

Local Market Update – September 2026

A Research Tool Provided by Realcomp



Detroit – Mack Ave to Harper Woods / Conner St to Gratiot Ave

Wayne County

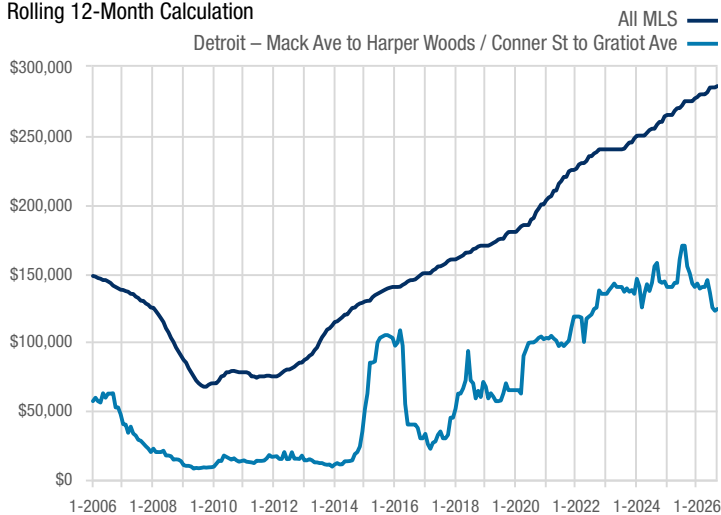
Residential	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	16	24	+ 50.0%	141	164	+ 16.3%
Pending Sales	4	6	+ 50.0%	63	56	- 11.1%
Closed Sales	7	9	+ 28.6%	60	47	- 21.7%
Days on Market Until Sale	36	38	+ 5.6%	44	62	+ 40.9%
Median Sales Price*	\$110,000	\$140,000	+ 27.3%	\$175,000	\$145,000	- 17.1%
Average Sales Price*	\$146,214	\$190,389	+ 30.2%	\$207,052	\$186,939	- 9.7%
Percent of List Price Received*	96.4%	93.8%	- 2.7%	96.6%	97.3%	+ 0.7%
Inventory of Homes for Sale	46	63	+ 37.0%	—	—	—
Months Supply of Inventory	7.1	10.6	+ 49.3%	—	—	—

Condo	September			Year to Date		
Key Metrics	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	1	1	0.0%	16	21	+ 31.3%
Pending Sales	0	2	—	6	6	0.0%
Closed Sales	1	1	0.0%	6	5	- 16.7%
Days on Market Until Sale	179	55	- 69.3%	82	59	- 28.0%
Median Sales Price*	\$205,000	\$206,000	+ 0.5%	\$202,450	\$175,000	- 13.6%
Average Sales Price*	\$205,000	\$206,000	+ 0.5%	\$203,983	\$224,000	+ 9.8%
Percent of List Price Received*	93.4%	98.1%	+ 5.0%	108.5%	95.3%	- 12.2%
Inventory of Homes for Sale	17	4	- 76.5%	—	—	—
Months Supply of Inventory	14.6	3.4	- 76.7%	—	—	—

* 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.

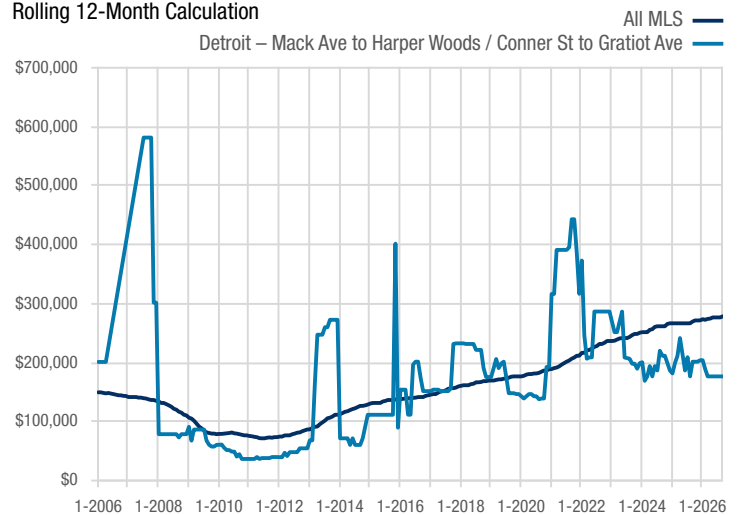
Median Sales Price - Residential

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.