Local Market Update – March 2026

A Research Tool Provided by Realcomp

Oakland County

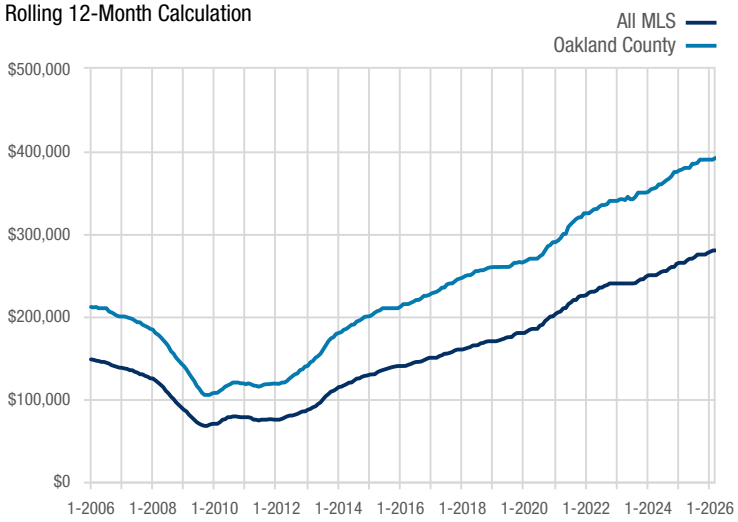
Residential	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	1,343	**1,408**	+ 4.8%	3,267	**3,303**	+ 1.1%
Pending Sales	973	**1,026**	+ 5.4%	2,441	**2,425**	- 0.7%
Closed Sales	776	**752**	- 3.1%	2,156	**2,058**	- 4.5%
Days on Market Until Sale	31	**38**	+ 22.6%	34	**40**	+ 17.6%
Median Sales Price*	$367,200	**$380,000**	+ 3.5%	$360,000	**$370,000**	+ 2.8%
Average Sales Price*	$454,995	**$503,998**	+ 10.8%	$450,160	**$464,291**	+ 3.1%
Percent of List Price Received*	100.0%	**99.4%**	- 0.6%	99.2%	**98.7%**	- 0.5%
Inventory of Homes for Sale	1,575	**1,756**	+ 11.5%	—	**—**	—
Months Supply of Inventory	1.6	**1.7**	+ 6.3%	—	**—**	—

Condo	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	399	**441**	+ 10.5%	963	**1,062**	+ 10.3%
Pending Sales	241	**285**	+ 18.3%	635	**681**	+ 7.2%
Closed Sales	203	**214**	+ 5.4%	581	**553**	- 4.8%
Days on Market Until Sale	40	**48**	+ 20.0%	40	**46**	+ 15.0%
Median Sales Price*	$273,000	**$285,000**	+ 4.4%	$270,000	**$285,000**	+ 5.6%
Average Sales Price*	$303,262	**$311,839**	+ 2.8%	$311,869	**$313,423**	+ 0.5%
Percent of List Price Received*	98.8%	**97.7%**	- 1.1%	98.4%	**97.7%**	- 0.7%
Inventory of Homes for Sale	541	**696**	+ 28.7%	—	**—**	—
Months Supply of Inventory	2.2	**2.8**	+ 27.3%	—	**—**	—

* 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.

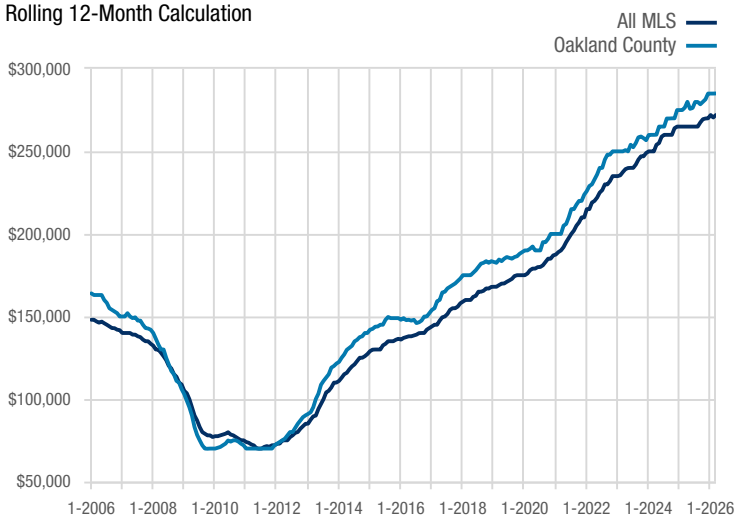
Median Sales Price - Residential

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.