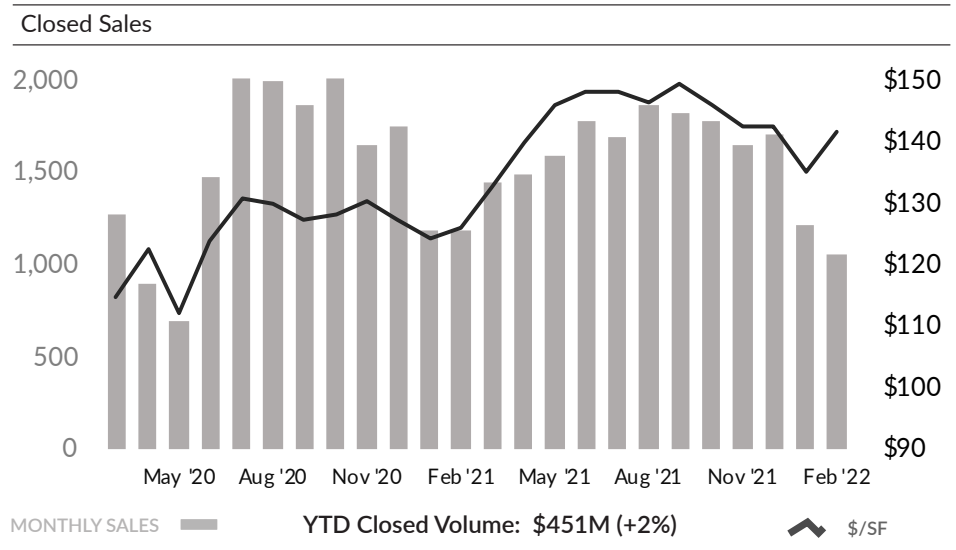
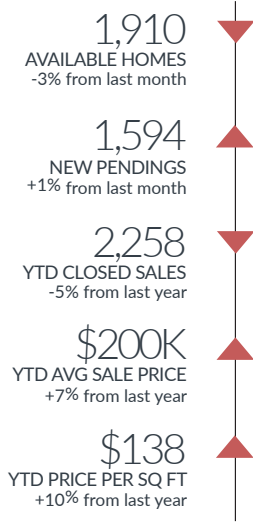


MARCH 2022
HOUSING REPORT

Wayne County

Single-Family Homes



Summary

Expect this year's activity chart to look like the one above. Depleted and picked-over inventory levels have been limiting sales—down 5% YTD. Between last September and January, prices declined each month. It wasn't so much that values were dropping, but rather there were fewer prime listings in the mix of what was available. Prices are back on the rise and market times are declining as both new buyers and last year's carryover buyers jump on this year's fresh listings as quickly as they arrive in order to lock in today's lower interest rates. The best will sell fast and high and drive the price per square foot curve up as it did last year. The market will settle in the second half when the arrival of new listings slows and most of the best ones are gone.

Monthly Activity

	Listings	Change	New Pendings	Change	Months Supply	Change
All	1910	-3%	1594	1%	1.2	-4%
\$10k - 100k	979	-5%	410	-1%	2.4	-4%
\$100k - 200k	516	-1%	653	-1%	0.8	0%
\$200k - 400k	249	-4%	404	7%	0.6	-10%
\$400k +	166	0%	127	0%	1.3	0%

YTD Closed Activity

	YTD Closed	22 v 21	22 v 20	\$/SF	22 v 21	22 v 20
All	2,258	-5%	-2%	\$138	10%	29%
\$10k - 100k	538	-15%	-34%	\$55	4%	15%
\$100k - 200k	919	-5%	6%	\$129	6%	17%
\$200k - 400k	617	3%	24%	\$161	9%	21%
\$400k +	184	6%	60%	\$204	12%	15%

Data source: Realtor MLS using Great Lakes Repository Data.