Local Market Update – December 2025

A Research Tool Provided by Realcomp

Reese Vlg

Tuscola County

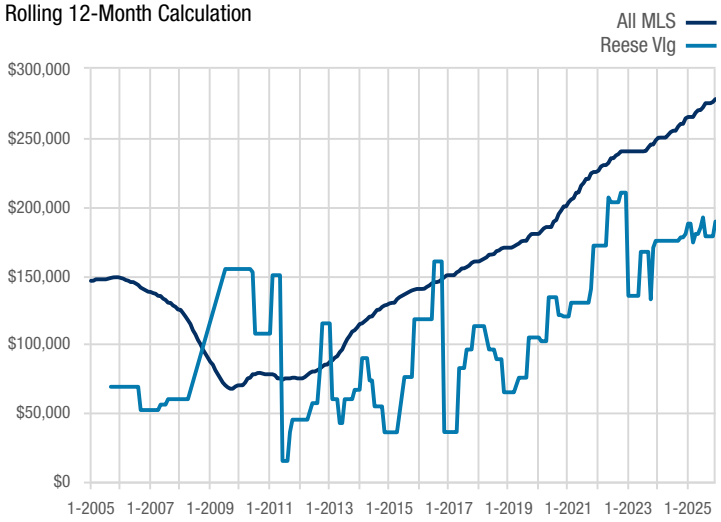
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	1	**0**	- 100.0%	8	**14**	+ 75.0%
Pending Sales	0	**1**	—	8	**9**	+ 12.5%
Closed Sales	0	**1**	—	9	**9**	0.0%
Days on Market Until Sale	—	**75**	—	86	**52**	- 39.5%
Median Sales Price*	—	**$249,900**	—	$180,000	**$189,000**	+ 5.0%
Average Sales Price*	—	**$249,900**	—	$163,833	**$194,033**	+ 18.4%
Percent of List Price Received*	—	**100.0%**	—	96.4%	**98.9%**	+ 2.6%
Inventory of Homes for Sale	1	**4**	+ 300.0%	—	**—**	—
Months Supply of Inventory	0.5	**3.6**	+ 620.0%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	0	**0**	0.0%	0	**1**	—
Pending Sales	0	**0**	0.0%	0	**1**	—
Closed Sales	0	**0**	0.0%	1	**1**	0.0%
Days on Market Until Sale	—	**—**	—	3	**8**	+ 166.7%
Median Sales Price*	—	**—**	—	$173,500	**$240,000**	+ 38.3%
Average Sales Price*	—	**—**	—	$173,500	**$240,000**	+ 38.3%
Percent of List Price Received*	—	**—**	—	96.4%	**102.1%**	+ 5.9%
Inventory of Homes for Sale	0	**0**	0.0%	—	**—**	—
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.

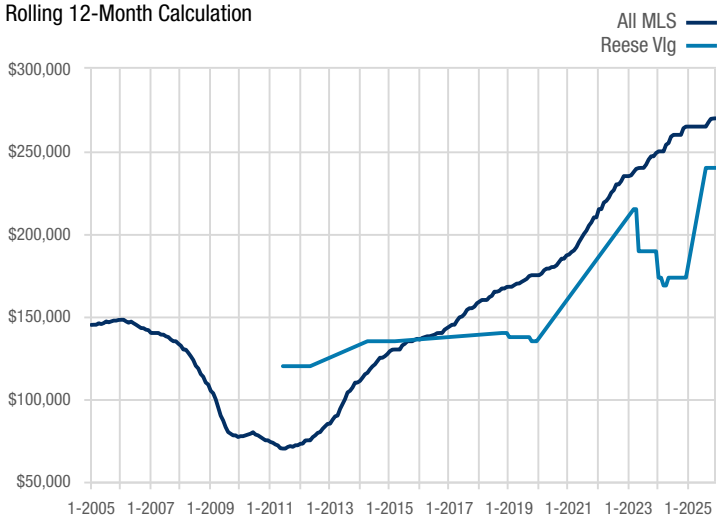
Median Sales Price - Residential

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.