

Local Market Update – December 2018

This is a research tool provided by Realcomp.



Clawson

Oakland County

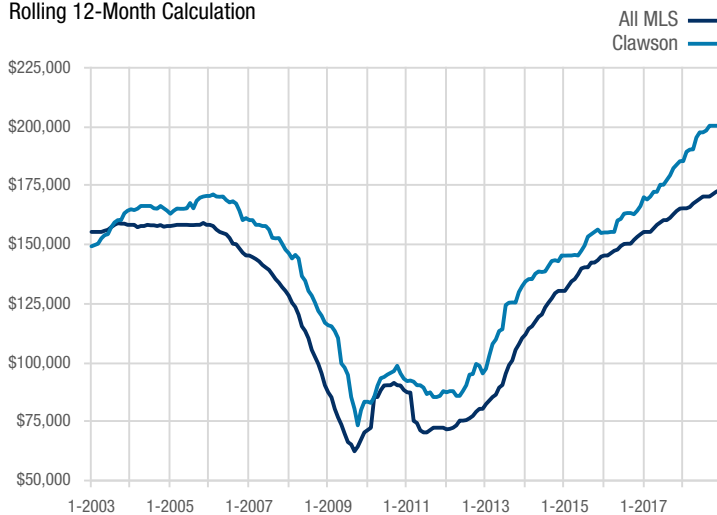
Residential	December			Year to Date		
Key Metrics	2017	2018	% Change	Thru 12-2017	Thru 12-2018	% Change
New Listings	17	13	- 23.5%	311	306	- 1.6%
Pending Sales	10	14	+ 40.0%	244	238	- 2.5%
Closed Sales	21	16	- 23.8%	242	233	- 3.7%
Days on Market Until Sale	20	22	+ 10.0%	19	17	- 10.5%
Median Sales Price*	\$190,000	\$212,875	+ 12.0%	\$185,000	\$200,000	+ 8.1%
Average Sales Price*	\$187,595	\$209,541	+ 11.7%	\$191,589	\$204,374	+ 6.7%
Percent of List Price Received*	99.2%	97.2%	- 2.0%	99.3%	99.3%	0.0%
Inventory of Homes for Sale	33	25	- 24.2%	—	—	—
Months Supply of Inventory	1.6	1.3	- 18.8%	—	—	—

Condo	December			Year to Date		
Key Metrics	2017	2018	% Change	Thru 12-2017	Thru 12-2018	% Change
New Listings	0	1	—	12	22	+ 83.3%
Pending Sales	0	0	0.0%	9	18	+ 100.0%
Closed Sales	0	0	0.0%	10	17	+ 70.0%
Days on Market Until Sale	—	—	—	15	24	+ 60.0%
Median Sales Price*	—	—	—	\$97,500	\$109,000	+ 11.8%
Average Sales Price*	—	—	—	\$93,970	\$119,165	+ 26.8%
Percent of List Price Received*	—	—	—	98.7%	100.2%	+ 1.5%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.7	—	—	—	—	—

* 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.

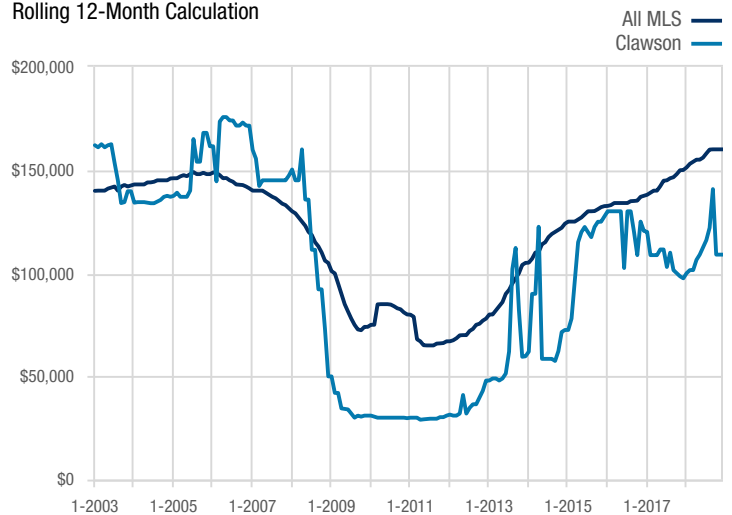
Median Sales Price - Residential

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.