

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Flint Twp

Genesee County

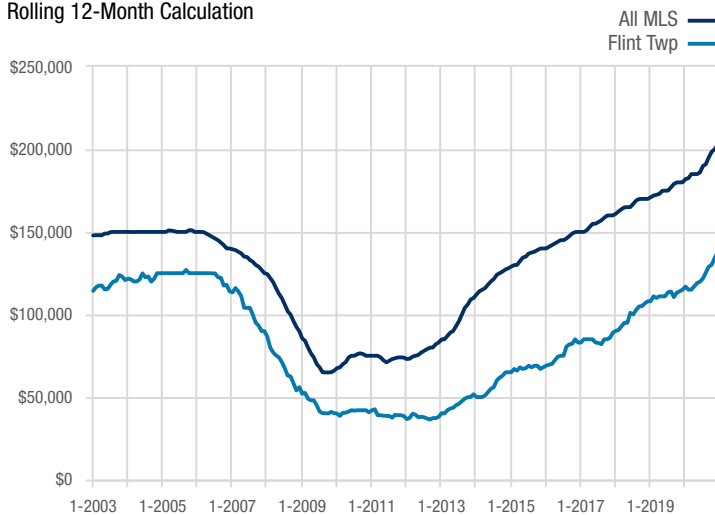
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	15	13	- 13.3%	492	383	- 22.2%
Pending Sales	12	31	+ 158.3%	396	361	- 8.8%
Closed Sales	20	36	+ 80.0%	405	333	- 17.8%
Days on Market Until Sale	28	36	+ 28.6%	42	42	0.0%
Median Sales Price*	\$131,750	\$154,200	+ 17.0%	\$115,000	\$137,500	+ 19.6%
Average Sales Price*	\$145,482	\$164,845	+ 13.3%	\$116,280	\$134,194	+ 15.4%
Percent of List Price Received*	96.1%	100.0%	+ 4.1%	97.1%	98.7%	+ 1.6%
Inventory of Homes for Sale	75	30	- 60.0%	—	—	—
Months Supply of Inventory	2.3	1.0	- 56.5%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	3	2	- 33.3%	27	21	- 22.2%
Pending Sales	2	2	0.0%	24	23	- 4.2%
Closed Sales	1	4	+ 300.0%	23	22	- 4.3%
Days on Market Until Sale	89	42	- 52.8%	44	45	+ 2.3%
Median Sales Price*	\$206,500	\$118,000	- 42.9%	\$85,000	\$118,000	+ 38.8%
Average Sales Price*	\$206,500	\$117,000	- 43.3%	\$93,587	\$121,864	+ 30.2%
Percent of List Price Received*	93.9%	95.6%	+ 1.8%	98.0%	97.2%	- 0.8%
Inventory of Homes for Sale	5	1	- 80.0%	—	—	—
Months Supply of Inventory	1.9	0.5	- 73.7%	—	—	—

* 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.

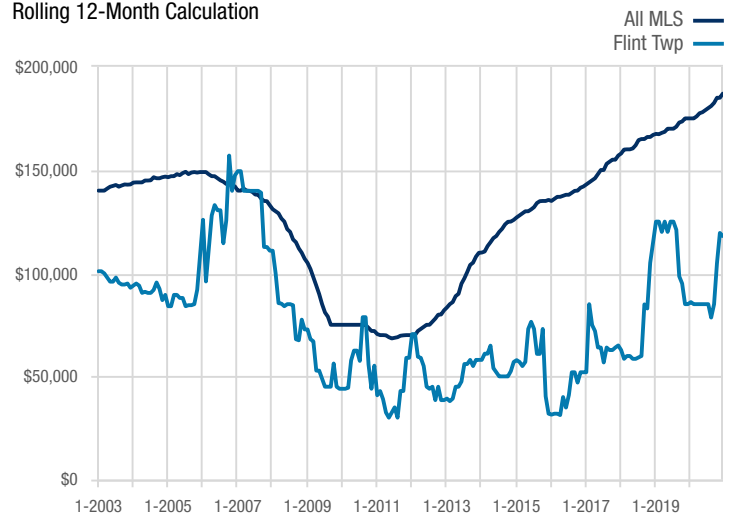
Median Sales Price - Residential

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.