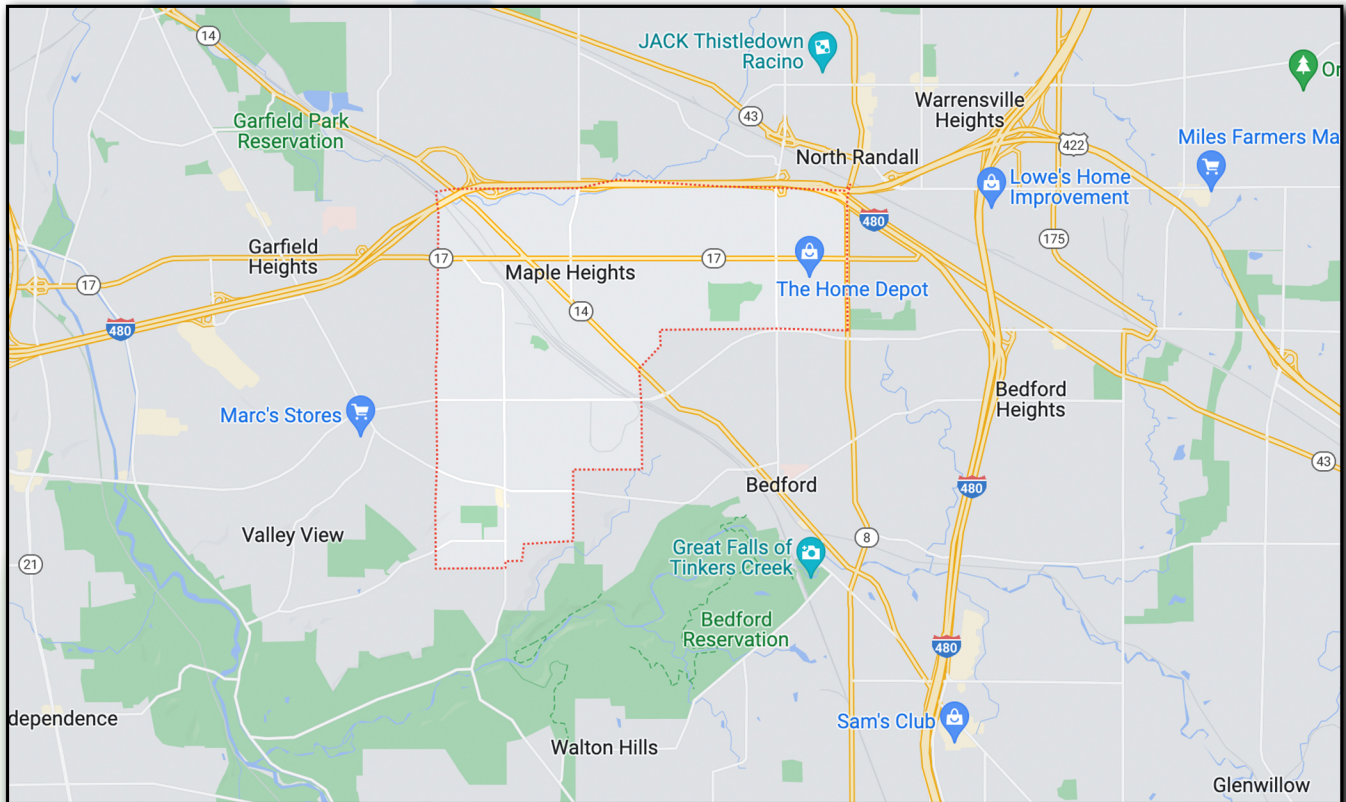




The Voice of Real Estate in Northeast Ohio

LOCAL MARKET REPORT - Maple Heights



Presented by
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The Voice of Real Estate in Northeast Ohio



Maple Heights, Ohio

Neighborhood Housing

Housing Facts and Stats

	Maple Heights	Cuyahoga County	Ohio	USA
Median Estimated Home Value	\$137K	\$251K	\$270K	\$368K
Est. Home Value 12-Mo. Change	+6.9%	+7.2%	+6%	+2.3%
Median List Price	\$130K	\$200K	\$269K	–
List Price 1-Month Change	-7.1%	+0.5%	+5.5%	–
List Price 12-Month Change	+7.1%	+11.1%	+25.1%	–
Median Home Age	73	70	57	44
Own	63%	58%	67%	65%
Rent	37%	42%	33%	35%
\$ Total Value (of all buildings for which permits were issued)	–	\$352.59M	\$6.97B	\$365.37B
% Change in permits (for all buildings)	–	-18%	-9%	-6%
% Change in \$ value (for all buildings)	–	-3%	-8%	-5%

