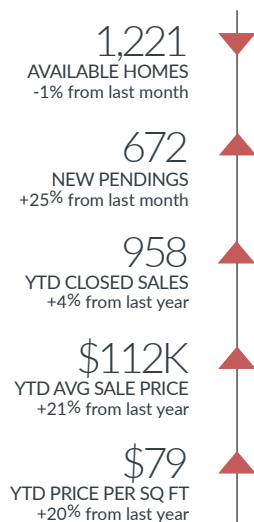


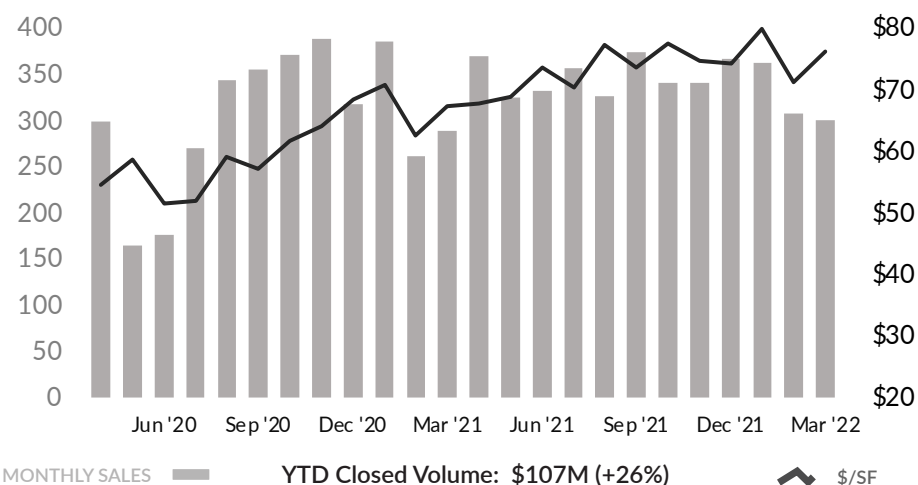
APRIL 2022  
HOUSING REPORT

# Detroit

## Single-Family Homes



### Closed Sales



### Summary

Although listing inventory is about the same as it was a month ago, it's up 71% compared to this time last year. YTD closed sales are up 4%, and with last month's 672 new pendings (nearly twice as many as a year ago), expect to see closed sales jump over the next few months. YTD average sale price and price per square foot are up 21% and 20%. As last month's pendings close over the next sixty days, prices and price per square foot will continue to rise. While there's an overall two-month supply of inventory, there remains a shortage (just a one month supply) of nicer homes priced over \$100k. YTD price per square foot for homes priced over \$200k is up 16%. Expect both sales and prices to rise over the next few months.

### Monthly Activity

	Listings	Change	New Pendings	Change	Months Supply	Change
All	1,221	-1%	672	25%	1.8	-21%
\$5k - 30k	136	4%	56	70%	2.4	-39%
\$30k - 100k	757	-5%	352	23%	2.2	-22%
\$100k - 200k	234	5%	187	19%	1.3	-12%
\$200k +	94	9%	77	31%	1.2	-16%

### YTD Closed Activity

	YTD Closed	22 v 21	22 v 20	\$/SF	22 v 21	22 v 20
All	958	4%	13%	\$79	20%	50%
\$5k - 30k	96	-28%	-64%	\$19	4%	10%
\$30k - 100k	503	0%	27%	\$52	13%	24%
\$100k - 200k	244	26%	98%	\$95	4%	24%
\$200k +	115	34%	95%	\$135	16%	17%

Data source: Realcomp MLS using Great Lakes Repository Data.