

Residential Sales Price Distribution for the Suburbs, YTD December 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	265	\$346,154	\$290,000	0	0	0	0	0	0	1	0.38	3	1.13	6	2.26	29	10.94	52
Bay Village	Condominium	11	\$368,809	\$380,000	0	0	0	0	0	0	0	0	0	0	1	9.09	0	0	1
Bay Village	New Construction (inferred)	8	\$363,776	\$167,500	0	0	0	0	3	37.5	0	0	0	0	1	12.5	1	12.5	0
Beachwood	One Family	174	\$413,507	\$348,750	0	0	0	0	0	0	0	0	0	0	2	1.15	7	4.02	20
Beachwood	Condominium	43	\$331,742	\$325,000	0	0	0	0	0	0	1	2.33	1	2.33	3	6.98	4	9.3	3
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	229	\$121,577	\$119,000	4	1.75	21	9.17	35	15.28	40	17.47	34	14.85	36	15.72	43	18.78	15
Bedford	Two Family	14	\$133,011	\$139,500	0	0	0	0	2	14.29	2	14.29	1	7.14	3	21.43	6	42.86	0
Bedford	Condominium	15	\$71,167	\$64,500	4	26.67	4	26.67	1	6.67	3	20	2	13.33	1	6.67	0	0	0
Bedford	New Construction (inferred)	1	\$189,000	\$189,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Bedford Heights	One Family	105	\$160,408	\$158,900	0	0	2	1.9	7	6.67	12	11.43	12	11.43	13	12.38	36	34.29	17
Bedford Heights	Condominium	3	\$86,083	\$93,750	0	0	1	33.33	0	0	1	33.33	1	33.33	0	0	0	0	0
Bentleyville	One Family	21	\$773,315	\$750,000	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)	4	\$296,000	\$232,500	0	0	0	0	0	0	0	0	0	0	2	50	0	0	0
Berea	One Family	292	\$189,443	\$179,250	1	0.34	2	0.68	7	2.4	7	2.4	25	8.56	32	10.96	116	39.73	62
Berea	Two Family	11	\$170,077	\$159,000	0	0	0	0	0	0	2	18.18	0	0	2	18.18	5	45.45	0
Berea	Condominium	19	\$99,906	\$80,000	0	0	7	36.84	4	21.05	3	15.79	0	0	1	5.26	2	10.53	2
Berea	New Construction (inferred)	2	\$177,500	\$177,500	0	0	1	50	0	0	0	0	0	0	0	0	0	0	0
Bratenahl	One Family	25	\$703,436	\$455,250	0	0	0	0	0	0	2	8	1	4	1	4	1	4	1
Bratenahl	Two Family	2	\$196,250	\$196,250	0	0	0	0	0	0	0	0	0	0	0	0	1	50	1
Bratenahl	Condominium	20	\$279,740	\$245,000	0	0	0	0	0	0	0	0	0	0	4	20	3	15	3
Bratenahl	New Construction (inferred)	3	\$178,333	\$190,000	0	0	0	0	0	0	0	0	1	33.33	0	0	1	33.33	1
Brecksville	One Family	197	\$416,495	\$362,400	0	0	1	0.51	0	0	1	0.51	0	0	3	1.52	6	3.05	27
Brecksville	Condominium	52	\$172,716	\$137,750	0	0	5	9.62	4	7.69	7	13.46	7	13.46	5	9.62	3	5.77	12
Brecksville	New Construction (inferred)	26	\$358,636	\$392,500	0	0	0	0	0	0	0	0	3	11.54	2	7.69	0	0	6
Broadview Heights	One Family	237	\$347,936	\$318,000	0	0	1	0.42	0	0	1	0.42	0	0	1	0.42	16	6.75	44
Broadview Heights	Two Family	1	\$395,200	\$395,200	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Broadview Heights	Condominium	93	\$138,279	\$139,000	1	1.08	8	8.6	9	9.68	9	9.68	8	8.6	33	35.48	9	9.68	13
Broadview Heights	New Construction (inferred)	28	\$266,471	\$176,500	0	0	2	7.14	1	3.57	1	3.57	0	0	3	10.71	10	35.71	1
Brook Park	One Family	329	\$163,699	\$165,561	0	0	3	0.91	11	3.34	9	2.74	27	8.21	60	18.24	171	51.98	40
Brook Park	Condominium	15	\$121,007	\$115,000	0	0	0	0	0	0	1	6.67	11	73.33	1	6.67	2	13.33	0