Source: Public Records and Listings

New Listings

February 2025

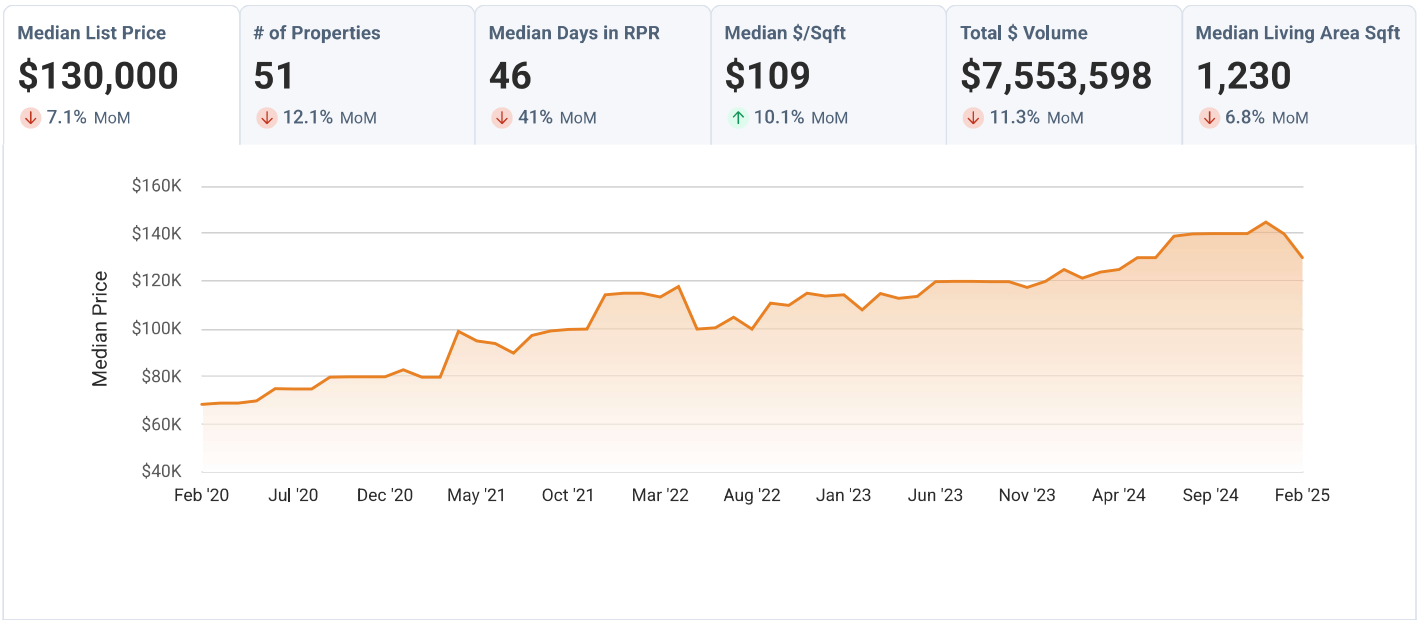
Property Type: SF + Condo/TH/Apt



Active Listings

February 2025

Property Type: SF + Condo/TH/Apt



Realtors Property Resource®, LLC

Source: Listings

New Pending Listings

February 2025

Property Type: SF + Condo/TH/Apt



Realtors Property Resource®, LLC

Source: Listings

Pending Listings

February 2025

Property Type: SF + Condo/TH/Apt



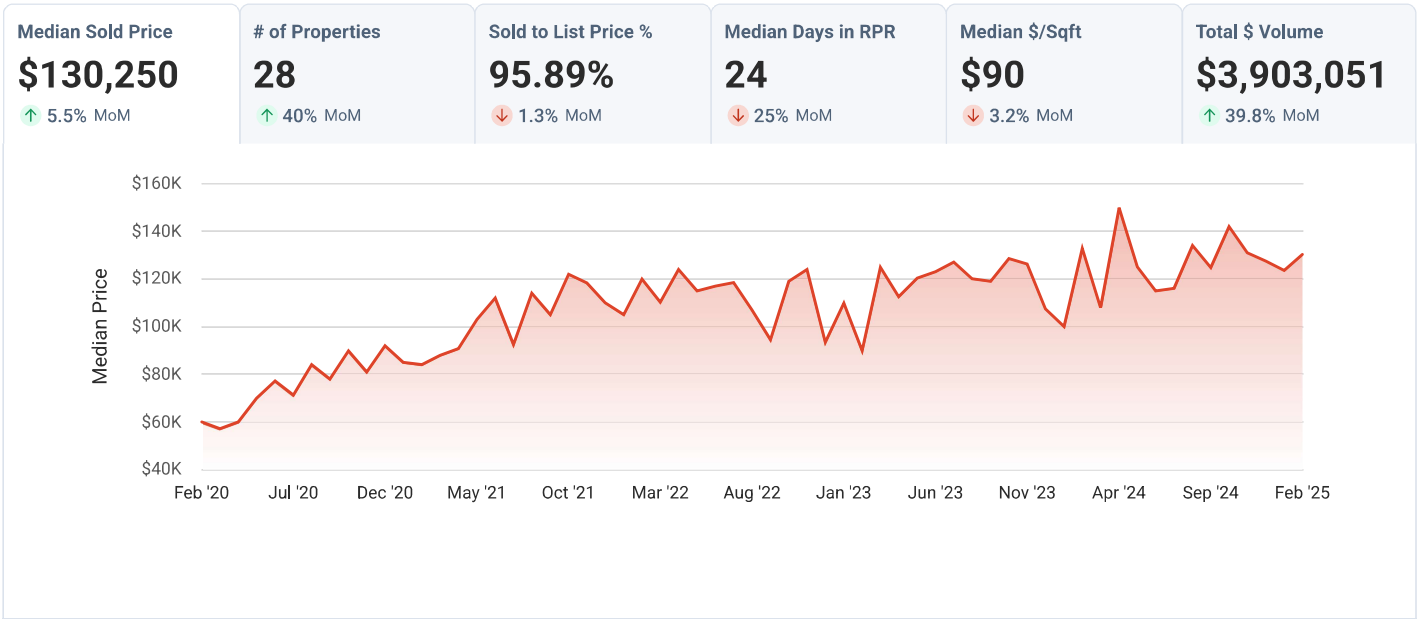
Realtors Property Resource®, LLC

Source: Listings

Sold Listings

February 2025

Property Type: SF + Condo/TH/Apt



Realtors Property Resource®, LLC

