

## Birmingham

### Oakland County

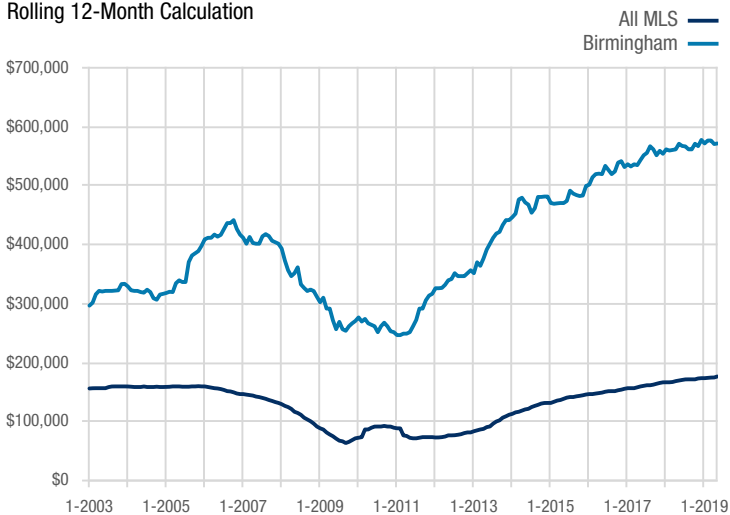
Residential Key Metrics	May			Year to Date		
	2018	2019	% Change	Thru 5-2018	Thru 5-2019	% Change
New Listings	122	<b>142</b>	+ 16.4%	439	<b>458</b>	+ 4.3%
Pending Sales	43	<b>53</b>	+ 23.3%	191	<b>177</b>	- 7.3%
Closed Sales	55	<b>42</b>	- 23.6%	168	<b>140</b>	- 16.7%
Days on Market Until Sale	46	<b>44</b>	- 4.3%	43	<b>40</b>	- 7.0%
Median Sales Price*	\$635,000	<b>\$632,500</b>	- 0.4%	\$585,750	<b>\$560,000</b>	- 4.4%
Average Sales Price*	\$748,125	<b>\$816,776</b>	+ 9.2%	\$708,678	<b>\$736,507</b>	+ 3.9%
Percent of List Price Received*	97.8%	<b>97.4%</b>	- 0.4%	96.7%	<b>96.7%</b>	0.0%
Inventory of Homes for Sale	216	<b>218</b>	+ 0.9%	—	—	—
Months Supply of Inventory	6.0	<b>6.3</b>	+ 5.0%	—	—	—

Condo Key Metrics	May			Year to Date		
	2018	2019	% Change	Thru 5-2018	Thru 5-2019	% Change
New Listings	22	<b>13</b>	- 40.9%	89	<b>81</b>	- 9.0%
Pending Sales	14	<b>9</b>	- 35.7%	60	<b>38</b>	- 36.7%
Closed Sales	7	<b>8</b>	+ 14.3%	36	<b>41</b>	+ 13.9%
Days on Market Until Sale	5	<b>75</b>	+ 1,400.0%	37	<b>66</b>	+ 78.4%
Median Sales Price*	\$222,500	<b>\$293,750</b>	+ 32.0%	\$221,750	<b>\$300,000</b>	+ 35.3%
Average Sales Price*	\$232,057	<b>\$747,969</b>	+ 222.3%	\$374,497	<b>\$721,777</b>	+ 92.7%
Percent of List Price Received*	96.5%	<b>94.0%</b>	- 2.6%	96.5%	<b>96.2%</b>	- 0.3%
Inventory of Homes for Sale	53	<b>63</b>	+ 18.9%	—	—	—
Months Supply of Inventory	4.7	<b>7.5</b>	+ 59.6%	—	—	—

\* 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.

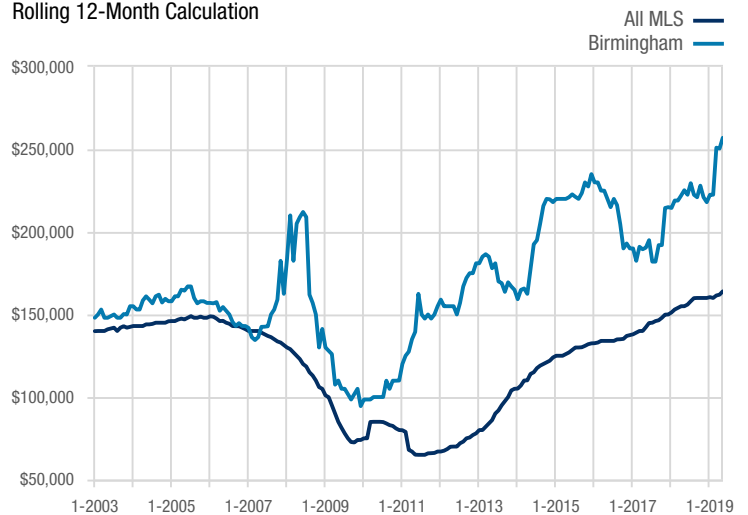
### Median Sales Price - Residential

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.