Local Market Update – December 2025

A Research Tool Provided by Realcomp

Detroit – Livernois Ave to I-75 / 6 Mile Rd to Grand River Ave

Wayne County

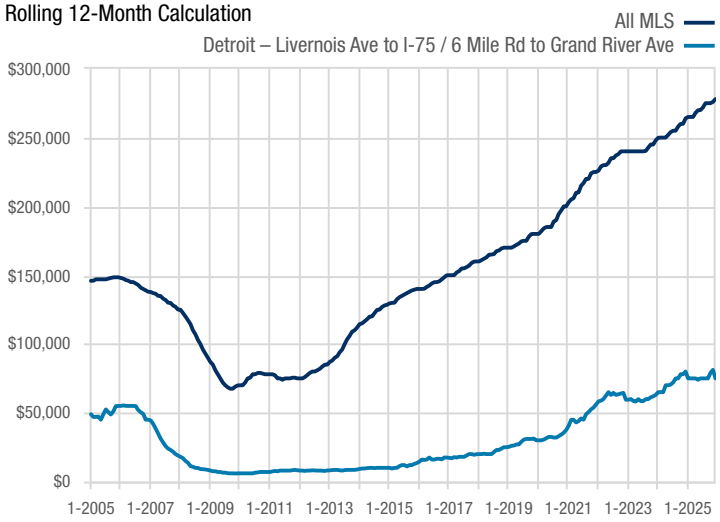
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	33	**34**	+ 3.0%	541	**585**	+ 8.1%
Pending Sales	18	**17**	- 5.6%	310	**263**	- 15.2%
Closed Sales	24	**16**	- 33.3%	298	**258**	- 13.4%
Days on Market Until Sale	37	**32**	- 13.5%	40	**54**	+ 35.0%
Median Sales Price*	$94,900	**$45,000**	- 52.6%	$80,000	**$75,000**	- 6.3%
Average Sales Price*	$96,552	**$50,841**	- 47.3%	$86,064	**$85,627**	- 0.5%
Percent of List Price Received*	98.0%	**90.4%**	- 7.8%	96.5%	**94.2%**	- 2.4%
Inventory of Homes for Sale	97	**145**	+ 49.5%	—	**—**	—
Months Supply of Inventory	3.8	**6.6**	+ 73.7%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	1	**4**	+ 300.0%	1	**8**	+ 700.0%
Pending Sales	0	**0**	0.0%	0	**0**	0.0%
Closed Sales	0	**0**	0.0%	0	**0**	0.0%
Days on Market Until Sale	—	**—**	—	—	**—**	—
Median Sales Price*	—	**—**	—	—	**—**	—
Average Sales Price*	—	**—**	—	—	**—**	—
Percent of List Price Received*	—	**—**	—	—	**—**	—
Inventory of Homes for Sale	1	**6**	+ 500.0%	—	**—**	—
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.

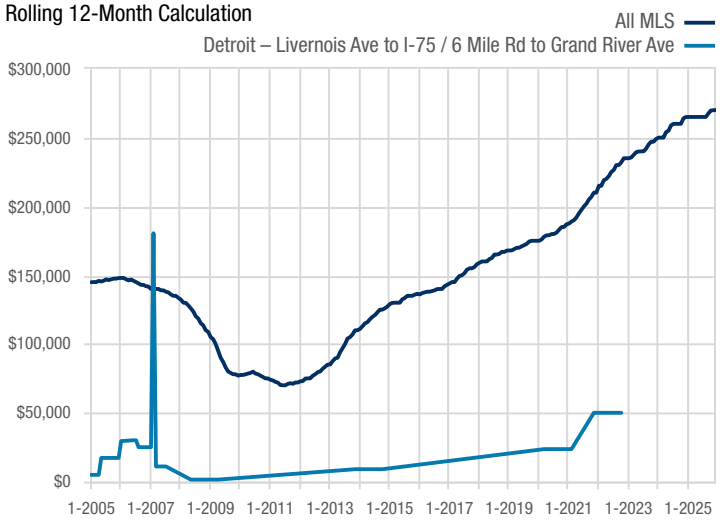
Median Sales Price - Residential

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.

Current as of January 8, 2026. All data from Realcomp II Ltd. Report © 2026 ShowingTime Plus, LLC.