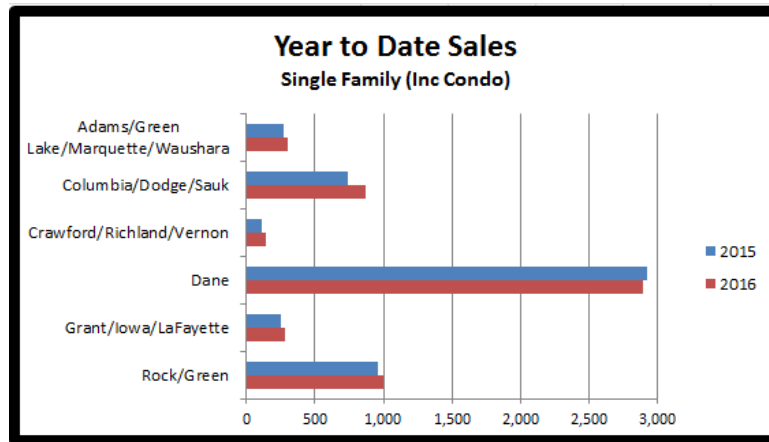


South Central Wisconsin MLS Corporation

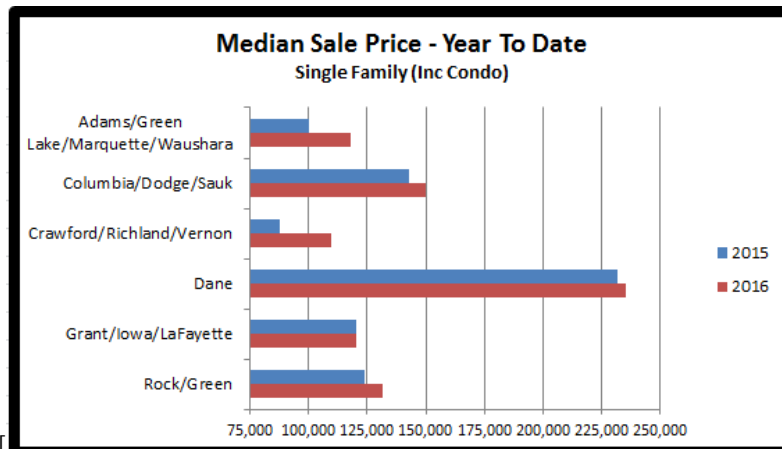
June 14, 2016

May Homes Sales Dip

Home sales in Dane County slipped 8.3% compared to last year's near record setting pace. However, the 842 reported transaction rank 3rd best for the month over the last ten years. Strong sales were reported throughout most of the SCWMLS region* with year-to-date sales ahead in all regions with the exception of Dane County.



Median sale prices rose in most markets for the month, and are equal or ahead in all markets for the first five months of 2016.

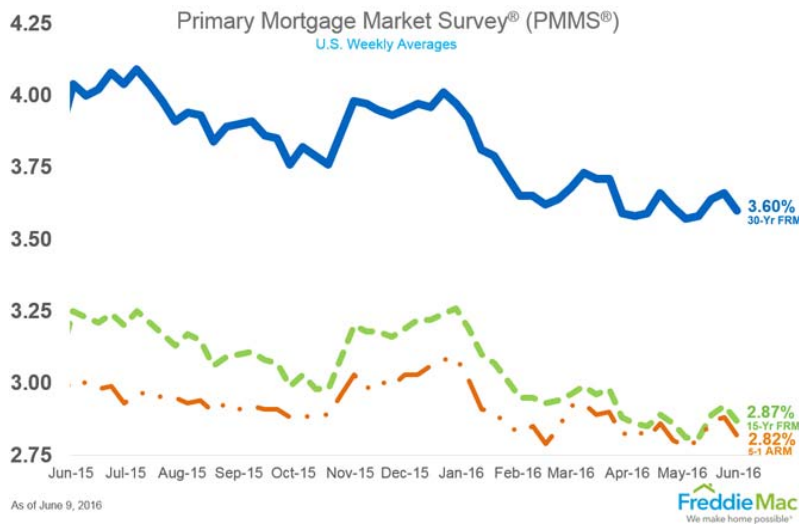


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New listings and active listings continue to drop in Dane County compared to May of 2015. The supply of active inventory stands at just 2.23 months compared to 3.15 months one year ago. This is far below the 6 month supply generally considered to represent a balanced market between buyers and sellers. Lack of choice may be a factor in holding back potential sales in the county. For the remainder of the region, the supply of active listing inventory is 6 months, which may help explain the increased activity.

