



Wisconsin REALTORS® Association
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Summary of Wisconsin Housing Statistics						
	Monthly			Year to Date		
	Feb 2024	Feb 2023	% Change	Feb 2024	Feb 2023	% Change
Unit Sales	3,343	3,241	+3.1%	6,828	6,443	+6.0%
Median Price	\$275,000	\$260,260	+5.7%	\$275,000	\$255,000	+5.9%
New Listings	5,319	4,398	+20.9%	X	X	X
Total Listings	14,491	13,475	+7.5%	X	X	X
Months of Inventory	2.7	2.1	+28.6%	X	X	X
Average Days on Market	84	81	+3.7%	X	X	X
WI Housing Affordability Index	138	149	-7.4%	X	X	X

Housing Price Range Statistics					
Price Range	Total Feb 2024 Listings	Average Days on Market (Mar 2023 - Feb 2024)	Total Sold (Mar 2023 - Feb 2024)	Total Volume Sold (Mar 2023 - Feb 2024)	Months of Inventory (Mar 2023 - Feb 2024)
\$0-\$124,999	1,053	224	5,187	\$456,800,471	2.4
\$125,000 - \$199,999	2,133	153	12,878	\$2,193,903,823	2.0
\$200,000 – \$349,999	4,265	129	24,294	\$6,708,369,497	2.1
\$350,000 - \$499,999	3,417	140	13,442	\$5,632,379,520	3.1
\$500,000 and higher	3,619	145	9,036	\$6,964,444,601	4.8

Inventory by Urban Classification		
County type	Feb 2024	Feb 2023
Metropolitan Counties Combined	2.5	2.0
Micropolitan Counties Combined	2.8	2.2
Rural Counties Combined	3.4	2.8
All Wisconsin Counties	2.7	2.1

Metropolitan counties include: Brown, Calumet, Chippewa, Columbia, Dane, Douglas, Eau Claire, Fond du Lac, Green, Iowa, Kenosha, Kewaunee, La Crosse, Lincoln, Marathon, Milwaukee, Oconto, Ozaukee, Outagamie, Pierce, Racine, Rock, Sheboygan, St. Croix, Washington, Waukesha, and Winnebago.

Micropolitan counties include: Dodge, Dunn, Florence, Grant, Jefferson, Manitowoc, Marinette, Menominee, Portage, Sauk, Shawano, Walworth and Wood.

Rural counties include: Adams, Ashland, Barron, Bayfield, Buffalo, Burnett, Clark, Crawford, Door, Forest, Green Lake, Iron, Jackson, Juneau, Lafayette, Langlade, Marquette, Monroe, Oneida, Pepin, Polk, Price, Rusk, Richland, Sawyer, Taylor, Trempealeau, Vernon, Vilas, Washburn, Waupaca and Waushara.



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Wisconsin Regional Report

Provided by the Wisconsin REALTORS® Association

Report Criteria: Reflecting data for: February 2024 | State: WI | Type: Residential

Region	County	Median Price			Sales			Months Inventory			Avg Days On Market		
		2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
Central	Adams	246,500	238,400	+3.4%	24	25	-4.0%	3.8	2.4	+58.3%	139	91	+52.7%
	Clark	148,000	NA	NA	13	9	+44.4%	3.6	3.0	+20.0%	122	106	+15.1%
	Juneau	265,000	219,500	+20.7%	20	24	-16.7%	4.0	2.7	+48.1%	95	102	-6.9%
	Marathon	225,000	260,250	-13.5%	59	60	-1.7%	2.2	1.7	+29.4%	79	74	+6.8%
	Marquette	188,000	250,000	-24.8%	10	13	-23.1%	4.5	3.5	+28.6%	76	117	-35.0%
	Portage	294,500	255,000	+15.5%	32	33	-3.0%	2.6	1.8	+44.4%	82	75	+9.3%
	Waushara	282,500	300,000	-5.8%	17	13	+30.8%	2.9	1.5	+93.3%	94	145	-35.2%
	Wood	155,500	162,450	-4.3%	38	46	-17.4%	2.2	2.1	+4.8%	69	73	-5.5%
Central Regional Total		220,000	210,300	+4.6%	213	223	-4.5%	2.8	2.1	+33.3%	90	87	+3.4%

