

Residential Sales Price Distribution for the Suburbs, YTD August 2021

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

Area	Type of Property	Number of Sales	Average Sale Price	Median Sale Price	Sales < \$45K	Percent < \$45K	Sales \$45K to \$65K	Percent \$45K to \$65K	Sales \$65K to \$85K	Percent \$65K to \$85K	Sales \$85K to \$105K	Percent \$85K to \$105K	Sales \$105K to \$125K	Percent \$105K to \$125K	Sales \$125K to \$150K	Percent \$125K to \$150K	Sales \$150K to \$200K	Percent \$150K to \$200K	Sales \$200K to \$250K
Bay Village	One Family	159	\$338,314	\$289,900	0	0	0	0	0	0	1	0.63	2	1.26	3	1.89	17	10.69	32
Bay Village	Condominium	5	\$367,000	\$388,000	0	0	0	0	0	0	0	0	0	0	1	20	0	0	0
Bay Village	New Construction (inferred)	4	\$415,000	\$395,000	0	0	0	0	2	50	0	0	0	0	0	0	0	0	0
Beachwood	One Family	131	\$413,681	\$343,000	0	0	0	0	0	0	0	0	0	0	1	0.76	5	3.82	16
Beachwood	Condominium	27	\$334,970	\$293,000	0	0	0	0	0	0	1	3.7	0	0	2	7.41	2	7.41	1
Beachwood	New Construction (inferred)	1	\$475,000	\$475,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Bedford	One Family	139	\$119,191	\$110,000	2	1.44	14	10.07	24	17.27	28	20.14	20	14.39	15	10.79	27	19.42	8
Bedford	Two Family	6	\$121,542	\$126,500	0	0	0	0	1	16.67	1	16.67	1	16.67	2	33.33	1	16.67	0
Bedford	Condominium	13	\$69,038	\$64,500	3	23.08	4	30.77	1	7.69	3	23.08	2	15.38	0	0	0	0	0
Bedford Heights	One Family	62	\$154,194	\$156,000	0	0	2	3.23	5	8.06	7	11.29	8	12.9	7	11.29	22	35.48	8
Bedford Heights	Condominium	1	\$114,500	\$114,500	0	0	0	0	0	0	0	0	1	100	0	0	0	0	0
Bentleyville	One Family	18	\$810,257	\$775,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Bentleyville	Two Family	1	\$410,000	\$410,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Bentleyville	New Construction (inferred)	3	\$289,667	\$150,000	0	0	0	0	0	0	0	0	0	0	2	66.67	0	0	0
Berea	One Family	173	\$187,796	\$178,000	1	0.58	1	0.58	5	2.89	6	3.47	13	7.51	24	13.87	63	36.42	36
Berea	Two Family	6	\$172,475	\$172,500	0	0	0	0	0	0	1	16.67	0	0	1	16.67	3	50	0
Berea	Condominium	13	\$95,595	\$76,532	0	0	5	38.46	3	23.08	2	15.38	0	0	1	7.69	1	7.69	1
Berea	New Construction (inferred)	1	\$60,000	\$60,000	0	0	1	100	0	0	0	0	0	0	0	0	0	0	0
Bratenahl	One Family	20	\$668,308	\$411,500	0	0	0	0	0	0	1	5	0	0	1	5	1	5	1
Bratenahl	Two Family	1	\$185,000	\$185,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Bratenahl	Condominium	12	\$277,733	\$216,250	0	0	0	0	0	0	0	0	0	0	3	25	3	25	1
Bratenahl	New Construction (inferred)	2	\$207,500	\$207,500	0	0	0	0	0	0	0	0	0	0	0	0	1	50	1
Brecksville	One Family	127	\$433,329	\$400,000	0	0	0	0	0	0	0	0	0	0	4	3.15	4	3.15	16
Brecksville	Condominium	32	\$171,188	\$133,750	0	0	5	15.63	3	9.38	5	15.63	2	6.25	2	6.25	2	6.25	6
Brecksville	New Construction (inferred)	16	\$306,969	\$240,000	0	0	0	0	0	0	0	0	2	12.5	2	12.5	0	0	5
Broadview Heights	One Family	148	\$347,292	\$319,000	0	0	1	0.68	0	0	1	0.68	0	0	1	0.68	10	6.76	28
Broadview Heights	Condominium	63	\$136,396	\$139,000	1	1.59	6	9.52	5	7.94	5	7.94	8	12.7	24	38.1	4	6.35	8
Broadview Heights	New Construction (inferred)	20	\$268,554	\$163,500	0	0	1	5	1	5	1	5	0	0	3	15	8	40	1
Brook Park	One Family	200	\$157,769	\$162,500	0	0	2	1	4	2	12	6	22	11	34	17	105	52.5	19
Brook Park	Condominium	13	\$119,269	\$115,000	0	0	0	0	2	15.38	0	0	8	61.54	1	7.69	2	15.38	0
Brook Park	New Construction (inferred)	1	\$284,500	\$284,500	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0

