Local Market Update – October 2026

A Research Tool Provided by Realcomp

Memphis

Macomb and St. Clair Counties

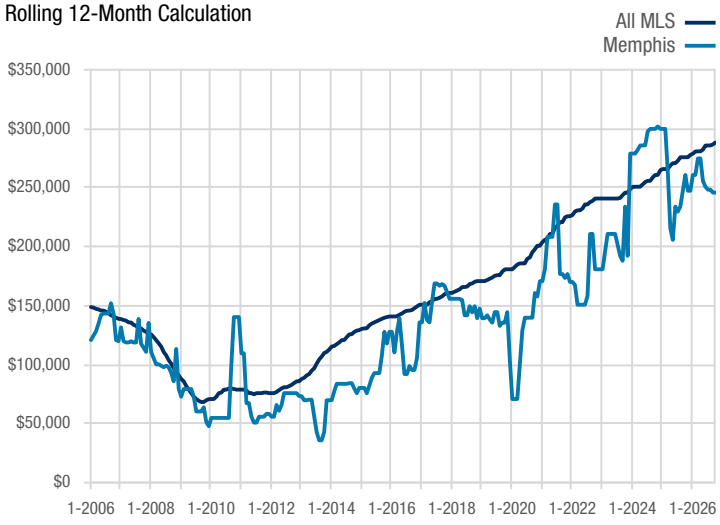
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	2	**1**	- 50.0%	9	**7**	- 22.2%
Pending Sales	0	**1**	—	5	**6**	+ 20.0%
Closed Sales	0	**0**	0.0%	7	**6**	- 14.3%
Days on Market Until Sale	—	**—**	—	17	**27**	+ 58.8%
Median Sales Price*	—	**—**	—	$260,000	**$247,500**	- 4.8%
Average Sales Price*	—	**—**	—	$266,814	**$249,167**	- 6.6%
Percent of List Price Received*	—	**—**	—	100.9%	**101.1%**	+ 0.2%
Inventory of Homes for Sale	3	**1**	- 66.7%	—	**—**	—
Months Supply of Inventory	2.6	**0.8**	- 69.2%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% 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.

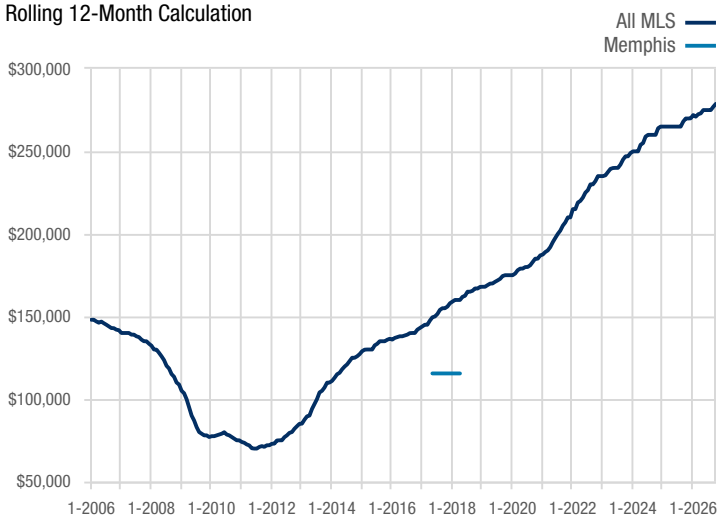
Median Sales Price - Residential

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 November 6, 2026. All data from Realcomp II Ltd. Report © 2026 ShowingTime Plus, LLC.