Local Market Update – December 2025

A Research Tool Provided by Realcomp

Rochester

Oakland County

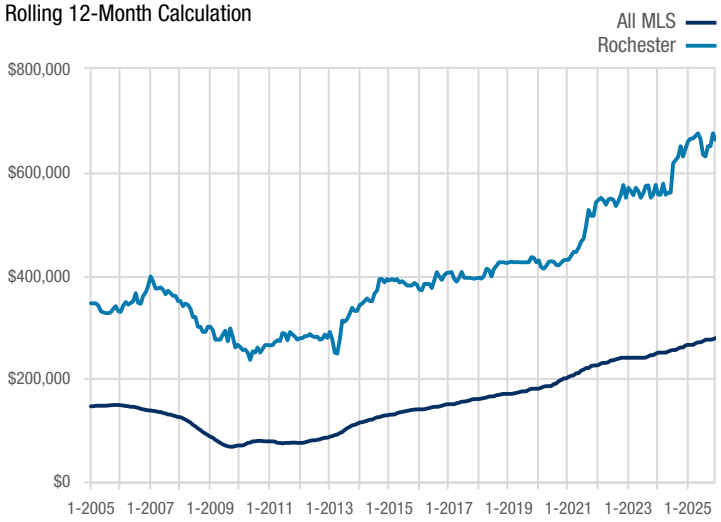
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	6	**8**	+ 33.3%	180	**196**	+ 8.9%
Pending Sales	5	**4**	- 20.0%	119	**129**	+ 8.4%
Closed Sales	11	**10**	- 9.1%	116	**126**	+ 8.6%
Days on Market Until Sale	39	**28**	- 28.2%	27	**26**	- 3.7%
Median Sales Price*	$690,000	**$537,500**	- 22.1%	$646,000	**$662,500**	+ 2.6%
Average Sales Price*	$742,566	**$675,730**	- 9.0%	$693,666	**$718,851**	+ 3.6%
Percent of List Price Received*	98.3%	**97.8%**	- 0.5%	100.2%	**98.8%**	- 1.4%
Inventory of Homes for Sale	12	**22**	+ 83.3%	—	**—**	—
Months Supply of Inventory	1.2	**2.0**	+ 66.7%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	6	**6**	0.0%	116	**110**	- 5.2%
Pending Sales	5	**8**	+ 60.0%	75	**79**	+ 5.3%
Closed Sales	3	**6**	+ 100.0%	72	**77**	+ 6.9%
Days on Market Until Sale	13	**51**	+ 292.3%	18	**40**	+ 122.2%
Median Sales Price*	$225,000	**$283,000**	+ 25.8%	$265,000	**$292,000**	+ 10.2%
Average Sales Price*	$291,633	**$340,000**	+ 16.6%	$319,583	**$357,938**	+ 12.0%
Percent of List Price Received*	97.3%	**98.2%**	+ 0.9%	99.7%	**98.7%**	- 1.0%
Inventory of Homes for Sale	15	**15**	0.0%	—	**—**	—
Months Supply of Inventory	2.4	**2.3**	- 4.2%	—	**—**	—

* 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.

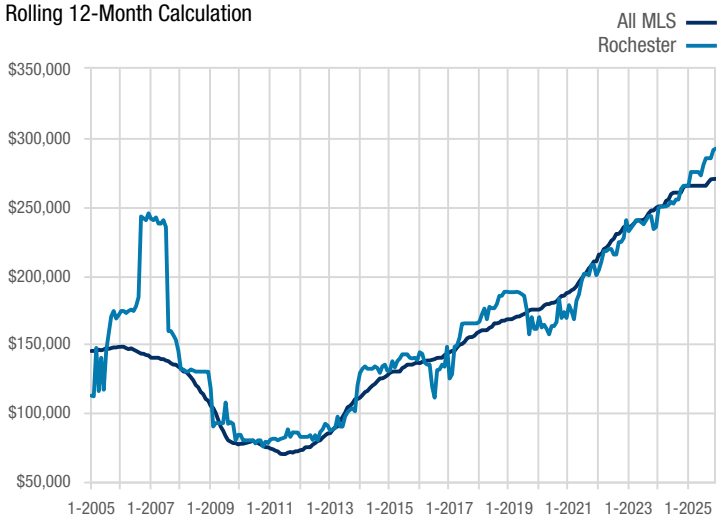
Median Sales Price - Residential

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.