

The Compare Tab

The Compare Tab displays statistical comparisons between the highlighted listing and the other listings in the search. Below the table of data, a bar chart displays the information visually. Use the Chart Legend as your guide for what colors correspond with what information. As you select different listings from the summary panel, the graphs will adjust to display the Current Listing in comparison to the other listings in your search. There are 2 reports available: Comparison Statistics and Search Statistics. In Comparison Statistics, each column is calculated independent of each other except for the price change and percentage of price change columns; those go together.

How do I correctly read the data on the compare tab in Search Results?

Comparison Statistics

Current Listing	Original Price	List Price	Sale Price	CDOM	Price Chg	% Price Chg
4346 Raymir Pl Wauwatosa WI 53222-1142	\$129,900	\$129,900	\$120,000	227	--	--
This Search (28 Matches)						
Average	\$299,592	\$289,882	\$283,982	126	-\$20,915	-7.66%
Median	\$294,450	\$272,000	\$265,750	92	-\$15,100	-6.35%
Low	\$129,900	\$129,900	\$120,000	6	-\$50,000	-16.17%
High	\$629,000	\$629,000	\$613,000	452	-\$5,000	-2.13%
Number of listings*	28 w/Orig. Pr.	28	28 sold	28		13 changed price

Legend

- Current listing (Yellow)
- Average (Red)
- Median (Purple)
- Low (Blue)
- High (Green)

MLS Number	Original Price	List Price	Sold Price	DOM	Price Chg (-)	% Price Chg (-)	SP/LP ratio
1	2400000	2200000	1900000	333	200000	8.33%	0.86
2	649900	649900	600000	105	0	0.00%	0.92
3	3200000	3149900	2945650	487	50100	1.57%	0.94
4	640000	640000	585000	30	0	0.00%	0.91
5	2490000	1899000	1600000	254	591000	23.73%	0.84
6	549900	549900	500000	41	0	0.00%	0.91
Average	1654967	1514783	1355108	208	280367	11.21%	0.90
Median	1524950	1274450	1100000	180	50100	8.33%	0.915

Note: the highlighted colors in the Excel comparison table correspond to the legend in the compare tab.

Each column is calculated independent of each other except for the price change and percentage of price change columns, those go together. I suggest you determine each column's information separately. Example: first compare all Original List Prices, and then compare all Listing Prices, etc...

You may want to have a view for this that has Original List Price and Days on Market to make it easier. To get the high amount in each column you will need to look at each listing and determine which listing has the highest amount by putting your listings in order from highest to lowest for the data in the column you are working in.

To get the low amount in each column you will need to look at each listing and determine which listing has the lowest amount by putting your listings in order from highest to lowest for the data in the column you are working in.

To get the average you will need to add all of the data in each column together separately, and then divide by the number of listings that are being compared.


In order to get the median you must put your listings in order from highest to lowest for the data in the column you are working in. Then you will have to look at the number that is right in the center. If you have an odd amount of listings, you will have one number to look at. If you have an even number of listings, you will need to add to 2 middle numbers together and then divide by 2.


The Search Statistics report displays statistics for a number of fields such as bedrooms, bathrooms, square footage, list price and sold price. It also includes some calculated statistics such as the Sold Price to List Price Ratio. The bottom row in the table shows the number of listings that have relevant data for that column.


Search Results *work on behalf of a contact* Save E-Mail Print CMA Export


1 Results: 211 Selected: 0 Edit Search List Detail Photos Map Compare Messages Search Statistics Comparison Statistics


Price | Status | MLS #


- 


\$104,900
8328 W North Ave
Wauwatosa, WI 53213-1634
Active / 1418068
- 

\$134,900
8421 W North AVE
Wauwatosa, WI 53226-2812
Active / 1426276
- 

\$138,900
7629 Eagle St
Wauwatosa, WI 53213-1115
Active / 1414544
- 

\$139,900
2633 N Wauwatosa Ave
Wauwatosa, WI 53213-1136
Active / 1417806
Price Reduced
- 

\$149,900
2453 N 113th St
Wauwatosa, WI 53226-1214
Active / 1430709
- 

\$159,000
7724 W Clarke ST
Wauwatosa, WI 53213-1114
Active / 1431893
- 

\$159,900
2351 N 80th ST
Wauwatosa, WI 53213-1054
Active / 1427900

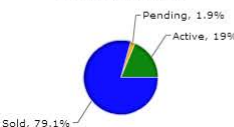
Search Results Statistics

Loadings:

Listings by Status

Active	40
Pending	4
Sold	167
Other	0
Total	211


Listings by Status




(Print Loading)

Average, Median, Low and High Statistics


	Bd rms	Baths	Sq. Ft.	List Price	Sold Price	List Price per SqFt	Sold Price per SqFt	Sold/List Ratio	Sold/Original List Ratio	DOM
Average	3.2	1.7	1,899	\$266,895	\$265,367	\$157	\$155	99.12%	97.52%	52 / 64
Median	3	1	1,638	\$260,000	\$258,000	\$159	\$157	99.24%	98.4%	41 / 41
Low	0	1	744	\$99,900	\$98,500	\$64	\$57	77.93%	71.54%	1 / 1
High	5	4	3,618	\$650,000	\$650,000	\$237	\$235	114.37%	114.37%	279 / 535
Volume	-	-	-	\$56,048,019	\$44,316,379	-	-	-	-	-




210 listings




210 listings




210 listings




210 listings




167 listings




209 listings




166 listings



166 listings



165 listings



170 listings

Error: Database::Connection::Statement::Select() Execution: [IBM][CLI Driver][DB2/LINUXX8664] SQL0104N An unexpected token "(select tech_id from (select tech_id fro" was found following "ech_id=x'1234' union". Expected tokens may include: " ". SQLSTATE=42601 .../server/srch_rs/compareSearchStats.html 76: TypeError: results is undefined Execute error in file .../server/srch_rs/compareSearchStats.html