Local Market Update – December 2025

A Research Tool Provided by Realcomp

Scio Twp

Washtenaw County

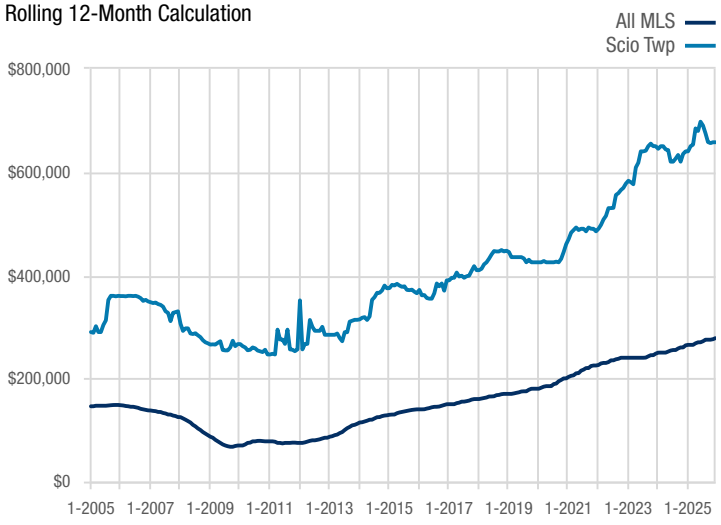
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	5	**8**	+ 60.0%	177	**218**	+ 23.2%
Pending Sales	3	**4**	+ 33.3%	127	**147**	+ 15.7%
Closed Sales	9	**11**	+ 22.2%	123	**153**	+ 24.4%
Days on Market Until Sale	54	**54**	0.0%	40	**47**	+ 17.5%
Median Sales Price*	$717,578	**$700,000**	- 2.4%	$640,000	**$657,625**	+ 2.8%
Average Sales Price*	$942,255	**$756,335**	- 19.7%	$728,036	**$740,518**	+ 1.7%
Percent of List Price Received*	94.5%	**100.6%**	+ 6.5%	99.8%	**99.8%**	0.0%
Inventory of Homes for Sale	18	**16**	- 11.1%	—	**—**	—
Months Supply of Inventory	1.7	**1.3**	- 23.5%	—	**—**	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	2	**2**	0.0%	47	**52**	+ 10.6%
Pending Sales	0	**2**	—	42	**38**	- 9.5%
Closed Sales	2	**2**	0.0%	41	**39**	- 4.9%
Days on Market Until Sale	70	**35**	- 50.0%	35	**45**	+ 28.6%
Median Sales Price*	$244,950	**$320,000**	+ 30.6%	$362,000	**$360,000**	- 0.6%
Average Sales Price*	$244,950	**$320,000**	+ 30.6%	$380,683	**$405,222**	+ 6.4%
Percent of List Price Received*	96.8%	**99.3%**	+ 2.6%	100.5%	**100.0%**	- 0.5%
Inventory of Homes for Sale	9	**15**	+ 66.7%	—	**—**	—
Months Supply of Inventory	2.4	**4.3**	+ 79.2%	—	**—**	—

* 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.

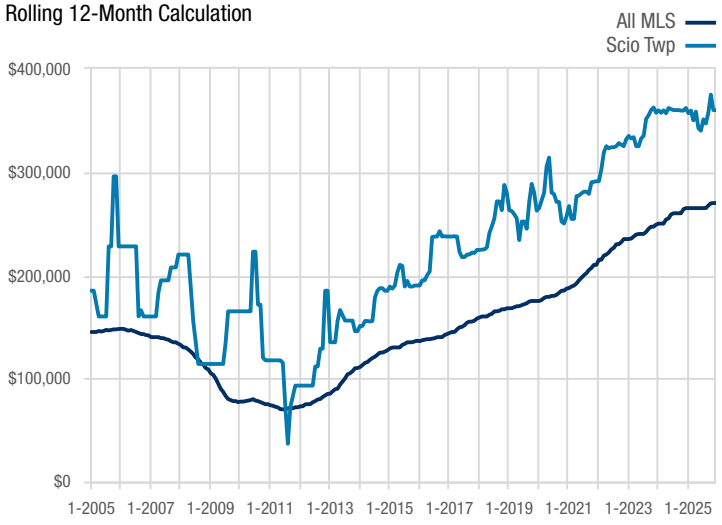
Median Sales Price - Residential

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.