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Area	Type of Property	Number of Sales	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Bay Village	One Family	265	19.62	174	65.66
Bay Village	Condominium	11	9.09	9	81.82
Bay Village	New Construction (inferred)	8	0	3	37.5
Beachwood	One Family	174	11.49	145	83.33
Beachwood	Condominium	43	6.98	31	72.09
Beachwood	New Construction (inferred)	1	0	1	100
Bedford	One Family	229	6.55	1	0.44
Bedford	Two Family	14	0	0	0
Bedford	Condominium	15	0	0	0
Bedford	New Construction (inferred)	1	0	0	0
Bedford Heights	One Family	105	16.19	6	5.71
Bedford Heights	Condominium	3	0	0	0
Bentleyville	One Family	21	0	21	100
Bentleyville	Two Family	1	0	1	100
Bentleyville	New Construction (inferred)	4	0	2	50
Berea	One Family	292	21.23	40	13.7
Berea	Two Family	11	0	2	18.18
Berea	Condominium	19	10.53	0	0
Berea	New Construction (inferred)	2	0	1	50
Bratenahl	One Family	25	4	19	76
Bratenahl	Two Family	2	50	0	0
Bratenahl	Condominium	20	15	10	50
Bratenahl	New Construction (inferred)	3	33.33	0	0
Brecksville	One Family	197	13.71	159	80.71
Brecksville	Condominium	52	23.08	9	17.31
Brecksville	New Construction (inferred)	26	23.08	15	57.69
Broadview Heights	One Family	237	18.57	174	73.42
Broadview Heights	Two Family	1	0	1	100
Broadview Heights	Condominium	93	13.98	3	3.23
Broadview Heights	New Construction (inferred)	28	3.57	10	35.71
Brook Park	One Family	329	12.16	8	2.43
Brook Park	Condominium	15	0	0	0

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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
Brooklyn	One Family	165	\$148,966	\$150,000	0	0	4	2.42	6	3.64	14	8.48	13	7.88	49	29.7	68	41.21	11
Brooklyn	Two Family	5	\$204,400	\$219,000	0	0	0	0	0	0	0	0	1	20	0	0	1	20	2
Brooklyn Heights	One Family	20	\$201,667	\$187,400	0	0	0	0	0	0	0	0	1	5	3	15	7	35	5
Brooklyn Heights	Two Family	1	\$235,000	\$235,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Chagrin Falls	One Family	81	\$485,144	\$430,000	0	0	0	0	0	0	0	0	0	0	0	0	3	3.7	6
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	23	\$307,256	\$189,000	1	4.35	2	8.7	6	26.09	1	4.35	0	0	0	0	2	8.7	1
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	3	\$1,475,000	\$1,150,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Cleveland	One Family	3901	\$111,629	\$90,500	762	19.53	568	14.56	523	13.41	348	8.92	401	10.28	482	12.36	414	10.61	173
Cleveland	Two Family	1524	\$91,752	\$77,250	368	24.15	240	15.75	278	18.24	199	13.06	142	9.32	107	7.02	89	5.84	43
Cleveland	Condominium	222	\$235,740	\$179,495	3	1.35	7	3.15	7	3.15	13	5.86	13	5.86	39	17.57	37	16.67	29
Cleveland Heights	One Family	839	\$188,376	\$160,000	6	0.72	29	3.46	57	6.79	76	9.06	85	10.13	124	14.78	195	23.24	110
Cleveland Heights	Two Family	120	\$195,136	\$181,250	0	0	2	1.67	2	1.67	9	7.5	11	9.17	14	11.67	34	28.33	26
Cleveland Heights	Condominium	54	\$172,532	\$135,000	2	3.7	1	1.85	7	12.96	2	3.7	9	16.67	9	16.67	10	18.52	6
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	5	\$160,400	\$155,000	0	0	0	0	0	0	0	0	0	0	2	40	2	40	1
Cuyahoga Heights	Two Family	3	\$165,333	\$186,000	0	0	0	0	0	0	1	33.33	0	0	0	0	1	33.33	1
East Cleveland	One Family	69	\$70,745	\$39,900	40	57.97	7	10.14	4	5.8	1	1.45	2	2.9	2	2.9	8	11.59	4
East Cleveland	Two Family	45	\$37,808	\$30,000	34	75.56	7	15.56	1	2.22	1	2.22	1	2.22	0	0	1	2.22	0
Euclid	One Family	815	\$116,884	\$116,000	27	3.31	80	9.82	110	13.5	126	15.46	138	16.93	179	21.96	125	15.34	19
Euclid	Two Family	60	\$126,213	\$129,500	1	1.67	3	5	2	3.33	6	10	14	23.33	26	43.33	8	13.33	0
Euclid	Condominium	77	\$48,937	\$42,000	47	61.04	20	25.97	5	6.49	1	1.3	2	2.6	2	2.6	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	324	\$246,977	\$235,000	0	0	2	0.62	2	0.62	3	0.93	4	1.23	17	5.25	70	21.6	99
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	17	\$114,143	\$115,000	0	0	1	5.88	1	5.88	3	17.65	6	35.29	6	35.29	0	0	0
Garfield Heights	One Family	648	\$102,951	\$104,000	28	4.32	90	13.89	101	15.59	118	18.21	123	18.98	145	22.38	41	6.33	2
Garfield Heights	Two Family	57	\$108,775	\$110,000	1	1.75	2	3.51	11	19.3	12	21.05	13	22.81	15	26.32	3	5.26	0

