

Residential Sales Price Distribution for the Suburbs, YTD NOV 2020

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	339	\$323,884	\$263,500	0	0	0	0	2	0.59	1	0.29	8	2.36	17	5.01	49	14.45	70
Bay Village	Two Family	1	\$242,000	\$242,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Bay Village	Condominium	8	\$350,719	\$289,000	0	0	0	0	0	0	0	0	1	12.5	0	0	1	12.5	0
Bay Village	New Construction (inferred)	9	\$336,944	\$217,500	0	0	0	0	1	11.11	0	0	0	0	3	33.33	0	0	1
Beachwood	One Family	119	\$384,780	\$330,000	0	0	0	0	0	0	0	0	0	0	0	0	10	8.4	20
Beachwood	Condominium	36	\$253,895	\$247,500	0	0	0	0	0	0	3	8.33	5	13.89	2	5.56	3	8.33	6
Beachwood	New Construction (inferred)	1	\$160,000	\$160,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Bedford	One Family	175	\$101,078	\$98,000	12	6.86	15	8.57	38	21.71	39	22.29	30	17.14	26	14.86	12	6.86	3
Bedford	Two Family	12	\$81,505	\$83,950	4	33.33	1	8.33	1	8.33	1	8.33	3	25	2	16.67	0	0	0
Bedford	Condominium	12	\$53,621	\$52,075	5	41.67	3	25	3	25	1	8.33	0	0	0	0	0	0	0
Bedford	New Construction (inferred)	1	\$231,084	\$231,084	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Bedford Heights	One Family	91	\$124,865	\$120,000	0	0	8	8.79	14	15.38	8	8.79	22	24.18	14	15.38	21	23.08	3
Bedford Heights	Condominium	3	\$74,167	\$76,000	0	0	1	33.33	1	33.33	1	33.33	0	0	0	0	0	0	0
Bentleyville	One Family	19	\$634,039	\$550,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Bentleyville	New Construction (inferred)	1	\$250,000	\$250,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Berea	One Family	278	\$170,042	\$159,450	2	0.72	0	0	9	3.24	9	3.24	30	10.79	65	23.38	108	38.85	32
Berea	Two Family	10	\$141,420	\$138,750	0	0	1	10	1	10	1	10	0	0	4	40	1	10	2
Berea	Condominium	19	\$87,632	\$100,000	6	31.58	3	15.79	0	0	2	10.53	2	10.53	3	15.79	3	15.79	0
Berea	New Construction (inferred)	2	\$582,500	\$582,500	0	0	0	0	0	0	0	0	0	0	0	0	1	50	0
Bratenahl	One Family	25	\$472,076	\$365,000	0	0	0	0	0	0	0	0	0	0	1	4	1	4	2
Bratenahl	Two Family	5	\$299,900	\$168,000	0	0	0	0	0	0	0	0	1	20	0	0	3	60	0
Bratenahl	Condominium	25	\$249,840	\$193,500	0	0	0	0	0	0	0	0	2	8	7	28	6	24	1
Bratenahl	New Construction (inferred)	1	\$130,000	\$130,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Brecksville	One Family	149	\$373,403	\$330,000	0	0	0	0	0	0	1	0.67	0	0	3	2.01	14	9.4	18
Brecksville	Condominium	49	\$166,516	\$170,000	2	4.08	4	8.16	3	6.12	4	8.16	6	12.24	5	10.2	9	18.37	8
Brecksville	New Construction (inferred)	30	\$272,885	\$207,500	0	0	1	3.33	0	0	1	3.33	1	3.33	3	10	8	26.67	8
Broadview Heights	One Family	247	\$311,686	\$292,000	0	0	0	0	1	0.4	1	0.4	2	0.81	5	2.02	40	16.19	41
Broadview Heights	Condominium	84	\$129,133	\$127,100	6	7.14	2	2.38	10	11.9	8	9.52	14	16.67	22	26.19	11	13.1	10
Broadview Heights	New Construction (inferred)	13	\$210,232	\$150,000	0	0	0	0	0	0	1	7.69	1	7.69	5	38.46	4	30.77	0
Brook Park	One Family	267	\$142,453	\$145,000	2	0.75	4	1.5	13	4.87	11	4.12	35	13.11	95	35.58	103	38.58	2
Brook Park	Condominium	23	\$107,393	\$112,000	0	0	1	4.35	5	21.74	4	17.39	8	34.78	3	13.04	2	8.7	0

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**Prepared by Northern Ohio Data and Information Service (N**

