

DABOR® Report

Covers Dearborn and Dearborn Heights.

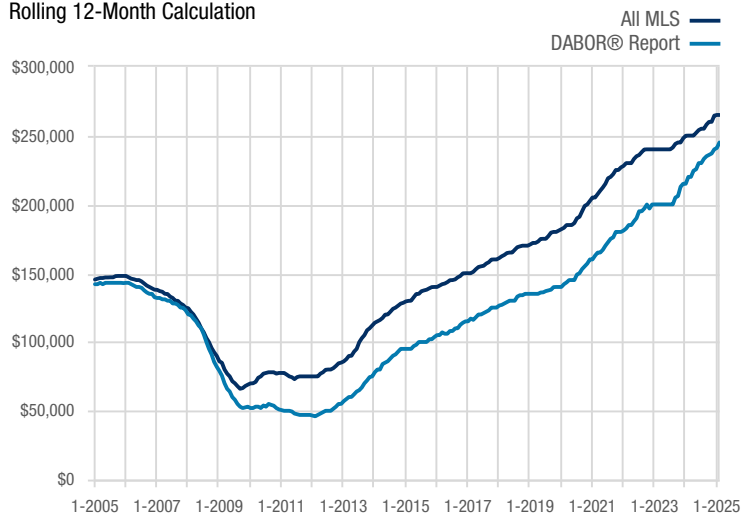
Residential Key Metrics	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	139	115	- 17.3%	288	247	- 14.2%
Pending Sales	93	77	- 17.2%	204	183	- 10.3%
Closed Sales	99	95	- 4.0%	198	201	+ 1.5%
Days on Market Until Sale	27	22	- 18.5%	28	23	- 17.9%
Median Sales Price*	\$230,000	\$260,000	+ 13.0%	\$224,000	\$240,000	+ 7.1%
Average Sales Price*	\$239,859	\$275,209	+ 14.7%	\$241,281	\$269,691	+ 11.8%
Percent of List Price Received*	100.0%	100.3%	+ 0.3%	99.3%	99.7%	+ 0.4%
Inventory of Homes for Sale	157	122	- 22.3%	—	—	—
Months Supply of Inventory	1.2	1.0	- 16.7%	—	—	—

Condo Key Metrics	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
New Listings	4	12	+ 200.0%	16	25	+ 56.3%
Pending Sales	6	3	- 50.0%	15	9	- 40.0%
Closed Sales	12	5	- 58.3%	15	10	- 33.3%
Days on Market Until Sale	36	23	- 36.1%	33	40	+ 21.2%
Median Sales Price*	\$224,500	\$320,000	+ 42.5%	\$199,000	\$237,500	+ 19.3%
Average Sales Price*	\$229,525	\$310,400	+ 35.2%	\$220,287	\$225,430	+ 2.3%
Percent of List Price Received*	99.2%	98.2%	- 1.0%	98.7%	98.1%	- 0.6%
Inventory of Homes for Sale	5	20	+ 300.0%	—	—	—
Months Supply of Inventory	0.6	2.4	+ 300.0%	—	—	—

* 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.

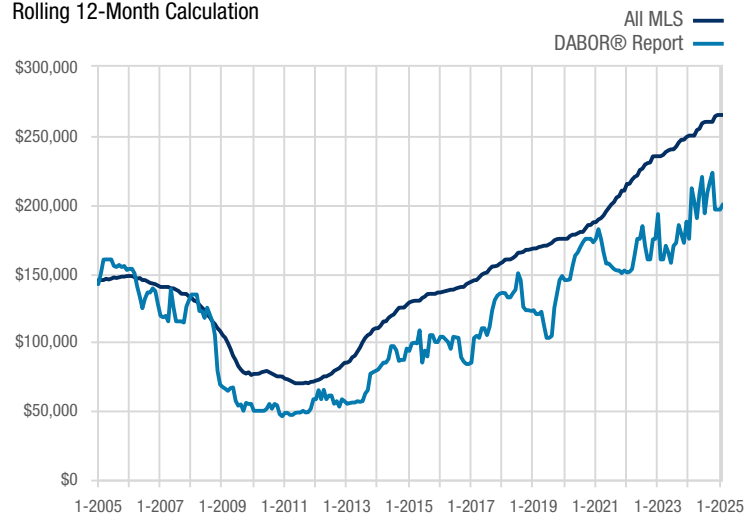
Median Sales Price - Residential

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.