Residential Sales Price Distribution for the Suburbs, YTD Augu

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NC

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Bay Village	One Family	20.13	104	65.41
Bay Village	Condominium	0	4	80
Bay Village	New Construction (inferred)	0	2	50
Beachwood	One Family	12.21	109	83.21
Beachwood	Condominium	3.7	21	77.78
Beachwood	New Construction (inferred)	0	1	100
Bedford	One Family	5.76	1	0.72
Bedford	Two Family	0	0	0
Bedford	Condominium	0	0	0
Bedford Heights	One Family	12.9	3	4.84
Bedford Heights	Condominium	0	0	0
Bentleyville	One Family	0	18	100
Bentleyville	Two Family	0	1	100
Bentleyville	New Construction (inferred)	0	1	33.33
Berea	One Family	20.81	24	13.87
Berea	Two Family	0	1	16.67
Berea	Condominium	7.69	0	0
Berea	New Construction (inferred)	0	0	0
Bratenahl	One Family	5	16	80
Bratenahl	Two Family	0	0	0
Bratenahl	Condominium	8.33	5	41.67
Bratenahl	New Construction (inferred)	50	0	0
Brecksville	One Family	12.6	103	81.1
Brecksville	Condominium	18.75	7	21.88
Brecksville	New Construction (inferred)	31.25	7	43.75
Broadview Heights	One Family	18.92	107	72.3
Broadview Heights	Condominium	12.7	2	3.17
Broadview Heights	New Construction (inferred)	5	5	25
Brook Park	One Family	9.5	2	1
Brook Park	Condominium	0	0	0
Brook Park	New Construction (inferred)	0	1	100

Residential Sales Price Distribution for the Suburbs, YTD August 2021

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

Area	Type of Property	Number of Sales	Average Sale Price	Median Sale Price	Sales < \$45K	Percent < \$45K	Sales \$45K to \$65K	Percent \$45K to \$65K	Sales \$65K to \$85K	Percent \$65K to \$85K	Sales \$85K to \$105K	Percent \$85K to \$105K	Sales \$105K to \$125K	Percent \$105K to \$125K	Sales \$125K to \$150K	Percent \$125K to \$150K	Sales \$150K to \$200K	Percent \$150K to \$200K	Sales \$200K to \$250K
Brooklyn	One Family	101	\$144,150	\$147,200	0	0	2	1.98	4	3.96	11	10.89	10	9.9	31	30.69	39	38.61	4
Brooklyn	Two Family	2	\$193,050	\$193,050	0	0	0	0	0	0	0	0	0	0	0	0	1	50	1
Brooklyn Heights	One Family	12	\$211,462	\$213,750	0	0	0	0	0	0	0	0	1	8.33	3	25	1	8.33	3
Chagrin Falls	One Family	59	\$483,740	\$425,000	0	0	0	0	0	0	0	0	0	0	0	0	1	1.69	7
Chagrin Falls	Two Family	1	\$275,000	\$275,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Chagrin Falls	Condominium	13	\$297,700	\$189,000	1	7.69	2	15.38	2	15.38	1	7.69	0	0	0	0	1	7.69	0
Chagrin Falls	New Construction (inferred)	1	\$180,000	\$180,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Chagrin Falls Township	One Family	2	\$962,500	\$962,500	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Cleveland	One Family	2365	\$109,799	\$87,500	480	20.3	363	15.35	324	13.7	203	8.58	232	9.81	280	11.84	226	9.56	110
Cleveland	Two Family	959	\$90,158	\$74,900	251	26.17	156	16.27	172	17.94	117	12.2	74	7.72	69	7.19	54	5.63	29
Cleveland	Condominium	153	\$244,474	\$198,000	1	0.65	3	1.96	6	3.92	8	5.23	9	5.88	31	20.26	20	13.07	20
Cleveland Heights	One Family	534	\$187,622	\$160,500	5	0.94	22	4.12	36	6.74	51	9.55	57	10.67	66	12.36	127	23.78	67
Cleveland Heights	Two Family	75	\$196,730	\$183,000	0	0	0	0	2	2.67	6	8	8	10.67	8	10.67	22	29.33	17
Cleveland Heights	Condominium	39	\$183,047	\$145,000	1	2.56	0	0	3	7.69	1	2.56	8	20.51	7	17.95	9	23.08	4
Cleveland Heights	New Construction (inferred)	2	\$244,000	\$244,000	0	0	0	0	0	0	0	0	1	50	0	0	0	0	0
Cuyahoga Heights	One Family	2	\$150,000	\$150,000	0	0	0	0	0	0	0	0	0	0	1	50	1	50	0
Cuyahoga Heights	Two Family	2	\$155,000	\$155,000	0	0	0	0	0	0	1	50	0	0	0	0	0	0	1
East Cleveland	One Family	40	\$82,380	\$59,208	18	45	3	7.5	5	12.5	1	2.5	2	5	2	5	6	15	3
East Cleveland	Two Family	28	\$44,143	\$34,500	20	71.43	4	14.29	1	3.57	1	3.57	1	3.57	0	0	1	3.57	0
Euclid	One Family	503	\$114,913	\$115,000	23	4.57	50	9.94	72	14.31	80	15.9	73	14.51	116	23.06	71	14.12	11
Euclid	Two Family	31	\$116,029	\$125,000	2	6.45	3	9.68	1	3.23	3	9.68	7	22.58	14	45.16	1	3.23	0
Euclid	Condominium	41	\$52,270	\$44,000	23	56.1	10	24.39	4	9.76	0	0	2	4.88	2	4.88	0	0	0
Euclid	New Construction (inferred)	1	\$228,900	\$228,900	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Fairview Park	One Family	181	\$247,741	\$231,000	0	0	0	0	1	0.55	2	1.1	1	0.55	9	4.97	44	24.31	54
Fairview Park	Two Family	3	\$232,667	\$248,000	0	0	0	0	0	0	0	0	0	0	0	0	1	33.33	1
Fairview Park	Condominium	11	\$113,491	\$115,000	0	0	1	9.09	1	9.09	1	9.09	5	45.45	3	27.27	0	0	0
Garfield Heights	One Family	385	\$99,918	\$99,900	22	5.71	64	16.62	59	15.32	70	18.18	67	17.4	79	20.52	23	5.97	1
Garfield Heights	Two Family	37	\$105,827	\$104,000	0	0	1	2.7	9	24.32	9	24.32	9	24.32	8	21.62	1	2.7	0
Garfield Heights	New Construction (inferred)	1	\$176,000	\$176,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Gates Mills	One Family	36	\$624,454	\$536,000	0	0	0	0	0	0	0	0	0	0	0	0	1	2.78	2

