Local Market Update – December 2025

A Research Tool Provided by MiRealSource

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Monroe County

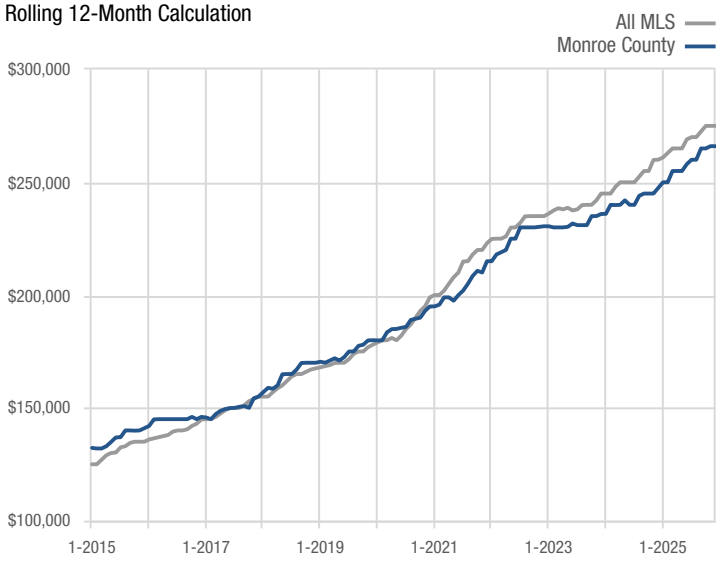
Residential	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	83	**81**	- 2.4%	1,784	**1,844**	+ 3.4%
Pending Sales	90	**104**	+ 15.6%	1,517	**1,559**	+ 2.8%
Closed Sales	129	**116**	- 10.1%	1,510	**1,567**	+ 3.8%
Days on Market Until Sale	42	**42**	0.0%	36	**38**	+ 5.6%
Median Sales Price*	$245,000	**$242,450**	- 1.0%	$247,500	**$266,000**	+ 7.5%
Average Sales Price*	$275,461	**$262,114**	- 4.8%	$275,185	**$289,603**	+ 5.2%
Percent of List Price Received*	99.7%	**98.1%**	- 1.6%	99.4%	**99.5%**	+ 0.1%
Inventory of Homes for Sale	255	**251**	- 1.6%	—	—	—
Months Supply of Inventory	2.0	**1.9**	- 5.0%	—	—	—

Condo	December			Year to Date		
Key Metrics	**2024**	**2025**	**% Change**	**Thru 12-2024**	**Thru 12-2025**	**% Change**
New Listings	8	**4**	- 50.0%	99	**97**	- 2.0%
Pending Sales	6	**4**	- 33.3%	86	**77**	- 10.5%
Closed Sales	8	**3**	- 62.5%	97	**74**	- 23.7%
Days on Market Until Sale	95	**84**	- 11.6%	56	**79**	+ 41.1%
Median Sales Price*	$212,450	**$215,000**	+ 1.2%	$215,950	**$230,450**	+ 6.7%
Average Sales Price*	$194,206	**$231,666**	+ 19.3%	$215,332	**$245,546**	+ 14.0%
Percent of List Price Received*	99.9%	**98.9%**	- 1.0%	98.8%	**98.7%**	- 0.1%
Inventory of Homes for Sale	24	**20**	- 16.7%	—	—	—
Months Supply of Inventory	3.3	**3.1**	- 6.1%	—	—	—

* 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.

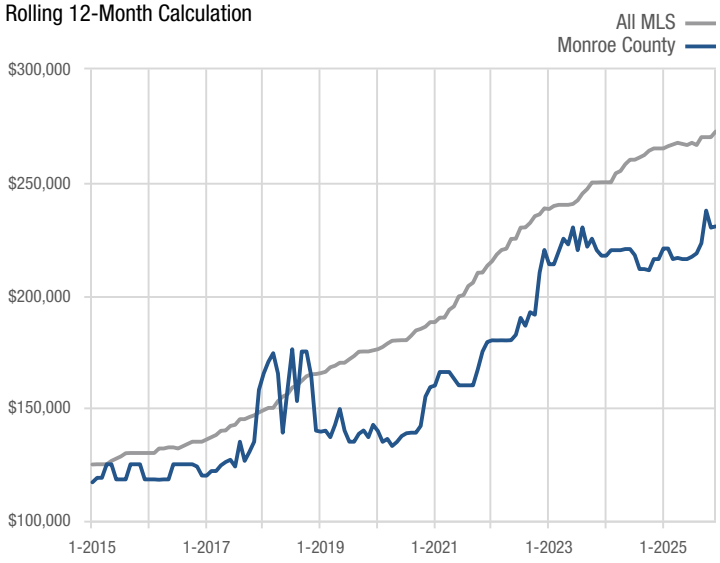
Median Sales Price - Residential

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 January 7, 2026. All data from MiRealSource. Report © 2026 ShowingTime Plus, LLC.