This summer looks to be a wonderful time to lock in low interest rates. The national average as of June 9, 2016 stood at 3.6% for a 30-year fixed rate mortgage. This is well below the rate of 4.04% last year. If this is your time to buy, find your new home and lock in your rate before they are gone.



**The SCWMLS region includes Adams, Columbia, Crawford, Dane, Dodge, Grant, Green, Green Lake, Iowa, Lafayette, Marquette, Richland, Rock, Sauk, Vernon and Waushara Counties.

South Central Wisconsin MLS Sold & Active Residential Listings (Including Condos)

	MAY 2016 STATISTICS			JANUARY - MAY		
	2016	2015	2014	2016	2015	2014
ADAMS / GREEN LAKE / MARQUETTE / WAUSHARA						
# New Listings	201	221	207	769	868	684
# Sales	90	76	68	304	273	248
Average Sale Price	129,052	128,708	110,295	132,988	140,347	118,859
Median Sale Price	112,000	112,500	88,500	117,700	100,000	86,500
Total # Active Residential Listings at end of Period	1,026	1,218	1,085	1,026	1,218	1,085
COLUMBIA COUNTY						
# New Listings	124	151	120	538	599	534
# Sales	99	76	88	300	264	278
Average Sale Price	178,217	171,135	160,599	178,129	169,868	153,607
Median Sale Price	177,000	145,500	140,000	167,750	148,500	136,250
Total # Active Residential Listings at end of Period	365	494	524	365	494	524
CRAWFORD / RICHLAND / VERNON COUNTIES						
# New Listings	65	68	59	268	286	243
# Sales	41	36	24	140	117	104
Average Sale Price	162,897	134,369	113,670	132,079	108,052	113,616
Median Sale Price	132,500	117,450	89,950	109,450	87,500	98,000
Total # Active Residential Listings at end of Period	254	316	335	254	316	335
DANE COUNTY						
# New Listings	1,037	1,075	1,171	4,531	4,685	4,644
# Sales	842	918	816	2,886	2,925	2,494
Average Sale Price	263,439	259,562	245,757	265,363	253,851	238,146
Median Sale Price	236,400	230,000	215,000	235,000	225,000	209,000
Total # Active Residential Listings at end of Period	1,492	1,941	2,567	1,492	1,941	2,567
DODGE COUNTY						
# New Listings	103	89	115	406	360	409
# Sales	72	51	59	234	198	212
Average Sale Price	143,168	152,910	138,757	141,795	145,849	126,472
Median Sale Price	123,500	130,000	114,000	123,000	125,500	107,000
Total # Active Residential Listings at end of Period	286	349	399	286	349	399
GRANT / IOWA / LAFAYETTE COUNTIES						
# New Listings	113	134	148	528	513	549
# Sales	82	84	70	279	254	266
Average Sale Price	168,780	154,798	139,245	148,762	141,860	136,613
Median Sale Price	130,000	130,000	109,900	120,000	120,000	109,900
Total # Active Residential Listings at end of Period	402	500	627	402	500	627
GREEN COUNTY						
# New Listings	65	70	91	264	305	321
# Sales	39	57	51	157	191	157
Average Sale Price	165,989	173,513	162,734	195,091	174,519	146,379
Median Sale Price	159,000	154,500	129,500	148,000	154,500	127,750
Total # Active Residential Listings at end of Period	142	192	237	142	192	237
ROCK COUNTY						
# New Listings	287	304	323	1,210	1,262	1,243
# Sales	255	209	201	840	764	702
Average Sale Price	148,761	132,837	128,474	139,505	126,307	120,345
Median Sale Price	128,500	127,900	124,500	129,000	119,450	112,000
Total # Active Residential Listings at end of Period	533	804	933	533	804	933
SAUK COUNTY						
# New Listings	138	136	176	607	601	690
# Sales	93	83	82	333	283	260
Average Sale Price	173,224	181,487	169,944	176,977	182,594	162,489
Median Sale Price	157,400	158,500	150,750	156,000	153,000	146,250
Total # Active Residential Listings at end of Period	521	613	788	521	613	788