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Bay Village	One Family	20.65	192	56.64
Bay Village	Two Family	100	0	0
Bay Village	Condominium	0	6	75
Bay Village	New Construction (inferred)	11.11	4	44.44
Beachwood	One Family	16.81	89	74.79
Beachwood	Condominium	16.67	17	47.22
Beachwood	New Construction (inferred)	0	0	0
Bedford	One Family	1.71	0	0
Bedford	Two Family	0	0	0
Bedford	Condominium	0	0	0
Bedford	New Construction (inferred)	100	0	0
Bedford Heights	One Family	3.3	1	1.1
Bedford Heights	Condominium	0	0	0
Bentleyville	One Family	5.26	18	94.74
Bentleyville	New Construction (inferred)	100	0	0
Berea	One Family	11.51	23	8.27
Berea	Two Family	20	0	0
Berea	Condominium	0	0	0
Berea	New Construction (inferred)	0	1	50
Bratenahl	One Family	8	21	84
Bratenahl	Two Family	0	1	20
Bratenahl	Condominium	4	9	36
Bratenahl	New Construction (inferred)	0	0	0
Brecksville	One Family	12.08	113	75.84
Brecksville	Condominium	16.33	8	16.33
Brecksville	New Construction (inferred)	26.67	8	26.67
Broadview Heights	One Family	16.6	157	63.56
Broadview Heights	Condominium	11.9	1	1.19
Broadview Heights	New Construction (inferred)	0	2	15.38
Brook Park	One Family	0.75	2	0.75
Brook Park	Condominium	0	0	0

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Brooklyn	One Family	147	\$127,991	\$130,000	2	1.36	4	2.72	12	8.16	21	14.29	28	19.05	45	30.61	33	22.45	1
Brooklyn	Two Family	2	\$97,750	\$97,750	0	0	1	50	0	0	0	0	0	0	1	50	0	0	0
Brooklyn	New Construction (inferred)	1	\$150,000	\$150,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Brooklyn Heights	One Family	24	\$196,067	\$177,450	0	0	0	0	0	0	0	0	1	4.17	5	20.83	10	41.67	3
Brooklyn Heights	Two Family	1	\$100,000	\$100,000	0	0	0	0	0	0	1	100	0	0	0	0	0	0	0
Chagrin Falls	One Family	74	\$456,907	\$370,500	0	0	0	0	0	0	0	0	0	0	0	0	1	1.35	9
Chagrin Falls	Condominium	28	\$199,764	\$80,000	1	3.57	7	25	7	25	0	0	1	3.57	0	0	3	10.71	1
Chagrin Falls	New Construction (inferred)	3	\$327,500	\$232,500	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2
Chagrin Falls Township	One Family	2	\$937,500	\$937,500	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Cleveland	One Family	3147	\$95,367	\$72,000	922	29.3	527	16.75	383	12.17	261	8.29	301	9.56	269	8.55	244	7.75	100
Cleveland	Two Family	1244	\$72,234	\$56,500	482	38.75	282	22.67	161	12.94	108	8.68	55	4.42	45	3.62	51	4.1	28
Cleveland	Condominium	167	\$244,912	\$195,000	7	4.19	6	3.59	6	3.59	7	4.19	14	8.38	24	14.37	23	13.77	19
Cleveland Heights	One Family	758	\$169,868	\$142,750	28	3.69	48	6.33	85	11.21	74	9.76	77	10.16	103	13.59	142	18.73	84
Cleveland Heights	Two Family	76	\$149,457	\$142,500	1	1.32	3	3.95	12	15.79	4	5.26	10	13.16	15	19.74	24	31.58	5
Cleveland Heights	Condominium	41	\$139,745	\$114,900	0	0	2	4.88	9	21.95	4	9.76	10	24.39	5	12.2	6	14.63	1
Cleveland Heights	New Construction (inferred)	6	\$311,313	\$305,040	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Cuyahoga Heights	One Family	6	\$190,583	\$192,750	0	0	0	0	0	0	0	0	0	0	0	0	4	66.67	2
Cuyahoga Heights	Two Family	1	\$225,000	\$225,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
East Cleveland	One Family	41	\$39,034	\$25,000	31	75.61	4	9.76	2	4.88	0	0	1	2.44	0	0	3	7.32	0
East Cleveland	Two Family	44	\$30,474	\$23,500	36	81.82	5	11.36	3	6.82	0	0	0	0	0	0	0	0	0
Euclid	One Family	690	\$99,077	\$88,450	84	12.17	116	16.81	137	19.86	83	12.03	112	16.23	109	15.8	30	4.35	7
Euclid	Two Family	35	\$100,756	\$95,000	2	5.71	7	20	6	17.14	6	17.14	3	8.57	9	25.71	1	2.86	1
Euclid	Condominium	48	\$48,605	\$43,000	29	60.42	9	18.75	7	14.58	3	6.25	0	0	0	0	0	0	0
Fairview Park	One Family	284	\$211,273	\$200,000	0	0	0	0	2	0.7	7	2.46	13	4.58	28	9.86	96	33.8	79
Fairview Park	Two Family	1	\$247,000	\$247,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Fairview Park	Condominium	26	\$93,756	\$95,625	2	7.69	3	11.54	6	23.08	3	11.54	8	30.77	4	15.38	0	0	0
Fairview Park	New Construction (inferred)	2	\$445,080	\$445,080	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Garfield Heights	One Family	508	\$78,309	\$75,000	81	15.94	119	23.43	111	21.85	100	19.69	58	11.42	27	5.31	12	2.36	0
Garfield Heights	Two Family	38	\$90,333	\$90,950	3	7.89	2	5.26	7	18.42	17	44.74	7	18.42	2	5.26	0	0	0