Region	County	Median Price			Sales			Months Inventory			Avg Days On Market		
		2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
North	Ashland	172,000	NA	NA	14	9	+55.6%	5.5	3.5	+57.1%	108	121	-10.7%
	Barron	250,000	265,500	-5.8%	43	28	+53.6%	2.9	2.5	+16.0%	86	92	-6.5%
	Bayfield	270,000	NA	NA	11	9	+22.2%	5.0	3.4	+47.1%	114	109	+4.6%
	Burnett	285,000	299,500	-4.8%	25	14	+78.6%	2.8	2.2	+27.3%	156	82	+90.2%
	Douglas	217,000	199,375	+8.8%	23	16	+43.8%	2.6	2.0	+30.0%	84	63	+33.3%
	Florence	NA	NA	NA	NA	NA	NA	5.6	4.0	+40.0%	NA	NA	NA
	Forest	260,000	NA	NA	13	6	+116.7%	3.7	3.7	0.0%	163	109	+49.5%
	Iron	NA	NA	NA	5	4	+25.0%	3.4	4.2	-19.0%	160	54	+196.3%
	Langlade	173,600	157,000	+10.6%	21	16	+31.3%	2.7	2.7	0.0%	100	187	-46.5%
	Lincoln	262,500	169,500	+54.9%	21	20	+5.0%	3.4	1.7	+100.0%	83	89	-6.7%
	Oneida	299,900	185,000	+62.1%	31	27	+14.8%	3.1	2.3	+34.8%	65	87	-25.3%
	Polk	292,500	242,000	+20.9%	24	11	+118.2%	2.3	2.2	+4.5%	78	88	-11.4%
	Price	175,000	115,500	+51.5%	21	15	+40.0%	3.6	3.5	+2.9%	110	82	+34.1%
	Rusk	NA	NA	NA	8	3	+166.7%	3.8	2.6	+46.2%	125	74	+68.9%
	Sawyer	280,450	292,500	-4.1%	12	16	-25.0%	3.8	3.8	0.0%	103	99	+4.0%
Taylor	NA	NA	NA	8	7	+14.3%	4.0	3.9	+2.6%	105	108	-2.8%	
Vilas	305,000	256,250	+19.0%	24	28	-14.3%	3.1	2.6	+19.2%	94	116	-19.0%	
Washburn	158,850	NA	NA	16	9	+77.8%	3.3	3.1	+6.5%	91	151	-39.7%	
North Regional Total		249,000	235,000	+6.0%	320	238	+34.5%	3.3	2.7	+22.2%	100	101	-1.0%

Region	County	Median Price			Sales			Months Inventory			Avg Days On Market		
		2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
Northeast	Brown	306,500	275,000	+11.5%	128	149	-14.1%	2.6	2.1	+23.8%	72	74	-2.7%
	Calumet	435,000	345,000	+26.1%	19	21	-9.5%	3.1	2.4	+29.2%	85	84	+1.2%
	Door	443,600	299,900	+47.9%	29	31	-6.5%	6.9	4.9	+40.8%	170	117	+45.3%
	Fond du Lac	238,000	205,000	+16.1%	55	46	+19.6%	2.6	1.7	+52.9%	85	75	+13.3%
	Green Lake	181,000	267,000	-32.2%	18	13	+38.5%	3.6	3.2	+12.5%	110	133	-17.3%
	Kewaunee	NA	NA	NA	7	7	0.0%	3.9	3.0	+30.0%	62	105	-41.0%
	Manitowoc	186,250	200,000	-6.9%	38	47	-19.1%	2.5	1.5	+66.7%	103	74	+39.2%
	Marinette	145,000	146,500	-1.0%	22	26	-15.4%	2.9	2.3	+26.1%	66	107	-38.3%
	Menominee	NA	NA	NA	NA	1	-100.0%	3.3	4.0	-17.5%	NA	125	-100.0%
	Oconto	254,900	177,450	+43.6%	29	22	+31.8%	3.2	1.9	+68.4%	91	61	+49.2%
	Outagamie	282,450	250,000	+13.0%	110	79	+39.2%	2.9	1.7	+70.6%	78	71	+9.9%
	Shawano	174,950	300,000	-41.7%	22	13	+69.2%	3.1	2.2	+40.9%	87	86	+1.2%
	Waupaca	204,000	247,000	-17.4%	36	29	+24.1%	2.8	2.7	+3.7%	82	90	-8.9%
	Winnebago	227,500	229,250	-0.8%	100	74	+35.1%	1.9	1.8	+5.6%	74	75	-1.3%
Northeast Regional Total		250,000	240,000	+4.2%	613	558	+9.9%	2.9	2.1	+38.1%	84	80	+5.0%