Current sales reported as of June 13, 2016 - More MLS statistics are available at www.scwmls.com.

NOTE - This representation is based in whole or in part on data supplied to the South Central Wisconsin MLS Corporation by its Participants. The MLS does not guarantee and is not responsible for its accuracy. Data maintained by the MLS does not reflect all real estate activity in the market.

Whole South Central Wisconsin MLS Region

MAY STATISTICS

2016

05/01/2016-05/31/2016



CURRENT ACTIVE LISTINGS		
PRICE CLASS/TYPE	Single Family	Condo/ Co-Op
less than 30,000	53	2
30,000 - 39,999	76	6
40,000 - 49,999	131	13
50,000 - 59,999	162	19
60,000 - 69,999	221	25
70,000 - 79,999	219	33
80,000 - 89,999	255	37
90,000 - 99,999	240	35
100,000 - 119,999	460	62
120,000 - 139,999	602	91
140,000 - 159,999	472	89
160,000 - 179,999	500	102
180,000 - 199,999	465	77
200,000 - 249,999	899	127
250,000 - 299,999	745	86
300,000 - 399,999	881	122
400,000 - 499,999	432	66
500,000 - 749,999	447	40
750,000 - 999,999	157	11
over 1,000,000	134	4
Total Types	7,551	1,047
Average price	269,150	230,869
Median price	199,900	184,900

TOTALS REPORT SOLD RESIDENTIAL LISTINGS				
PRICE CLASS/TYPE	0-2 Bedroom	3 Bedroom	4+ Bedroom	Condo/ Co-Op
less than 30,000	8	6	2	0
30,000 - 39,999	8	8	2	0
40,000 - 49,999	13	11	3	1
50,000 - 59,999	13	14	6	4
60,000 - 69,999	10	21	4	3
70,000 - 79,999	19	18	2	11
80,000 - 89,999	11	28	9	15
90,000 - 99,999	10	19	2	20
100,000 - 119,999	21	67	20	31
120,000 - 139,999	24	76	16	43
140,000 - 159,999	21	71	22	30
160,000 - 179,999	12	70	21	33
180,000 - 199,999	5	87	28	14
200,000 - 249,999	21	174	76	28
250,000 - 299,999	4	112	65	13
300,000 - 399,999	4	88	75	12
400,000 - 499,999	0	11	38	5
500,000 - 749,999	3	11	32	2
750,000 - 999,999	0	2	5	0
over 1,000,000	1	1	4	0
Total Types	208	895	432	265
AVERAGE PRICE	130,458	198,956	286,755	163,903
MEDIAN PRICE	113,000	188,730	252,500	142,000

