Local Market Update – December 2025

A Research Tool Provided by Realcomp

Grosse Pointe Woods

Wayne County

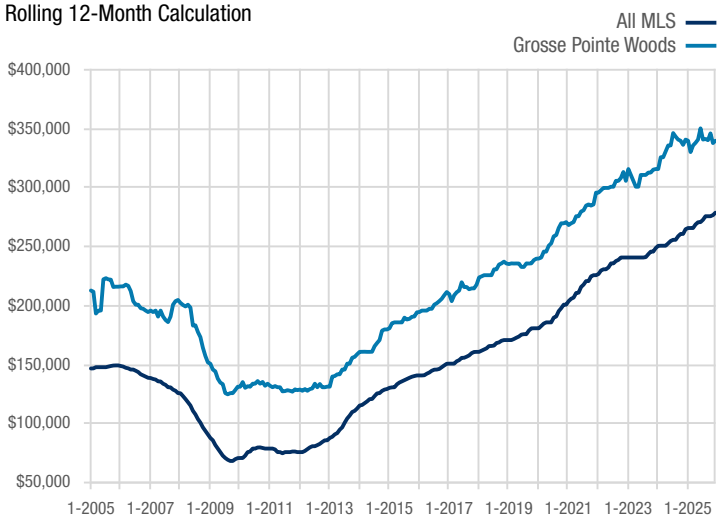
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	16	**12**	- 25.0%	313	**334**	+ 6.7%
Pending Sales	13	**14**	+ 7.7%	230	**255**	+ 10.9%
Closed Sales	14	**16**	+ 14.3%	230	**252**	+ 9.6%
Days on Market Until Sale	33	**26**	- 21.2%	27	**28**	+ 3.7%
Median Sales Price*	$337,500	**$352,000**	+ 4.3%	$340,000	**$339,000**	- 0.3%
Average Sales Price*	$349,643	**$403,081**	+ 15.3%	$375,027	**$380,227**	+ 1.4%
Percent of List Price Received*	96.9%	**99.9%**	+ 3.1%	99.0%	**99.9%**	+ 0.9%
Inventory of Homes for Sale	35	**28**	- 20.0%	—	**—**	—
Months Supply of Inventory	1.8	**1.3**	- 27.8%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	2	**1**	- 50.0%	15	**15**	0.0%
Pending Sales	0	**0**	0.0%	10	**10**	0.0%
Closed Sales	0	**1**	—	10	**10**	0.0%
Days on Market Until Sale	—	**12**	—	22	**38**	+ 72.7%
Median Sales Price*	—	**$499,000**	—	$380,300	**$511,500**	+ 34.5%
Average Sales Price*	—	**$499,000**	—	$371,600	**$475,600**	+ 28.0%
Percent of List Price Received*	—	**100.0%**	—	97.1%	**99.4%**	+ 2.4%
Inventory of Homes for Sale	4	**3**	- 25.0%	—	**—**	—
Months Supply of Inventory	3.6	**2.1**	- 41.7%	—	**—**	—

* 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.

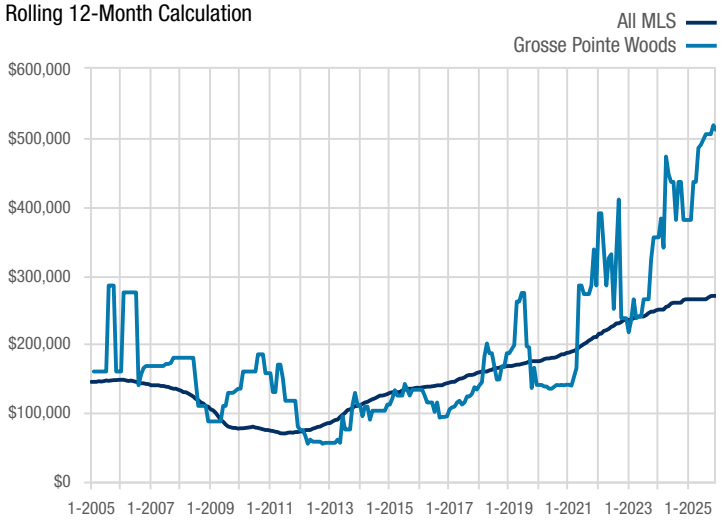
Median Sales Price - Residential

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.