

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Fraser

Macomb County

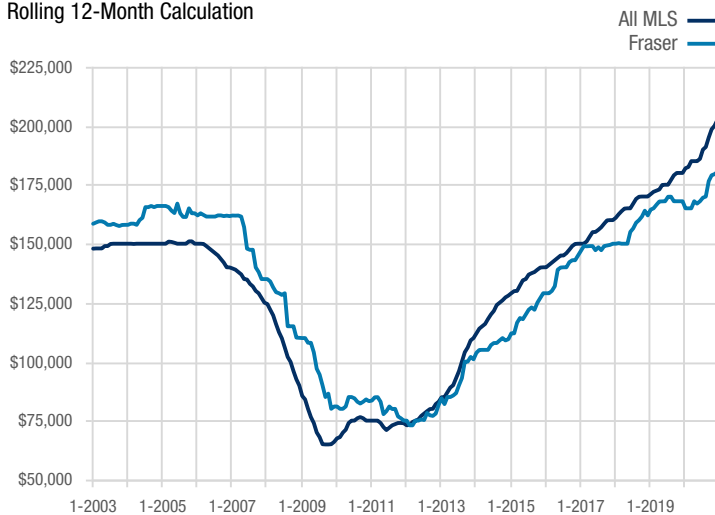
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	12	8	- 33.3%	269	221	- 17.8%
Pending Sales	6	16	+ 166.7%	173	184	+ 6.4%
Closed Sales	11	16	+ 45.5%	178	179	+ 0.6%
Days on Market Until Sale	38	48	+ 26.3%	35	28	- 20.0%
Median Sales Price*	\$153,000	\$207,200	+ 35.4%	\$168,000	\$180,400	+ 7.4%
Average Sales Price*	\$169,000	\$214,954	+ 27.2%	\$182,083	\$196,868	+ 8.1%
Percent of List Price Received*	98.3%	101.5%	+ 3.3%	98.2%	99.8%	+ 1.6%
Inventory of Homes for Sale	27	8	- 70.4%	—	—	—
Months Supply of Inventory	1.9	0.5	- 73.7%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	1	8	+ 700.0%	78	62	- 20.5%
Pending Sales	3	3	0.0%	63	49	- 22.2%
Closed Sales	3	6	+ 100.0%	62	48	- 22.6%
Days on Market Until Sale	8	18	+ 125.0%	24	30	+ 25.0%
Median Sales Price*	\$100,000	\$72,500	- 27.5%	\$88,000	\$98,000	+ 11.4%
Average Sales Price*	\$101,667	\$74,833	- 26.4%	\$91,521	\$108,333	+ 18.4%
Percent of List Price Received*	97.0%	94.3%	- 2.8%	96.2%	95.4%	- 0.8%
Inventory of Homes for Sale	5	5	0.0%	—	—	—
Months Supply of Inventory	1.0	1.2	+ 20.0%	—	—	—

* 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.

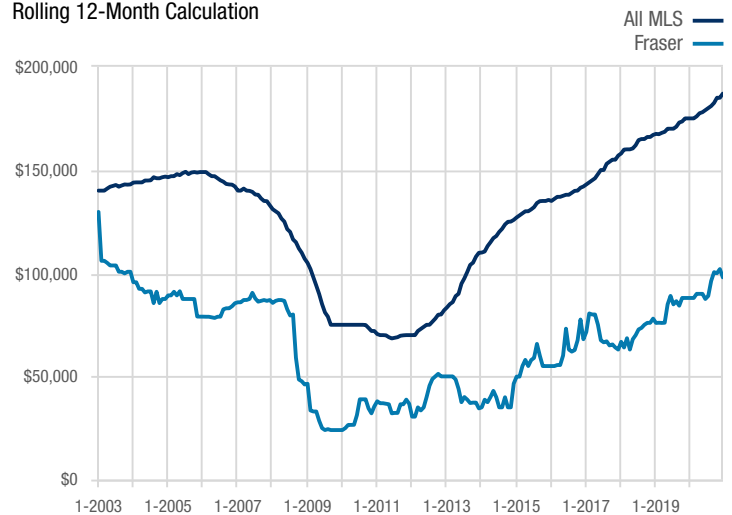
Median Sales Price - Residential

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.