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Brook Park	New Construction (inferred)	1	0	1	100
Brooklyn	One Family	165	6.67	0	0
Brooklyn	Two Family	5	40	1	20
Brooklyn Heights	One Family	20	25	4	20
Brooklyn Heights	Two Family	1	100	0	0
Chagrin Falls	One Family	81	7.41	72	88.89
Chagrin Falls	Two Family	1	0	1	100
Chagrin Falls	Condominium	23	4.35	10	43.48
Chagrin Falls	New Construction (inferred)	1	0	0	0
Chagrin Falls Township	One Family	3	0	3	100
Cleveland	One Family	3901	4.43	230	5.9
Cleveland	Two Family	1524	2.82	58	3.81
Cleveland	Condominium	222	13.06	74	33.33
Cleveland Heights	One Family	839	13.11	157	18.71
Cleveland Heights	Two Family	120	21.67	22	18.33
Cleveland Heights	Condominium	54	11.11	8	14.81
Cleveland Heights	New Construction (inferred)	2	0	1	50
Cuyahoga Heights	One Family	5	20	0	0
Cuyahoga Heights	Two Family	3	33.33	0	0
East Cleveland	One Family	69	5.8	1	1.45
East Cleveland	Two Family	45	0	0	0
Euclid	One Family	815	2.33	11	1.35
Euclid	Two Family	60	0	0	0
Euclid	Condominium	77	0	0	0
Euclid	New Construction (inferred)	1	100	0	0
Fairview Park	One Family	324	30.56	127	39.2
Fairview Park	Two Family	3	33.33	1	33.33
Fairview Park	Condominium	17	0	0	0
Garfield Heights	One Family	648	0.31	0	0
Garfield Heights	Two Family	57	0	0	0

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Garfield Heights	New Construction (inferred)	2	\$148,000	\$148,000	0	0	0	0	0	0	0	0	1	50	0	0	1	50	0
Gates Mills	One Family	63	\$662,858	\$575,000	0	0	0	0	0	0	0	0	0	0	0	0	2	3.17	3
Gates Mills	Two Family	2	\$495,000	\$495,000	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	4	\$245,000	\$232,500	0	0	0	0	0	0	0	0	1	25	0	0	1	25	0
Highland Heights	One Family	148	\$352,202	\$350,000	0	0	0	0	0	0	0	0	3	2.03	5	3.38	17	11.49	12
Highland Heights	Condominium	7	\$321,700	\$339,900	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Highland Heights	New Construction (inferred)	4	\$350,000	\$187,500	0	0	0	0	0	0	0	0	0	0	1	25	1	25	1
Highland Hills	One Family	3	\$83,667	\$78,000	0	0	0	0	2	66.67	1	33.33	0	0	0	0	0	0	0
Hunting Valley	One Family	4	\$1,584,150	\$1,518,300	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Hunting Valley	Two Family	1	\$3,950,000	\$3,950,000	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	88	\$347,265	\$285,000	0	0	0	0	0	0	0	0	0	0	3	3.41	11	12.5	17
Independence	New Construction (inferred)	16	\$634,644	\$635,131	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Lakewood	One Family	543	\$282,613	\$262,000	0	0	3	0.55	4	0.74	12	2.21	13	2.39	16	2.95	82	15.1	114
Lakewood	Two Family	260	\$251,638	\$250,000	0	0	0	0	0	0	2	0.77	1	0.38	9	3.46	34	13.08	92
Lakewood	Condominium	185	\$138,200	\$125,000	12	6.49	30	16.22	22	11.89	11	5.95	20	10.81	25	13.51	31	16.76	15
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	402	\$197,908	\$185,000	0	0	2	0.5	5	1.24	5	1.24	22	5.47	54	13.43	166	41.29	85
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	32	\$199,321	\$135,889	0	0	4	12.5	3	9.38	3	9.38	3	9.38	7	21.88	3	9.38	0
Lyndhurst	New Construction (inferred)	1	\$135,000	\$135,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Maple Heights	One Family	502	\$93,250	\$91,250	35	6.97	89	17.73	100	19.92	91	18.13	87	17.33	81	16.14	19	3.78	0
Maple Heights	Two Family	8	\$102,663	\$85,500	1	12.5	0	0	3	37.5	1	12.5	0	0	2	25	1	12.5	0
Maple Heights	Condominium	40	\$47,635	\$44,950	31	77.5	0	0	9	22.5	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	66	\$318,174	\$283,000	0	0	0	0	0	0	0	0	1	1.52	1	1.52	6	9.09	12
Mayfield	Condominium	1	\$189,000	\$189,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Mayfield	New Construction (inferred)	7	\$84,286	\$80,000	0	0	0	0	6	85.71	0	0	1	14.29	0	0	0	0	0
Mayfield Heights	One Family	338	\$195,613	\$176,750	0	0	3	0.89	2	0.59	12	3.55	26	7.69	49	14.5	129	38.17	63