Residential Sales Price Distribution for the Suburbs, YTD Augu

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NC

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Brooklyn	One Family	3.96	0	0
Brooklyn	Two Family	50	0	0
Brooklyn Heights	One Family	25	4	33.33
Chagrin Falls	One Family	11.86	51	86.44
Chagrin Falls	Two Family	0	1	100
Chagrin Falls	Condominium	0	6	46.15
Chagrin Falls	New Construction (inferred)	0	0	0
Chagrin Falls Township	One Family	0	2	100
Cleveland	One Family	4.65	147	6.22
Cleveland	Two Family	3.02	37	3.86
Cleveland	Condominium	13.07	55	35.95
Cleveland Heights	One Family	12.55	103	19.29
Cleveland Heights	Two Family	22.67	12	16
Cleveland Heights	Condominium	10.26	6	15.38
Cleveland Heights	New Construction (inferred)	0	1	50
Cuyahoga Heights	One Family	0	0	0
Cuyahoga Heights	Two Family	50	0	0
East Cleveland	One Family	7.5	0	0
East Cleveland	Two Family	0	0	0
Euclid	One Family	2.19	7	1.39
Euclid	Two Family	0	0	0
Euclid	Condominium	0	0	0
Euclid	New Construction (inferred)	100	0	0
Fairview Park	One Family	29.83	70	38.67
Fairview Park	Two Family	33.33	1	33.33
Fairview Park	Condominium	0	0	0
Garfield Heights	One Family	0.26	0	0
Garfield Heights	Two Family	0	0	0
Garfield Heights	New Construction (inferred)	0	0	0
Gates Mills	One Family	5.56	33	91.67

