Local Market Update – January 2026

A Research Tool Provided by MiRealSource

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Monroe County

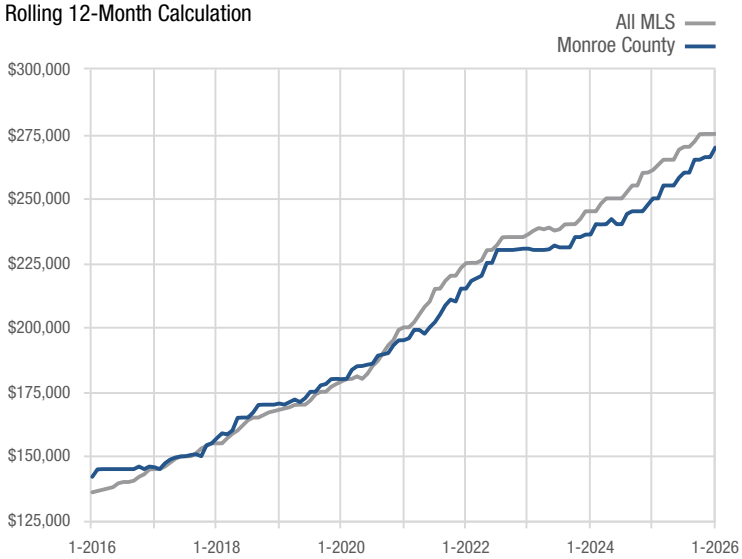
Residential	January			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 1-2025**	**Thru 1-2026**	**% Change**
New Listings	101	**96**	- 5.0%	101	**96**	- 5.0%
Pending Sales	88	**73**	- 17.0%	88	**73**	- 17.0%
Closed Sales	90	**86**	- 4.4%	90	**86**	- 4.4%
Days on Market Until Sale	46	**63**	+ 37.0%	46	**63**	+ 37.0%
Median Sales Price*	$231,000	**$279,500**	+ 21.0%	$231,000	**$279,500**	+ 21.0%
Average Sales Price*	$242,340	**$290,705**	+ 20.0%	$242,340	**$290,705**	+ 20.0%
Percent of List Price Received*	98.6%	**98.3%**	- 0.3%	98.6%	**98.3%**	- 0.3%
Inventory of Homes for Sale	246	**235**	- 4.5%	—	**—**	—
Months Supply of Inventory	2.0	**1.8**	- 10.0%	—	**—**	—

Condo	January			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 1-2025**	**Thru 1-2026**	**% Change**
New Listings	6	**10**	+ 66.7%	6	**10**	+ 66.7%
Pending Sales	7	**1**	- 85.7%	7	**1**	- 85.7%
Closed Sales	4	**5**	+ 25.0%	4	**5**	+ 25.0%
Days on Market Until Sale	96	**46**	- 52.1%	96	**46**	- 52.1%
Median Sales Price*	$239,950	**$180,000**	- 25.0%	$239,950	**$180,000**	- 25.0%
Average Sales Price*	$266,225	**$181,780**	- 31.7%	$266,225	**$181,780**	- 31.7%
Percent of List Price Received*	96.5%	**96.5%**	0.0%	96.5%	**96.5%**	0.0%
Inventory of Homes for Sale	23	**28**	+ 21.7%	—	**—**	—
Months Supply of Inventory	3.2	**4.7**	+ 46.9%	—	**—**	—

* 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.

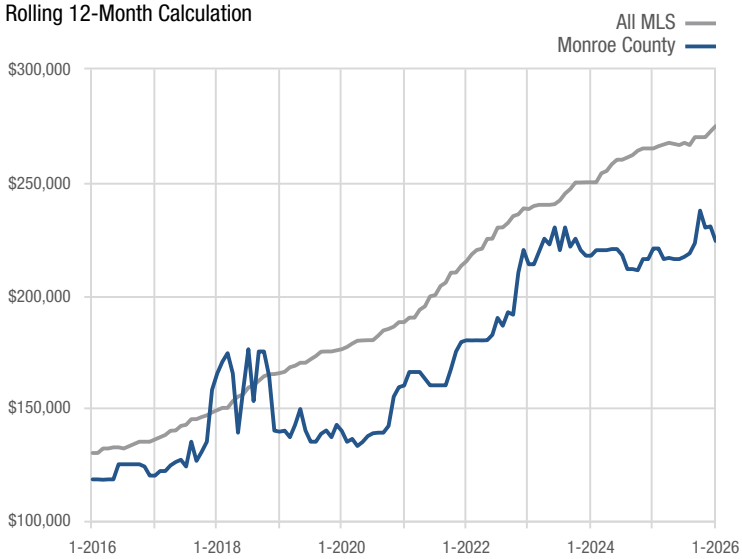
Median Sales Price - Residential

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.

Current as of February 7, 2026. All data from MiRealSource. Report © 2026 ShowingTime Plus, LLC.