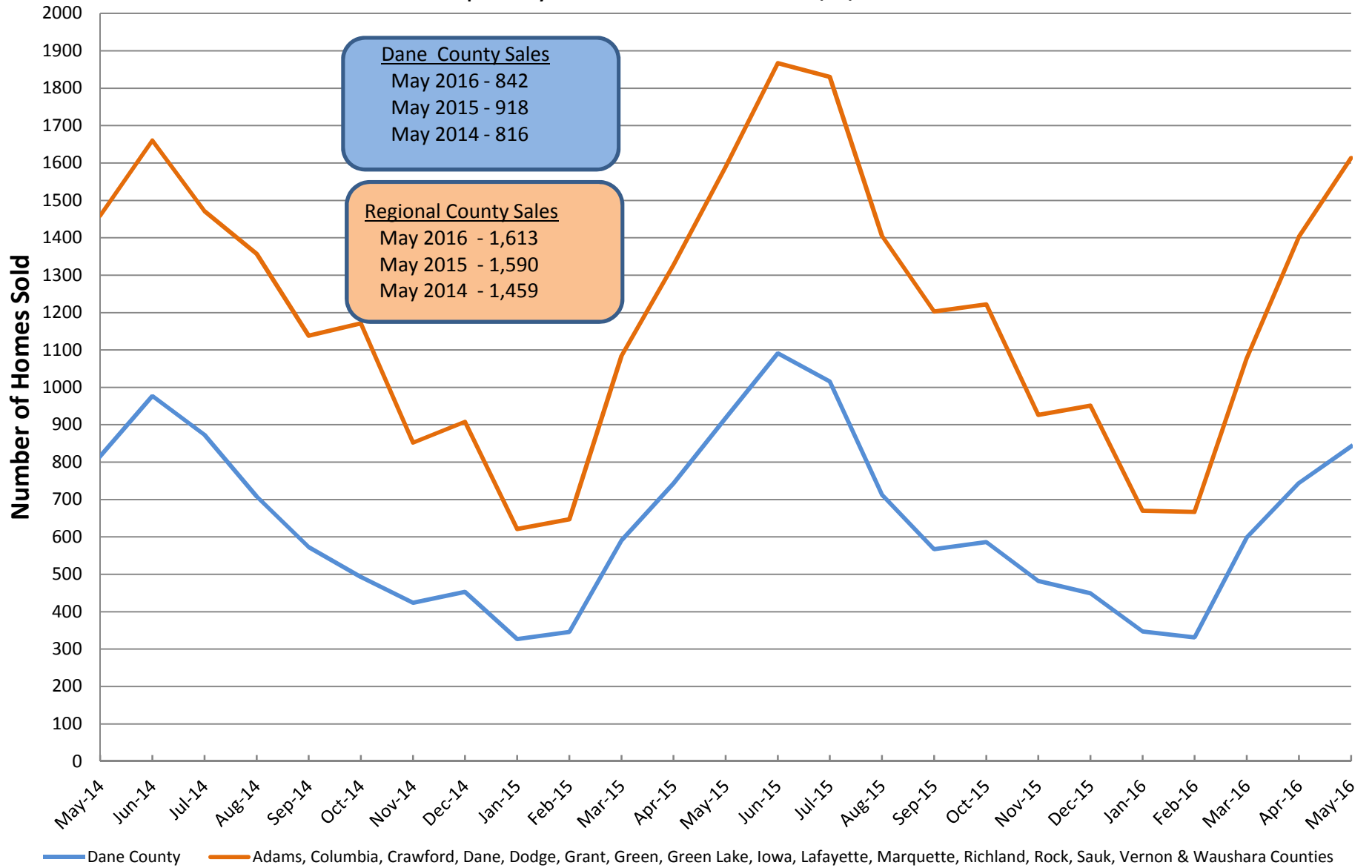
TERMS OF SALE (SALES)	
CASH	263
CONVENTIONAL	1320
FHA	86
FVA	39
STATE VA	9
WHEDA	24
ASSUMPTION	0
SELLER	2
OTHER	13
USDA	44

*Sales for the month & current active listings are reported as of 6/13/2016. The Current Active Listings Chart includes all listings available for showings, including those with offers to purchase. This representation is based in whole or in part on data supplied to the South Central Wisconsin MLS Corporation by its Participants. The MLS does not guarantee and is not responsible for its accuracy. Data maintained by the MLS does not reflect all real estate activity in the market.