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Brooklyn	One Family	0.68	1	0.68
Brooklyn	Two Family	0	0	0
Brooklyn	New Construction (inferred)	0	0	0
Brooklyn Heights	One Family	12.5	5	20.83
Brooklyn Heights	Two Family	0	0	0
Chagrin Falls	One Family	12.16	64	86.49
Chagrin Falls	Condominium	3.57	8	28.57
Chagrin Falls	New Construction (inferred)	66.67	1	33.33
Chagrin Falls Township	One Family	0	2	100
Cleveland	One Family	3.18	140	4.45
Cleveland	Two Family	2.25	32	2.57
Cleveland	Condominium	11.38	61	36.53
Cleveland Heights	One Family	11.08	117	15.44
Cleveland Heights	Two Family	6.58	2	2.63
Cleveland Heights	Condominium	2.44	4	9.76
Cleveland Heights	New Construction (inferred)	0	6	100
Cuyahoga Heights	One Family	33.33	0	0
Cuyahoga Heights	Two Family	100	0	0
East Cleveland	One Family	0	0	0
East Cleveland	Two Family	0	0	0
Euclid	One Family	1.01	12	1.74
Euclid	Two Family	2.86	0	0
Euclid	Condominium	0	0	0
Fairview Park	One Family	27.82	59	20.77
Fairview Park	Two Family	100	0	0
Fairview Park	Condominium	0	0	0
Fairview Park	New Construction (inferred)	0	2	100
Garfield Heights	One Family	0	0	0
Garfield Heights	Two Family	0	0	0

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Garfield Heights	New Construction (inferred)	1	\$115,000	\$115,000	0	0	0	0	0	0	0	0	1	100	0	0	0	0	0
Gates Mills	One Family	46	\$549,554	\$460,250	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3
Gates Mills	Two Family	2	\$492,250	\$492,250	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Gates Mills	New Construction (inferred)	2	\$290,000	\$290,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Glenwillow	One Family	10	\$314,575	\$332,500	0	0	0	0	0	0	0	0	0	0	0	0	1	10	1
Highland Heights	One Family	125	\$286,494	\$260,000	0	0	0	0	1	0.8	2	1.6	3	2.4	6	4.8	26	20.8	23
Highland Heights	Two Family	1	\$132,500	\$132,500	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Highland Heights	Condominium	9	\$302,156	\$300,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Highland Heights	New Construction (inferred)	3	\$165,750	\$162,000	0	0	0	0	0	0	0	0	0	0	1	33.33	2	66.67	0
Highland Hills	One Family	7	\$98,671	\$110,000	2	28.57	0	0	0	0	1	14.29	1	14.29	3	42.86	0	0	0
Hunting Valley	One Family	5	\$2,013,000	\$2,500,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Hunting Valley	Two Family	1	\$1,700,000	\$1,700,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Hunting Valley	New Construction (inferred)	2	\$405,000	\$405,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Independence	One Family	94	\$279,857	\$255,000	0	0	0	0	0	0	1	1.06	4	4.26	5	5.32	20	21.28	15
Independence	New Construction (inferred)	15	\$402,371	\$494,900	0	0	0	0	0	0	0	0	0	0	3	20	3	20	0
Lakewood	One Family	539	\$261,306	\$235,000	0	0	2	0.37	5	0.93	8	1.48	15	2.78	24	4.45	118	21.89	144
Lakewood	Two Family	204	\$215,863	\$210,000	0	0	1	0.49	0	0	5	2.45	5	2.45	17	8.33	67	32.84	53
Lakewood	Condominium	118	\$133,440	\$120,300	12	10.17	15	12.71	14	11.86	7	5.93	13	11.02	13	11.02	19	16.1	15
Lakewood	New Construction (inferred)	6	\$282,713	\$276,750	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2
Linndale	Two Family	1	\$15,000	\$15,000	1	100	0	0	0	0	0	0	0	0	0	0	0	0	0
Lyndhurst	One Family	325	\$163,941	\$154,000	0	0	2	0.62	7	2.15	22	6.77	39	12	81	24.92	119	36.62	32
Lyndhurst	Condominium	27	\$171,757	\$130,000	1	3.7	4	14.81	4	14.81	3	11.11	0	0	8	29.63	4	14.81	0
Lyndhurst	New Construction (inferred)	2	\$410,175	\$410,175	0	0	0	0	0	0	0	0	0	0	1	50	0	0	0
Maple Heights	One Family	403	\$73,112	\$73,000	79	19.6	97	24.07	102	25.31	73	18.11	36	8.93	14	3.47	2	0.5	0
Maple Heights	Two Family	5	\$76,880	\$73,000	0	0	1	20	3	60	0	0	1	20	0	0	0	0	0
Maple Heights	Condominium	5	\$35,280	\$30,000	5	100	0	0	0	0	0	0	0	0	0	0	0	0	0
Mayfield	One Family	53	\$303,872	\$261,900	0	0	0	0	0	0	1	1.89	0	0	1	1.89	8	15.09	15
Mayfield	Two Family	1	\$225,000	\$225,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Mayfield	Condominium	2	\$151,950	\$151,950	0	0	0	0	0	0	0	0	0	0	1	50	1	50	0