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Garfield Heights	New Construction (inferred)	2	0	0	0
Gates Mills	One Family	63	4.76	58	92.06
Gates Mills	Two Family	2	0	2	100
Gates Mills	New Construction (inferred)	1	0	1	100
Glenwillow	One Family	4	0	2	50
Highland Heights	One Family	148	8.11	111	75
Highland Heights	Condominium	7	0	7	100
Highland Heights	New Construction (inferred)	4	25	1	25
Highland Hills	One Family	3	0	0	0
Hunting Valley	One Family	4	0	4	100
Hunting Valley	Two Family	1	0	1	100
Hunting Valley	New Construction (inferred)	1	0	1	100
Independence	One Family	88	19.32	57	64.77
Independence	New Construction (inferred)	16	0	16	100
Lakewood	One Family	543	20.99	299	55.06
Lakewood	Two Family	260	35.38	122	46.92
Lakewood	Condominium	185	8.11	19	10.27
Lakewood	New Construction (inferred)	2	0	1	50
Lyndhurst	One Family	402	21.14	63	15.67
Lyndhurst	Two Family	1	0	0	0
Lyndhurst	Condominium	32	0	9	28.13
Lyndhurst	New Construction (inferred)	1	0	0	0
Maple Heights	One Family	502	0	0	0
Maple Heights	Two Family	8	0	0	0
Maple Heights	Condominium	40	0	0	0
Maple Heights	New Construction (inferred)	1	0	0	0
Mayfield	One Family	66	18.18	46	69.7
Mayfield	Condominium	1	0	0	0
Mayfield	New Construction (inferred)	7	0	0	0
Mayfield Heights	One Family	338	18.64	54	15.98