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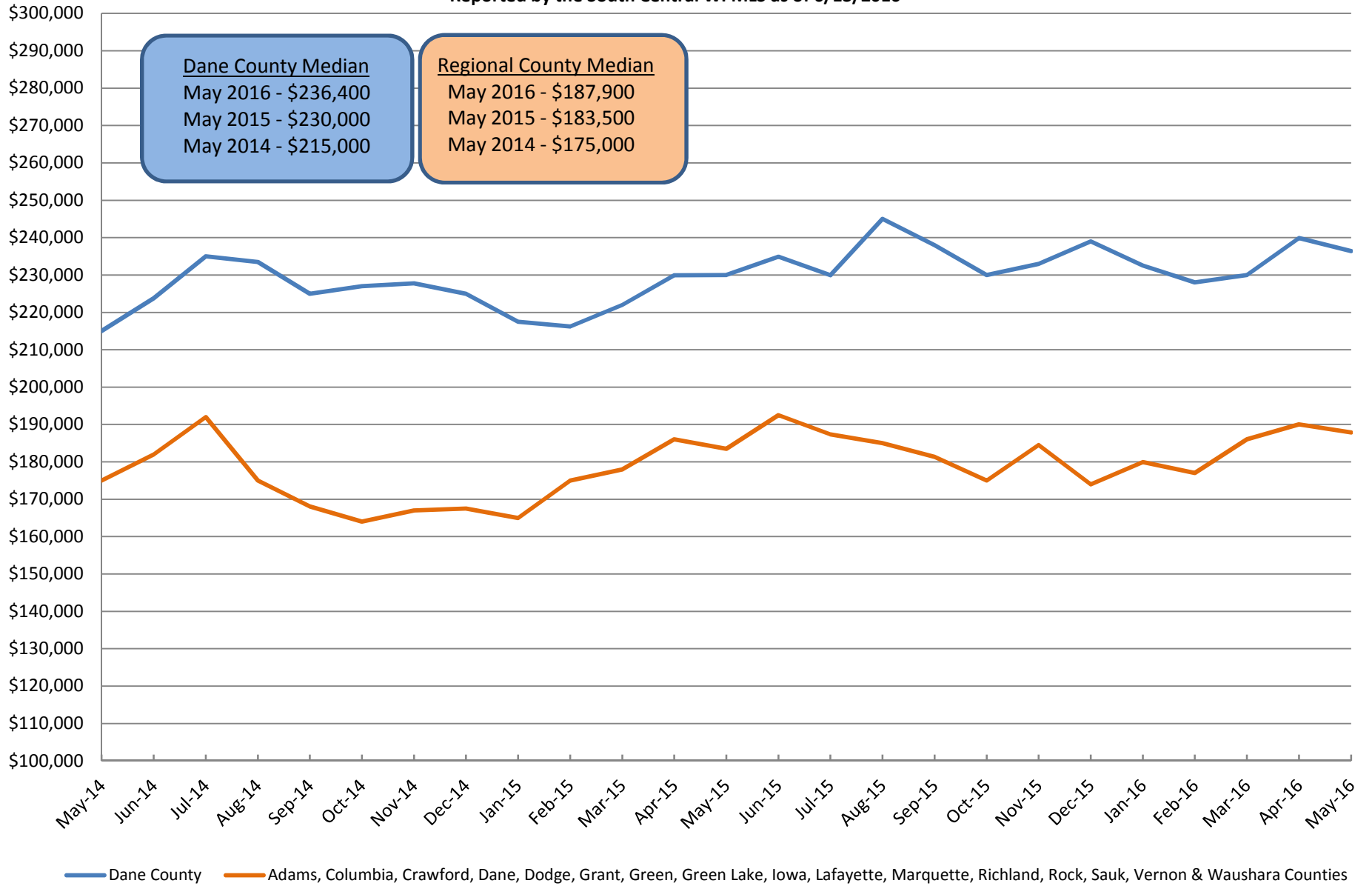
Single Family Solds (Inc Condos)