Region	County	Median Price			Sales			Months Inventory			Avg Days On Market		
		2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
South Central	Columbia	285,000	262,500	+8.6%	21	20	+5.0%	2.8	2.6	+7.7%	80	74	+8.1%
	Crawford	170,000	NA	NA	10	2	+400.0%	3.8	3.4	+11.8%	121	62	+95.2%
	Dane	440,000	385,000	+14.3%	307	323	-5.0%	2.7	2.3	+17.4%	98	90	+8.9%
	Dodge	264,000	220,000	+20.0%	54	45	+20.0%	2.0	1.8	+11.1%	77	97	-20.6%
	Grant	175,000	195,000	-10.3%	26	21	+23.8%	3.0	3.4	-11.8%	113	86	+31.4%
	Green	274,900	235,000	+17.0%	21	26	-19.2%	2.7	2.4	+12.5%	63	113	-44.2%
	Iowa	NA	212,875	NA	8	14	-42.9%	2.8	2.8	0.0%	114	102	+11.8%
	Jefferson	340,000	305,000	+11.5%	53	48	+10.4%	2.3	2.0	+15.0%	91	76	+19.7%
	Lafayette	NA	NA	NA	8	6	+33.3%	2.8	2.6	+7.7%	83	76	+9.2%
	Richland	NA	395,000	NA	8	13	-38.5%	4.6	2.7	+70.4%	82	105	-21.9%
	Rock	245,000	240,000	+2.1%	112	101	+10.9%	2.8	2.0	+40.0%	75	78	-3.8%
	Sauk	292,500	260,000	+12.5%	40	54	-25.9%	3.6	2.2	+63.6%	100	75	+33.3%
South Central Regional Total		330,500	311,000	+6.3%	668	673	-0.7%	2.8	2.3	+21.7%	91	87	+4.6%

Region	County	Median Price			Sales			Months Inventory			Avg Days On Market		
		2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
Southeast	Kenosha	253,000	231,750	+9.2%	81	98	-17.3%	2.0	1.7	+17.6%	66	76	-13.2%
	Milwaukee	230,000	209,250	+9.9%	596	556	+7.2%	2.2	1.8	+22.2%	64	66	-3.0%
	Ozaukee	447,000	392,500	+13.9%	42	61	-31.1%	2.6	2.4	+8.3%	94	78	+20.5%
	Racine	238,000	196,250	+21.3%	133	146	-8.9%	2.2	2.0	+10.0%	72	66	+9.1%
	Sheboygan	279,900	195,500	+43.2%	55	59	-6.8%	2.0	2.2	-9.1%	73	66	+10.6%
	Walworth	325,000	308,750	+5.3%	79	66	+19.7%	3.7	2.6	+42.3%	89	91	-2.2%
	Washington	355,500	332,700	+6.9%	78	66	+18.2%	2.9	2.0	+45.0%	73	78	-6.4%
	Waukesha	437,500	395,000	+10.8%	208	228	-8.8%	2.1	2.0	+5.0%	91	69	+31.9%
Southeast Regional Total		275,000	255,000	+7.8%	1,272	1,280	-0.6%	2.3	1.9	+21.1%	73	70	+4.3%

Region	County	Median Price			Sales			Months Inventory			Avg Days On Market		
		2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
West	Buffalo	NA	NA	NA	2	4	-50.0%	3.3	3.7	-10.8%	56	107	-47.7%
	Chippewa	260,000	275,000	-5.5%	29	29	0.0%	3.0	2.6	+15.4%	75	110	-31.8%
	Dunn	245,000	232,500	+5.4%	23	16	+43.8%	3.0	2.7	+11.1%	159	100	+59.0%
	Eau Claire	272,000	280,000	-2.9%	47	67	-29.9%	2.8	1.9	+47.4%	100	95	+5.3%
	Jackson	141,000	NA	NA	10	5	+100.0%	2.7	2.7	0.0%	83	63	+31.7%
	La Crosse	273,950	273,500	+0.2%	52	57	-8.8%	1.9	1.6	+18.8%	77	73	+5.5%
	Monroe	217,450	195,000	+11.5%	22	11	+100.0%	2.7	2.4	+12.5%	75	94	-20.2%
	Pepin	NA	NA	NA	1	3	-66.7%	2.0	5.6	-64.3%	43	125	-65.6%
	Pierce	325,000	320,000	+1.6%	13	19	-31.6%	4.3	1.7	+152.9%	68	87	-21.8%
	St. Croix	350,000	356,500	-1.8%	37	34	+8.8%	3.1	2.3	+34.8%	98	115	-14.8%
	Trempealeau	276,000	258,000	+7.0%	11	12	-8.3%	5.3	2.7	+96.3%	76	113	-32.7%
	Vernon	202,500	221,200	-8.5%	10	12	-16.7%	2.7	2.5	+8.0%	134	110	+21.8%
West Regional Total		270,000	275,000	-1.8%	257	269	-4.5%	2.8	2.2	+27.3%	93	96	-3.1%