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Garfield Heights	New Construction (inferred)	0	0	0
Gates Mills	One Family	6.52	43	93.48
Gates Mills	Two Family	0	2	100
Gates Mills	New Construction (inferred)	50	1	50
Glenwillow	One Family	10	8	80
Highland Heights	One Family	18.4	64	51.2
Highland Heights	Two Family	0	0	0
Highland Heights	Condominium	11.11	8	88.89
Highland Heights	New Construction (inferred)	0	0	0
Highland Hills	One Family	0	0	0
Hunting Valley	One Family	0	5	100
Hunting Valley	Two Family	0	1	100
Hunting Valley	New Construction (inferred)	0	2	100
Independence	One Family	15.96	49	52.13
Independence	New Construction (inferred)	0	9	60
Lakewood	One Family	26.72	223	41.37
Lakewood	Two Family	25.98	56	27.45
Lakewood	Condominium	12.71	10	8.47
Lakewood	New Construction (inferred)	33.33	4	66.67
Linndale	Two Family	0	0	0
Lyndhurst	One Family	9.85	23	7.08
Lyndhurst	Condominium	0	3	11.11
Lyndhurst	New Construction (inferred)	0	1	50
Maple Heights	One Family	0	0	0
Maple Heights	Two Family	0	0	0
Maple Heights	Condominium	0	0	0
Mayfield	One Family	28.3	28	52.83
Mayfield	Two Family	100	0	0
Mayfield	Condominium	0	0	0

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Mayfield	New Construction (inferred)	3	\$136,667	\$140,000	0	0	0	0	0	0	0	0	1	33.33	2	66.67	0	0	0
Mayfield Heights	One Family	257	\$167,789	\$158,000	1	0.39	4	1.56	5	1.95	10	3.89	29	11.28	55	21.4	104	40.47	28
Mayfield Heights	Two Family	2	\$258,750	\$258,750	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Mayfield Heights	Condominium	53	\$153,019	\$131,000	0	0	0	0	3	5.66	4	7.55	16	30.19	6	11.32	14	26.42	7
Mayfield Heights	New Construction (inferred)	4	\$300,625	\$243,750	0	0	0	0	1	25	0	0	0	0	0	0	1	25	0
Middleburg Heights	One Family	198	\$199,713	\$194,900	0	0	0	0	1	0.51	2	1.01	8	4.04	20	10.1	78	39.39	60
Middleburg Heights	Two Family	1	\$167,000	\$167,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Middleburg Heights	Condominium	56	\$83,791	\$79,000	4	7.14	17	30.36	10	17.86	13	23.21	8	14.29	2	3.57	2	3.57	0
Middleburg Heights	New Construction (inferred)	4	\$245,166	\$228,500	0	0	0	0	0	0	0	0	0	0	0	0	0	0	3
Moreland Hills	One Family	65	\$549,978	\$457,000	0	0	0	0	0	0	0	0	0	0	0	0	4	6.15	5
Moreland Hills	Condominium	6	\$176,350	\$190,000	0	0	0	0	0	0	1	16.67	0	0	0	0	4	66.67	1
Moreland Hills	New Construction (inferred)	4	\$290,125	\$270,250	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
Newburgh Heights	One Family	20	\$66,051	\$59,250	7	35	4	20	4	20	1	5	2	10	2	10	0	0	0
Newburgh Heights	Two Family	9	\$68,122	\$62,000	1	11.11	4	44.44	2	22.22	2	22.22	0	0	0	0	0	0	0
North Olmsted	One Family	453	\$195,052	\$194,500	1	0.22	3	0.66	6	1.32	9	1.99	12	2.65	49	10.82	175	38.63	144
North Olmsted	Two Family	1	\$238,250	\$238,250	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1
North Olmsted	Condominium	129	\$78,441	\$67,000	24	18.6	39	30.23	20	15.5	29	22.48	5	3.88	0	0	11	8.53	1
North Randall	One Family	3	\$109,967	\$121,000	0	0	0	0	1	33.33	0	0	2	66.67	0	0	0	0	0
North Royalton	One Family	309	\$268,151	\$257,500	1	0.32	2	0.65	6	1.94	9	2.91	7	2.27	10	3.24	57	18.45	59
North Royalton	Two Family	4	\$211,653	\$185,806	0	0	0	0	0	0	0	0	0	0	0	0	3	75	0
North Royalton	Condominium	122	\$96,274	\$98,625	11	9.02	16	13.11	21	17.21	25	20.49	26	21.31	19	15.57	2	1.64	2
North Royalton	New Construction (inferred)	41	\$369,220	\$432,500	0	0	2	4.88	4	9.76	0	0	6	14.63	1	2.44	0	0	2
Oakwood	One Family	37	\$170,056	\$150,000	1	2.7	2	5.41	3	8.11	2	5.41	4	10.81	7	18.92	4	10.81	7
Oakwood	Two Family	1	\$140,000	\$140,000	0	0	0	0	0	0	0	0	0	0	1	100	0	0	0
Olmsted Falls	One Family	118	\$202,292	\$193,950	0	0	0	0	2	1.69	5	4.24	3	2.54	11	9.32	47	39.83	30
Olmsted Falls	Two Family	1	\$189,000	\$189,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0
Olmsted Falls	Condominium	80	\$122,098	\$113,300	0	0	2	2.5	16	20	14	17.5	16	20	12	15	16	20	4
Olmsted Falls	New Construction (inferred)	37	\$156,690	\$68,500	0	0	2	5.41	21	56.76	0	0	0	0	0	0	0	0	0
Olmsted Township	One Family	162	\$234,441	\$225,000	0	0	5	3.09	3	1.85	4	2.47	8	4.94	3	1.85	42	25.93	27
Olmsted Township	Two Family	1	\$194,000	\$194,000	0	0	0	0	0	0	0	0	0	0	0	0	1	100	0

