

Local Market Update – July 2022

A Research Tool Provided by Realcomp



Eastpointe

Macomb County

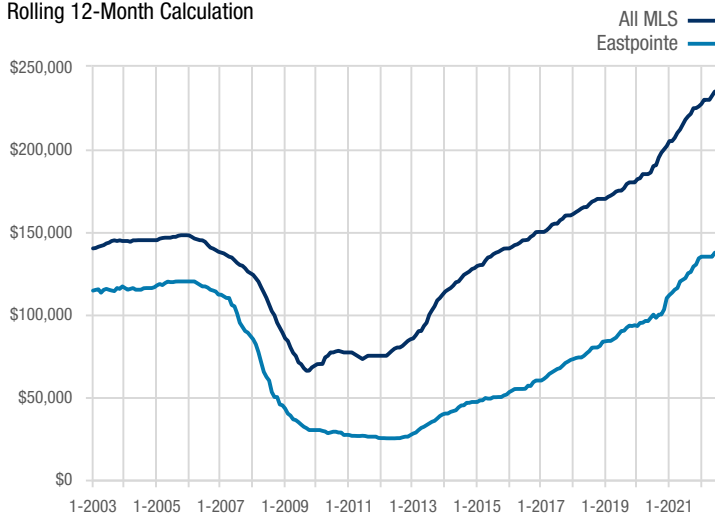
Residential Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	88	78	- 11.4%	468	521	+ 11.3%
Pending Sales	60	59	- 1.7%	384	442	+ 15.1%
Closed Sales	56	45	- 19.6%	367	420	+ 14.4%
Days on Market Until Sale	16	16	0.0%	19	25	+ 31.6%
Median Sales Price*	\$136,000	\$139,500	+ 2.6%	\$130,000	\$135,000	+ 3.8%
Average Sales Price*	\$130,419	\$138,709	+ 6.4%	\$127,325	\$137,380	+ 7.9%
Percent of List Price Received*	100.9%	102.0%	+ 1.1%	101.9%	100.8%	- 1.1%
Inventory of Homes for Sale	92	88	- 4.3%	—	—	—
Months Supply of Inventory	1.7	1.4	- 17.6%	—	—	—

Condo Key Metrics	July			Year to Date		
	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	1	0	- 100.0%	6	3	- 50.0%
Pending Sales	1	0	- 100.0%	5	4	- 20.0%
Closed Sales	2	0	- 100.0%	6	5	- 16.7%
Days on Market Until Sale	3	—	—	25	37	+ 48.0%
Median Sales Price*	\$36,105	—	—	\$27,500	\$26,000	- 5.5%
Average Sales Price*	\$36,105	—	—	\$28,868	\$32,380	+ 12.2%
Percent of List Price Received*	118.4%	—	—	111.0%	97.2%	- 12.4%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

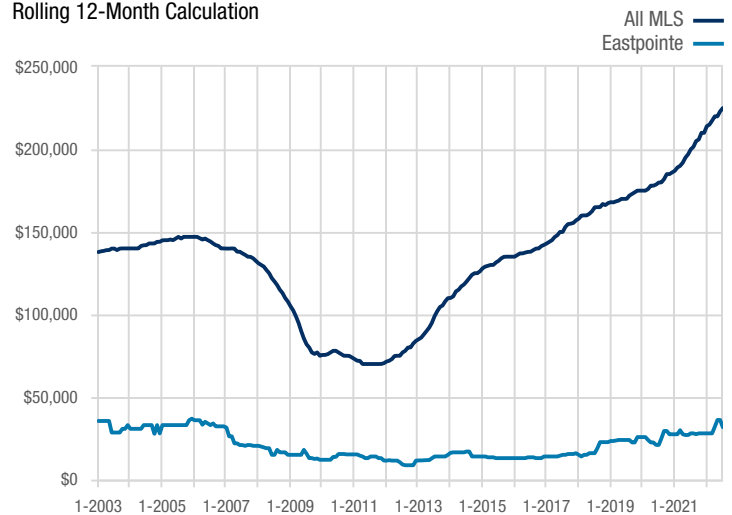
Median Sales Price - Residential

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.