Residential Sales Price Distribution for the Suburbs, YTD August 2021

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

Area	Type of Property	Number of Sales	Average Sale Price	Median Sale Price	Sales < \$45K	Percent < \$45K	Sales \$45K to \$65K	Percent \$45K to \$65K	Sales \$65K to \$85K	Percent \$65K to \$85K	Sales \$85K to \$105K	Percent \$85K to \$105K	Sales \$105K to \$125K	Percent \$105K to \$125K	Sales \$125K to \$150K	Percent \$125K to \$150K	Sales \$150K to \$200K	Percent \$150K to \$200K	Sales \$200K to \$250K
Gates Mills	Two Family	1	\$425,000	\$425,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Gates Mills	New Construction (inferred)	1	\$805,000	\$805,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Glenwillow	One Family	3	\$263,333	\$275,000	0	0	0	0	0	0	0	0	1	33.33	0	0	0	0	0
Highland Heights	One Family	90	\$346,521	\$347,000	0	0	0	0	0	0	0	0	2	2.22	6	6.67	9	10	7
Highland Heights	Condominium	5	\$330,980	\$340,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Highland Heights	New Construction (inferred)	2	\$155,000	\$155,000	0	0	0	0	0	0	0	0	0	0	1	50	1	50	0
Highland Hills	One Family	3	\$79,333	\$78,000	0	0	1	33.33	1	33.33	1	33.33	0	0	0	0	0	0	0
Hunting Valley	One Family	3	\$1,878,867	\$1,536,600	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Hunting Valley	New Construction (inferred)	1	\$800,000	\$800,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Independence	One Family	57	\$366,886	\$297,000	0	0	0	0	0	0	0	0	0	0	1	1.75	7	12.28	12
Independence	New Construction (inferred)	8	\$601,712	\$583,820	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Lakewood	One Family	323	\$286,034	\$265,000	0	0	3	0.93	2	0.62	6	1.86	10	3.1	12	3.72	44	13.62	61
Lakewood	Two Family	147	\$254,183	\$250,000	0	0	0	0	0	0	2	1.36	0	0	7	4.76	17	11.56	50
Lakewood	Condominium	117	\$130,188	\$120,000	10	8.55	19	16.24	16	13.68	8	6.84	12	10.26	14	11.97	20	17.09	7
Lakewood	New Construction (inferred)	2	\$185,500	\$185,500	0	0	0	0	0	0	1	50	0	0	0	0	0	0	0
Lyndhurst	One Family	249	\$199,184	\$185,000	0	0	1	0.4	4	1.61	5	2.01	14	5.62	32	12.85	95	38.15	57
Lyndhurst	Two Family	1	\$170,000	\$170,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Lyndhurst	Condominium	22	\$183,186	\$134,750	0	0	3	13.64	1	4.55	4	18.18	1	4.55	5	22.73	2	9.09	0
Maple Heights	One Family	303	\$89,604	\$89,000	27	8.91	62	20.46	54	17.82	54	17.82	60	19.8	37	12.21	9	2.97	0
Maple Heights	Two Family	5	\$121,260	\$133,400	0	0	0	0	2	40	0	0	0	0	2	40	1	20	0
Maple Heights	Condominium	5	\$33,280	\$32,000	5	100	0	0	0	0	0	0	0	0	0	0	0	0	0
Maple Heights	New Construction (inferred)	1	\$115,000	\$115,000	0	0	0	0	0	0	0	0	1	100	0	0	0	0	0
Mayfield	One Family	44	\$308,761	\$280,000	0	0	0	0	0	0	1	2.27	1	2.27	1	2.27	2	4.55	7
Mayfield	New Construction (inferred)	4	\$87,500	\$80,000	0	0	0	0	3	75	0	0	1	25	0	0	0	0	0
Mayfield Heights	One Family	216	\$193,207	\$175,000	0	0	2	0.93	2	0.93	7	3.24	17	7.87	36	16.67	81	37.5	40
Mayfield Heights	Condominium	45	\$166,114	\$149,900	0	0	1	2.22	1	2.22	3	6.67	7	15.56	11	24.44	12	26.67	4
Mayfield Heights	New Construction (inferred)	3	\$472,667	\$565,000	0	0	1	33.33	0	0	0	0	0	0	0	0	0	0	0
Middleburg Heights	One Family	140	\$216,007	\$212,750	0	0	0	0	1	0.71	1	0.71	3	2.14	17	12.14	33	23.57	46
Middleburg Heights	Two Family	1	\$235,000	\$235,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Middleburg Heights	Condominium	29	\$102,062	\$93,250	0	0	3	10.34	9	31.03	6	20.69	2	6.9	7	24.14	2	6.9	0

Residential Sales Price Distribution for the Suburbs, YTD Augu

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NC

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Gates Mills	Two Family	0	1	100
Gates Mills	New Construction (inferred)	0	1	100
Glenwillow	One Family	0	2	66.67
Highland Heights	One Family	7.78	66	73.33
Highland Heights	Condominium	0	5	100
Highland Heights	New Construction (inferred)	0	0	0
Highland Hills	One Family	0	0	0
Hunting Valley	One Family	0	3	100
Hunting Valley	New Construction (inferred)	0	1	100
Independence	One Family	21.05	37	64.91
Independence	New Construction (inferred)	0	8	100
Lakewood	One Family	18.89	185	57.28
Lakewood	Two Family	34.01	71	48.3
Lakewood	Condominium	5.98	11	9.4
Lakewood	New Construction (inferred)	0	1	50
Lyndhurst	One Family	22.89	41	16.47
Lyndhurst	Two Family	0	0	0
Lyndhurst	Condominium	0	6	27.27
Maple Heights	One Family	0	0	0
Maple Heights	Two Family	0	0	0
Maple Heights	Condominium	0	0	0
Maple Heights	New Construction (inferred)	0	0	0
Mayfield	One Family	15.91	32	72.73
Mayfield	New Construction (inferred)	0	0	0
Mayfield Heights	One Family	18.52	31	14.35
Mayfield Heights	Condominium	8.89	6	13.33
Mayfield Heights	New Construction (inferred)	0	2	66.67
Middleburg Heights	One Family	32.86	39	27.86
Middleburg Heights	Two Family	100	0	0
Middleburg Heights	Condominium	0	0	0