**Residential Sales Price Distribution for the Suburbs, YTD NO**

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (N

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Mayfield	New Construction (inferred)	0	0	0
Mayfield Heights	One Family	10.89	21	8.17
Mayfield Heights	Two Family	0	2	100
Mayfield Heights	Condominium	13.21	3	5.66
Mayfield Heights	New Construction (inferred)	0	2	50
Middleburg Heights	One Family	30.3	29	14.65
Middleburg Heights	Two Family	0	0	0
Middleburg Heights	Condominium	0	0	0
Middleburg Heights	New Construction (inferred)	75	1	25
Moreland Hills	One Family	7.69	56	86.15
Moreland Hills	Condominium	16.67	0	0
Moreland Hills	New Construction (inferred)	25	3	75
Newburgh Heights	One Family	0	0	0
Newburgh Heights	Two Family	0	0	0
North Olmsted	One Family	31.79	54	11.92
North Olmsted	Two Family	100	0	0
North Olmsted	Condominium	0.78	0	0
North Randall	One Family	0	0	0
North Royalton	One Family	19.09	158	51.13
North Royalton	Two Family	0	1	25
North Royalton	Condominium	1.64	0	0
North Royalton	New Construction (inferred)	4.88	26	63.41
Oakwood	One Family	18.92	7	18.92
Oakwood	Two Family	0	0	0
Olmsted Falls	One Family	25.42	20	16.95
Olmsted Falls	Two Family	0	0	0
Olmsted Falls	Condominium	5	0	0
Olmsted Falls	New Construction (inferred)	0	14	37.84
Olmsted Township	One Family	16.67	70	43.21
Olmsted Township	Two Family	0	0	0



