

Local Market Update – May 2022

A Research Tool Provided by Realcomp



Dexter

Washtenaw County

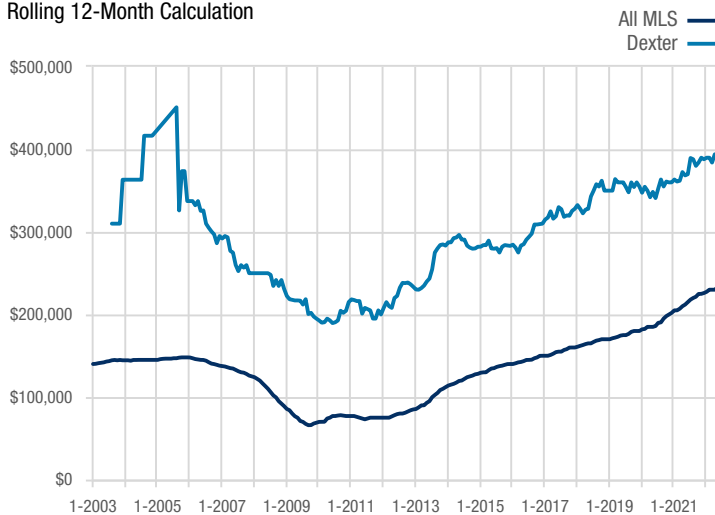
Residential Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	5	9	+ 80.0%	37	32	- 13.5%
Pending Sales	8	5	- 37.5%	36	21	- 41.7%
Closed Sales	8	4	- 50.0%	30	17	- 43.3%
Days on Market Until Sale	5	3	- 40.0%	40	7	- 82.5%
Median Sales Price*	\$386,450	\$388,750	+ 0.6%	\$379,900	\$417,500	+ 9.9%
Average Sales Price*	\$454,238	\$377,750	- 16.8%	\$391,635	\$418,608	+ 6.9%
Percent of List Price Received*	105.7%	108.5%	+ 2.6%	101.9%	105.0%	+ 3.0%
Inventory of Homes for Sale	9	15	+ 66.7%	—	—	—
Months Supply of Inventory	0.9	2.5	+ 177.8%	—	—	—

Condo Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	1	0	- 100.0%	20	10	- 50.0%
Pending Sales	1	2	+ 100.0%	16	10	- 37.5%
Closed Sales	2	3	+ 50.0%	18	9	- 50.0%
Days on Market Until Sale	70	2	- 97.1%	81	50	- 38.3%
Median Sales Price*	\$332,000	\$208,000	- 37.3%	\$352,538	\$321,000	- 8.9%
Average Sales Price*	\$332,000	\$290,333	- 12.6%	\$398,362	\$317,558	- 20.3%
Percent of List Price Received*	99.4%	104.1%	+ 4.7%	101.4%	103.8%	+ 2.4%
Inventory of Homes for Sale	15	9	- 40.0%	—	—	—
Months Supply of Inventory	3.8	4.0	+ 5.3%	—	—	—

* 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.

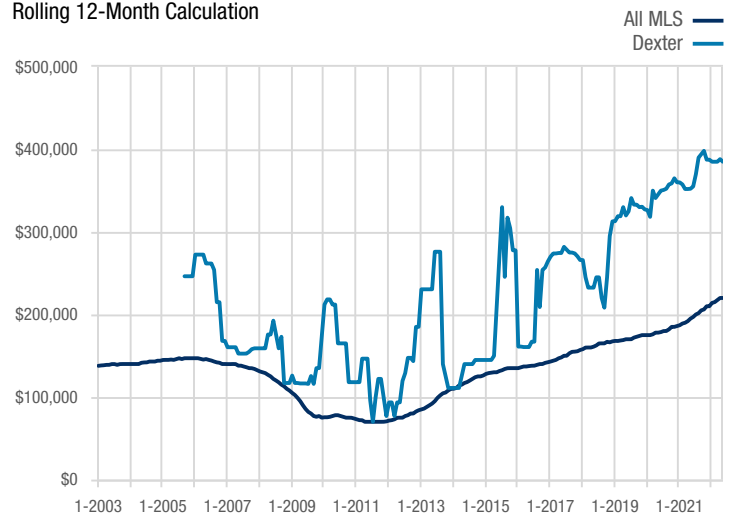
Median Sales Price - Residential

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.