Local Market Update – October 2026

A Research Tool Provided by Realcomp

Novi

Oakland County

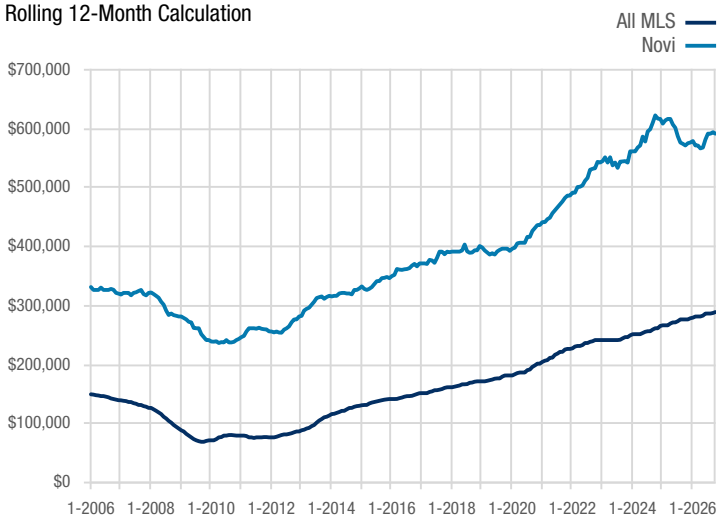
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	34	**51**	+ 50.0%	428	**475**	+ 11.0%
Pending Sales	28	**29**	+ 3.6%	322	**329**	+ 2.2%
Closed Sales	31	**28**	- 9.7%	318	**322**	+ 1.3%
Days on Market Until Sale	23	**28**	+ 21.7%	19	**19**	0.0%
Median Sales Price*	$600,000	**$557,500**	- 7.1%	$585,500	**$599,000**	+ 2.3%
Average Sales Price*	$627,306	**$653,716**	+ 4.2%	$670,795	**$702,478**	+ 4.7%
Percent of List Price Received*	99.7%	**99.7%**	0.0%	100.4%	**100.4%**	0.0%
Inventory of Homes for Sale	47	**76**	+ 61.7%	—	**—**	—
Months Supply of Inventory	1.5	**2.5**	+ 66.7%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	25	**34**	+ 36.0%	294	**364**	+ 23.8%
Pending Sales	13	**17**	+ 30.8%	225	**231**	+ 2.7%
Closed Sales	14	**13**	- 7.1%	232	**227**	- 2.2%
Days on Market Until Sale	15	**34**	+ 126.7%	26	**33**	+ 26.9%
Median Sales Price*	$345,500	**$353,000**	+ 2.2%	$320,000	**$307,500**	- 3.9%
Average Sales Price*	$406,311	**$364,346**	- 10.3%	$363,893	**$347,024**	- 4.6%
Percent of List Price Received*	99.3%	**97.5%**	- 1.8%	99.7%	**98.9%**	- 0.8%
Inventory of Homes for Sale	42	**80**	+ 90.5%	—	**—**	—
Months Supply of Inventory	2.0	**3.8**	+ 90.0%	—	**—**	—

* 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.

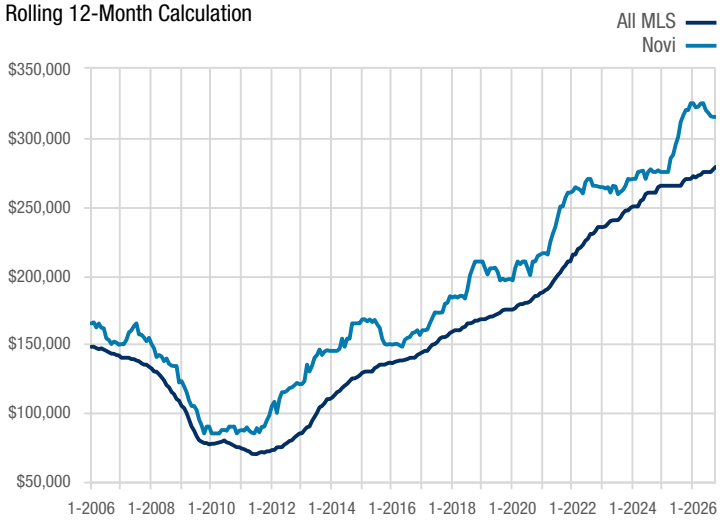
Median Sales Price - Residential

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