Residential Sales Price Distribution for the Suburbs, YTD NOV 2020

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
Olmsted Township	Condominium	6	\$76,892	\$80,000	0	0	2	33.33	2	33.33	2	33.33	0	0	0	0	0	0	0
Olmsted Township	New Construction (inferred)	31	\$253,154	\$282,980	0	0	0	0	3	9.68	0	0	0	0	0	0	0	0	10
Orange	One Family	45	\$366,131	\$325,100	0	0	0	0	0	0	0	0	0	0	0	0	3	6.67	6
Orange	Condominium	11	\$341,382	\$325,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Orange	New Construction (inferred)	10	\$540,567	\$588,888	0	0	0	0	0	0	1	10	0	0	0	0	0	0	0
Parma	One Family	1347	\$143,516	\$139,000	7	0.52	25	1.86	62	4.6	82	6.09	261	19.38	424	31.48	368	27.32	100
Parma	Two Family	44	\$151,825	\$150,550	0	0	0	0	0	0	4	9.09	4	9.09	14	31.82	21	47.73	1
Parma	Condominium	44	\$112,580	\$112,000	1	2.27	4	9.09	0	0	11	25	19	43.18	5	11.36	3	6.82	1
Parma	New Construction (inferred)	29	\$196,300	\$225,000	0	0	12	41.38	0	0	0	0	0	0	0	0	1	3.45	2
Parma Heights	One Family	277	\$145,129	\$145,000	0	0	6	2.17	7	2.53	25	9.03	37	13.36	85	30.69	99	35.74	17
Parma Heights	Two Family	7	\$174,357	\$180,000	0	0	0	0	1	14.29	0	0	0	0	1	14.29	3	42.86	2
Parma Heights	Condominium	16	\$61,338	\$58,500	7	43.75	2	12.5	3	18.75	3	18.75	1	6.25	0	0	0	0	0
Pepper Pike	One Family	113	\$520,765	\$447,337	0	0	0	0	0	0	0	0	0	0	0	0	0	0	6
Pepper Pike	New Construction (inferred)	5	\$553,496	\$639,900	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Richmond Heights	One Family	139	\$166,230	\$167,000	0	0	3	2.16	5	3.6	7	5.04	14	10.07	25	17.99	50	35.97	30
Richmond Heights	Condominium	18	\$107,483	\$110,000	0	0	0	0	3	16.67	4	22.22	9	50	2	11.11	0	0	0
Richmond Heights	New Construction (inferred)	2	\$134,995	\$134,995	0	0	0	0	1	50	0	0	0	0	0	0	1	50	0
Rocky River	One Family	248	\$403,547	\$325,000	0	0	0	0	0	0	0	0	0	0	1	0.4	15	6.05	50
Rocky River	Two Family	8	\$241,000	\$262,250	0	0	0	0	0	0	0	0	0	0	0	0	2	25	1
Rocky River	Condominium	105	\$138,856	\$114,000	6	5.71	22	20.95	16	15.24	5	4.76	14	13.33	9	8.57	12	11.43	7
Rocky River	New Construction (inferred)	4	\$340,000	\$375,000	0	0	0	0	0	0	0	0	0	0	0	0	1	25	0
Seven Hills	One Family	232	\$213,576	\$210,000	0	0	2	0.86	2	0.86	3	1.29	6	2.59	13	5.6	82	35.34	78
Seven Hills	Two Family	1	\$335,000	\$335,000	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Seven Hills	Condominium	2	\$169,500	\$169,500	0	0	0	0	0	0	0	0	0	0	0	0	2	100	0
Seven Hills	New Construction (inferred)	5	\$355,050	\$410,900	0	0	0	0	1	20	0	0	0	0	0	0	0	0	0
Shaker Heights	One Family	439	\$295,774	\$252,500	7	1.59	6	1.37	8	1.82	8	1.82	11	2.51	28	6.38	68	15.49	82
Shaker Heights	Two Family	60	\$141,407	\$142,250	0	0	2	3.33	4	6.67	6	10	9	15	14	23.33	21	35	4
Shaker Heights	Condominium	47	\$90,908	\$53,000	18	38.3	8	17.02	7	14.89	2	4.26	1	2.13	3	6.38	3	6.38	1
Solon	One Family	346	\$370,670	\$330,000	0	0	0	0	0	0	1	0.29	5	1.45	5	1.45	30	8.67	53
Solon	Two Family	3	\$195,558	\$205,000	0	0	0	0	0	0	0	0	0	0	0	0	1	33.33	2
Solon	Condominium	19	\$157,403	\$157,000	0	0	1	5.26	3	15.79	0	0	1	5.26	2	10.53	9	47.37	2

**Residential Sales Price Distribution for the Suburbs, YTD NO**

**Source: Cuyahoga County Fiscal Office**

**Prepared by Northern Ohio Data and Information Service (N**

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Olmsted Township	Condominium	0	0	0
Olmsted Township	New Construction (inferred)	32.26	18	58.06
Orange	One Family	13.33	36	80
Orange	Condominium	0	11	100
Orange	New Construction (inferred)	0	9	90
Parma	One Family	7.42	18	1.34
Parma	Two Family	2.27	0	0
Parma	Condominium	2.27	0	0
Parma	New Construction (inferred)	6.9	14	48.28
Parma Heights	One Family	6.14	1	0.36
Parma Heights	Two Family	28.57	0	0
Parma Heights	Condominium	0	0	0
Pepper Pike	One Family	5.31	107	94.69
Pepper Pike	New Construction (inferred)	0	5	100
Richmond Heights	One Family	21.58	5	3.6
Richmond Heights	Condominium	0	0	0
Richmond Heights	New Construction (inferred)	0	0	0
Rocky River	One Family	20.16	182	73.39
Rocky River	Two Family	12.5	5	62.5
Rocky River	Condominium	6.67	14	13.33
Rocky River	New Construction (inferred)	0	3	75
Seven Hills	One Family	33.62	46	19.83
Seven Hills	Two Family	0	1	100
Seven Hills	Condominium	0	0	0
Seven Hills	New Construction (inferred)	0	4	80
Shaker Heights	One Family	18.68	221	50.34
Shaker Heights	Two Family	6.67	0	0
Shaker Heights	Condominium	2.13	4	8.51
Solon	One Family	15.32	252	72.83
Solon	Two Family	66.67	0	0
Solon	Condominium	10.53	1	5.26

