

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Caro

Tuscola County

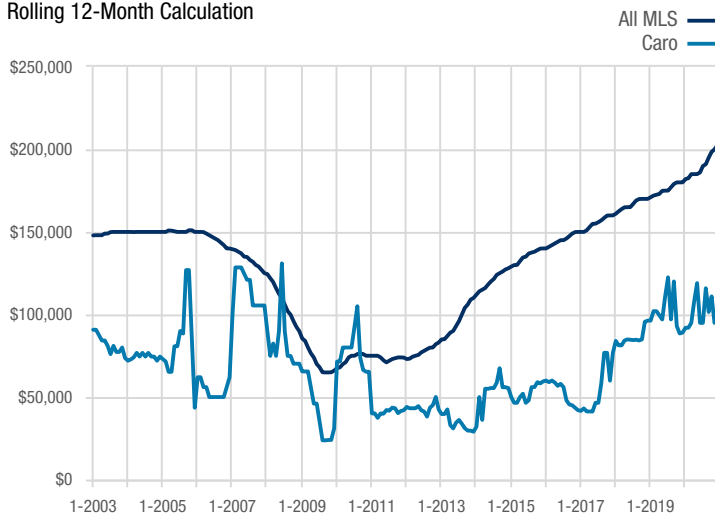
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	4	—	41	32	- 22.0%
Pending Sales	1	2	+ 100.0%	20	28	+ 40.0%
Closed Sales	2	1	- 50.0%	19	27	+ 42.1%
Days on Market Until Sale	27	10	- 63.0%	37	60	+ 62.2%
Median Sales Price*	\$77,450	\$94,000	+ 21.4%	\$89,000	\$100,000	+ 12.4%
Average Sales Price*	\$77,450	\$94,000	+ 21.4%	\$98,236	\$108,112	+ 10.1%
Percent of List Price Received*	90.7%	105.6%	+ 16.4%	97.1%	100.4%	+ 3.4%
Inventory of Homes for Sale	10	8	- 20.0%	—	—	—
Months Supply of Inventory	5.0	3.1	- 38.0%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	86	—	—
Median Sales Price*	—	—	—	\$53,000	—	—
Average Sales Price*	—	—	—	\$53,000	—	—
Percent of List Price Received*	—	—	—	81.7%	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

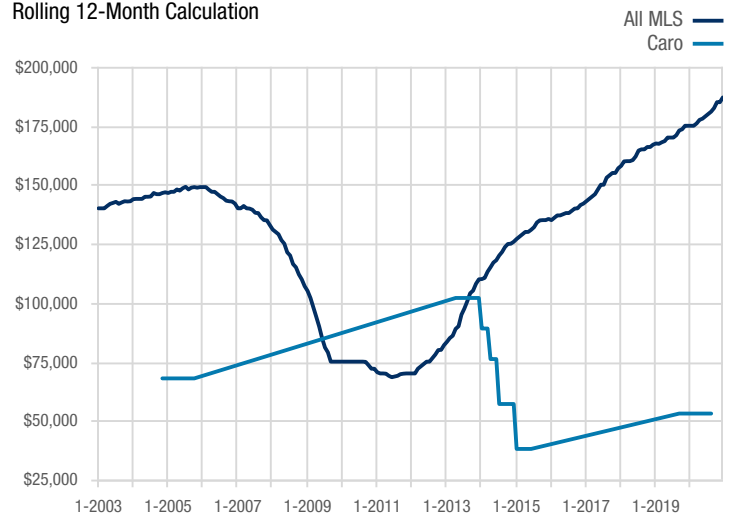
Median Sales Price - Residential

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.