Residential Sales Price Distribution for the Suburbs, YTD August 2021

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

Area	Type of Property	Number of Sales	Average Sale Price	Median Sale Price	Sales < \$45K	Percent < \$45K	Sales \$45K to \$65K	Percent \$45K to \$65K	Sales \$65K to \$85K	Percent \$65K to \$85K	Sales \$85K to \$105K	Percent \$85K to \$105K	Sales \$105K to \$125K	Percent \$105K to \$125K	Sales \$125K to \$150K	Percent \$125K to \$150K	Sales \$150K to \$200K	Percent \$150K to \$200K	Sales \$200K to \$250K
Middleburg Heights	New Construction (inferred)	10	\$275,067	\$310,537	0	0	0	0	1	10	0	0	0	0	0	0	1	10	0
Moreland Hills	One Family	40	\$658,564	\$640,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Moreland Hills	Two Family	1	\$625,000	\$625,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Moreland Hills	Condominium	3	\$175,000	\$175,000	0	0	0	0	0	0	0	0	0	0	0	0	3	100	0
Moreland Hills	New Construction (inferred)	2	\$295,450	\$295,450	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Newburgh Heights	One Family	20	\$77,653	\$68,250	2	10	8	40	1	5	4	20	5	25	0	0	0	0	0
Newburgh Heights	Two Family	10	\$68,550	\$66,000	2	20	3	30	1	10	4	40	0	0	0	0	0	0	0
Newburgh Heights	New Construction (inferred)	1	\$72,000	\$72,000	0	0	0	0	1	100	0	0	0	0	0	0	0	0	0
North Olmsted	One Family	294	\$216,783	\$215,000	0	0	1	0.34	0	0	9	3.06	5	1.7	29	9.86	80	27.21	82
North Olmsted	Condominium	86	\$99,748	\$76,000	13	15.12	18	20.93	17	19.77	7	8.14	13	15.12	4	4.65	3	3.49	11
North Randall	One Family	3	\$121,500	\$129,500	0	0	0	0	1	33.33	0	0	0	0	1	33.33	1	33.33	0
North Royalton	One Family	189	\$289,574	\$275,000	0	0	2	1.06	0	0	3	1.59	2	1.06	6	3.17	30	15.87	41
North Royalton	Two Family	2	\$266,750	\$266,750	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Royalton	Condominium	80	\$103,665	\$102,995	4	5	11	13.75	13	16.25	16	20	17	21.25	11	13.75	7	8.75	0
North Royalton	New Construction (inferred)	28	\$333,875	\$423,740	0	0	2	7.14	3	10.71	1	3.57	2	7.14	2	7.14	2	7.14	0
Oakwood	One Family	21	\$165,083	\$164,000	0	0	1	4.76	2	9.52	1	4.76	2	9.52	3	14.29	6	28.57	4
Olmsted Falls	One Family	78	\$242,855	\$225,000	0	0	1	1.28	0	0	2	2.56	0	0	0	0	17	21.79	26
Olmsted Falls	Condominium	44	\$137,795	\$131,500	0	0	1	2.27	2	4.55	4	9.09	9	20.45	14	31.82	11	25	3
Olmsted Falls	New Construction (inferred)	10	\$256,983	\$326,548	0	0	2	20	0	0	1	10	0	0	0	0	0	0	0
Olmsted Township	One Family	98	\$257,005	\$257,000	1	1.02	0	0	1	1.02	3	3.06	2	2.04	2	2.04	15	15.31	23
Olmsted Township	Condominium	2	\$96,000	\$96,000	0	0	0	0	0	0	2	100	0	0	0	0	0	0	0
Olmsted Township	New Construction (inferred)	12	\$209,622	\$227,677	0	0	2	16.67	0	0	0	0	0	0	1	8.33	0	0	7
Orange	One Family	28	\$494,889	\$435,000	0	0	0	0	0	0	0	0	0	0	0	0	2	7.14	1
Orange	Condominium	11	\$481,067	\$475,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Orange	New Construction (inferred)	12	\$603,274	\$605,428	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Parma	One Family	904	\$161,047	\$155,000	2	0.22	10	1.11	33	3.65	57	6.31	82	9.07	224	24.78	348	38.5	104
Parma	Two Family	40	\$176,970	\$180,750	0	0	0	0	0	0	1	2.5	3	7.5	7	17.5	20	50	9
Parma	Condominium	32	\$107,057	\$112,500	1	3.13	6	18.75	5	15.63	2	6.25	7	21.88	7	21.88	3	9.38	1
Parma	New Construction (inferred)	4	\$185,988	\$185,000	0	0	0	0	2	50	0	0	0	0	0	0	0	0	0
Parma Heights	One Family	211	\$165,683	\$165,000	0	0	1	0.47	10	4.74	8	3.79	17	8.06	33	15.64	107	50.71	26

Residential Sales Price Distribution for the Suburbs, YTD Augu

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NC

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Middleburg Heights	New Construction (inferred)	0	8	80
Moreland Hills	One Family	0	40	100
Moreland Hills	Two Family	0	1	100
Moreland Hills	Condominium	0	0	0
Moreland Hills	New Construction (inferred)	0	2	100
Newburgh Heights	One Family	0	0	0
Newburgh Heights	Two Family	0	0	0
Newburgh Heights	New Construction (inferred)	0	0	0
North Olmsted	One Family	27.89	88	29.93
North Olmsted	Condominium	12.79	0	0
North Randall	One Family	0	0	0
North Royalton	One Family	21.69	105	55.56
North Royalton	Two Family	0	2	100
North Royalton	Condominium	0	1	1.25
North Royalton	New Construction (inferred)	0	16	57.14
Oakwood	One Family	19.05	2	9.52
Olmsted Falls	One Family	33.33	32	41.03
Olmsted Falls	Condominium	6.82	0	0
Olmsted Falls	New Construction (inferred)	0	7	70
Olmsted Township	One Family	23.47	51	52.04
Olmsted Township	Condominium	0	0	0
Olmsted Township	New Construction (inferred)	58.33	2	16.67
Orange	One Family	3.57	25	89.29
Orange	Condominium	0	11	100
Orange	New Construction (inferred)	0	12	100
Parma	One Family	11.5	44	4.87
Parma	Two Family	22.5	0	0
Parma	Condominium	3.13	0	0
Parma	New Construction (inferred)	0	2	50
Parma Heights	One Family	12.32	9	4.27