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Mayfield Heights	Condominium	67	\$171,975	\$152,000	0	0	1	1.49	1	1.49	3	4.48	12	17.91	15	22.39	20	29.85	6
Mayfield Heights	New Construction (inferred)	6	\$392,983	\$327,500	0	0	1	16.67	0	0	2	33.33	0	0	0	0	0	0	0
Middleburg Heights	One Family	232	\$220,679	\$220,000	0	0	0	0	1	0.43	3	1.29	3	1.29	23	9.91	60	25.86	75
Middleburg Heights	Two Family	6	\$209,083	\$207,250	0	0	0	0	0	0	0	0	0	0	0	0	2	33.33	4
Middleburg Heights	Condominium	51	\$104,375	\$93,250	0	0	3	5.88	15	29.41	12	23.53	6	11.76	10	19.61	5	9.8	0
Middleburg Heights	New Construction (inferred)	12	\$274,473	\$310,537	0	0	0	0	2	16.67	0	0	0	0	0	0	1	8.33	0
Moreland Hills	One Family	56	\$633,289	\$627,500	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)	6	\$260,283	\$260,200	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3
Newburgh Heights	One Family	31	\$78,289	\$74,000	4	12.9	11	35.48	1	3.23	8	25.81	7	22.58	0	0	0	0	0
Newburgh Heights	Two Family	20	\$71,800	\$67,500	3	15	7	35	2	10	7	35	1	5	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	467	\$217,473	\$211,500	0	0	2	0.43	0	0	11	2.36	9	1.93	41	8.78	143	30.62	123
North Olmsted	Condominium	130	\$104,176	\$81,350	14	10.77	29	22.31	24	18.46	14	10.77	18	13.85	7	5.38	4	3.08	20
North Olmsted	New Construction (inferred)	1	\$50,000	\$50,000	0	0	1	100	0	0	0	0	0	0	0	0	0	0	0
North Randall	One Family	4	\$146,875	\$151,500	0	0	0	0	0	0	0	0	0	0	2	50	2	50	0
North Royalton	One Family	286	\$295,965	\$277,000	0	0	2	0.7	0	0	4	1.4	3	1.05	6	2.1	41	14.34	64
North Royalton	Two Family	6	\$296,583	\$274,750	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
North Royalton	Condominium	125	\$109,140	\$107,000	5	4	16	12.8	15	12	26	20.8	26	20.8	22	17.6	13	10.4	0
North Royalton	New Construction (inferred)	40	\$355,858	\$458,178	0	0	2	5	3	7.5	1	2.5	3	7.5	2	5	5	12.5	0
Oakwood	One Family	39	\$169,060	\$164,000	0	0	2	5.13	5	12.82	3	7.69	4	10.26	5	12.82	8	20.51	6
Olmsted Falls	One Family	134	\$236,189	\$225,000	1	0.75	2	1.49	1	0.75	3	2.24	2	1.49	2	1.49	30	22.39	43
Olmsted Falls	Condominium	74	\$137,281	\$133,750	0	0	0	0	5	6.76	5	6.76	16	21.62	24	32.43	20	27.03	4
Olmsted Falls	New Construction (inferred)	15	\$249,209	\$316,260	0	0	2	13.33	1	6.67	3	20	0	0	0	0	0	0	0
Olmsted Township	One Family	158	\$256,741	\$250,700	1	0.63	1	0.63	3	1.9	5	3.16	3	1.9	3	1.9	27	17.09	35
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)	24	\$197,689	\$229,343	0	0	4	16.67	1	4.17	0	0	0	0	2	8.33	0	0	14
Orange	One Family	47	\$447,056	\$381,000	0	0	0	0	0	0	0	0	1	2.13	0	0	2	4.26	3
Orange	Condominium	15	\$478,449	\$470,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Orange	New Construction (inferred)	19	\$621,674	\$614,550	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0

Residential Sales Price Distribution for the Suburbs, YTD December 20

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Lev

Area	Type of Property	Number of Sales	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Mayfield Heights	Condominium	67	8.96	9	13.43
Mayfield Heights	New Construction (inferred)	6	0	3	50
Middleburg Heights	One Family	232	32.33	67	28.88
Middleburg Heights	Two Family	6	66.67	0	0
Middleburg Heights	Condominium	51	0	0	0
Middleburg Heights	New Construction (inferred)	12	0	9	75
Moreland Hills	One Family	56	0	56	100
Moreland Hills	Two Family	1	0	1	100
Moreland Hills	Condominium	3	0	0	0
Moreland Hills	New Construction (inferred)	6	50	3	50
Newburgh Heights	One Family	31	0	0	0
Newburgh Heights	Two Family	20	0	0	0
Newburgh Heights	New Construction (inferred)	1	0	0	0
North Olmsted	One Family	467	26.34	138	29.55
North Olmsted	Condominium	130	15.38	0	0
North Olmsted	New Construction (inferred)	1	0	0	0
North Randall	One Family	4	0	0	0
North Royalton	One Family	286	22.38	166	58.04
North Royalton	Two Family	6	16.67	5	83.33
North Royalton	Condominium	125	0	2	1.6
North Royalton	New Construction (inferred)	40	0	24	60
Oakwood	One Family	39	15.38	6	15.38
Olmsted Falls	One Family	134	32.09	50	37.31
Olmsted Falls	Condominium	74	5.41	0	0
Olmsted Falls	New Construction (inferred)	15	0	9	60
Olmsted Township	One Family	158	22.15	80	50.63
Olmsted Township	Condominium	2	0	0	0
Olmsted Township	New Construction (inferred)	24	58.33	3	12.5
Orange	One Family	47	6.38	41	87.23
Orange	Condominium	15	0	15	100
Orange	New Construction (inferred)	19	0	19	100

