

# Local Market Update – December 2020

A Research Tool Provided by Realcomp



## Shelby Twp

Macomb County

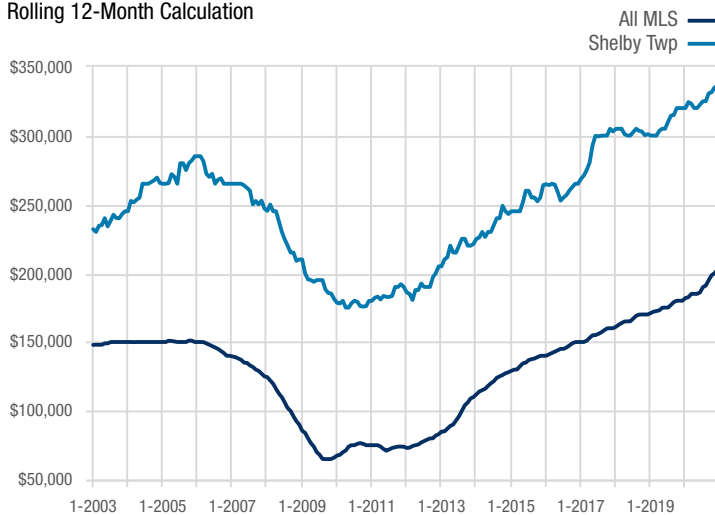
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	79	51	- 35.4%	1,360	1,075	- 21.0%
Pending Sales	49	73	+ 49.0%	833	881	+ 5.8%
Closed Sales	54	93	+ 72.2%	822	837	+ 1.8%
Days on Market Until Sale	50	46	- 8.0%	49	45	- 8.2%
Median Sales Price*	\$307,000	\$320,000	+ 4.2%	\$320,000	\$336,030	+ 5.0%
Average Sales Price*	\$332,362	\$355,300	+ 6.9%	\$335,631	\$351,040	+ 4.6%
Percent of List Price Received*	96.6%	99.6%	+ 3.1%	97.8%	99.0%	+ 1.2%
Inventory of Homes for Sale	217	106	- 51.2%	—	—	—
Months Supply of Inventory	3.1	1.4	- 54.8%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	22	8	- 63.6%	413	362	- 12.3%
Pending Sales	23	11	- 52.2%	297	285	- 4.0%
Closed Sales	18	26	+ 44.4%	287	293	+ 2.1%
Days on Market Until Sale	30	31	+ 3.3%	39	38	- 2.6%
Median Sales Price*	\$182,000	\$213,250	+ 17.2%	\$180,000	\$195,000	+ 8.3%
Average Sales Price*	\$199,989	\$225,862	+ 12.9%	\$199,947	\$215,621	+ 7.8%
Percent of List Price Received*	97.6%	98.9%	+ 1.3%	97.5%	98.4%	+ 0.9%
Inventory of Homes for Sale	62	31	- 50.0%	—	—	—
Months Supply of Inventory	2.5	1.3	- 48.0%	—	—	—

\* 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.

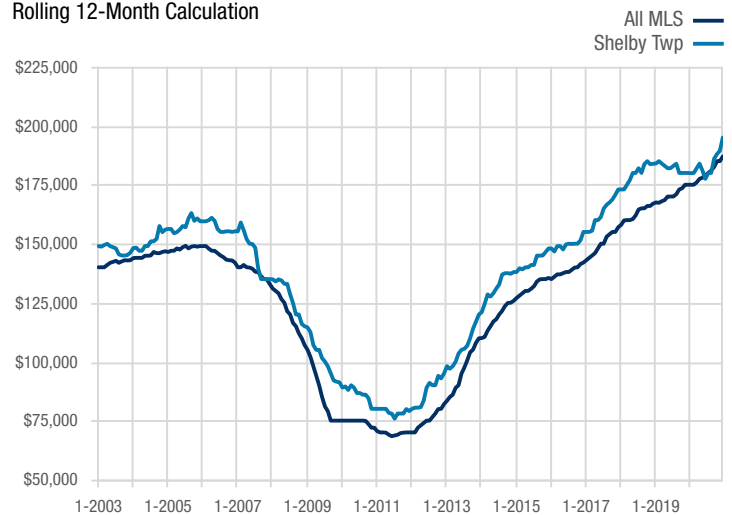
### Median Sales Price - Residential

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.