Local Market Update – March 2026

A Research Tool Provided by Realcomp

Detroit – 8 Mile Rd to Gratiot Ave / Houston Whittier St to 7 Mile Rd

Wayne County

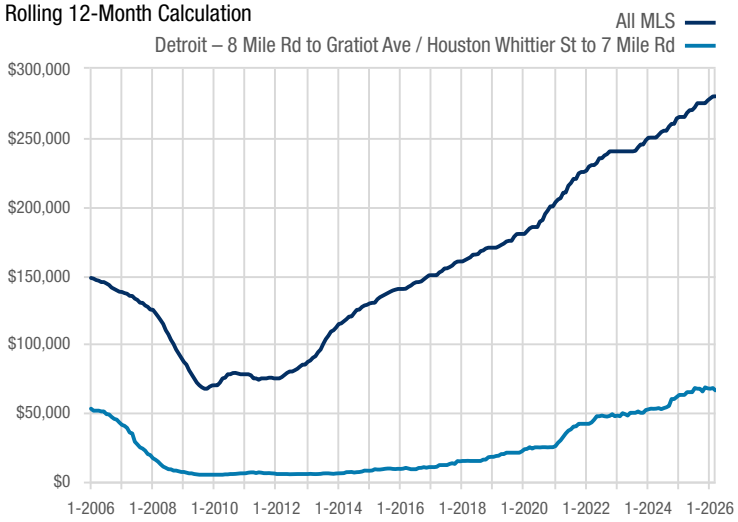
Residential	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	84	**80**	- 4.8%	199	**198**	- 0.5%
Pending Sales	35	**27**	- 22.9%	96	**74**	- 22.9%
Closed Sales	27	**19**	- 29.6%	87	**64**	- 26.4%
Days on Market Until Sale	48	**77**	+ 60.4%	57	**59**	+ 3.5%
Median Sales Price*	$58,000	**$56,000**	- 3.4%	$65,000	**$61,500**	- 5.4%
Average Sales Price*	$68,159	**$56,958**	- 16.4%	$71,454	**$64,449**	- 9.8%
Percent of List Price Received*	90.8%	**87.2%**	- 4.0%	92.8%	**92.5%**	- 0.3%
Inventory of Homes for Sale	207	**234**	+ 13.0%	—	**—**	—
Months Supply of Inventory	6.5	**8.5**	+ 30.8%	—	**—**	—

Condo	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	0	**0**	0.0%	2	**0**	- 100.0%
Pending Sales	0	**0**	0.0%	0	**0**	0.0%
Closed Sales	2	**0**	- 100.0%	2	**0**	- 100.0%
Days on Market Until Sale	160	**—**	—	160	**—**	—
Median Sales Price*	$38,500	**—**	—	$38,500	**—**	—
Average Sales Price*	$38,500	**—**	—	$38,500	**—**	—
Percent of List Price Received*	96.3%	**—**	—	96.3%	**—**	—
Inventory of Homes for Sale	2	**0**	- 100.0%	—	**—**	—
Months Supply of Inventory	1.0	**—**	—	—	**—**	—

* 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.

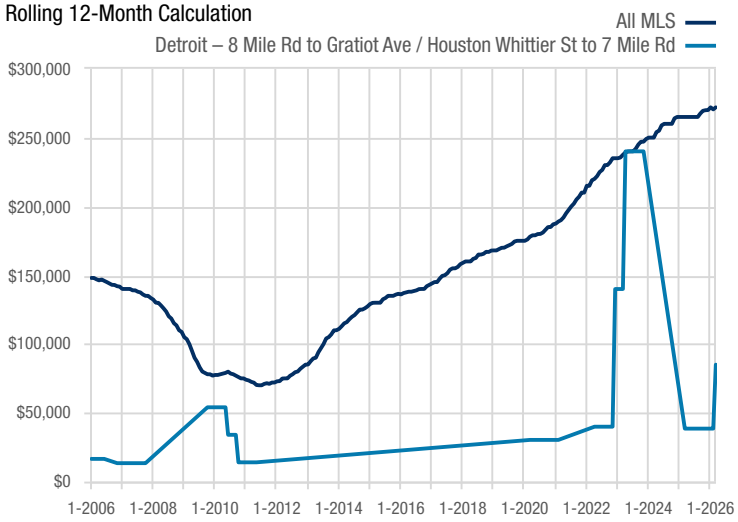
Median Sales Price - Residential

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