Local Market Update – March 2026

A Research Tool Provided by Realcomp

Gaines Twp

Genesee County

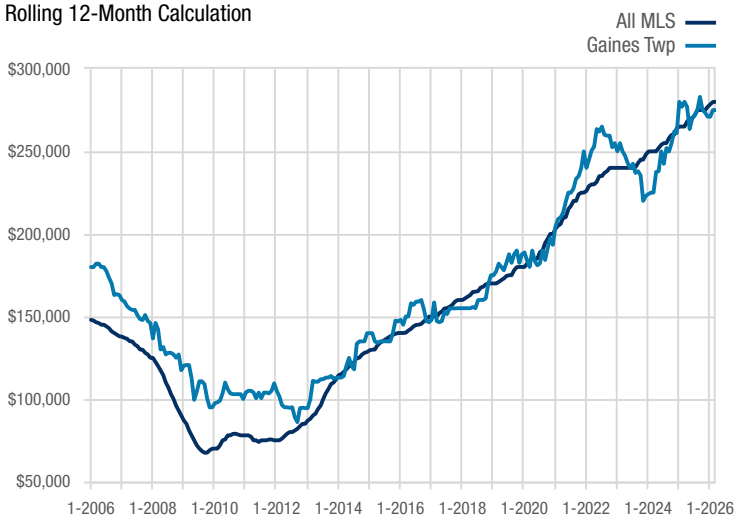
Residential	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	7	**6**	- 14.3%	16	**13**	- 18.8%
Pending Sales	6	**4**	- 33.3%	14	**10**	- 28.6%
Closed Sales	4	**7**	+ 75.0%	12	**11**	- 8.3%
Days on Market Until Sale	28	**72**	+ 157.1%	23	**69**	+ 200.0%
Median Sales Price*	$274,900	**$317,500**	+ 15.5%	$272,500	**$340,000**	+ 24.8%
Average Sales Price*	$332,450	**$317,928**	- 4.4%	$289,442	**$342,415**	+ 18.3%
Percent of List Price Received*	99.4%	**98.1%**	- 1.3%	98.4%	**97.7%**	- 0.7%
Inventory of Homes for Sale	8	**7**	- 12.5%	—	**—**	—
Months Supply of Inventory	1.6	**1.4**	- 12.5%	—	**—**	—

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	**0**	0.0%
Days on Market Until Sale	—	**—**	—	—	**—**	—
Median Sales Price*	—	**—**	—	—	**—**	—
Average Sales Price*	—	**—**	—	—	**—**	—
Percent of List Price Received*	—	**—**	—	—	**—**	—
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.

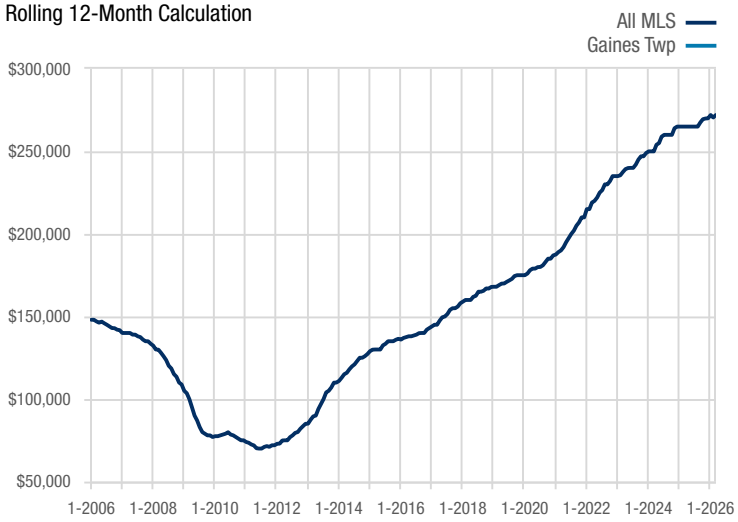
Median Sales Price - Residential

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.