Local Market Update – December 2025

A Research Tool Provided by Realcomp

Sanilac County

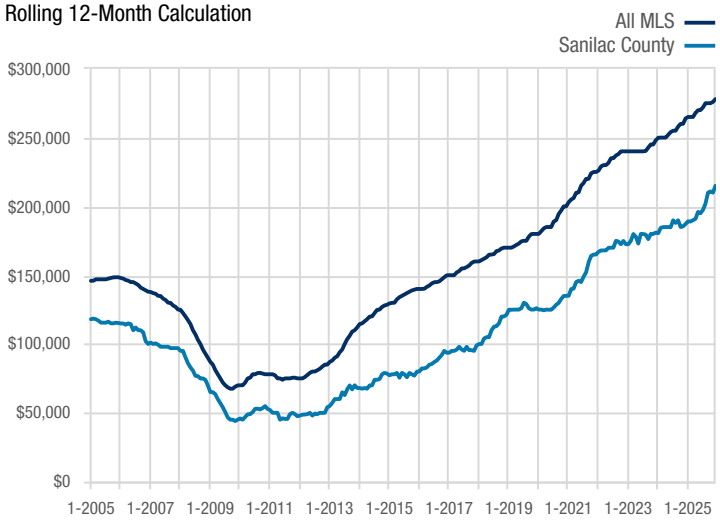
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	33	**23**	- 30.3%	511	**535**	+ 4.7%
Pending Sales	26	**25**	- 3.8%	378	**361**	- 4.5%
Closed Sales	30	**25**	- 16.7%	375	**366**	- 2.4%
Days on Market Until Sale	58	**58**	0.0%	64	**66**	+ 3.1%
Median Sales Price*	$198,500	**$235,000**	+ 18.4%	$187,250	**$215,000**	+ 14.8%
Average Sales Price*	$214,717	**$265,260**	+ 23.5%	$227,208	**$268,996**	+ 18.4%
Percent of List Price Received*	95.4%	**96.9%**	+ 1.6%	95.5%	**94.9%**	- 0.6%
Inventory of Homes for Sale	101	**118**	+ 16.8%	—	**—**	—
Months Supply of Inventory	3.2	**3.9**	+ 21.9%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	0	**0**	0.0%	9	**14**	+ 55.6%
Pending Sales	0	**0**	0.0%	4	**11**	+ 175.0%
Closed Sales	0	**0**	0.0%	4	**11**	+ 175.0%
Days on Market Until Sale	—	**—**	—	67	**56**	- 16.4%
Median Sales Price*	—	**—**	—	$206,500	**$200,000**	- 3.1%
Average Sales Price*	—	**—**	—	$216,750	**$251,809**	+ 16.2%
Percent of List Price Received*	—	**—**	—	95.1%	**94.4%**	- 0.7%
Inventory of Homes for Sale	5	**3**	- 40.0%	—	**—**	—
Months Supply of Inventory	3.8	**1.9**	- 50.0%	—	**—**	—

* 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.

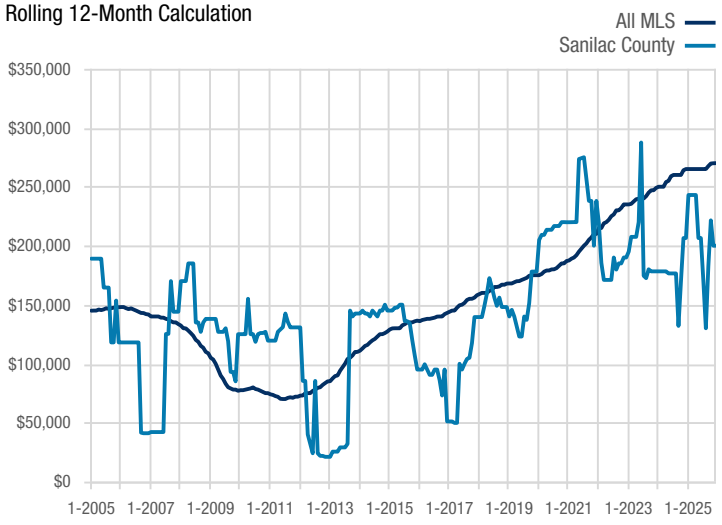
Median Sales Price - Residential

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.