Residential Sales Price Distribution for the Suburbs, YTD NOV 2020

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
Solon	New Construction (inferred)	12	\$196,040	\$152,450	0	0	2	16.67	1	8.33	0	0	1	8.33	2	16.67	3	25	2
South Euclid	One Family	475	\$123,798	\$120,000	6	1.26	38	8	66	13.89	72	15.16	88	18.53	89	18.74	93	19.58	16
South Euclid	Two Family	11	\$124,458	\$120,000	0	0	0	0	1	9.09	2	18.18	3	27.27	2	18.18	3	27.27	0
South Euclid	Condominium	23	\$51,224	\$45,000	12	52.17	7	30.43	1	4.35	2	8.7	1	4.35	0	0	0	0	0
South Euclid	New Construction (inferred)	2	\$215,724	\$215,724	0	0	0	0	0	0	0	0	0	0	0	0	0	0	2
Strongsville	One Family	647	\$258,177	\$247,000	0	0	2	0.31	7	1.08	8	1.24	13	2.01	26	4.02	127	19.63	166
Strongsville	Two Family	4	\$165,250	\$168,000	0	0	0	0	0	0	0	0	1	25	0	0	2	50	1
Strongsville	Condominium	32	\$169,128	\$166,250	0	0	0	0	0	0	1	3.13	6	18.75	4	12.5	12	37.5	8
Strongsville	New Construction (inferred)	53	\$234,502	\$103,000	0	0	0	0	1	1.89	27	50.94	3	5.66	1	1.89	0	0	0
University Heights	One Family	294	\$187,775	\$175,000	0	0	4	1.36	6	2.04	11	3.74	20	6.8	55	18.71	102	34.69	51
University Heights	Two Family	19	\$152,447	\$165,000	0	0	1	5.26	0	0	2	10.53	1	5.26	2	10.53	13	68.42	0
University Heights	Condominium	4	\$122,250	\$115,750	0	0	0	0	0	0	1	25	2	50	0	0	1	25	0
Valley View	One Family	15	\$259,827	\$280,000	0	0	1	6.67	0	0	1	6.67	1	6.67	1	6.67	1	6.67	0
Walton Hills	One Family	32	\$221,834	\$204,550	0	0	2	6.25	0	0	0	0	0	0	3	9.38	11	34.38	8
Walton Hills	New Construction (inferred)	2	\$266,592	\$266,592	0	0	1	50	0	0	0	0	0	0	0	0	0	0	0
Warrensville Heights	One Family	88	\$91,842	\$78,000	10	11.36	20	22.73	21	23.86	16	18.18	7	7.95	4	4.55	4	4.55	4
Warrensville Heights	Condominium	8	\$28,200	\$28,000	8	100	0	0	0	0	0	0	0	0	0	0	0	0	0
Westlake	One Family	332	\$361,450	\$325,500	0	0	0	0	3	0.9	3	0.9	4	1.2	10	3.01	39	11.75	53
Westlake	Condominium	193	\$215,829	\$153,000	1	0.52	10	5.18	11	5.7	24	12.44	20	10.36	27	13.99	30	15.54	9
Westlake	New Construction (inferred)	27	\$321,837	\$218,779	0	0	0	0	0	0	4	14.81	0	0	2	7.41	7	25.93	1
Woodmere	One Family	3	\$163,333	\$140,000	0	0	0	0	0	0	0	0	1	33.33	1	33.33	0	0	1
Woodmere	New Construction (inferred)	2	\$237,250	\$237,250	0	0	1	50	0	0	0	0	0	0	0	0	0	0	0
City of Cleveland	One Family	3147	\$95,367	\$72,000	922	29.3	527	16.75	383	12.17	261	8.29	301	9.56	269	8.55	244	7.75	100
City of Cleveland	Two Family	1244	\$72,234	\$56,500	482	38.75	282	22.67	161	12.94	108	8.68	55	4.42	45	3.62	51	4.1	28
City of Cleveland	Condominium	167	\$244,912	\$195,000	7	4.19	6	3.59	6	3.59	7	4.19	14	8.38	24	14.37	23	13.77	19
Eastern Suburbs	One Family	5853	\$192,172	\$139,900	349	5.96	493	8.42	616	10.52	532	9.09	563	9.62	660	11.28	866	14.8	502
Eastern Suburbs	Two Family	326	\$123,911	\$113,500	47	14.42	26	7.98	39	11.96	40	12.27	38	11.66	48	14.72	66	20.25	14
Eastern Suburbs	Condominium	425	\$145,316	\$112,000	79	18.59	42	9.88	48	11.29	29	6.82	48	11.29	36	8.47	54	12.71	21
Eastern Suburbs	New Construction (inferred)	69	\$310,896	\$239,000	0	0	4	5.8	3	4.35	1	1.45	3	4.35	7	10.14	8	11.59	10