Reported by the South Central WI MLS as of 6/13/2016



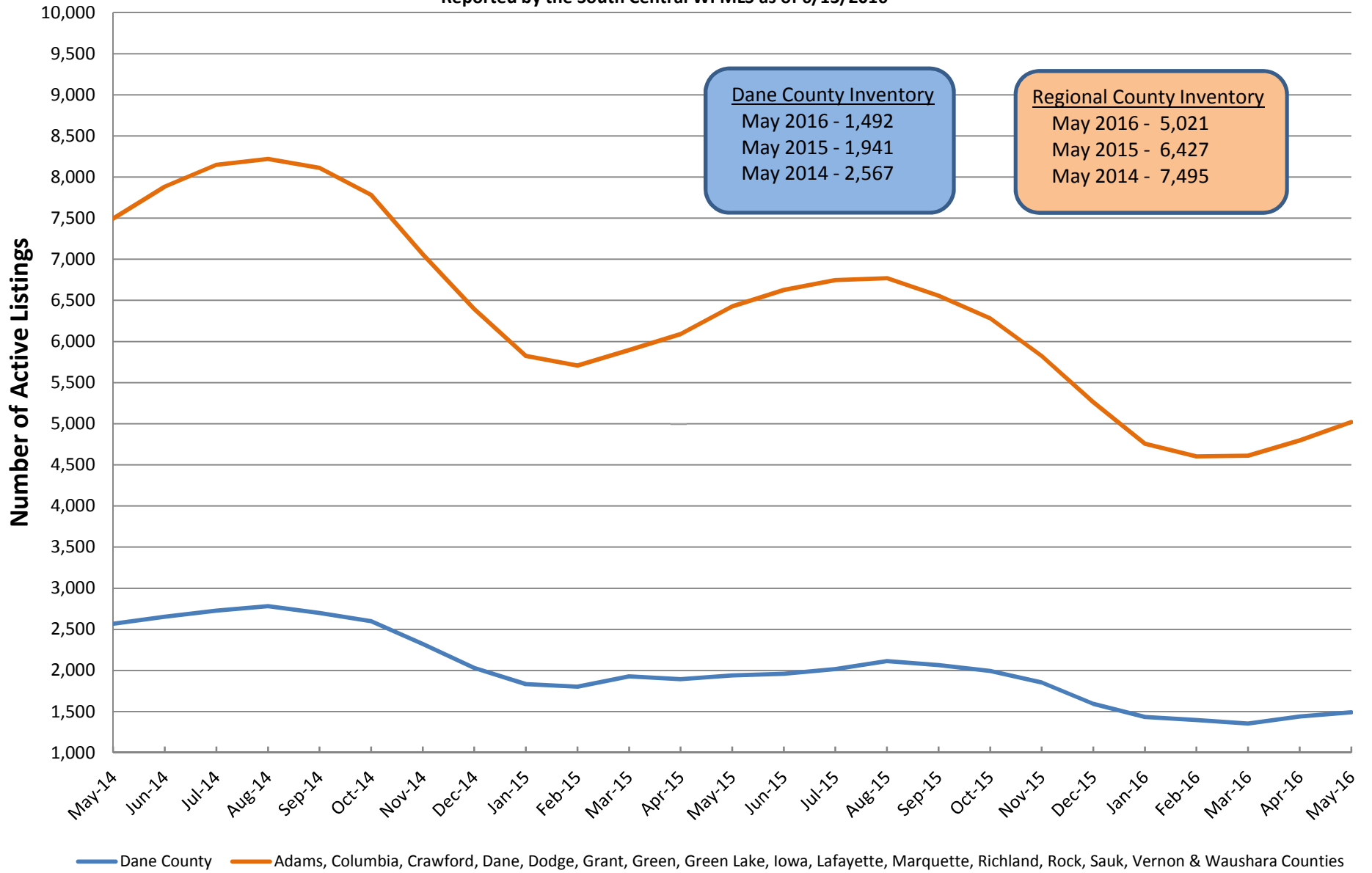
Median Sale Price for Single Family Solds (Inc Condos)

