

Local Market Update – November 2018

This is a research tool provided by Realcomp.



Waterford Twp

Oakland County

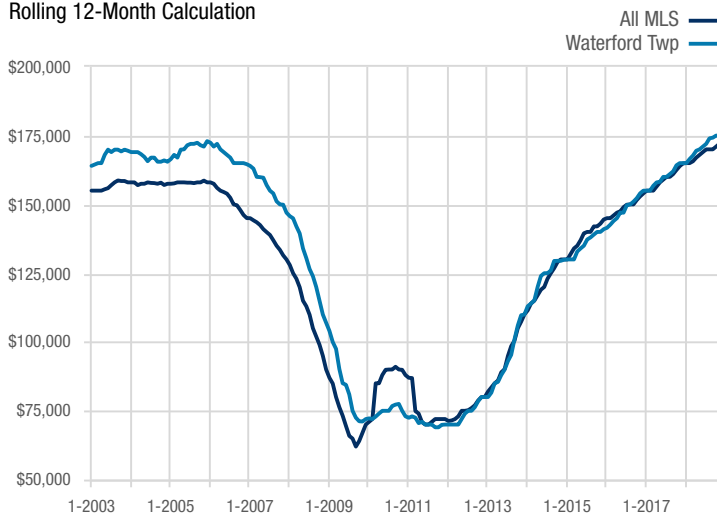
Residential	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	87	92	+ 5.7%	1,502	1,365	- 9.1%
Pending Sales	80	70	- 12.5%	1,131	1,020	- 9.8%
Closed Sales	107	88	- 17.8%	1,104	1,004	- 9.1%
Days on Market Until Sale	34	28	- 17.6%	28	25	- 10.7%
Median Sales Price*	\$172,500	\$179,450	+ 4.0%	\$165,000	\$175,000	+ 6.1%
Average Sales Price*	\$177,657	\$192,711	+ 8.5%	\$181,051	\$198,878	+ 9.8%
Percent of List Price Received*	98.1%	97.8%	- 0.3%	98.1%	98.8%	+ 0.7%
Inventory of Homes for Sale	191	177	- 7.3%	—	—	—
Months Supply of Inventory	2.0	2.0	0.0%	—	—	—

Condo	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	10	14	+ 40.0%	215	194	- 9.8%
Pending Sales	9	6	- 33.3%	165	165	0.0%
Closed Sales	18	13	- 27.8%	162	167	+ 3.1%
Days on Market Until Sale	22	23	+ 4.5%	29	25	- 13.8%
Median Sales Price*	\$96,000	\$124,900	+ 30.1%	\$116,000	\$127,000	+ 9.5%
Average Sales Price*	\$98,812	\$119,715	+ 21.2%	\$124,453	\$130,483	+ 4.8%
Percent of List Price Received*	96.3%	94.6%	- 1.8%	96.8%	97.6%	+ 0.8%
Inventory of Homes for Sale	34	21	- 38.2%	—	—	—
Months Supply of Inventory	2.3	1.4	- 39.1%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

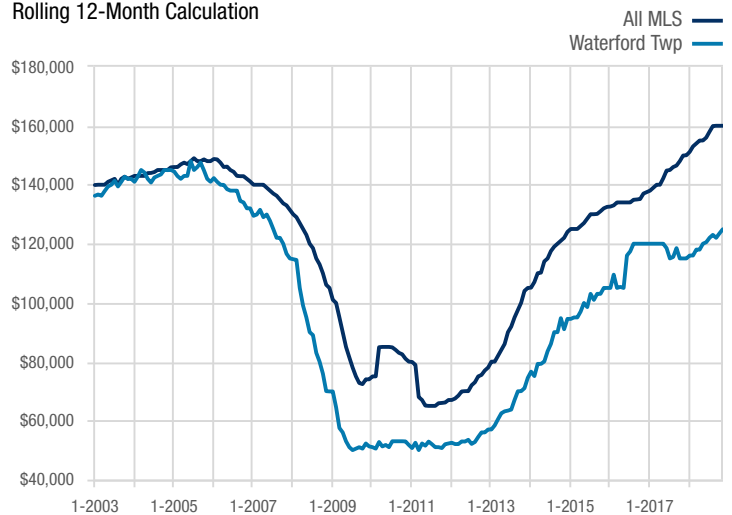
Median Sales Price - Residential

Rolling 12-Month Calculation



Median Sales Price - Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.