

DABOR® Report

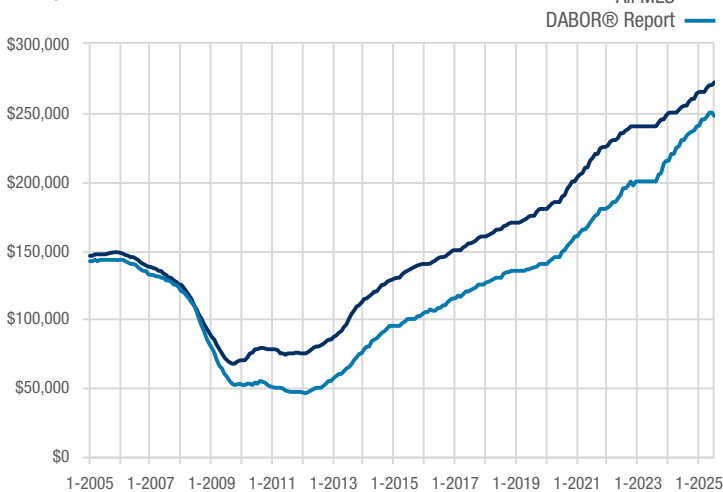
Covers Dearborn and Dearborn Heights.

Residential	July			Year to Date		
Key Metrics	2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
New Listings	200	234	+ 17.0%	1,148	1,206	+ 5.1%
Pending Sales	130	141	+ 8.5%	845	841	- 0.5%
Closed Sales	126	127	+ 0.8%	803	799	- 0.5%
Days on Market Until Sale	15	16	+ 6.7%	21	17	- 19.0%
Median Sales Price*	\$261,250	\$249,900	- 4.3%	\$240,000	\$250,000	+ 4.2%
Average Sales Price*	\$293,572	\$297,773	+ 1.4%	\$267,597	\$281,598	+ 5.2%
Percent of List Price Received*	102.5%	99.6%	- 2.8%	101.4%	100.6%	- 0.8%
Inventory of Homes for Sale	184	209	+ 13.6%	—	—	—
Months Supply of Inventory	1.5	1.7	+ 13.3%	—	—	—

Condo	July			Year to Date		
Key Metrics	2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
New Listings	13	14	+ 7.7%	74	110	+ 48.6%
Pending Sales	5	6	+ 20.0%	51	67	+ 31.4%
Closed Sales	7	6	- 14.3%	50	66	+ 32.0%
Days on Market Until Sale	10	61	+ 510.0%	21	33	+ 57.1%
Median Sales Price*	\$163,000	\$173,000	+ 6.1%	\$192,750	\$173,500	- 10.0%
Average Sales Price*	\$188,500	\$190,633	+ 1.1%	\$225,544	\$211,259	- 6.3%
Percent of List Price Received*	100.4%	98.0%	- 2.4%	98.8%	97.2%	- 1.6%
Inventory of Homes for Sale	17	23	+ 35.3%	—	—	—
Months Supply of Inventory	2.4	2.3	- 4.2%	—	—	—

* 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



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.

Median Sales Price - Condo
Rolling 12-Month Calculation