Statewide Median Price			Statewide Sales			Statewide Avg Days On Market		
2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
275,000	260,260	+5.7%	3,343	3,241	+3.1%	84	81	+3.7%

Statewide Months Inventory			Statewide New Listings			Statewide Total Listings		
2/2024	2/2023	% Change	2/2024	2/2023	% Change	2/2024	2/2023	% Change
2.7	2.1	+28.6%	5,319	4,398	+20.9%	14,491	13,475	+7.5%

Price Range Stats

Listing Price Range	Current Properties For Sale	Avg Days On Market (sold listings)	Number of Sales in Prev 12 months	Total Sales in Prev 12 Months	Months Inventory
\$0 - \$124,999	1,053	224	5,187	456,800,471	2.4
\$125,000 - \$199,999	2,133	153	12,878	2,193,903,823	2.0
\$200,000 - \$349,999	4,265	129	24,294	6,708,369,497	2.1
\$350,000 - \$499,999	3,417	140	13,442	5,632,379,520	3.1
\$500,000+	3,619	145	9,036	6,964,444,601	4.8

Months of Inventory by Broad Urban-Rural Classification

Category	February 2024	February 2023
Metropolitan Counties Combined	2.5	2.0
Micropolitan Counties Combined	2.8	2.2
Rural Counties Combined	3.4	2.8
State Total	2.7	2.1



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Wisconsin Regional Report

Provided by the Wisconsin REALTORS® Association

Report Criteria: Reflecting YTD data through: February 2024 | State: WI | Type: Residential

Region	County	YTD Median Price			YTD Sales		
		Through 2/2024	Through 2/2023	% Change	Through 2/2024	Through 2/2023	% Change
North	Ashland	167,000	174,000	-4.0%	27	17	+58.8%
	Barron	240,000	250,000	-4.0%	83	59	+40.7%
	Bayfield	300,000	245,000	+22.4%	30	14	+114.3%
	Burnett	297,500	194,500	+53.0%	33	25	+32.0%
	Douglas	210,000	233,000	-9.9%	55	31	+77.4%
	Florence	NA	NA	NA	NA	1	-100.0%
	Forest	230,000	127,000	+81.1%	21	11	+90.9%
	Iron	212,500	259,950	-18.3%	14	10	+40.0%
	Langlade	173,600	117,000	+48.4%	31	34	-8.8%
	Lincoln	242,500	176,000	+37.8%	36	53	-32.1%
	Oneida	265,000	245,000	+8.2%	57	61	-6.6%
	Polk	284,000	247,450	+14.8%	55	29	+89.7%
	Price	179,500	140,000	+28.2%	45	21	+114.3%
	Rusk	229,500	125,000	+83.6%	15	15	0.0%
	Sawyer	240,000	309,450	-22.4%	20	25	-20.0%
	Taylor	180,000	180,500	-0.3%	20	17	+17.6%
	Vilas	325,000	330,000	-1.5%	57	50	+14.0%
Washburn	175,000	329,500	-46.9%	27	20	+35.0%	
North Regional Total		235,000	220,000	+6.8%	626	493	+27.0%

Region	County	YTD Median Price			YTD Sales		
		Through 2/2024	Through 2/2023	% Change	Through 2/2024	Through 2/2023	% Change
South Central	Columbia	285,000	274,000	+4.0%	55	50	+10.0%
	Crawford	180,000	195,000	-7.7%	14	11	+27.3%
	Dane	433,150	392,925	+10.2%	606	612	-1.0%
	Dodge	255,000	212,500	+20.0%	111	100	+11.0%
	Grant	175,000	160,000	+9.4%	56	46	+21.7%
	Green	255,000	219,000	+16.4%	47	45	+4.4%
	Iowa	275,000	245,000	+12.2%	25	25	0.0%
	Jefferson	337,000	286,000	+17.8%	102	82	+24.4%
	Lafayette	208,750	227,950	-8.4%	14	10	+40.0%
	Richland	160,500	210,000	-23.6%	13	23	-43.5%
	Rock	240,000	237,500	+1.1%	230	221	+4.1%
	Sauk	299,250	260,000	+15.1%	84	89	-5.6%
South Central Regional Total		327,000	305,000	+7.2%	1,357	1,314	+3.3%

