

# Ann Arbor

Single-Family Homes

129  
AVAILABLE HOMES  
-16% from last month

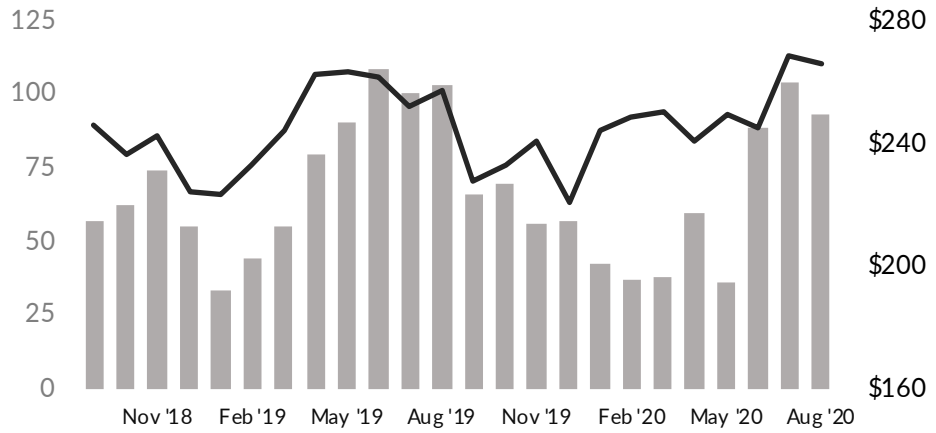
79  
NEW PENDING  
-10% from last month

497  
YTD CLOSED SALES  
-19% from last year

\$454K  
YTD AVG SALE PRICE  
+1% from last year

\$254  
YTD PRICE PER SQ FT  
no change from last year

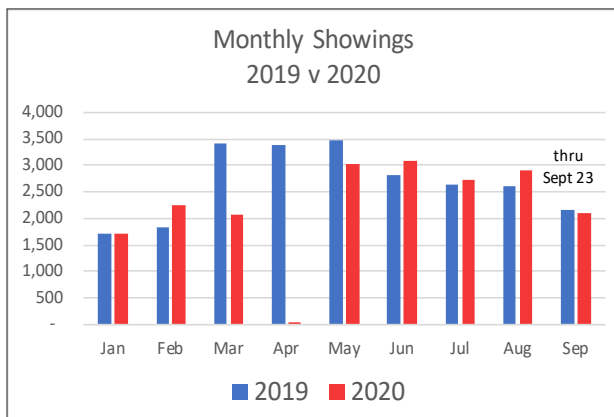
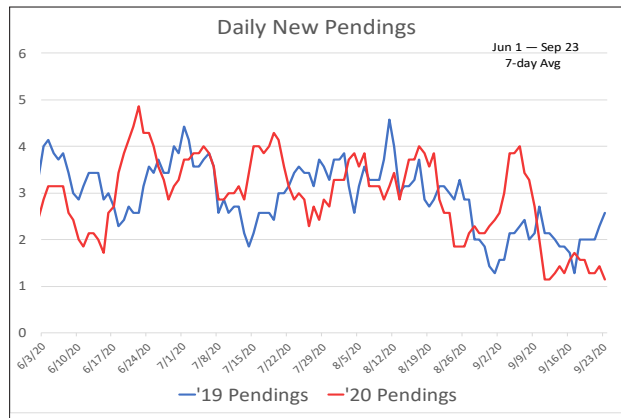
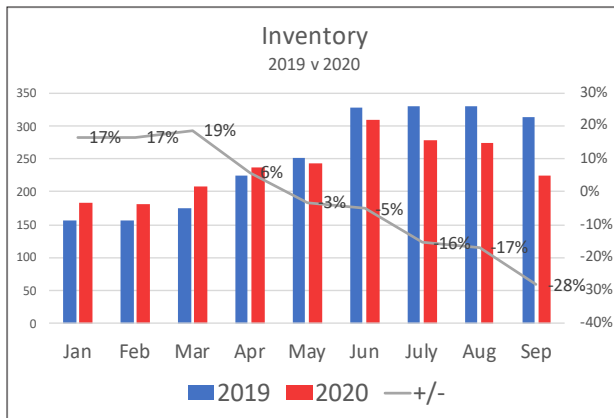
Closed Sales



MONTHLY SALES

YTD Closed Volume: \$225M (-18%)

\$/SF



Inventory dropped 16% in the past month and is down 28% YOY. Showings, which were up in August, are running a little behind last year's pace for September. As typically seen seasonally, new pendencies are declining. Closed sales, which dropped in August, will continue to decline over the next few months. YTD closed sales are down 19% and values have been flat—average price is up 1% and price per square foot is even. Covid has had a bigger impact on the Ann Arbor markets than it's had on adjacent Southeast Michigan markets.