

# Local Market Update – March 2019

This is a research tool provided by Realcomp.



## Southfield

Oakland County

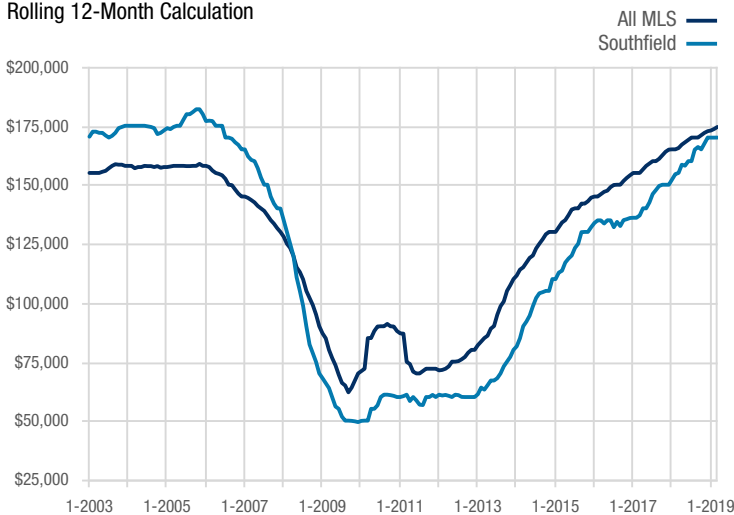
Residential Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	82	64	- 22.0%	185	189	+ 2.2%
Pending Sales	61	70	+ 14.8%	158	161	+ 1.9%
Closed Sales	57	36	- 36.8%	147	121	- 17.7%
Days on Market Until Sale	33	26	- 21.2%	28	31	+ 10.7%
Median Sales Price*	\$161,000	<b>\$186,950</b>	+ 16.1%	\$160,500	<b>\$165,000</b>	+ 2.8%
Average Sales Price*	\$165,654	<b>\$187,658</b>	+ 13.3%	\$164,086	<b>\$167,897</b>	+ 2.3%
Percent of List Price Received*	98.1%	<b>100.7%</b>	+ 2.7%	98.3%	<b>98.9%</b>	+ 0.6%
Inventory of Homes for Sale	84	76	- 9.5%	—	—	—
Months Supply of Inventory	1.5	1.4	- 6.7%	—	—	—

Condo Key Metrics	March			Year to Date		
	2018	2019	% Change	Thru 3-2018	Thru 3-2019	% Change
New Listings	13	23	+ 76.9%	46	60	+ 30.4%
Pending Sales	14	22	+ 57.1%	35	49	+ 40.0%
Closed Sales	12	13	+ 8.3%	31	40	+ 29.0%
Days on Market Until Sale	25	33	+ 32.0%	34	32	- 5.9%
Median Sales Price*	\$88,325	<b>\$105,000</b>	+ 18.9%	\$90,250	<b>\$107,450</b>	+ 19.1%
Average Sales Price*	\$91,492	<b>\$142,533</b>	+ 55.8%	\$100,771	<b>\$119,298</b>	+ 18.4%
Percent of List Price Received*	96.0%	<b>97.3%</b>	+ 1.4%	96.8%	<b>97.7%</b>	+ 0.9%
Inventory of Homes for Sale	27	28	+ 3.7%	—	—	—
Months Supply of Inventory	1.8	1.8	0.0%	—	—	—

\* 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.

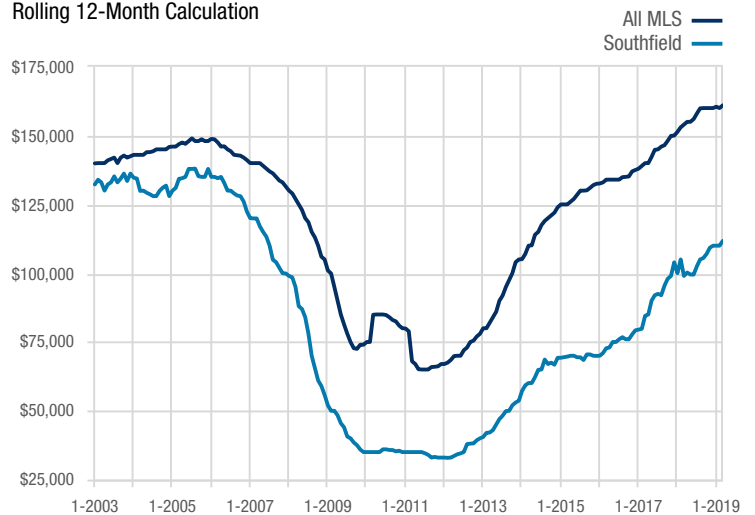
### Median Sales Price - Residential

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.