

# Local Market Update – December 2020

A Research Tool Provided by Realcomp



## Washington Twp

Macomb County

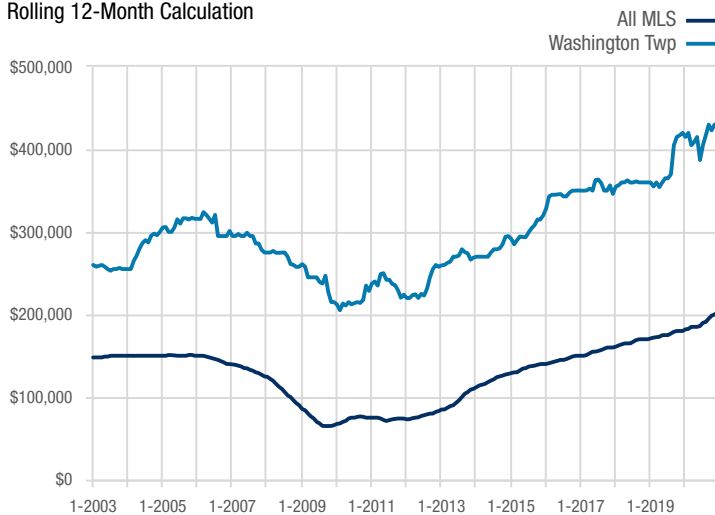
Residential Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	17	15	- 11.8%	557	470	- 15.6%
Pending Sales	13	23	+ 76.9%	269	326	+ 21.2%
Closed Sales	24	27	+ 12.5%	265	318	+ 20.0%
Days on Market Until Sale	74	57	- 23.0%	49	59	+ 20.4%
Median Sales Price*	\$386,000	<b>\$365,000</b>	- 5.4%	\$420,000	<b>\$429,950</b>	+ 2.4%
Average Sales Price*	\$472,121	<b>\$417,330</b>	- 11.6%	\$428,979	<b>\$429,235</b>	+ 0.1%
Percent of List Price Received*	95.4%	<b>97.8%</b>	+ 2.5%	97.4%	<b>98.2%</b>	+ 0.8%
Inventory of Homes for Sale	102	51	- 50.0%	—	—	—
Months Supply of Inventory	4.6	1.9	- 58.7%	—	—	—

Condo Key Metrics	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	3	2	- 33.3%	118	82	- 30.5%
Pending Sales	4	2	- 50.0%	70	74	+ 5.7%
Closed Sales	5	4	- 20.0%	71	76	+ 7.0%
Days on Market Until Sale	31	27	- 12.9%	35	54	+ 54.3%
Median Sales Price*	\$176,000	<b>\$270,000</b>	+ 53.4%	\$232,595	<b>\$235,000</b>	+ 1.0%
Average Sales Price*	\$163,600	<b>\$276,250</b>	+ 68.9%	\$238,541	<b>\$241,734</b>	+ 1.3%
Percent of List Price Received*	98.4%	<b>98.3%</b>	- 0.1%	97.1%	<b>97.8%</b>	+ 0.7%
Inventory of Homes for Sale	19	4	- 78.9%	—	—	—
Months Supply of Inventory	3.3	0.6	- 81.8%	—	—	—

\* 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.

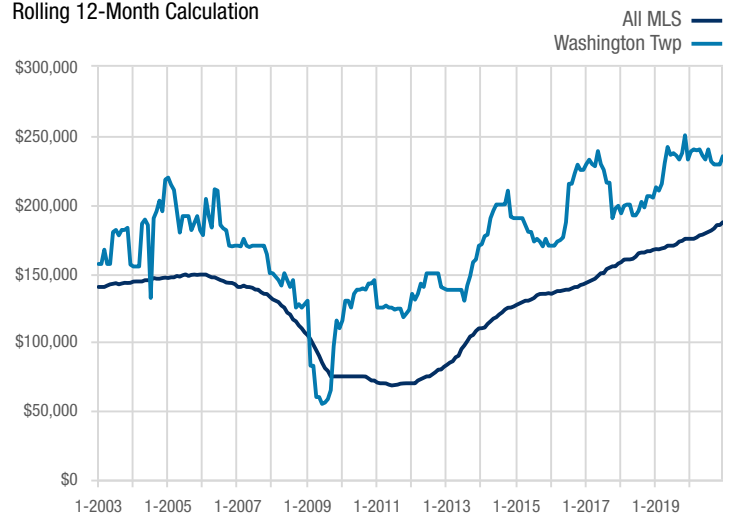
### Median Sales Price - Residential

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.