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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	One Family	1504	\$163,890	\$158,950	2	0.13	14	0.93	44	2.93	76	5.05	139	9.24	367	24.4	599	39.83	187
Parma	Two Family	54	\$179,463	\$182,000	0	0	0	0	0	0	1	1.85	3	5.56	7	12.96	31	57.41	12
Parma	Condominium	52	\$118,823	\$118,200	1	1.92	6	11.54	5	9.62	3	5.77	17	32.69	12	23.08	5	9.62	3
Parma	New Construction (inferred)	5	\$315,217	\$303,950	0	0	0	0	0	0	0	0	0	0	0	0	1	20	0
Parma Heights	One Family	337	\$165,592	\$165,000	0	0	2	0.59	12	3.56	12	3.56	22	6.53	60	17.8	181	53.71	37
Parma Heights	Two Family	9	\$200,500	\$213,700	0	0	0	0	1	11.11	0	0	0	0	0	0	3	33.33	5
Parma Heights	Condominium	28	\$78,670	\$71,225	1	3.57	10	35.71	7	25	6	21.43	4	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	154	\$584,848	\$502,000	0	0	0	0	0	0	0	0	0	0	0	0	1	0.65	3
Pepper Pike	New Construction (inferred)	10	\$646,145	\$675,950	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Richmond Heights	One Family	145	\$197,971	\$194,000	0	0	0	0	4	2.76	6	4.14	8	5.52	21	14.48	41	28.28	31
Richmond Heights	Condominium	25	\$127,019	\$134,000	0	0	3	12	0	0	2	8	4	16	11	44	5	20	0
Rocky River	One Family	293	\$440,685	\$365,000	0	0	0	0	1	0.34	2	0.68	1	0.34	1	0.34	13	4.44	24
Rocky River	Two Family	3	\$244,100	\$249,900	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2
Rocky River	Condominium	134	\$176,806	\$125,500	2	1.49	15	11.19	23	17.16	23	17.16	4	2.99	12	8.96	9	6.72	14
Rocky River	New Construction (inferred)	2	\$820,000	\$820,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Seven Hills	One Family	208	\$244,428	\$245,000	0	0	1	0.48	2	0.96	1	0.48	4	1.92	7	3.37	36	17.31	73
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	476	\$344,301	\$293,126	2	0.42	4	0.84	10	2.1	12	2.52	5	1.05	20	4.2	59	12.39	63
Shaker Heights	Two Family	78	\$206,599	\$189,000	0	0	1	1.28	2	2.56	1	1.28	2	2.56	11	14.1	32	41.03	23
Shaker Heights	Condominium	74	\$97,562	\$74,750	14	18.92	17	22.97	9	12.16	8	10.81	4	5.41	6	8.11	11	14.86	4
Shaker Heights	New Construction (inferred)	4	\$131,250	\$130,000	0	0	0	0	1	25	0	0	1	25	1	25	1	25	0
Solon	One Family	361	\$408,872	\$345,000	0	0	0	0	0	0	0	0	1	0.28	2	0.55	14	3.88	53
Solon	Two Family	2	\$225,000	\$225,000	0	0	0	0	0	0	0	0	1	50	0	0	0	0	0
Solon	Condominium	13	\$164,100	\$167,000	0	0	0	0	0	0	3	23.08	1	7.69	0	0	7	53.85	1
Solon	New Construction (inferred)	27	\$247,178	\$195,000	0	0	2	7.41	2	7.41	2	7.41	2	7.41	2	7.41	5	18.52	7
South Euclid	One Family	549	\$149,219	\$140,000	5	0.91	13	2.37	36	6.56	65	11.84	90	16.39	114	20.77	149	27.14	39
South Euclid	Two Family	18	\$160,758	\$164,250	0	0	1	5.56	0	0	1	5.56	2	11.11	2	11.11	8	44.44	4
South Euclid	Condominium	36	\$75,922	\$56,400	10	27.78	15	41.67	2	5.56	3	8.33	1	2.78	2	5.56	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	688	\$307,707	\$288,650	0	0	0	0	2	0.29	3	0.44	6	0.87	16	2.33	73	10.61	128

Residential Sales Price Distribution for the Suburbs, YTD December 20

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Lev

Area	Type of Property	Number of Sales	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Parma	One Family	1504	12.43	76	5.05
Parma	Two Family	54	22.22	0	0
Parma	Condominium	52	5.77	0	0
Parma	New Construction (inferred)	5	0	4	80
Parma Heights	One Family	337	10.98	11	3.26
Parma Heights	Two Family	9	55.56	0	0
Parma Heights	Condominium	28	0	0	0
Parma Heights	New Construction (inferred)	1	0	0	0
Pepper Pike	One Family	154	1.95	150	97.4
Pepper Pike	New Construction (inferred)	10	0	10	100
Richmond Heights	One Family	145	21.38	34	23.45
Richmond Heights	Condominium	25	0	0	0
Rocky River	One Family	293	8.19	251	85.67
Rocky River	Two Family	3	66.67	1	33.33
Rocky River	Condominium	134	10.45	32	23.88
Rocky River	New Construction (inferred)	2	0	2	100
Seven Hills	One Family	208	35.1	84	40.38
Seven Hills	Condominium	1	100	0	0
Shaker Heights	One Family	476	13.24	301	63.24
Shaker Heights	Two Family	78	29.49	6	7.69
Shaker Heights	Condominium	74	5.41	1	1.35
Shaker Heights	New Construction (inferred)	4	0	0	0
Solon	One Family	361	14.68	291	80.61
Solon	Two Family	2	0	1	50
Solon	Condominium	13	7.69	1	7.69
Solon	New Construction (inferred)	27	25.93	5	18.52
South Euclid	One Family	549	7.1	38	6.92
South Euclid	Two Family	18	22.22	0	0
South Euclid	Condominium	36	8.33	0	0
South Euclid	New Construction (inferred)	1	0	0	0
Strongsville	One Family	688	18.6	460	66.86

