

Local Market Update – April 2019

This is a research tool provided by Realcomp.



Dearborn

Wayne County

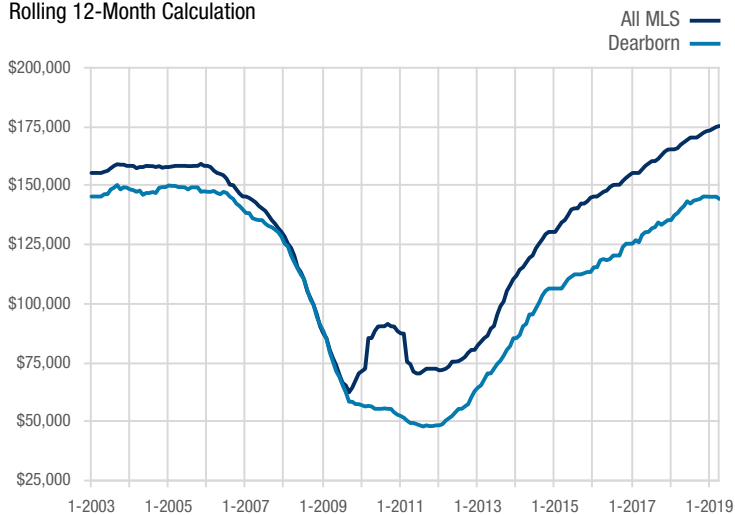
Residential Key Metrics	April			Year to Date		
	2018	2019	% Change	Thru 4-2018	Thru 4-2019	% Change
New Listings	173	173	0.0%	477	567	+ 18.9%
Pending Sales	127	130	+ 2.4%	354	398	+ 12.4%
Closed Sales	68	105	+ 54.4%	279	336	+ 20.4%
Days on Market Until Sale	25	36	+ 44.0%	37	36	- 2.7%
Median Sales Price*	\$144,750	\$137,500	- 5.0%	\$140,000	\$137,250	- 2.0%
Average Sales Price*	\$161,058	\$150,268	- 6.7%	\$162,281	\$155,051	- 4.5%
Percent of List Price Received*	98.3%	97.0%	- 1.3%	96.0%	96.7%	+ 0.7%
Inventory of Homes for Sale	206	217	+ 5.3%	—	—	—
Months Supply of Inventory	2.2	2.2	0.0%	—	—	—

Condo Key Metrics	April			Year to Date		
	2018	2019	% Change	Thru 4-2018	Thru 4-2019	% Change
New Listings	13	18	+ 38.5%	39	44	+ 12.8%
Pending Sales	14	12	- 14.3%	35	33	- 5.7%
Closed Sales	2	10	+ 400.0%	26	29	+ 11.5%
Days on Market Until Sale	11	34	+ 209.1%	19	25	+ 31.6%
Median Sales Price*	\$120,000	\$135,500	+ 12.9%	\$153,088	\$146,000	- 4.6%
Average Sales Price*	\$120,000	\$156,090	+ 30.1%	\$156,401	\$154,872	- 1.0%
Percent of List Price Received*	94.1%	98.5%	+ 4.7%	97.2%	98.7%	+ 1.5%
Inventory of Homes for Sale	14	12	- 14.3%	—	—	—
Months Supply of Inventory	1.4	1.6	+ 14.3%	—	—	—

* 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.

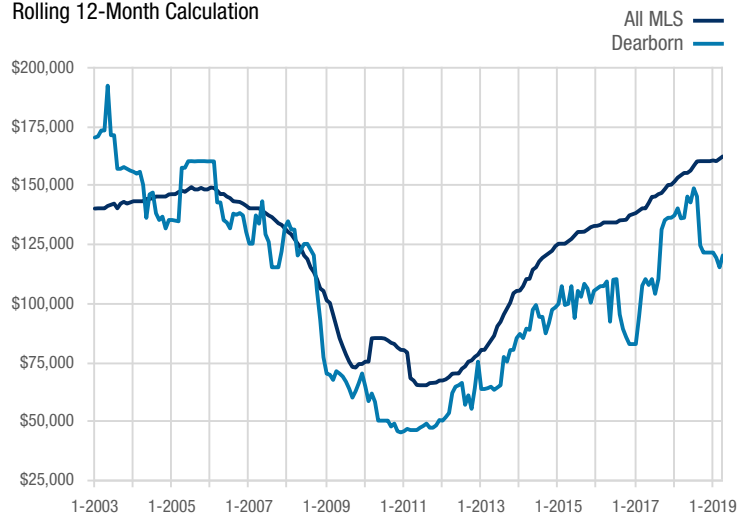
Median Sales Price - Residential

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.