

Local Market Update – March 2019

This is a research tool provided by Realcomp.



Oakland County

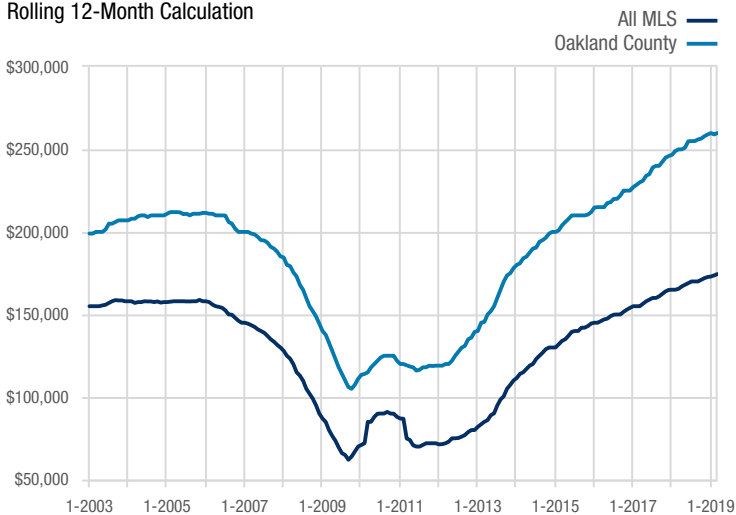
Residential Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	2,244	2,115	- 5.7%	5,154	5,262	+ 2.1%
Pending Sales	1,504	1,487	- 1.1%	3,645	3,691	+ 1.3%
Closed Sales	1,232	1,193	- 3.2%	3,021	2,976	- 1.5%
Days on Market Until Sale	41	43	+ 4.9%	42	45	+ 7.1%
Median Sales Price*	\$250,500	\$257,200	+ 2.7%	\$240,475	\$248,000	+ 3.1%
Average Sales Price*	\$302,215	\$301,856	- 0.1%	\$293,508	\$294,340	+ 0.3%
Percent of List Price Received*	98.3%	98.0%	- 0.3%	97.6%	97.5%	- 0.1%
Inventory of Homes for Sale	3,474	3,072	- 11.6%	—	—	—
Months Supply of Inventory	2.5	2.3	- 8.0%	—	—	—

Condo Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	414	414	0.0%	1,019	1,014	- 0.5%
Pending Sales	318	288	- 9.4%	780	712	- 8.7%
Closed Sales	259	229	- 11.6%	622	618	- 0.6%
Days on Market Until Sale	37	37	0.0%	37	39	+ 5.4%
Median Sales Price*	\$168,500	\$182,000	+ 8.0%	\$172,500	\$175,000	+ 1.4%
Average Sales Price*	\$205,802	\$224,772	+ 9.2%	\$210,790	\$221,273	+ 5.0%
Percent of List Price Received*	98.1%	97.0%	- 1.1%	97.7%	97.1%	- 0.6%
Inventory of Homes for Sale	564	577	+ 2.3%	—	—	—
Months Supply of Inventory	2.0	2.1	+ 5.0%	—	—	—

* 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.

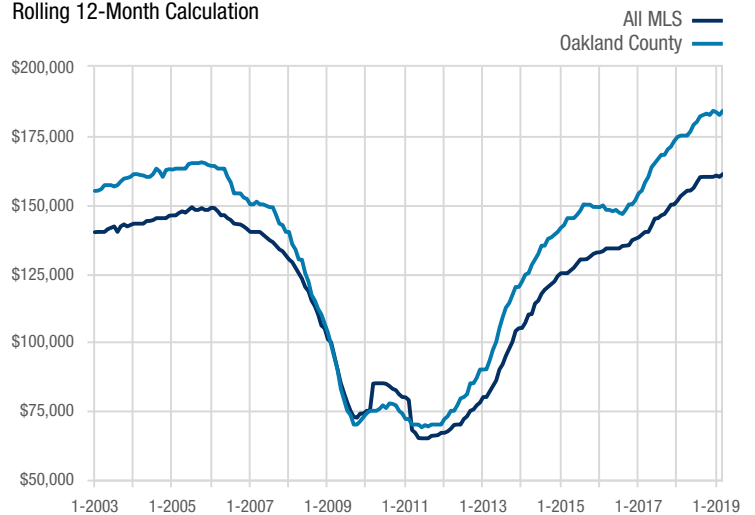
Median Sales Price - Residential

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.