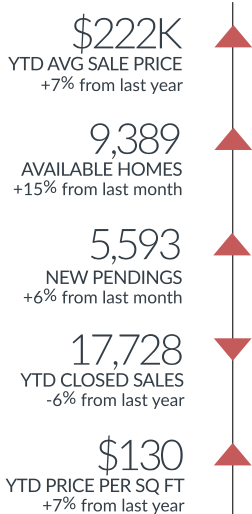
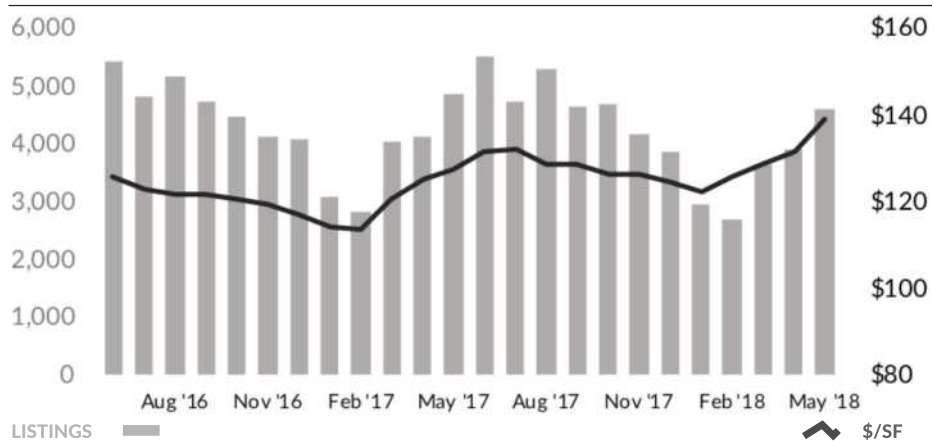


Southeast Michigan

# Summary



Closed Single-Family Home Sales



YTD Closed Volume: 3.9 Billion (even with YTD 2017)

## Summary

Available listings, new pendings, closed sales and prices were all up in May compared to the prior month. Year-to-date, the number of closed sales was down 6%, but both average closed price and price per square foot were up 7%. That combination had year-to-date closed volume even with last year. Buyers continue to struggle to find high quality listings at all price levels. When nice move-in-ready homes hit the market, buyers are jumping on them. Year-to-date, 51% of closed sales were pending within 10 days of listing. Forty-four percent of this year's sales have been at or above list price, compared to 33% last year.

## Monthly Activity

	Listings	Change	New Pendings	Change	Months Supply	Change
All	9389	15%	5593	6%	1.7	9%
\$10k - 200k	3598	11%	2869	4%	1.3	7%
\$200k - 400k	2717	19%	2066	12%	1.3	6%
\$400k - 800k	2335	20%	584	-2%	4.0	22%
\$800k +	739	11%	74	10%	10.0	1%

## YTD Closed Activity

	YTD Closed	Change	YTD \$/SF	Change
All	17728	-6%	\$130	7%
\$10k - 200k	9724	-12%	\$93	7%
\$200k - 400k	6056	0%	\$140	5%
\$400k - 800k	1736	12%	\$167	3%
\$800k +	212	2%	\$268	8%

Data source: Realcomp MLS using Great Lakes Repository Data. Value Change = Change in price per square foot