Source: Listings

Months Supply of Inventory

February 2025

Property Type: SF + Condo/TH/Apt

Months Supply of Inventory

1.38

Last Month Change

-9.8%

12 Month Change

-29.2%



Realtors Property Resource®, LLC

Source: Listings

Sold Public Records

February 2025

Property Type: SF + Condo/TH/Apt

Median Sold Price

\$116,000

↑ 1.1% MoM

of Properties

19

↓ 44.1% MoM

Median \$/Sqft

\$92

↓ 11.5% MoM

Median Living Area Sqft

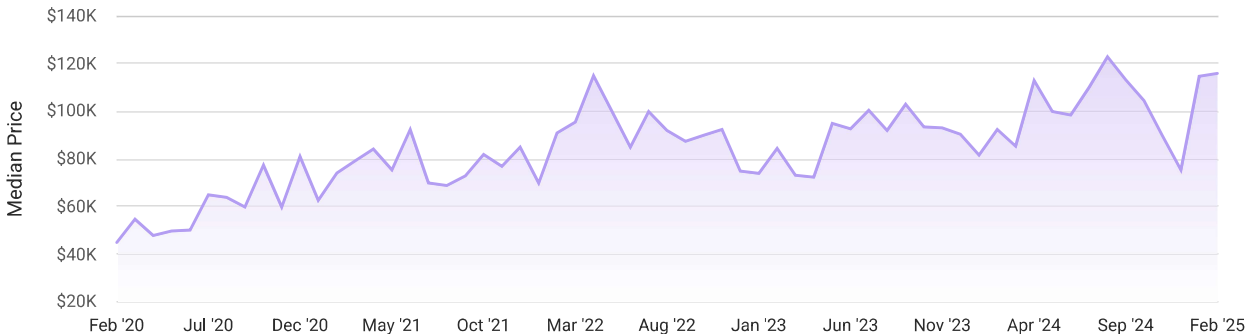
1,108

↑ 1.5% MoM

Total \$ Volume

\$2,186,100

↓ 46.2% MoM

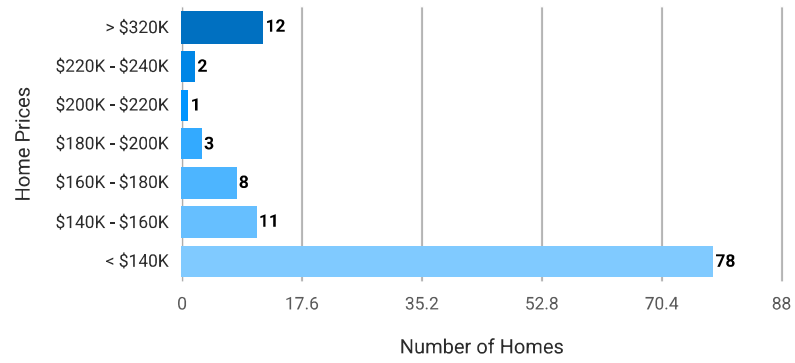


Realtors Property Resource®, LLC