Region	County	YTD Median Price			YTD Sales		
		Through 2/2024	Through 2/2023	% Change	Through 2/2024	Through 2/2023	% Change
Southeast	Kenosha	262,000	231,750	+13.1%	189	196	-3.6%
	Milwaukee	225,000	212,125	+6.1%	1,141	1,062	+7.4%
	Ozaukee	435,803	387,500	+12.5%	93	122	-23.8%
	Racine	238,000	202,500	+17.5%	247	264	-6.4%
	Sheboygan	279,900	200,000	+40.0%	136	121	+12.4%
	Walworth	314,900	300,000	+5.0%	159	145	+9.7%
	Washington	330,000	332,700	-0.8%	145	130	+11.5%
	Waukesha	424,966	400,000	+6.2%	414	435	-4.8%
Southeast Regional Total		270,000	255,000	+5.9%	2,524	2,475	+2.0%

Region	County	YTD Median Price			YTD Sales		
		Through 2/2024	Through 2/2023	% Change	Through 2/2024	Through 2/2023	% Change
West	Buffalo	159,900	142,500	+12.2%	12	14	-14.3%
	Chippewa	268,600	275,000	-2.3%	52	73	-28.8%
	Dunn	204,000	220,000	-7.3%	55	43	+27.9%
	Eau Claire	275,000	270,000	+1.9%	104	121	-14.0%
	Jackson	159,000	167,500	-5.1%	18	20	-10.0%
	La Crosse	271,250	243,000	+11.6%	116	111	+4.5%
	Monroe	215,000	190,000	+13.2%	49	36	+36.1%
	Pepin	NA	NA	NA	4	7	-42.9%
	Pierce	317,500	334,952	-5.2%	22	37	-40.5%
	St. Croix	350,000	354,950	-1.4%	71	70	+1.4%
	Trempealeau	213,950	202,500	+5.7%	22	22	0.0%
	Vernon	205,000	234,900	-12.7%	19	23	-17.4%
West Regional Total		265,000	257,900	+2.8%	544	577	-5.7%

Region	County	YTD Median Price			YTD Sales		
		Through 2/2024	Through 2/2023	% Change	Through 2/2024	Through 2/2023	% Change
Central	Adams	230,000	245,200	-6.2%	43	42	+2.4%
	Clark	156,750	133,351	+17.5%	30	26	+15.4%
	Juneau	260,000	208,500	+24.7%	41	38	+7.9%
	Marathon	215,000	240,000	-10.4%	138	117	+17.9%
	Marquette	190,000	250,000	-24.0%	25	24	+4.2%
	Portage	244,400	255,000	-4.2%	70	57	+22.8%
	Waushara	257,500	263,000	-2.1%	32	30	+6.7%
	Wood	175,000	161,000	+8.7%	97	99	-2.0%
Central Regional Total		219,450	210,000	+4.5%	476	433	+9.9%

Region	County	YTD Median Price			YTD Sales		
		Through 2/2024	Through 2/2023	% Change	Through 2/2024	Through 2/2023	% Change
Northeast	Brown	300,000	269,200	+11.4%	282	286	-1.4%
	Calumet	340,000	295,400	+15.1%	49	43	+14.0%
	Door	443,600	365,000	+21.5%	61	55	+10.9%
	Fond du Lac	230,000	209,000	+10.0%	110	106	+3.8%
	Green Lake	202,500	190,000	+6.6%	34	21	+61.9%
	Kewaunee	425,000	212,500	+100.0%	15	19	-21.1%
	Manitowoc	189,500	160,000	+18.4%	91	97	-6.2%
	Marinette	152,500	148,950	+2.4%	48	57	-15.8%
	Menominee	NA	NA	NA	NA	2	-100.0%
	Oconto	250,000	192,500	+29.9%	54	50	+8.0%
	Outagamie	279,000	270,000	+3.3%	236	153	+54.2%
	Shawano	185,000	172,500	+7.2%	33	34	-2.9%
	Waupaca	203,000	190,875	+6.4%	73	58	+25.9%
	Winnebago	220,000	226,500	-2.9%	215	170	+26.5%
Northeast Regional Total		255,000	235,000	+8.5%	1,301	1,151	+13.0%

YTD Statewide Median Price		
Through 2/2024	Through 2/2023	% Change
270,000	255,000	+5.9%

YTD Statewide Sales		
Through 2/2024	Through 2/2023	% Change
6,828	6,443	+6.0%