**Residential Sales Price Distribution for the Suburbs, YTD NO**

**Source: Cuyahoga County Fiscal Office**

**Prepared by Northern Ohio Data and Information Service (N**

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Solon	New Construction (inferred)	16.67	1	8.33
South Euclid	One Family	3.37	7	1.47
South Euclid	Two Family	0	0	0
South Euclid	Condominium	0	0	0
South Euclid	New Construction (inferred)	100	0	0
Strongsville	One Family	25.66	298	46.06
Strongsville	Two Family	25	0	0
Strongsville	Condominium	25	1	3.13
Strongsville	New Construction (inferred)	0	21	39.62
University Heights	One Family	17.35	45	15.31
University Heights	Two Family	0	0	0
University Heights	Condominium	0	0	0
Valley View	One Family	0	10	66.67
Walton Hills	One Family	25	8	25
Walton Hills	New Construction (inferred)	0	1	50
Warrensville Heights	One Family	4.55	2	2.27
Warrensville Heights	Condominium	0	0	0
Westlake	One Family	15.96	220	66.27
Westlake	Condominium	4.66	61	31.61
Westlake	New Construction (inferred)	3.7	13	48.15
Woodmere	One Family	33.33	0	0
Woodmere	New Construction (inferred)	0	1	50
City of Cleveland	One Family	3.18	140	4.45
City of Cleveland	Two Family	2.25	32	2.57
City of Cleveland	Condominium	11.38	61	36.53
Eastern Suburbs	One Family	8.58	1272	21.73
Eastern Suburbs	Two Family	4.29	8	2.45
Eastern Suburbs	Condominium	4.94	68	16
Eastern Suburbs	New Construction (inferred)	14.49	33	47.83

Residential Sales Price Distribution for the Suburbs, YTD NOV 2020

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
Western Suburbs	One Family	6691	\$227,350	\$193,000	15	0.22	55	0.82	143	2.14	210	3.14	495	7.4	944	14.11	1720	25.71	1189
Western Suburbs	Two Family	292	\$201,059	\$190,000	1	0.34	3	1.03	2	0.68	11	3.77	10	3.42	37	12.67	102	34.93	63
Western Suburbs	Condominium	1112	\$133,847	\$112,150	82	7.37	142	12.77	137	12.32	155	13.94	167	15.02	128	11.51	135	12.14	65
Western Suburbs	New Construction (inferred)	309	\$270,548	\$220,000	0	0	17	5.5	31	10.03	33	10.68	11	3.56	19	6.15	25	8.09	29
Total: All Suburbs	One Family	12544	\$210,936	\$172,500	364	2.9	548	4.37	759	6.05	742	5.92	1058	8.43	1604	12.79	2586	20.62	1691
Total: All Suburbs	Two Family	618	\$160,363	\$153,343	48	7.77	29	4.69	41	6.63	51	8.25	48	7.77	85	13.75	168	27.18	77
Total: All Suburbs	Condominium	1537	\$137,018	\$112,000	161	10.47	184	11.97	185	12.04	184	11.97	215	13.99	164	10.67	189	12.3	86
Total: All Suburbs	New Construction (inferred)	378	\$277,913	\$228,147	0	0	21	5.56	34	8.99	34	8.99	14	3.7	26	6.88	33	8.73	39
Total: Cuyahoga County	One Family	15691	\$187,757	\$153,000	1286	8.2	1075	6.85	1142	7.28	1003	6.39	1359	8.66	1873	11.94	2830	18.04	1791
Total: Cuyahoga County	Two Family	1862	\$101,484	\$74,000	530	28.46	311	16.7	202	10.85	159	8.54	103	5.53	130	6.98	219	11.76	105
Total: Cuyahoga County	Condominium	1704	\$147,592	\$117,000	168	9.86	190	11.15	191	11.21	191	11.21	229	13.44	188	11.03	212	12.44	105
Total: Cuyahoga County	New Construction (inferred)	378	\$277,913	\$228,147	0	0	21	5.56	34	8.99	34	8.99	14	3.7	26	6.88	33	8.73	39

**Residential Sales Price Distribution for the Suburbs, YTD NO**

Source: Cuyahoga County Fiscal Office

Prepared by Northern Ohio Data and Information Service (N

Area	Type of Property	Percent \$200K to \$250K	Sales \$> \$250K	Percent \$> \$250K
Western Suburbs	One Family	17.77	1920	28.7
Western Suburbs	Two Family	21.58	63	21.58
Western Suburbs	Condominium	5.85	101	9.08
Western Suburbs	New Construction (inferred)	9.39	144	46.6
Total: All Suburbs	One Family	13.48	3192	25.45
Total: All Suburbs	Two Family	12.46	71	11.49
Total: All Suburbs	Condominium	5.6	169	11
Total: All Suburbs	New Construction (inferred)	10.32	177	46.83
Total: Cuyahoga County	One Family	11.41	3332	21.24
Total: Cuyahoga County	Two Family	5.64	103	5.53
Total: Cuyahoga County	Condominium	6.16	230	13.5
Total: Cuyahoga County	New Construction (inferred)	10.32	177	46.83