Residential Sales Price Distribution for the Suburbs, YTD December 2021

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Strongsville	Two Family	8	\$196,263	\$192,600	0	0	0	0	0	0	1	12.5	0	0	0	0	4	50	2
Strongsville	Condominium	59	\$171,056	\$174,000	0	0	0	0	2	3.39	0	0	5	8.47	10	16.95	29	49.15	13
Strongsville	New Construction (inferred)	40	\$359,282	\$408,361	0	0	1	2.5	2	5	4	10	1	2.5	2	5	1	2.5	1
University Heights	One Family	337	\$219,280	\$210,000	0	0	0	0	4	1.19	9	2.67	13	3.86	32	9.5	99	29.38	73
University Heights	Two Family	33	\$169,853	\$170,000	0	0	0	0	1	3.03	2	6.06	1	3.03	5	15.15	18	54.55	6
University Heights	Condominium	4	\$167,500	\$165,000	0	0	0	0	0	0	0	0	0	0	0	0	4	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
Valley View	One Family	18	\$272,278	\$302,000	0	0	1	5.56	0	0	0	0	0	0	2	11.11	2	11.11	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	34	\$263,956	\$265,250	0	0	0	0	0	0	0	0	1	2.94	0	0	5	14.71	7
Walton Hills	New Construction (inferred)	4	\$89,225	\$74,700	0	0	0	0	3	75	0	0	0	0	1	25	0	0	0
Warrensville Heights	One Family	108	\$107,695	\$100,050	6	5.56	12	11.11	22	20.37	19	17.59	18	16.67	17	15.74	9	8.33	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	66	\$34,770	\$32,500	57	86.36	9	13.64	0	0	0	0	0	0	0	0	0	0	0
Westlake	One Family	351	\$414,432	\$370,000	0	0	0	0	0	0	2	0.57	2	0.57	7	1.99	31	8.83	40
Westlake	Two Family	1	\$125,000	\$125,000	0	0	0	0	0	0	0	0	1	100	0	0	0	0	0
Westlake	Condominium	207	\$238,610	\$185,000	0	0	6	2.9	9	4.35	10	4.83	28	13.53	30	14.49	30	14.49	18
Westlake	New Construction (inferred)	56	\$374,772	\$342,035	0	0	0	0	1	1.79	0	0	2	3.57	0	0	16	28.57	4
Woodmere	One Family	6	\$279,000	\$265,000	0	0	0	0	0	0	1	16.67	0	0	0	0	1	16.67	1
City of Cleveland	One Family	3901	\$111,629	\$90,500	762	19.53	568	14.56	523	13.41	348	8.92	401	10.28	482	12.36	414	10.61	173
City of Cleveland	Two Family	1524	\$91,752	\$77,250	368	24.15	240	15.75	278	18.24	199	13.06	142	9.32	107	7.02	89	5.84	43
City of Cleveland	Condominium	222	\$235,740	\$179,495	3	1.35	7	3.15	7	3.15	13	5.86	13	5.86	39	17.57	37	16.67	29
Eastern Suburbs	One Family	6909	\$219,159	\$160,000	157	2.27	366	5.3	505	7.31	607	8.79	683	9.89	909	13.16	1193	17.27	654
Eastern Suburbs	Two Family	469	\$161,171	\$145,000	40	8.53	24	5.12	26	5.54	43	9.17	47	10.02	79	16.84	114	24.31	61
Eastern Suburbs	Condominium	618	\$144,842	\$103,500	166	26.86	77	12.46	43	6.96	31	5.02	40	6.47	60	9.71	73	11.81	27
Eastern Suburbs	New Construction (inferred)	111	\$345,385	\$225,000	0	0	3	2.7	14	12.61	4	3.6	8	7.21	9	8.11	11	9.91	13
Western Suburbs	One Family	7118	\$253,879	\$220,000	5	0.07	40	0.56	96	1.35	170	2.39	280	3.93	723	10.16	1810	25.43	1300
Western Suburbs	Two Family	368	\$235,336	\$235,000	0	0	0	0	1	0.27	6	1.63	6	1.63	18	4.89	81	22.01	122
Western Suburbs	Condominium	1255	\$152,778	\$125,000	36	2.87	136	10.84	145	11.55	135	10.76	176	14.02	199	15.86	162	12.91	116
Western Suburbs	New Construction (inferred)	279	\$342,487	\$329,850	0	0	14	5.02	14	5.02	10	3.58	9	3.23	12	4.3	35	12.54	26

