Local Market Update – March 2026

A Research Tool Provided by Realcomp

Capac Vlg

St. Clair County

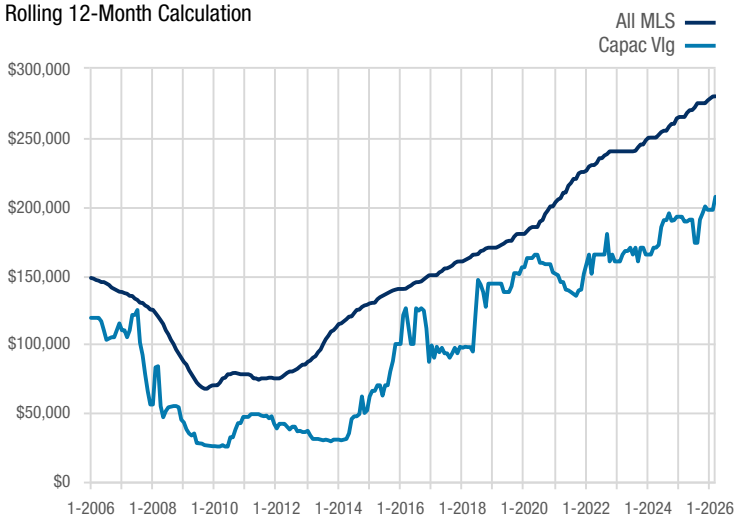
Residential	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	4	**4**	0.0%	9	**6**	- 33.3%
Pending Sales	2	**3**	+ 50.0%	7	**5**	- 28.6%
Closed Sales	3	**1**	- 66.7%	5	**3**	- 40.0%
Days on Market Until Sale	138	**13**	- 90.6%	115	**17**	- 85.2%
Median Sales Price*	$176,000	**$207,000**	+ 17.6%	$176,000	**$207,000**	+ 17.6%
Average Sales Price*	$141,933	**$207,000**	+ 45.8%	$171,360	**$197,333**	+ 15.2%
Percent of List Price Received*	86.7%	**106.2%**	+ 22.5%	92.5%	**100.7%**	+ 8.9%
Inventory of Homes for Sale	5	**2**	- 60.0%	—	**—**	—
Months Supply of Inventory	2.4	**1.0**	- 58.3%	—	**—**	—

Condo	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	0	**0**	0.0%	0	**0**	0.0%
Pending Sales	0	**0**	0.0%	0	**0**	0.0%
Closed Sales	0	**0**	0.0%	0	**1**	—
Days on Market Until Sale	—	**—**	—	—	**28**	—
Median Sales Price*	—	**—**	—	—	**$170,000**	—
Average Sales Price*	—	**—**	—	—	**$170,000**	—
Percent of List Price Received*	—	**—**	—	—	**85.0%**	—
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.

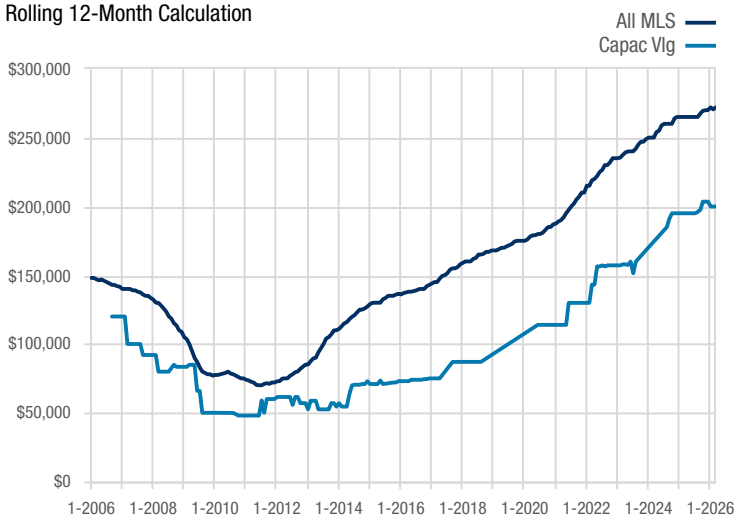
Median Sales Price - Residential

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 April 7, 2026. All data from Realcomp II Ltd. Report © 2026 ShowingTime Plus, LLC.