Reported by the South Central WI MLS as of 6/13/2016



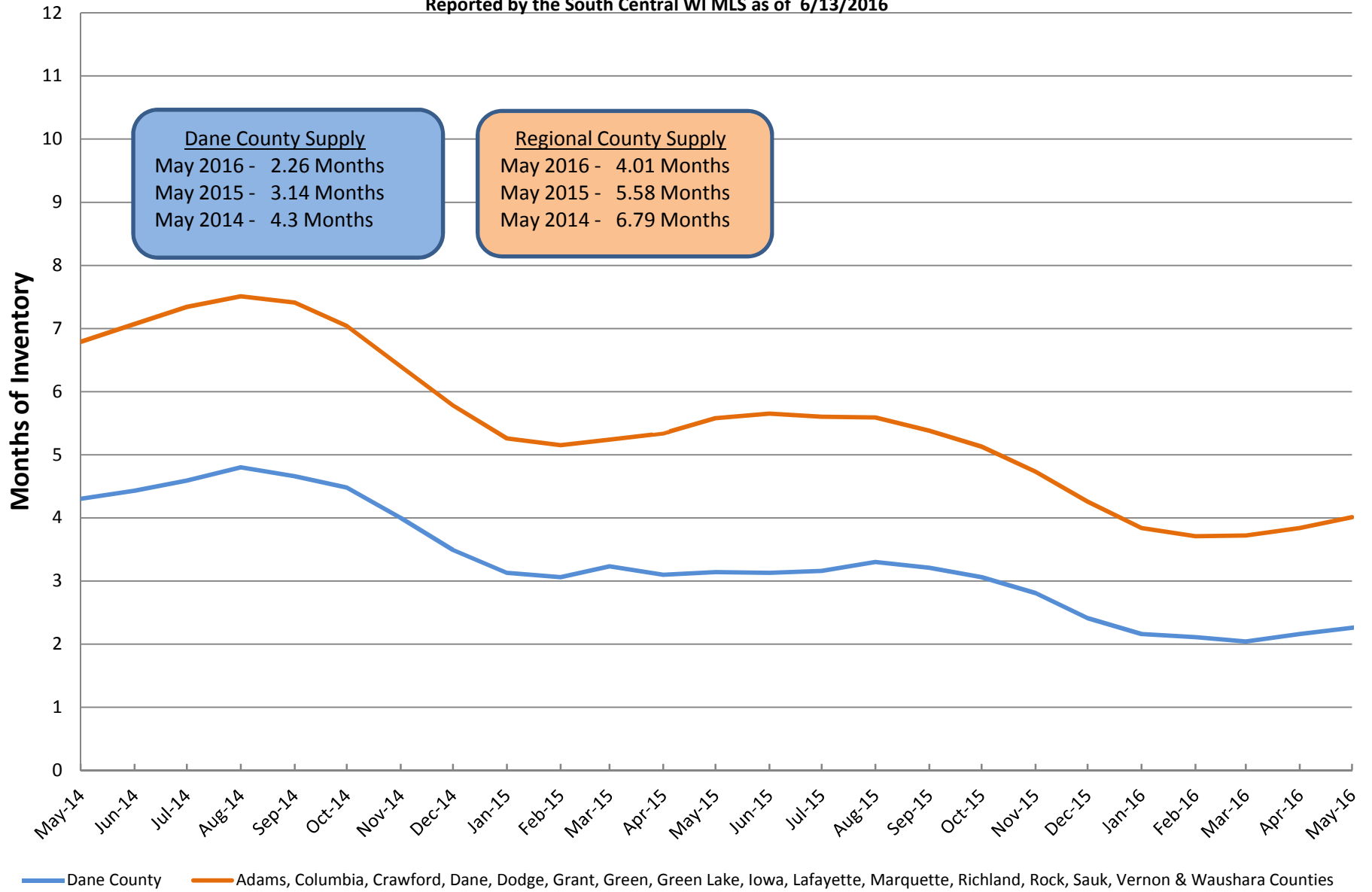
Available Single Family Homes (Inc Condos)

Reported by the South Central WI MLS as of 6/13/2016



Months Supply of Inventory for Single Family Homes (Inc Condos)

Reported by the South Central WI MLS as of 6/13/2016



Months Supply = current inventory divided by the average sales for the most current 12 months