

Local Market Update – November 2018

This is a research tool provided by Realcomp.



West Bloomfield Twp

Oakland County

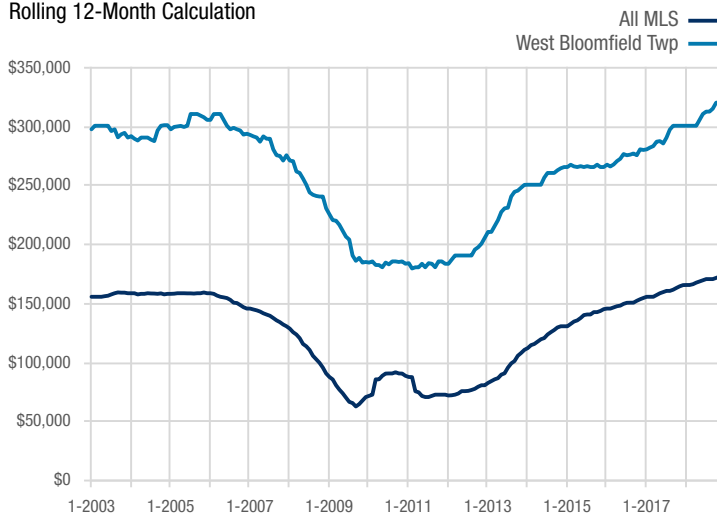
Residential	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	89	64	- 28.1%	1,468	1,468	0.0%
Pending Sales	59	41	- 30.5%	703	708	+ 0.7%
Closed Sales	63	69	+ 9.5%	680	700	+ 2.9%
Days on Market Until Sale	37	41	+ 10.8%	36	34	- 5.6%
Median Sales Price*	\$278,000	\$295,000	+ 6.1%	\$300,000	\$320,000	+ 6.7%
Average Sales Price*	\$358,631	\$381,845	+ 6.5%	\$349,186	\$382,144	+ 9.4%
Percent of List Price Received*	97.0%	97.2%	+ 0.2%	96.9%	97.5%	+ 0.6%
Inventory of Homes for Sale	290	224	- 22.8%	—	—	—
Months Supply of Inventory	4.7	3.6	- 23.4%	—	—	—

Condo	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	25	34	+ 36.0%	447	409	- 8.5%
Pending Sales	16	23	+ 43.8%	248	252	+ 1.6%
Closed Sales	18	14	- 22.2%	245	246	+ 0.4%
Days on Market Until Sale	25	40	+ 60.0%	28	36	+ 28.6%
Median Sales Price*	\$194,000	\$206,250	+ 6.3%	\$209,000	\$217,500	+ 4.1%
Average Sales Price*	\$199,431	\$254,957	+ 27.8%	\$224,503	\$247,178	+ 10.1%
Percent of List Price Received*	97.4%	98.9%	+ 1.5%	96.8%	97.6%	+ 0.8%
Inventory of Homes for Sale	80	68	- 15.0%	—	—	—
Months Supply of Inventory	3.6	3.1	- 13.9%	—	—	—

* 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.

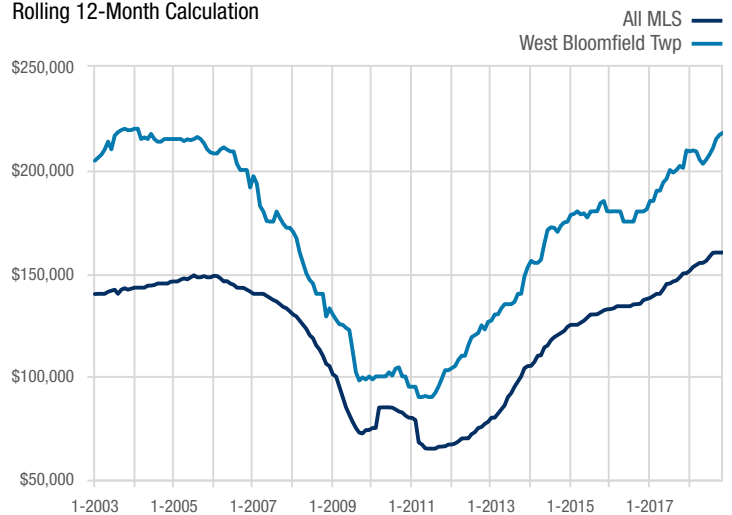
Median Sales Price - Residential

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.