

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Elba Twp

Lapeer County

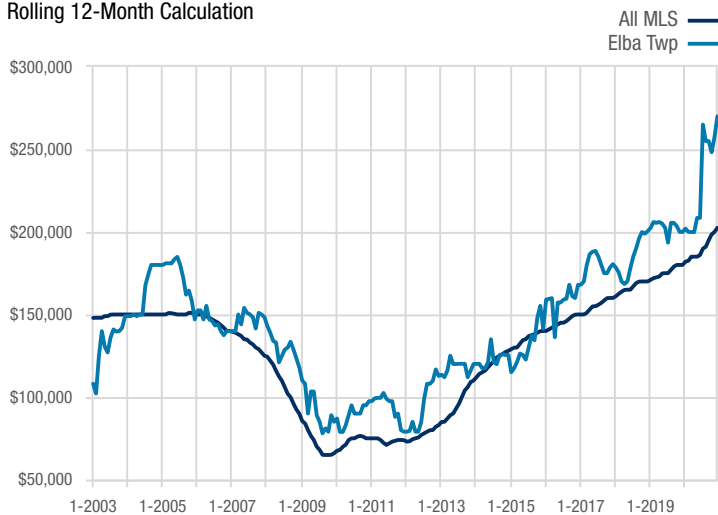
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	5	3	- 40.0%	84	93	+ 10.7%
Pending Sales	3	11	+ 266.7%	57	89	+ 56.1%
Closed Sales	3	13	+ 333.3%	58	81	+ 39.7%
Days on Market Until Sale	46	41	- 10.9%	53	35	- 34.0%
Median Sales Price*	\$183,500	\$273,000	+ 48.8%	\$199,950	\$269,990	+ 35.0%
Average Sales Price*	\$182,500	\$270,146	+ 48.0%	\$230,849	\$266,727	+ 15.5%
Percent of List Price Received*	88.2%	94.5%	+ 7.1%	96.4%	97.1%	+ 0.7%
Inventory of Homes for Sale	12	2	- 83.3%	—	—	—
Months Supply of Inventory	2.5	0.2	- 92.0%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	0	0.0%	3	1	- 66.7%
Pending Sales	0	0	0.0%	4	0	- 100.0%
Closed Sales	0	0	0.0%	4	0	- 100.0%
Days on Market Until Sale	—	—	—	64	—	—
Median Sales Price*	—	—	—	\$187,575	—	—
Average Sales Price*	—	—	—	\$188,288	—	—
Percent of List Price Received*	—	—	—	98.8%	—	—
Inventory of Homes for Sale	0	1	—	—	—	—
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.

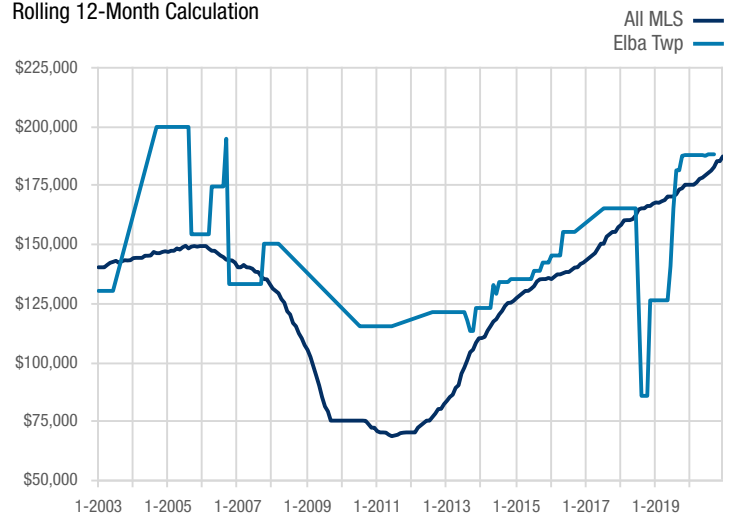
Median Sales Price - Residential

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.