Local Market Update – December 2025

A Research Tool Provided by Realcomp

Milan

Monroe and Washtenaw Counties

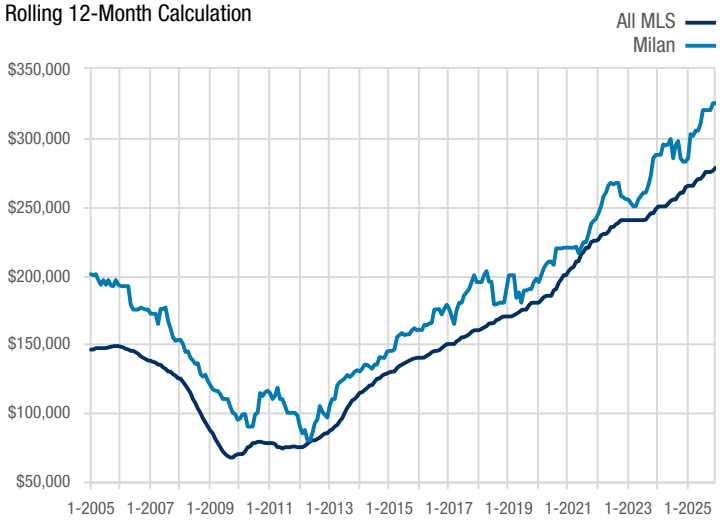
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	3	**3**	0.0%	85	**119**	+ 40.0%
Pending Sales	7	**3**	- 57.1%	75	**108**	+ 44.0%
Closed Sales	9	**12**	+ 33.3%	71	**106**	+ 49.3%
Days on Market Until Sale	79	**58**	- 26.6%	43	**53**	+ 23.3%
Median Sales Price*	$250,000	**$329,496**	+ 31.8%	$282,500	**$325,000**	+ 15.0%
Average Sales Price*	$289,500	**$320,328**	+ 10.6%	$292,107	**$316,527**	+ 8.4%
Percent of List Price Received*	95.7%	**99.3%**	+ 3.8%	99.5%	**100.0%**	+ 0.5%
Inventory of Homes for Sale	14	**20**	+ 42.9%	—	**—**	—
Months Supply of Inventory	2.2	**2.2**	0.0%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	1	**2**	+ 100.0%	19	**28**	+ 47.4%
Pending Sales	0	**0**	0.0%	14	**25**	+ 78.6%
Closed Sales	1	**1**	0.0%	14	**25**	+ 78.6%
Days on Market Until Sale	6	**20**	+ 233.3%	48	**54**	+ 12.5%
Median Sales Price*	$109,200	**$225,000**	+ 106.0%	$223,500	**$198,750**	- 11.1%
Average Sales Price*	$109,200	**$225,000**	+ 106.0%	$211,243	**$212,476**	+ 0.6%
Percent of List Price Received*	110.3%	**97.9%**	- 11.2%	100.3%	**97.6%**	- 2.7%
Inventory of Homes for Sale	3	**3**	0.0%	—	**—**	—
Months Supply of Inventory	1.7	**1.1**	- 35.3%	—	**—**	—

* 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.

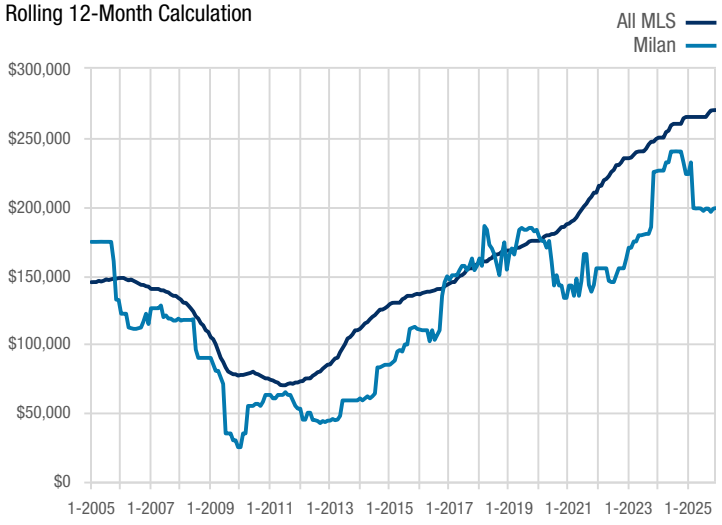
Median Sales Price - Residential

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.