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Area	Type of Property	Number of Sales	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Strongsville	Two Family	8	25	1	12.5
Strongsville	Condominium	59	22.03	0	0
Strongsville	New Construction (inferred)	40	2.5	28	70
University Heights	One Family	337	21.66	107	31.75
University Heights	Two Family	33	18.18	0	0
University Heights	Condominium	4	0	0	0
University Heights	New Construction (inferred)	2	0	2	100
Valley View	One Family	18	5.56	12	66.67
Valley View	Two Family	1	0	0	0
Valley View	New Construction (inferred)	1	0	0	0
Walton Hills	One Family	34	20.59	21	61.76
Walton Hills	New Construction (inferred)	4	0	0	0
Warrensville Heights	One Family	108	3.7	1	0.93
Warrensville Heights	Two Family	1	0	0	0
Warrensville Heights	Condominium	66	0	0	0
Westlake	One Family	351	11.4	269	76.64
Westlake	Two Family	1	0	0	0
Westlake	Condominium	207	8.7	76	36.71
Westlake	New Construction (inferred)	56	7.14	33	58.93
Woodmere	One Family	6	16.67	3	50
City of Cleveland	One Family	3901	4.43	230	5.9
City of Cleveland	Two Family	1524	2.82	58	3.81
City of Cleveland	Condominium	222	13.06	74	33.33
Eastern Suburbs	One Family	6909	9.47	1835	26.56
Eastern Suburbs	Two Family	469	13.01	35	7.46
Eastern Suburbs	Condominium	618	4.37	101	16.34
Eastern Suburbs	New Construction (inferred)	111	11.71	49	44.14
Western Suburbs	One Family	7118	18.26	2694	37.85
Western Suburbs	Two Family	368	33.15	134	36.41
Western Suburbs	Condominium	1255	9.24	150	11.95
Western Suburbs	New Construction (inferred)	279	9.32	159	56.99

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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
Total: All Suburbs	One Family	14027	\$236,778	\$190,425	162	1.15	406	2.89	601	4.28	777	5.54	963	6.87	1632	11.63	3003	21.41	1954
Total: All Suburbs	Two Family	837	\$193,779	\$185,000	40	4.78	24	2.87	27	3.23	49	5.85	53	6.33	97	11.59	195	23.3	183
Total: All Suburbs	Condominium	1873	\$150,160	\$121,126	202	10.78	213	11.37	188	10.04	166	8.86	216	11.53	259	13.83	235	12.55	143
Total: All Suburbs	New Construction (inferred)	390	\$343,312	\$297,500	0	0	17	4.36	28	7.18	14	3.59	17	4.36	21	5.38	46	11.79	39
Total: Cuyahoga County	One Family	17928	\$209,546	\$169,900	924	5.15	974	5.43	1124	6.27	1125	6.28	1364	7.61	2114	11.79	3417	19.06	2127
Total: Cuyahoga County	Two Family	2361	\$127,922	\$101,538	408	17.28	264	11.18	305	12.92	248	10.5	195	8.26	204	8.64	284	12.03	226
Total: Cuyahoga County	Condominium	2095	\$159,228	\$128,000	205	9.79	220	10.5	195	9.31	179	8.54	229	10.93	298	14.22	272	12.98	172
Total: Cuyahoga County	New Construction (inferred)	390	\$343,312	\$297,500	0	0	17	4.36	28	7.18	14	3.59	17	4.36	21	5.38	46	11.79	39

Residential Sales Price Distribution for the Suburbs, YTD December 20

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (NODIS), Lev

Area	Type of Property	Number of Sales	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Total: All Suburbs	One Family	14027	13.93	4529	32.29
Total: All Suburbs	Two Family	837	21.86	169	20.19
Total: All Suburbs	Condominium	1873	7.63	251	13.4
Total: All Suburbs	New Construction (inferred)	390	10	208	53.33
Total: Cuyahoga County	One Family	17928	11.86	4759	26.55
Total: Cuyahoga County	Two Family	2361	9.57	227	9.61
Total: Cuyahoga County	Condominium	2095	8.21	325	15.51
Total: Cuyahoga County	New Construction (inferred)	390	10	208	53.33