Local Market Update – December 2025

A Research Tool Provided by Realcomp

Flint

Genesee County

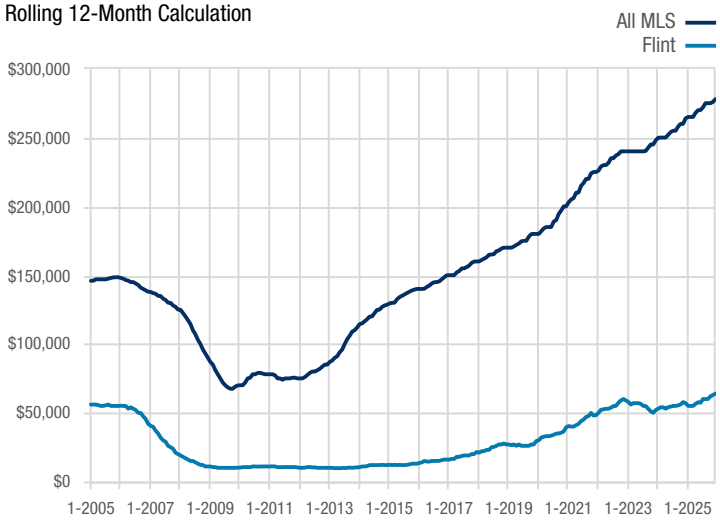
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	84	**76**	- 9.5%	1,428	**1,469**	+ 2.9%
Pending Sales	53	**83**	+ 56.6%	922	**1,016**	+ 10.2%
Closed Sales	69	**73**	+ 5.8%	940	**968**	+ 3.0%
Days on Market Until Sale	47	**69**	+ 46.8%	44	**53**	+ 20.5%
Median Sales Price*	$44,900	**$65,000**	+ 44.8%	$57,000	**$64,000**	+ 12.3%
Average Sales Price*	$67,082	**$86,457**	+ 28.9%	$70,188	**$82,425**	+ 17.4%
Percent of List Price Received*	93.7%	**94.8%**	+ 1.2%	94.3%	**94.4%**	+ 0.1%
Inventory of Homes for Sale	335	**314**	- 6.3%	—	**—**	—
Months Supply of Inventory	4.4	**3.7**	- 15.9%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	0	**1**	—	12	**31**	+ 158.3%
Pending Sales	1	**2**	+ 100.0%	13	**6**	- 53.8%
Closed Sales	2	**1**	- 50.0%	12	**6**	- 50.0%
Days on Market Until Sale	62	**87**	+ 40.3%	45	**36**	- 20.0%
Median Sales Price*	$100,500	**$52,000**	- 48.3%	$115,500	**$107,450**	- 7.0%
Average Sales Price*	$100,500	**$52,000**	- 48.3%	$112,318	**$104,400**	- 7.0%
Percent of List Price Received*	95.6%	**86.8%**	- 9.2%	97.0%	**91.3%**	- 5.9%
Inventory of Homes for Sale	0	**6**	—	—	**—**	—
Months Supply of Inventory	—	**4.0**	—	—	**—**	—

* 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.

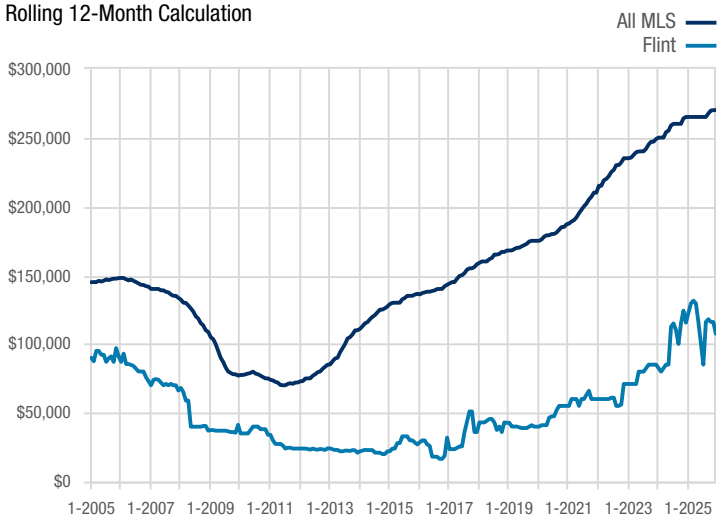
Median Sales Price - Residential

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.