

Birmingham

Oakland County

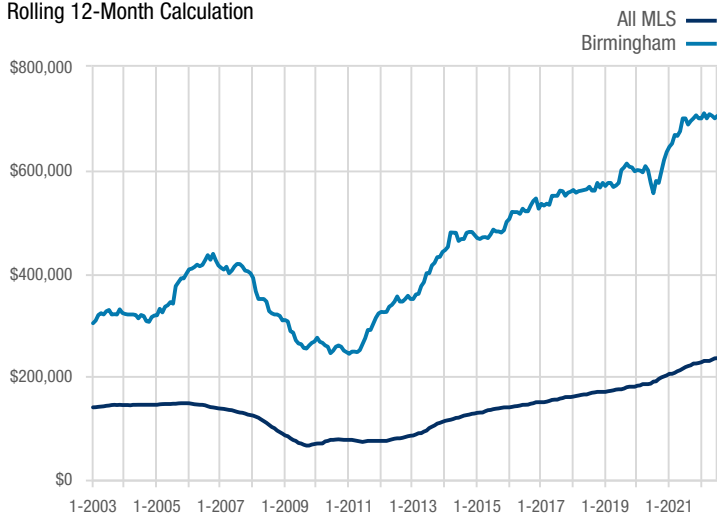
Residential Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	87	57	- 34.5%	581	399	- 31.3%
Pending Sales	37	27	- 27.0%	361	263	- 27.1%
Closed Sales	48	34	- 29.2%	345	257	- 25.5%
Days on Market Until Sale	20	15	- 25.0%	35	26	- 25.7%
Median Sales Price*	\$664,950	\$799,900	+ 20.3%	\$710,000	\$743,000	+ 4.6%
Average Sales Price*	\$707,876	\$884,858	+ 25.0%	\$820,053	\$903,065	+ 10.1%
Percent of List Price Received*	99.1%	99.4%	+ 0.3%	98.1%	99.4%	+ 1.3%
Inventory of Homes for Sale	136	95	- 30.1%	—	—	—
Months Supply of Inventory	2.8	2.5	- 10.7%	—	—	—

Condo Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	21	23	+ 9.5%	149	132	- 11.4%
Pending Sales	18	13	- 27.8%	95	97	+ 2.1%
Closed Sales	18	10	- 44.4%	91	93	+ 2.2%
Days on Market Until Sale	46	18	- 60.9%	42	30	- 28.6%
Median Sales Price*	\$301,500	\$372,250	+ 23.5%	\$285,000	\$262,500	- 7.9%
Average Sales Price*	\$585,022	\$759,470	+ 29.8%	\$611,733	\$469,943	- 23.2%
Percent of List Price Received*	96.9%	96.7%	- 0.2%	97.3%	98.4%	+ 1.1%
Inventory of Homes for Sale	46	27	- 41.3%	—	—	—
Months Supply of Inventory	3.5	2.0	- 42.9%	—	—	—

* 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.

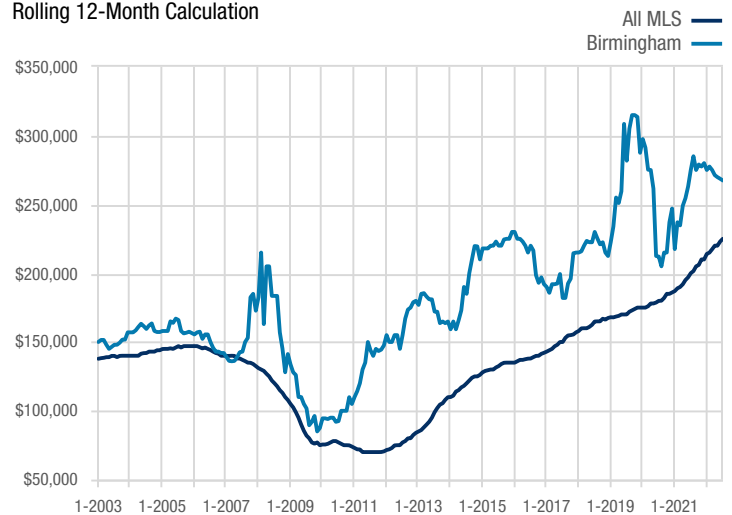
Median Sales Price - Residential

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.