

Local Market Update – December 2020

A Research Tool Provided by Realcomp



Rochester

Oakland County

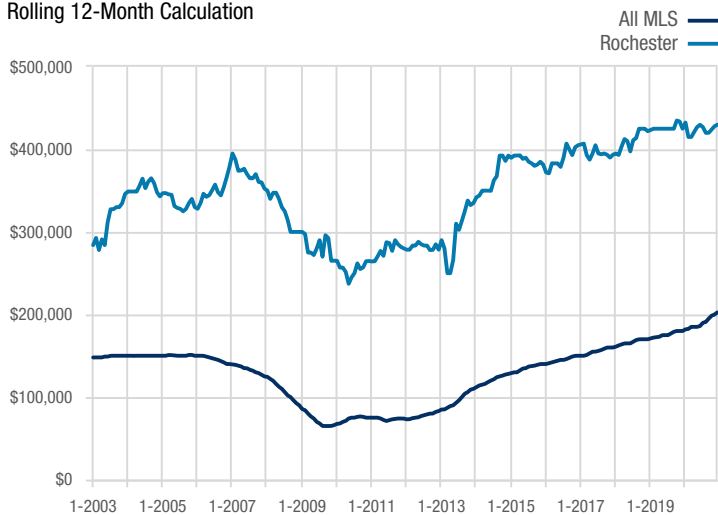
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	12	10	- 16.7%	327	247	- 24.5%
Pending Sales	9	17	+ 88.9%	143	171	+ 19.6%
Closed Sales	8	6	- 25.0%	137	165	+ 20.4%
Days on Market Until Sale	91	58	- 36.3%	55	39	- 29.1%
Median Sales Price*	\$392,720	\$374,500	- 4.6%	\$425,000	\$429,900	+ 1.2%
Average Sales Price*	\$427,185	\$418,000	- 2.2%	\$431,939	\$425,359	- 1.5%
Percent of List Price Received*	95.3%	96.4%	+ 1.2%	96.5%	98.0%	+ 1.6%
Inventory of Homes for Sale	41	17	- 58.5%	—	—	—
Months Supply of Inventory	3.4	1.2	- 64.7%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	3	7	+ 133.3%	107	120	+ 12.1%
Pending Sales	3	10	+ 233.3%	73	97	+ 32.9%
Closed Sales	2	3	+ 50.0%	74	87	+ 17.6%
Days on Market Until Sale	53	7	- 86.8%	25	43	+ 72.0%
Median Sales Price*	\$300,050	\$218,000	- 27.3%	\$159,000	\$168,900	+ 6.2%
Average Sales Price*	\$300,050	\$186,667	- 37.8%	\$194,916	\$213,338	+ 9.5%
Percent of List Price Received*	96.9%	98.6%	+ 1.8%	97.3%	97.8%	+ 0.5%
Inventory of Homes for Sale	17	7	- 58.8%	—	—	—
Months Supply of Inventory	2.8	0.9	- 67.9%	—	—	—

* 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.

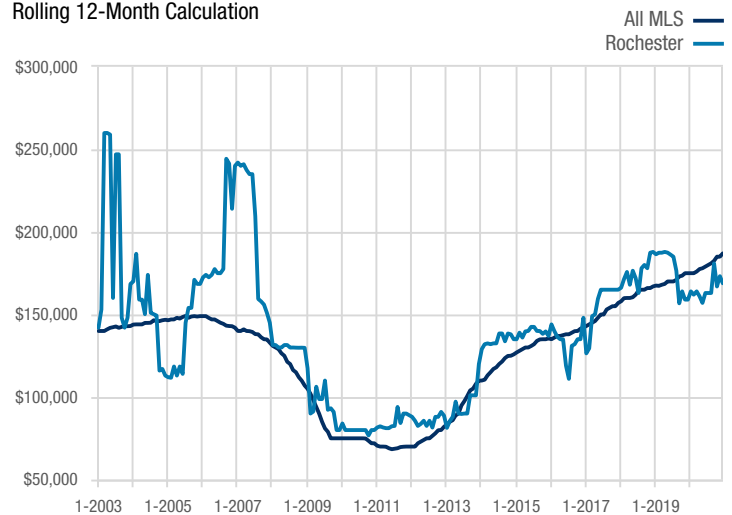
Median Sales Price - Residential

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.