

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.

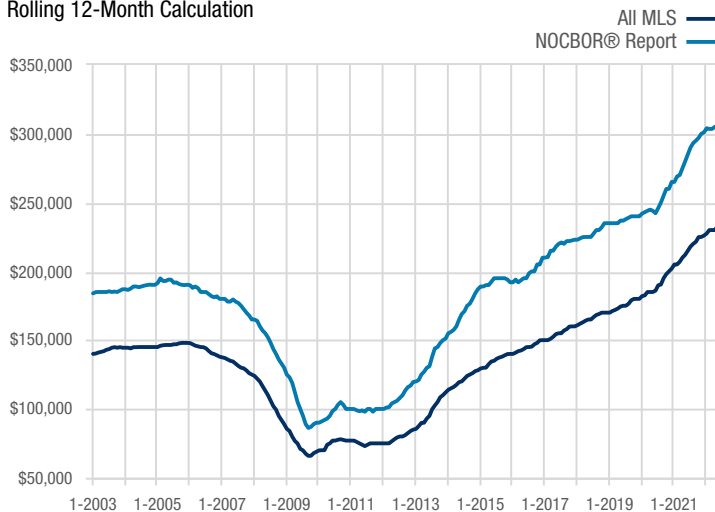
Residential Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	585	627	+ 7.2%	2,185	2,167	- 0.8%
Pending Sales	517	432	- 16.4%	1,791	1,687	- 5.8%
Closed Sales	403	355	- 11.9%	1,541	1,480	- 4.0%
Days on Market Until Sale	19	15	- 21.1%	29	24	- 17.2%
Median Sales Price*	\$327,500	\$331,000	+ 1.1%	\$287,000	\$299,000	+ 4.2%
Average Sales Price*	\$405,909	\$404,211	- 0.4%	\$365,264	\$382,782	+ 4.8%
Percent of List Price Received*	101.7%	103.3%	+ 1.6%	100.1%	101.4%	+ 1.3%
Inventory of Homes for Sale	478	557	+ 16.5%	—	—	—
Months Supply of Inventory	1.2	1.5	+ 25.0%	—	—	—

Condo Key Metrics	May			Year to Date		
	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	91	103	+ 13.2%	368	402	+ 9.2%
Pending Sales	71	80	+ 12.7%	328	336	+ 2.4%
Closed Sales	62	70	+ 12.9%	292	312	+ 6.8%
Days on Market Until Sale	23	15	- 34.8%	29	25	- 13.8%
Median Sales Price*	\$189,950	\$244,500	+ 28.7%	\$190,000	\$220,000	+ 15.8%
Average Sales Price*	\$247,424	\$283,231	+ 14.5%	\$239,073	\$274,605	+ 14.9%
Percent of List Price Received*	100.3%	102.0%	+ 1.7%	99.2%	100.3%	+ 1.1%
Inventory of Homes for Sale	55	78	+ 41.8%	—	—	—
Months Supply of Inventory	0.8	1.1	+ 37.5%	—	—	—

* 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.

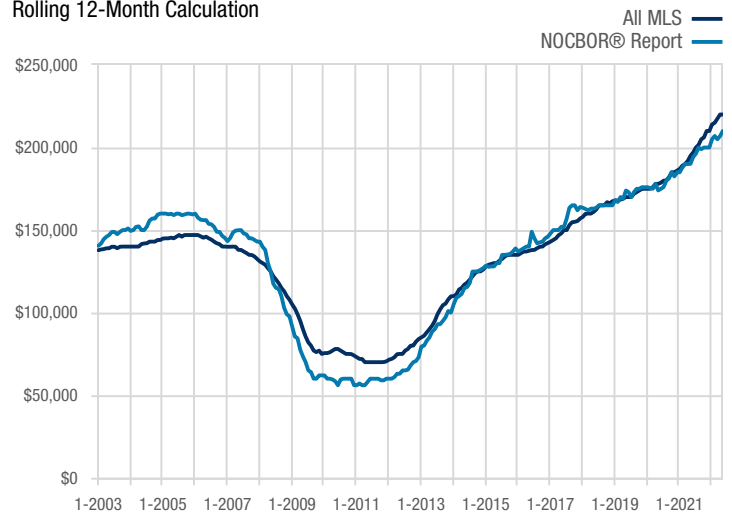
Median Sales Price - Residential

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.