Residential Sales Price Distribution for the Suburbs, YTD August 2021

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

Area	Type of Property	Number of Sales	Average Sale Price	Median Sale Price	Sales < \$45K	Percent < \$45K	Sales \$45K to \$65K	Percent \$45K to \$65K	Sales \$65K to \$85K	Percent \$65K to \$85K	Sales \$85K to \$105K	Percent \$85K to \$105K	Sales \$105K to \$125K	Percent \$105K to \$125K	Sales \$125K to \$150K	Percent \$125K to \$150K	Sales \$150K to \$200K	Percent \$150K to \$200K	Sales \$200K to \$250K
Parma Heights	Two Family	4	\$230,750	\$240,000	0	0	0	0	0	0	0	0	0	0	0	0	1	25	3
Parma Heights	Condominium	14	\$77,825	\$71,000	0	0	6	42.86	4	28.57	2	14.29	2	14.29	0	0	0	0	0
Parma Heights	New Construction (inferred)	1	\$58,000	\$58,000	0	0	1	100	0	0	0	0	0	0	0	0	0	0	0
Pepper Pike	One Family	96	\$541,486	\$490,000	0	0	0	0	0	0	0	0	0	0	0	0	1	1.04	3
Pepper Pike	New Construction (inferred)	8	\$642,694	\$675,950	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Richmond Heights	One Family	84	\$191,829	\$188,000	0	0	0	0	2	2.38	3	3.57	5	5.95	16	19.05	23	27.38	20
Richmond Heights	Condominium	15	\$127,540	\$135,000	0	0	2	13.33	0	0	2	13.33	1	6.67	7	46.67	3	20	0
Rocky River	One Family	172	\$468,728	\$379,950	0	0	0	0	1	0.58	0	0	0	0	0	0	9	5.23	10
Rocky River	Two Family	2	\$250,950	\$250,950	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Rocky River	Condominium	89	\$164,912	\$99,900	3	3.37	15	16.85	15	16.85	14	15.73	2	2.25	4	4.49	7	7.87	10
Seven Hills	One Family	118	\$236,924	\$233,250	0	0	1	0.85	2	1.69	1	0.85	2	1.69	6	5.08	24	20.34	40
Seven Hills	Condominium	1	\$200,700	\$200,700	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Shaker Heights	One Family	329	\$351,063	\$305,000	1	0.3	2	0.61	6	1.82	6	1.82	4	1.22	16	4.86	36	10.94	48
Shaker Heights	Two Family	43	\$177,664	\$177,500	0	0	1	2.33	1	2.33	1	2.33	1	2.33	6	13.95	19	44.19	14
Shaker Heights	Condominium	50	\$95,522	\$68,000	13	26	11	22	5	10	4	8	2	4	4	8	7	14	3
Shaker Heights	New Construction (inferred)	1	\$150,000	\$150,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Solon	One Family	249	\$413,081	\$358,900	0	0	0	0	0	0	0	0	1	0.4	2	0.8	9	3.61	33
Solon	Two Family	1	\$125,000	\$125,000	0	0	0	0	0	0	0	0	1	100	0	0	0	0	0
Solon	Condominium	5	\$188,800	\$175,000	0	0	0	0	0	0	1	20	0	0	0	0	2	40	1
Solon	New Construction (inferred)	22	\$184,807	\$177,500	0	0	1	4.55	2	9.09	3	13.64	2	9.09	2	9.09	4	18.18	6
South Euclid	One Family	347	\$147,233	\$138,000	5	1.44	9	2.59	24	6.92	46	13.26	58	16.71	65	18.73	91	26.22	25
South Euclid	Two Family	11	\$170,390	\$168,000	0	0	0	0	0	0	0	0	1	9.09	2	18.18	5	45.45	3
South Euclid	Condominium	23	\$78,165	\$59,000	7	30.43	9	39.13	2	8.7	2	8.7	0	0	0	0	0	0	3
South Euclid	New Construction (inferred)	1	\$135,000	\$135,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Strongsville	One Family	423	\$308,565	\$290,000	0	0	0	0	1	0.24	3	0.71	3	0.71	9	2.13	47	11.11	77
Strongsville	Two Family	2	\$192,000	\$192,000	0	0	0	0	0	0	0	0	0	0	0	0	1	50	1
Strongsville	Condominium	39	\$166,975	\$170,500	0	0	0	0	1	2.56	0	0	3	7.69	9	23.08	19	48.72	7
Strongsville	New Construction (inferred)	24	\$376,270	\$423,934	0	0	0	0	2	8.33	2	8.33	0	0	1	4.17	0	0	1
University Heights	One Family	215	\$214,823	\$210,000	0	0	0	0	2	0.93	6	2.79	9	4.19	23	10.7	63	29.3	50
University Heights	Two Family	21	\$178,322	\$171,500	0	0	0	0	0	0	1	4.76	0	0	2	9.52	14	66.67	4
University Heights	Condominium	3	\$168,333	\$165,000	0	0	0	0	0	0	0	0	0	0	0	0	3	100	0
University Heights	New Construction (inferred)	2	\$442,619	\$442,619	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0

