

Local Market Update – July 2020

A Research Tool Provided by Realcomp



Green Oak Twp

Livingston County

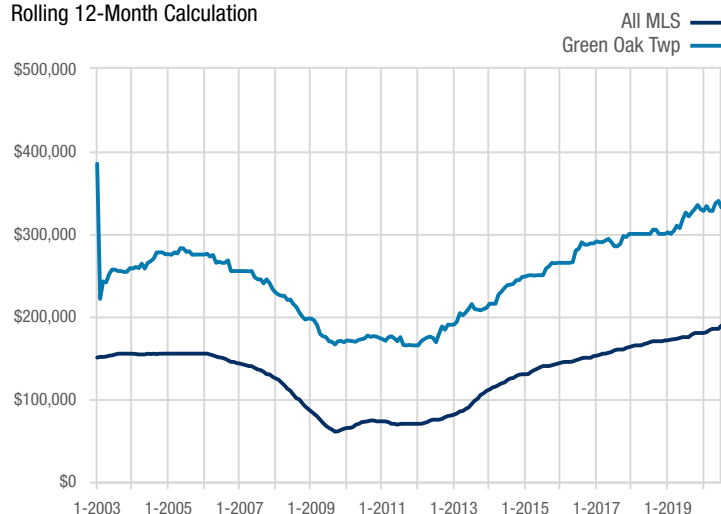
Residential	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	41	40	- 2.4%	229	217	- 5.2%
Pending Sales	28	32	+ 14.3%	144	163	+ 13.2%
Closed Sales	20	31	+ 55.0%	128	125	- 2.3%
Days on Market Until Sale	29	23	- 20.7%	46	45	- 2.2%
Median Sales Price*	\$352,750	\$320,000	- 9.3%	\$332,500	\$337,000	+ 1.4%
Average Sales Price*	\$455,550	\$394,803	- 13.3%	\$388,342	\$369,526	- 4.8%
Percent of List Price Received*	97.6%	99.6%	+ 2.0%	97.6%	98.8%	+ 1.2%
Inventory of Homes for Sale	80	48	- 40.0%	—	—	—
Months Supply of Inventory	4.0	2.4	- 40.0%	—	—	—

Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	1	2	+ 100.0%	14	19	+ 35.7%
Pending Sales	2	3	+ 50.0%	15	16	+ 6.7%
Closed Sales	0	3	—	13	15	+ 15.4%
Days on Market Until Sale	—	45	—	60	32	- 46.7%
Median Sales Price*	—	\$425,000	—	\$115,000	\$135,000	+ 17.4%
Average Sales Price*	—	\$330,000	—	\$247,827	\$173,013	- 30.2%
Percent of List Price Received*	—	96.8%	—	96.7%	96.4%	- 0.3%
Inventory of Homes for Sale	3	2	- 33.3%	—	—	—
Months Supply of Inventory	1.1	1.0	- 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.

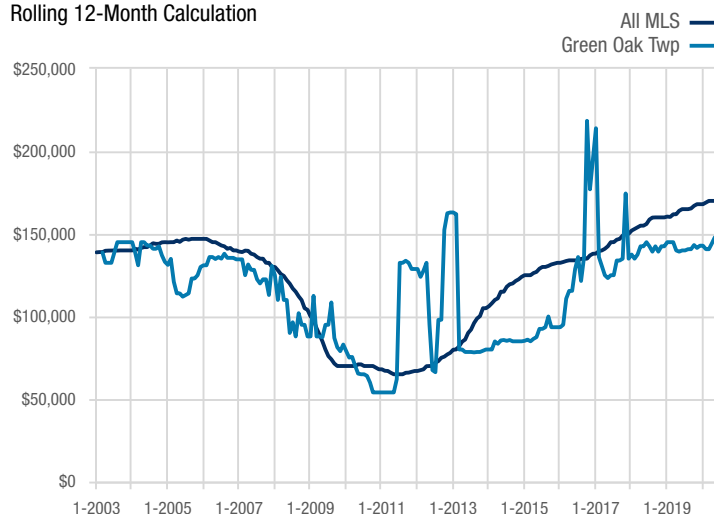
Median Sales Price - Residential

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.