# Local Market Update – March 2026

A Research Tool Provided by Realcomp

# Waterford Twp

## Oakland County

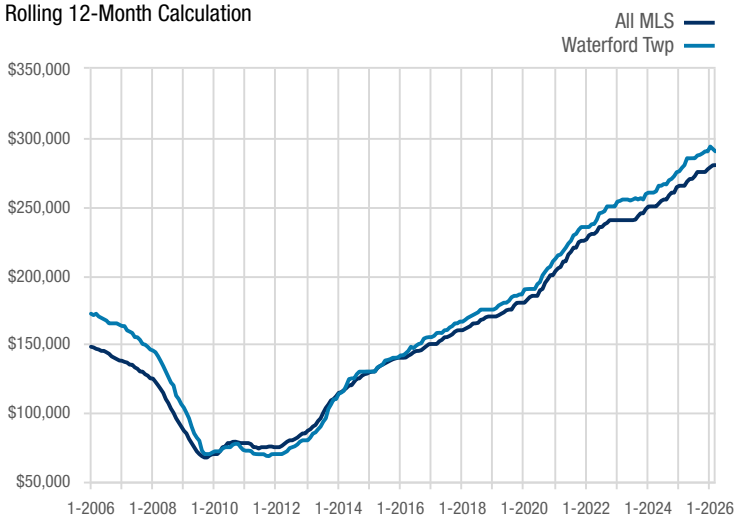
| Residential | March | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **% Change** | **Thru 3-2025** | **Thru 3-2026** | **% Change** |
| New Listings | 73 | **78** | + 6.8% | 201 | **208** | + 3.5% |
| Pending Sales | 55 | **71** | + 29.1% | 167 | **183** | + 9.6% |
| Closed Sales | 51 | **44** | - 13.7% | 153 | **152** | - 0.7% |
| Days on Market Until Sale | 30 | **32** | + 6.7% | 32 | **36** | + 12.5% |
| Median Sales Price* | $293,000 | **$292,500** | - 0.2% | $280,000 | **$270,000** | - 3.6% |
| Average Sales Price* | $316,014 | **$294,898** | - 6.7% | $300,807 | **$299,552** | - 0.4% |
| Percent of List Price Received* | 98.9% | **101.3%** | + 2.4% | 99.2% | **99.3%** | + 0.1% |
| Inventory of Homes for Sale | 82 | **91** | + 11.0% | — | **—** | — |
| Months Supply of Inventory | 1.2 | **1.3** | + 8.3% | — | **—** | — |

| Condo | March | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **% Change** | **Thru 3-2025** | **Thru 3-2026** | **% Change** |
| New Listings | 15 | **26** | + 73.3% | 42 | **49** | + 16.7% |
| Pending Sales | 9 | **13** | + 44.4% | 25 | **29** | + 16.0% |
| Closed Sales | 11 | **12** | + 9.1% | 25 | **24** | - 4.0% |
| Days on Market Until Sale | 15 | **46** | + 206.7% | 25 | **46** | + 84.0% |
| Median Sales Price* | $199,000 | **$194,500** | - 2.3% | $220,000 | **$237,500** | + 8.0% |
| Average Sales Price* | $208,000 | **$199,052** | - 4.3% | $223,236 | **$229,786** | + 2.9% |
| Percent of List Price Received* | 98.2% | **99.5%** | + 1.3% | 99.0% | **98.2%** | - 0.8% |
| Inventory of Homes for Sale | 24 | **30** | + 25.0% | — | **—** | — |
| Months Supply of Inventory | 2.0 | **2.6** | + 30.0% | — | **—** | — |

* 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.

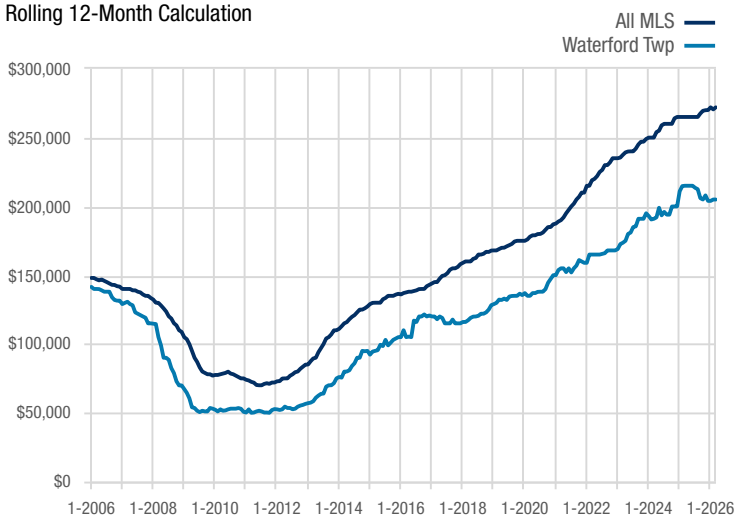
### Median Sales Price - Residential

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.