Local Market Update – June 2019

A Research Tool Provided by Realcomp

REALCOMP
Data-driven, Results-focused MLS

St. Clair Shores

Macomb County

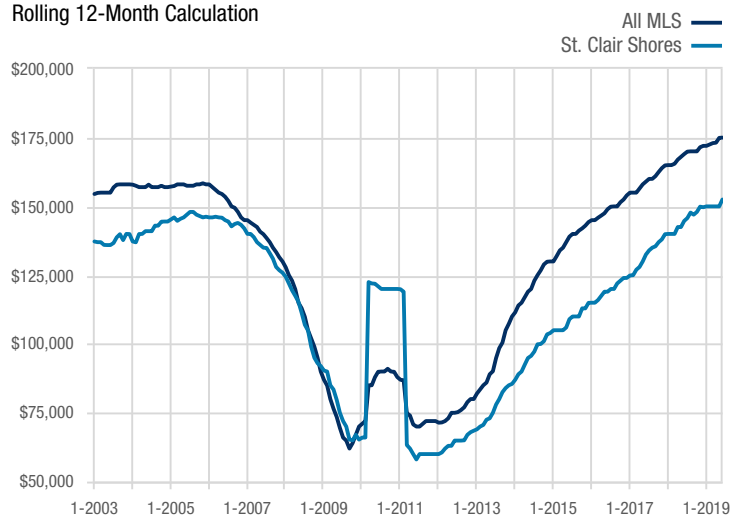
Residential	June			Year to Date		
Key Metrics	**2018**	**2019**	**% Change**	**Thru 6-2018**	**Thru 6-2019**	**% Change**
New Listings	157	**153**	- 2.5%	703	**733**	+ 4.3%
Pending Sales	108	**122**	+ 13.0%	568	**611**	+ 7.6%
Closed Sales	104	**112**	+ 7.7%	522	**527**	+ 1.0%
Days on Market Until Sale	26	**19**	- 26.9%	28	**32**	+ 14.3%
Median Sales Price*	$159,500	**$162,500**	+ 1.9%	$145,500	**$155,000**	+ 6.5%
Average Sales Price*	$170,824	**$181,128**	+ 6.0%	$155,440	**$169,562**	+ 9.1%
Percent of List Price Received*	99.5%	**99.7%**	+ 0.2%	98.4%	**98.8%**	+ 0.4%
Inventory of Homes for Sale	159	**128**	- 19.5%	—	**—**	—
Months Supply of Inventory	1.7	**1.4**	- 17.6%	—	**—**	—

Condo	June			Year to Date		
Key Metrics	**2018**	**2019**	**% Change**	**Thru 6-2018**	**Thru 6-2019**	**% Change**
New Listings	22	**29**	+ 31.8%	115	**105**	- 8.7%
Pending Sales	15	**23**	+ 53.3%	94	**79**	- 16.0%
Closed Sales	13	**10**	- 23.1%	87	**65**	- 25.3%
Days on Market Until Sale	25	**26**	+ 4.0%	28	**31**	+ 10.7%
Median Sales Price*	$95,000	**$96,500**	+ 1.6%	$95,000	**$97,000**	+ 2.1%
Average Sales Price*	$92,331	**$98,425**	+ 6.6%	$98,006	**$107,255**	+ 9.4%
Percent of List Price Received*	98.4%	**95.3%**	- 3.2%	96.6%	**96.2%**	- 0.4%
Inventory of Homes for Sale	27	**32**	+ 18.5%	—	**—**	—
Months Supply of Inventory	2.2	**2.4**	+ 9.1%	—	**—**	—

* 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.

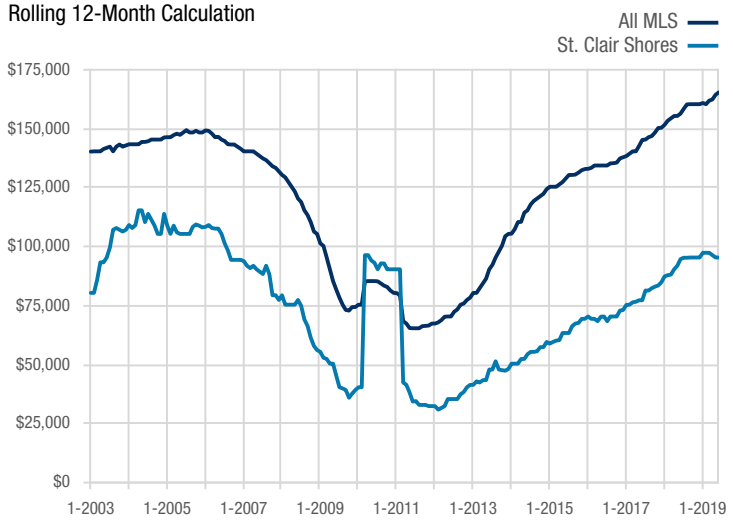
Median Sales Price - Residential

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.

Current as of July 1, 2019. All data from Realcomp II Ltd. Report © 2019 ShowingTime.