Local Market Update – March 2026

A Research Tool Provided by Realcomp

Pontiac

Oakland County

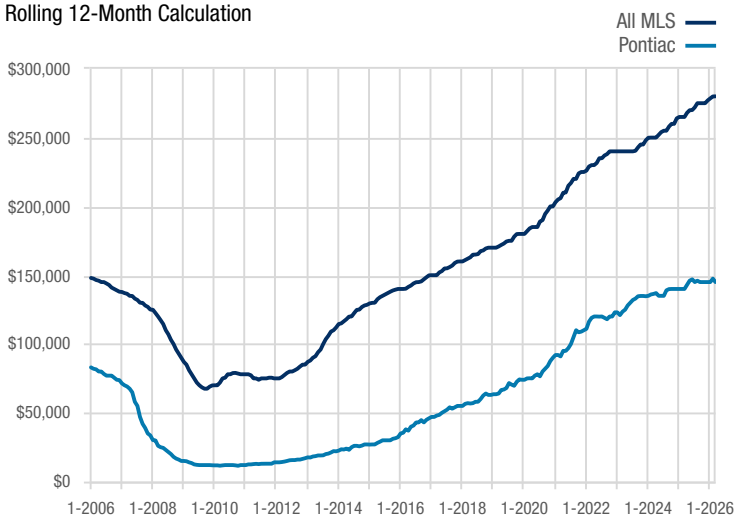
Residential	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	70	**55**	- 21.4%	149	**155**	+ 4.0%
Pending Sales	41	**35**	- 14.6%	98	**101**	+ 3.1%
Closed Sales	34	**27**	- 20.6%	91	**92**	+ 1.1%
Days on Market Until Sale	43	**43**	0.0%	37	**42**	+ 13.5%
Median Sales Price*	$149,500	**$139,900**	- 6.4%	$132,500	**$139,900**	+ 5.6%
Average Sales Price*	$156,791	**$137,603**	- 12.2%	$144,852	**$146,376**	+ 1.1%
Percent of List Price Received*	99.7%	**98.1%**	- 1.6%	99.0%	**96.3%**	- 2.7%
Inventory of Homes for Sale	84	**113**	+ 34.5%	—	**—**	—
Months Supply of Inventory	2.3	**2.9**	+ 26.1%	—	**—**	—

Condo	March			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 3-2025**	**Thru 3-2026**	**% Change**
New Listings	5	**4**	- 20.0%	13	**11**	- 15.4%
Pending Sales	3	**5**	+ 66.7%	6	**9**	+ 50.0%
Closed Sales	1	**2**	+ 100.0%	5	**6**	+ 20.0%
Days on Market Until Sale	22	**98**	+ 345.5%	22	**60**	+ 172.7%
Median Sales Price*	$150,000	**$206,500**	+ 37.7%	$150,000	**$135,500**	- 9.7%
Average Sales Price*	$150,000	**$206,500**	+ 37.7%	$162,380	**$158,625**	- 2.3%
Percent of List Price Received*	96.8%	**94.9%**	- 2.0%	94.4%	**97.1%**	+ 2.9%
Inventory of Homes for Sale	7	**6**	- 14.3%	—	**—**	—
Months Supply of Inventory	3.0	**2.3**	- 23.3%	—	**—**	—

* 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.

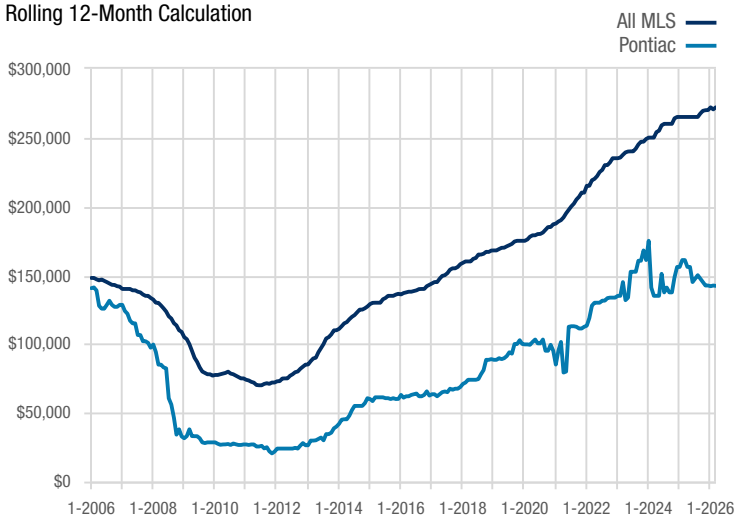
Median Sales Price - Residential

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.