Local Market Update – October 2026

A Research Tool Provided by Realcomp

Sterling Heights

Macomb County

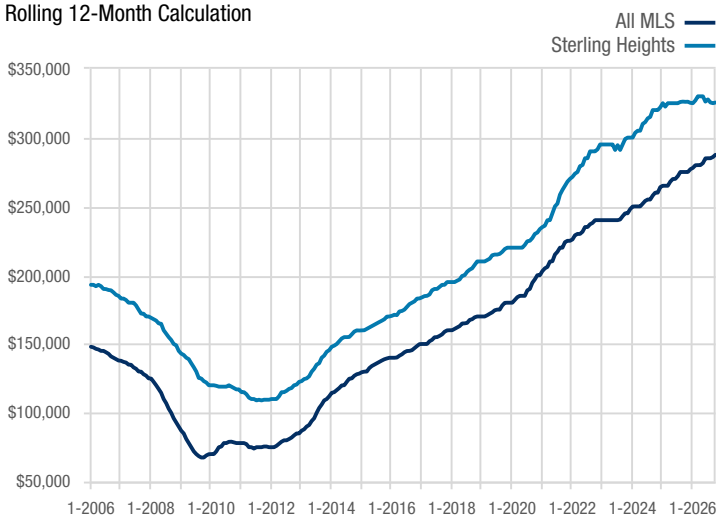
Residential	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	117	**112**	- 4.3%	1,203	**1,353**	+ 12.5%
Pending Sales	89	**78**	- 12.4%	889	**931**	+ 4.7%
Closed Sales	96	**90**	- 6.3%	889	**899**	+ 1.1%
Days on Market Until Sale	19	**22**	+ 15.8%	22	**22**	0.0%
Median Sales Price*	$315,000	**$329,000**	+ 4.4%	$329,000	**$328,000**	- 0.3%
Average Sales Price*	$356,339	**$351,061**	- 1.5%	$352,852	**$350,153**	- 0.8%
Percent of List Price Received*	100.9%	**99.2%**	- 1.7%	100.6%	**100.3%**	- 0.3%
Inventory of Homes for Sale	169	**219**	+ 29.6%	—	**—**	—
Months Supply of Inventory	1.9	**2.5**	+ 31.6%	—	**—**	—

Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	37	**52**	+ 40.5%	386	**413**	+ 7.0%
Pending Sales	30	**22**	- 26.7%	276	**266**	- 3.6%
Closed Sales	28	**26**	- 7.1%	267	**259**	- 3.0%
Days on Market Until Sale	25	**32**	+ 28.0%	27	**35**	+ 29.6%
Median Sales Price*	$213,750	**$235,750**	+ 10.3%	$226,000	**$229,900**	+ 1.7%
Average Sales Price*	$230,371	**$252,065**	+ 9.4%	$233,490	**$239,804**	+ 2.7%
Percent of List Price Received*	99.3%	**97.6%**	- 1.7%	98.4%	**97.8%**	- 0.6%
Inventory of Homes for Sale	65	**89**	+ 36.9%	—	**—**	—
Months Supply of Inventory	2.4	**3.5**	+ 45.8%	—	**—**	—

* 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.

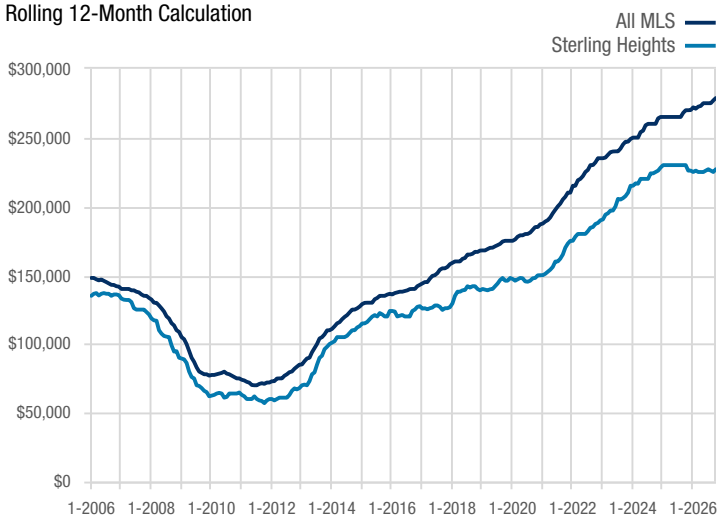
Median Sales Price - Residential

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.