Local Market Update – October 2026

A Research Tool Provided by Realcomp

Springfield Twp

Oakland County

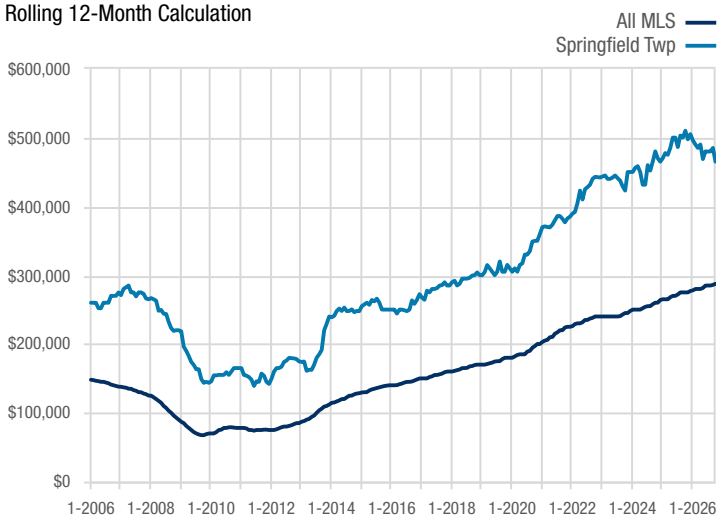
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	27	**23**	- 14.8%	179	**183**	+ 2.2%
Pending Sales	17	**7**	- 58.8%	122	**113**	- 7.4%
Closed Sales	17	**10**	- 41.2%	112	**113**	+ 0.9%
Days on Market Until Sale	42	**22**	- 47.6%	28	**26**	- 7.1%
Median Sales Price*	$550,000	**$365,750**	- 33.5%	$513,000	**$477,900**	- 6.8%
Average Sales Price*	$514,000	**$352,150**	- 31.5%	$532,935	**$499,566**	- 6.3%
Percent of List Price Received*	99.0%	**98.5%**	- 0.5%	99.1%	**99.7%**	+ 0.6%
Inventory of Homes for Sale	38	**55**	+ 44.7%	—	**—**	—
Months Supply of Inventory	3.4	**5.0**	+ 47.1%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	1	**3**	+ 200.0%	15	**22**	+ 46.7%
Pending Sales	1	**0**	- 100.0%	17	**7**	- 58.8%
Closed Sales	1	**0**	- 100.0%	17	**8**	- 52.9%
Days on Market Until Sale	55	**—**	—	44	**24**	- 45.5%
Median Sales Price*	$225,000	**—**	—	$205,000	**$362,500**	+ 76.8%
Average Sales Price*	$225,000	**—**	—	$252,099	**$320,938**	+ 27.3%
Percent of List Price Received*	100.0%	**—**	—	97.0%	**97.5%**	+ 0.5%
Inventory of Homes for Sale	1	**8**	+ 700.0%	—	**—**	—
Months Supply of Inventory	0.5	**4.4**	+ 780.0%	—	**—**	—

* 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.

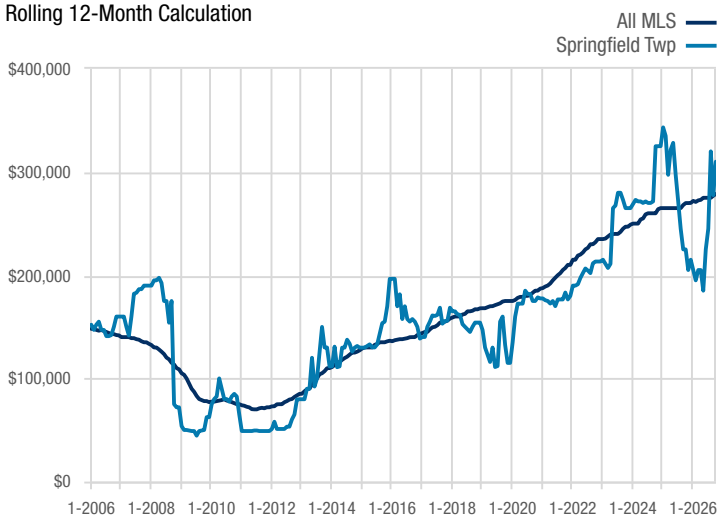
Median Sales Price - Residential

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.