

NOCBOR® Report

Covers the following northern areas of Oakland County: Auburn Hills, Bloomfield Twp, Brandon Twp, City of the Village of Clarkston, Springfield Twp, Fenton, Groveland Twp, Holly Twp, Holly Vlg, Independence Twp, Keego Harbor, Lake Angelus, Lake Orion Vlg, Orchard Lake, Orion Twp, Ortonville Vlg, Oxford Twp, Oxford Vlg, Pontiac, Rose Twp, Sylvan Lake and Waterford Twp.

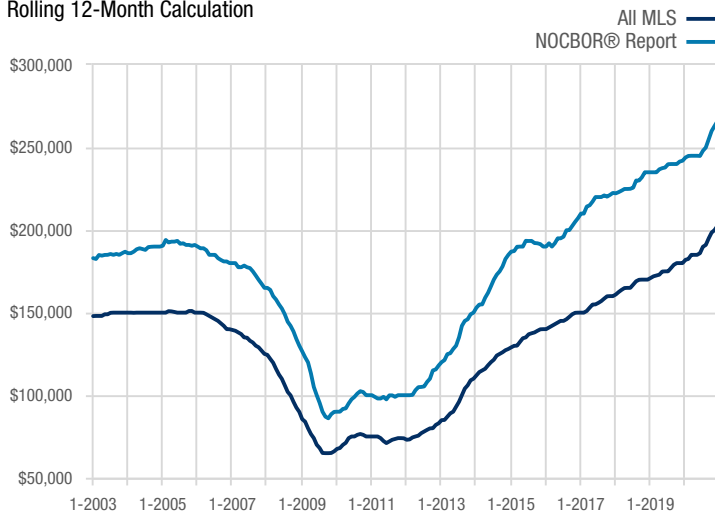
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	287	259	- 9.8%	7,102	6,011	- 15.4%
Pending Sales	233	290	+ 24.5%	4,379	4,548	+ 3.9%
Closed Sales	355	422	+ 18.9%	4,372	4,445	+ 1.7%
Days on Market Until Sale	45	31	- 31.1%	38	37	- 2.6%
Median Sales Price*	\$230,000	\$270,000	+ 17.4%	\$242,000	\$265,900	+ 9.9%
Average Sales Price*	\$290,061	\$356,024	+ 22.7%	\$301,100	\$329,125	+ 9.3%
Percent of List Price Received*	96.1%	98.5%	+ 2.5%	97.6%	98.5%	+ 0.9%
Inventory of Homes for Sale	939	476	- 49.3%	—	—	—
Months Supply of Inventory	2.6	1.3	- 50.0%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	43	43	0.0%	1,143	988	- 13.6%
Pending Sales	37	48	+ 29.7%	702	756	+ 7.7%
Closed Sales	49	69	+ 40.8%	721	732	+ 1.5%
Days on Market Until Sale	39	42	+ 7.7%	33	41	+ 24.2%
Median Sales Price*	\$170,000	\$199,000	+ 17.1%	\$178,000	\$186,000	+ 4.5%
Average Sales Price*	\$196,715	\$259,444	+ 31.9%	\$221,136	\$238,711	+ 7.9%
Percent of List Price Received*	97.9%	97.9%	0.0%	98.0%	98.1%	+ 0.1%
Inventory of Homes for Sale	157	60	- 61.8%	—	—	—
Months Supply of Inventory	2.7	1.0	- 63.0%	—	—	—

* 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.

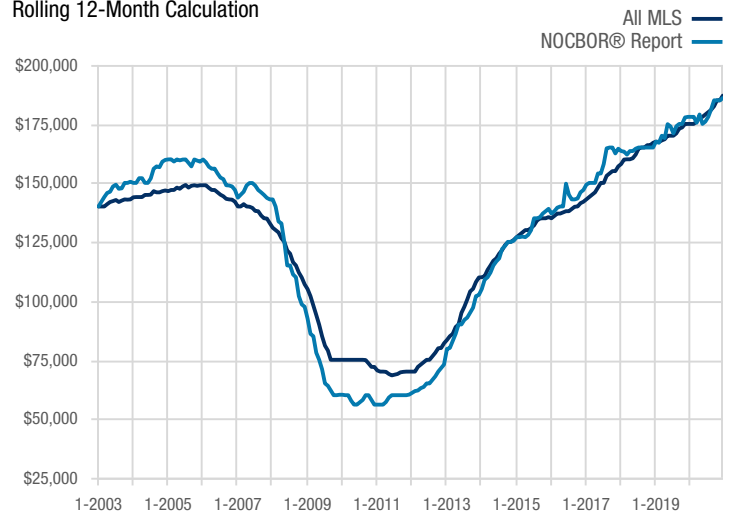
Median Sales Price - Residential

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.