Residential Sales Price Distribution for the Suburbs, YTD Augu

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NC

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Parma Heights	Two Family	75	0	0
Parma Heights	Condominium	0	0	0
Parma Heights	New Construction (inferred)	0	0	0
Pepper Pike	One Family	3.13	92	95.83
Pepper Pike	New Construction (inferred)	0	8	100
Richmond Heights	One Family	23.81	15	17.86
Richmond Heights	Condominium	0	0	0
Rocky River	One Family	5.81	152	88.37
Rocky River	Two Family	50	1	50
Rocky River	Condominium	11.24	19	21.35
Seven Hills	One Family	33.9	42	35.59
Seven Hills	Condominium	100	0	0
Shaker Heights	One Family	14.59	210	63.83
Shaker Heights	Two Family	32.56	0	0
Shaker Heights	Condominium	6	1	2
Shaker Heights	New Construction (inferred)	0	0	0
Solon	One Family	13.25	204	81.93
Solon	Two Family	0	0	0
Solon	Condominium	20	1	20
Solon	New Construction (inferred)	27.27	2	9.09
South Euclid	One Family	7.2	24	6.92
South Euclid	Two Family	27.27	0	0
South Euclid	Condominium	13.04	0	0
South Euclid	New Construction (inferred)	0	0	0
Strongsville	One Family	18.2	283	66.9
Strongsville	Two Family	50	0	0
Strongsville	Condominium	17.95	0	0
Strongsville	New Construction (inferred)	4.17	18	75
University Heights	One Family	23.26	62	28.84
University Heights	Two Family	19.05	0	0
University Heights	Condominium	0	0	0
University Heights	New Construction (inferred)	0	2	100

Residential Sales Price Distribution for the Suburbs, YTD August 2021

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Levin College of Urban Affairs, Cleveland State University

