Local Market Update – December 2025

A Research Tool Provided by Realcomp

Grosse Pointe

Wayne County

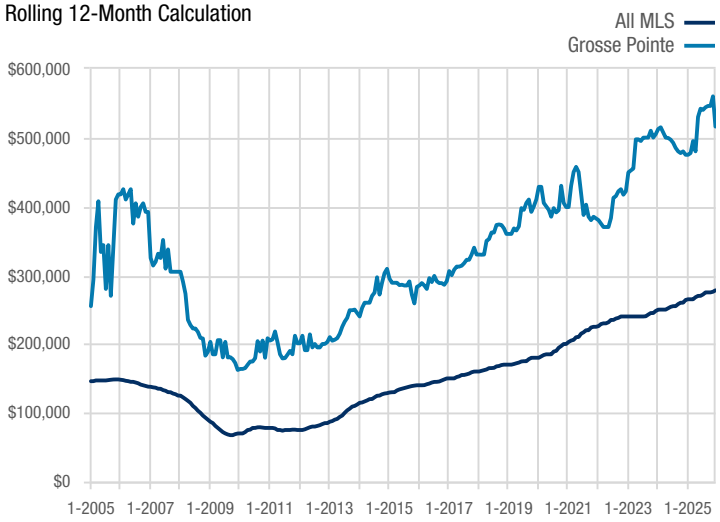
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	3	**3**	0.0%	80	**113**	+ 41.3%
Pending Sales	4	**5**	+ 25.0%	63	**76**	+ 20.6%
Closed Sales	3	**10**	+ 233.3%	59	**77**	+ 30.5%
Days on Market Until Sale	57	**26**	- 54.4%	21	**22**	+ 4.8%
Median Sales Price*	$410,000	**$391,000**	- 4.6%	$475,000	**$516,000**	+ 8.6%
Average Sales Price*	$560,900	**$356,500**	- 36.4%	$594,712	**$606,608**	+ 2.0%
Percent of List Price Received*	94.9%	**95.4%**	+ 0.5%	99.7%	**99.5%**	- 0.2%
Inventory of Homes for Sale	6	**17**	+ 183.3%	—	**—**	—
Months Supply of Inventory	1.1	**2.7**	+ 145.5%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	1	**1**	0.0%	46	**39**	- 15.2%
Pending Sales	2	**2**	0.0%	26	**27**	+ 3.8%
Closed Sales	0	**1**	—	26	**29**	+ 11.5%
Days on Market Until Sale	—	**35**	—	48	**36**	- 25.0%
Median Sales Price*	—	**$317,500**	—	$355,000	**$320,000**	- 9.9%
Average Sales Price*	—	**$317,500**	—	$337,396	**$342,603**	+ 1.5%
Percent of List Price Received*	—	**99.2%**	—	99.5%	**97.5%**	- 2.0%
Inventory of Homes for Sale	7	**4**	- 42.9%	—	**—**	—
Months Supply of Inventory	2.7	**1.5**	- 44.4%	—	**—**	—

* 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.

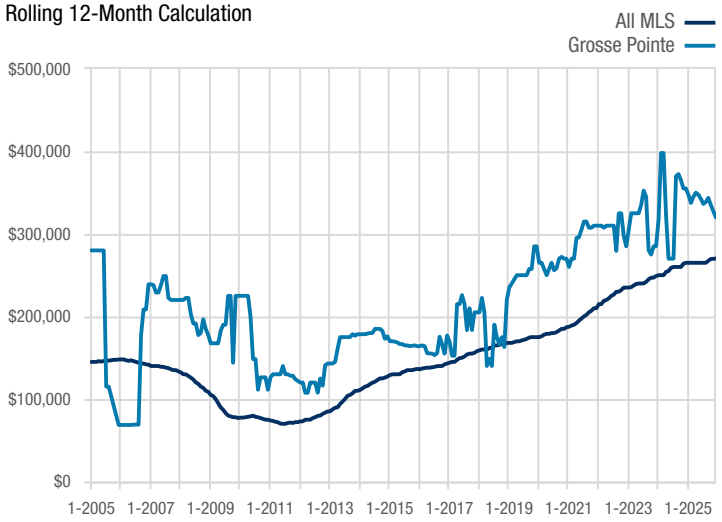
Median Sales Price - Residential

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.