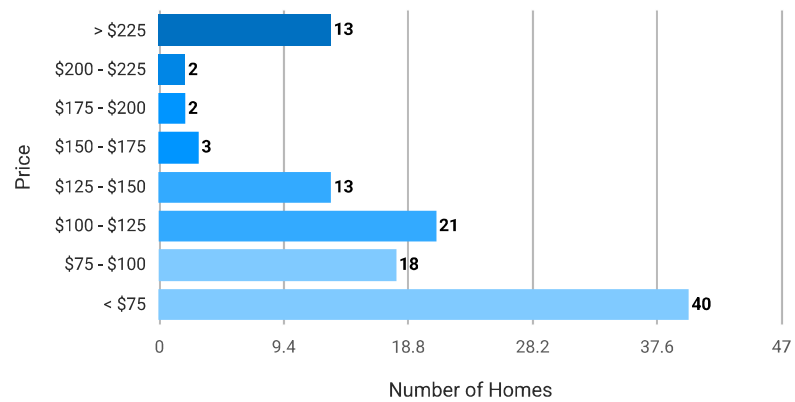
Source: Public Records

Sold Home Stats

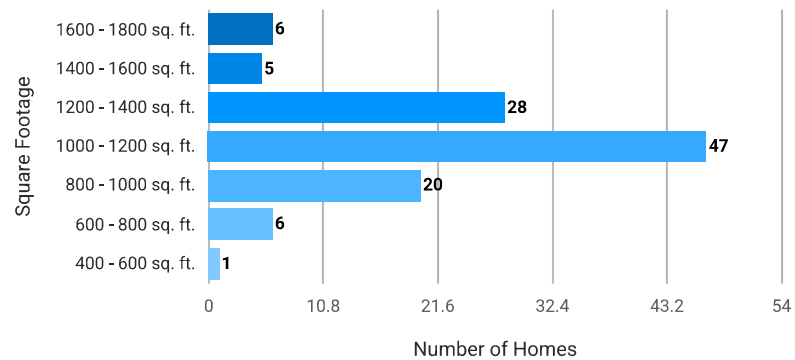
Price Range of Comps Sold



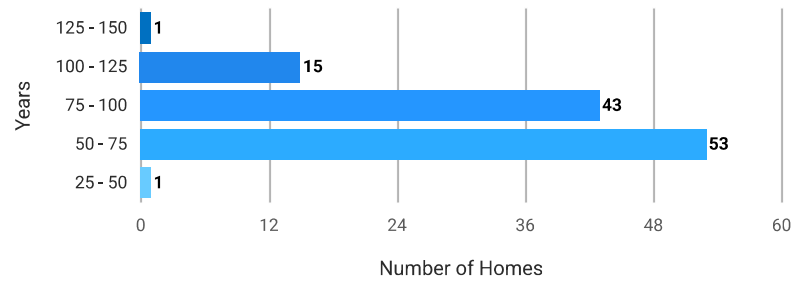
Price per Square Foot of Comps Sold



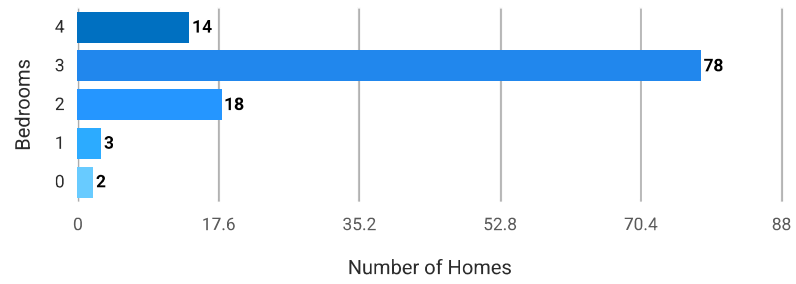
Size of Homes Sold



Age Range of Comps Sold



Number of Bedrooms in Homes Sold



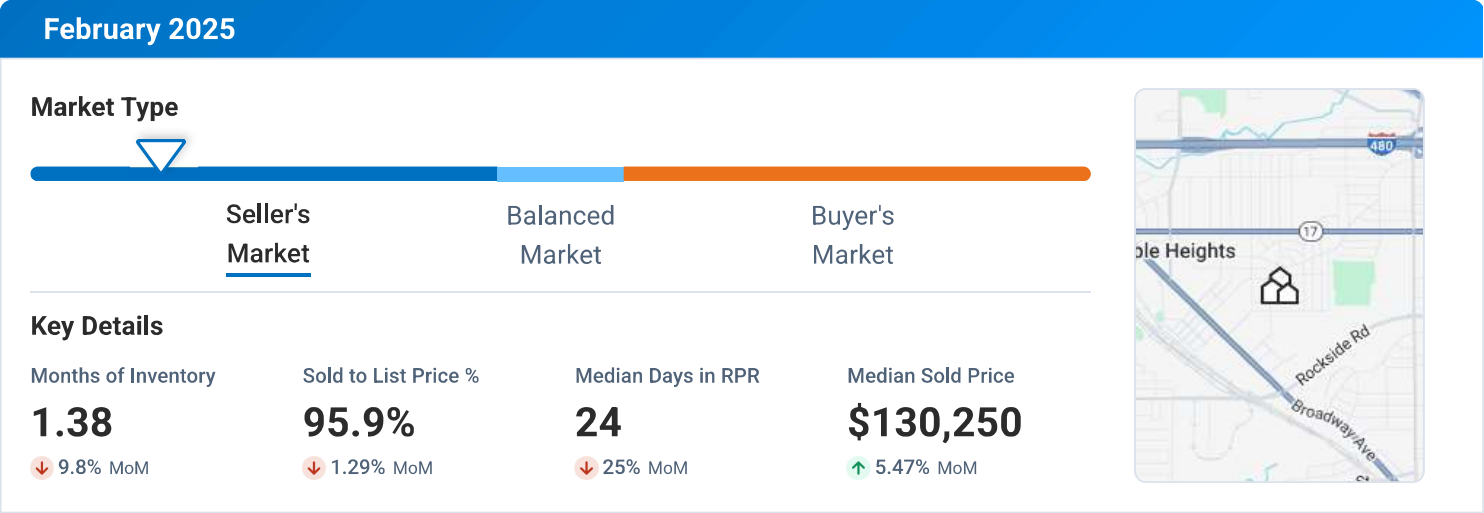


Maple Heights, Ohio

Neighborhood Summary

Market Trends

Property Type: SF + Condo/TH/Apt



Median Estimated Property Value

February 2025

Property Type: SF + Condo/TH/Apt

Median Estimated Value

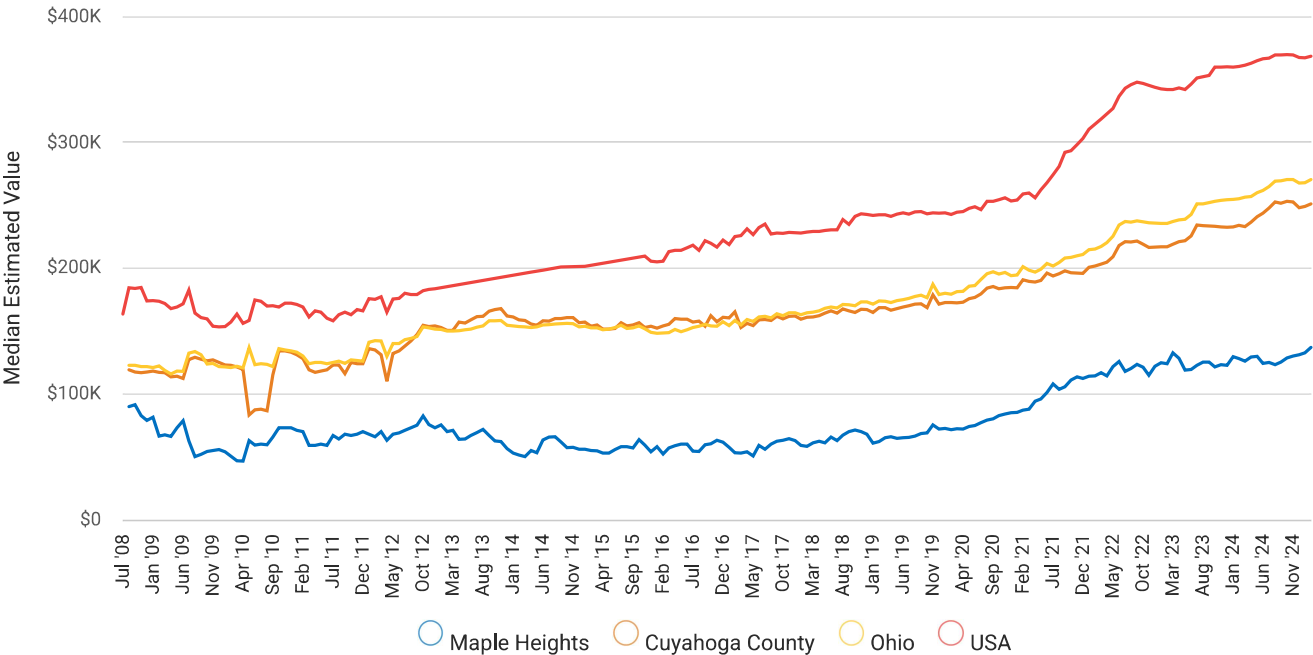