Area	Type of Property	Number of Sales	Average Sale Price	Median Sale Price	Sales < \$45K	Percent < \$45K	Sales \$45K to \$65K	Percent \$45K to \$65K	Sales \$65K to \$85K	Percent \$65K to \$85K	Sales \$85K to \$105K	Percent \$85K to \$105K	Sales \$105K to \$125K	Percent \$105K to \$125K	Sales \$125K to \$150K	Percent \$125K to \$150K	Sales \$150K to \$200K	Percent \$150K to \$200K	Sales \$200K to \$250K
Valley View	One Family	8	\$306,500	\$343,000	0	0	0	0	0	0	0	0	0	0	1	12.5	0	0	1
Valley View	Two Family	1	\$149,000	\$149,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Valley View	New Construction (inferred)	1	\$76,000	\$76,000	0	0	0	0	1	100	0	0	0	0	0	0	0	0	0
Walton Hills	One Family	12	\$253,500	\$252,750	0	0	0	0	0	0	0	0	1	8.33	0	0	0	0	5
Walton Hills	New Construction (inferred)	4	\$88,600	\$74,700	0	0	1	25	2	50	0	0	0	0	1	25	0	0	0
Warrensville Heights	One Family	68	\$105,942	\$96,750	4	5.88	6	8.82	18	26.47	12	17.65	10	14.71	10	14.71	4	5.88	4
Warrensville Heights	Two Family	1	\$58,000	\$58,000	0	0	1	100	0	0	0	0	0	0	0	0	0	0	0
Warrensville Heights	Condominium	45	\$34,856	\$32,000	38	84.44	7	15.56	0	0	0	0	0	0	0	0	0	0	0
Westlake	One Family	228	\$429,742	\$380,000	0	0	0	0	0	0	1	0.44	1	0.44	6	2.63	18	7.89	25
Westlake	Condominium	120	\$247,843	\$186,750	0	0	4	3.33	4	3.33	6	5	18	15	18	15	17	14.17	7
Westlake	New Construction (inferred)	25	\$395,979	\$340,325	0	0	0	0	0	0	0	0	1	4	0	0	6	24	2
Woodmere	One Family	3	\$237,833	\$230,000	0	0	0	0	0	0	0	0	0	0	0	0	1	33.33	1
City of Cleveland	One Family	2365	\$109,799	\$87,500	480	20.3	363	15.35	324	13.7	203	8.58	232	9.81	280	11.84	226	9.56	110
City of Cleveland	Two Family	959	\$90,158	\$74,900	251	26.17	156	16.27	172	17.94	117	12.2	74	7.72	69	7.19	54	5.63	29
City of Cleveland	Condominium	153	\$244,474	\$198,000	1	0.65	3	1.96	6	3.92	8	5.23	9	5.88	31	20.26	20	13.07	20
Eastern Suburbs	One Family	4365	\$223,119	\$162,000	109	2.5	247	5.66	318	7.29	384	8.8	417	9.55	537	12.3	718	16.45	430
Eastern Suburbs	Two Family	278	\$149,334	\$144,000	24	8.63	13	4.68	18	6.47	27	9.71	29	10.43	45	16.19	67	24.1	39
Eastern Suburbs	Condominium	378	\$151,293	\$115,000	91	24.07	49	12.96	19	5.03	22	5.82	24	6.35	41	10.85	47	12.43	17
Eastern Suburbs	New Construction (inferred)	77	\$329,091	\$219,900	0	0	3	3.9	9	11.69	3	3.9	5	6.49	8	10.39	8	10.39	8
Western Suburbs	One Family	4336	\$255,989	\$219,000	4	0.09	25	0.58	65	1.5	127	2.93	176	4.06	454	10.47	1062	24.49	765
Western Suburbs	Two Family	209	\$235,120	\$235,000	0	0	0	0	0	0	4	1.91	3	1.44	15	7.18	44	21.05	67
Western Suburbs	Condominium	790	\$147,990	\$121,313	32	4.05	100	12.66	100	12.66	80	10.13	108	13.67	120	15.19	98	12.41	62
Western Suburbs	New Construction (inferred)	166	\$327,640	\$310,537	0	0	9	5.42	11	6.63	6	3.61	5	3.01	9	5.42	17	10.24	16
Total: All Suburbs	One Family	8701	\$239,499	\$191,000	113	1.3	272	3.13	383	4.4	511	5.87	593	6.82	991	11.39	1780	20.46	1195
Total: All Suburbs	Two Family	487	\$186,150	\$185,000	24	4.93	13	2.67	18	3.7	31	6.37	32	6.57	60	12.32	111	22.79	106
Total: All Suburbs	Condominium	1168	\$149,059	\$120,000	123	10.53	149	12.76	119	10.19	102	8.73	132	11.3	161	13.78	145	12.41	79
Total: All Suburbs	New Construction (inferred)	243	\$328,100	\$280,000	0	0	12	4.94	20	8.23	9	3.7	10	4.12	17	7	25	10.29	24
Total: Cuyahoga County	One Family	11066	\$211,780	\$169,300	593	5.36	635	5.74	707	6.39	714	6.45	825	7.46	1271	11.49	2006	18.13	1305
Total: Cuyahoga County	Two Family	1446	\$122,487	\$97,500	275	19.02	169	11.69	190	13.14	148	10.24	106	7.33	129	8.92	165	11.41	135
Total: Cuyahoga County	Condominium	1321	\$160,110	\$127,500	124	9.39	152	11.51	125	9.46	110	8.33	141	10.67	192	14.53	165	12.49	99
Total: Cuyahoga County	New Construction (inferred)	243	\$328,100	\$280,000	0	0	12	4.94	20	8.23	9	3.7	10	4.12	17	7	25	10.29	24

Residential Sales Price Distribution for the Suburbs, YTD Augu

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NC

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Valley View	One Family	12.5	6	75
Valley View	Two Family	0	0	0
Valley View	New Construction (inferred)	0	0	0
Walton Hills	One Family	41.67	6	50
Walton Hills	New Construction (inferred)	0	0	0
Warrensville Heights	One Family	5.88	0	0
Warrensville Heights	Two Family	0	0	0
Warrensville Heights	Condominium	0	0	0
Westlake	One Family	10.96	177	77.63
Westlake	Condominium	5.83	46	38.33
Westlake	New Construction (inferred)	8	16	64
Woodmere	One Family	33.33	1	33.33
City of Cleveland	One Family	4.65	147	6.22
City of Cleveland	Two Family	3.02	37	3.86
City of Cleveland	Condominium	13.07	55	35.95
Eastern Suburbs	One Family	9.85	1205	27.61
Eastern Suburbs	Two Family	14.03	16	5.76
Eastern Suburbs	Condominium	4.5	68	17.99
Eastern Suburbs	New Construction (inferred)	10.39	33	42.86
Western Suburbs	One Family	17.64	1658	38.24
Western Suburbs	Two Family	32.06	76	36.36
Western Suburbs	Condominium	7.85	90	11.39
Western Suburbs	New Construction (inferred)	9.64	93	56.02
Total: All Suburbs	One Family	13.73	2863	32.9
Total: All Suburbs	Two Family	21.77	92	18.89
Total: All Suburbs	Condominium	6.76	158	13.53
Total: All Suburbs	New Construction (inferred)	9.88	126	51.85
Total: Cuyahoga County	One Family	11.79	3010	27.2
Total: Cuyahoga County	Two Family	9.34	129	8.92
Total: Cuyahoga County	Condominium	7.49	213	16.12
Total: Cuyahoga County	New Construction (inferred)	9.88	126	51.85