\$136,820

Last Month Change

+3.1%

12 Month Change

+6.9%

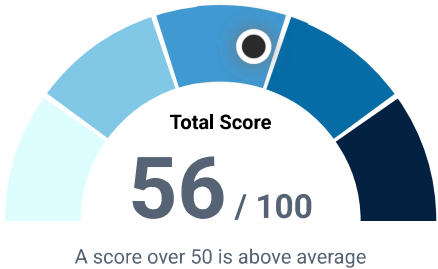


Realtors Property Resource®, LLC

Source: Public Records and Listings

AARP Livability™ Index for 44137

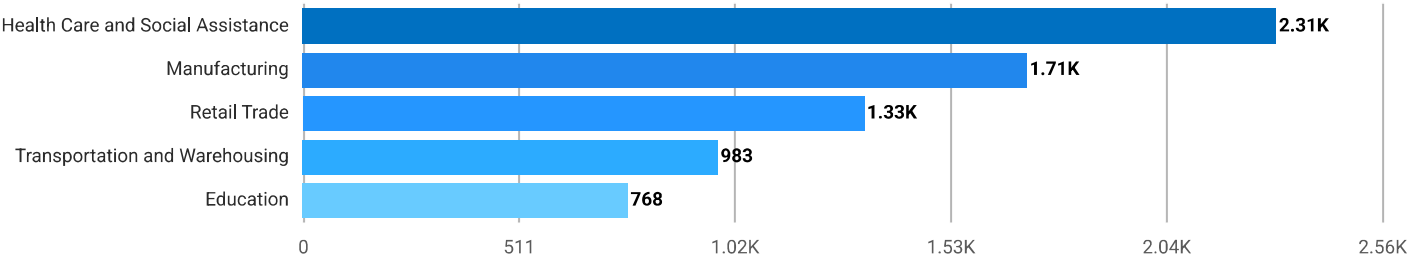
0-19 20-39 40-59 60-79 80-100



Housing	
Affordability & Access	50
Neighborhood	
Access to Life, Work & Play	59
Transportation	
Safe & Convenient Options	67
Environment	
Clean Air & Water	59
Health	
Prevention, Access & Quality	45
Engagement	
Civic & Social Involvement	62
Opportunity	
Inclusion & Possibilities	52

Source: AARP

Top Five Occupations



Source: U.S. Census

Neighborhoods Nearby

North Randall, Ohio

Median Estimate Home Value	\$191,610
Number of Homes	138
Total Population	1,113

Bedford, Ohio

Median Estimate Home Value	\$167,350
Number of Homes	5,556
Total Population	13,043

Bedford Heights, Ohio

Median Estimate Home Value	\$209,440
Number of Homes	2,715
Total Population	10,933

Warrensville Heights, ...

Median Estimate Home Value	\$125,860
Number of Homes	830
Total Population	13,659

Garfield Heights, Ohio

Median Estimate Home Value	\$138,730
Number of Homes	9,997
Total Population	29,497

Walton Hills, Ohio

Median Estimate Home Value	\$349,160
Number of Homes	982
Total Population	2,140