Local Market Update – May 2026

A Research Tool Provided by MiRealSource

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Monroe County

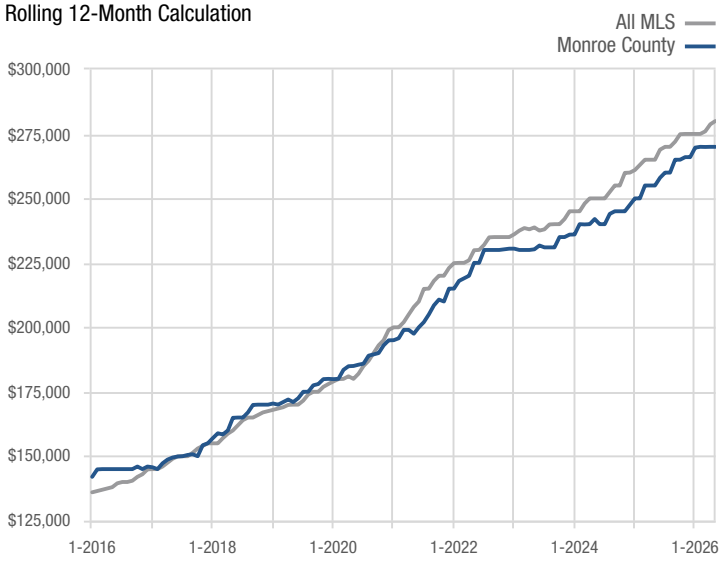
Residential	May			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 5-2025**	**Thru 5-2026**	**% Change**
New Listings	194	**186**	- 4.1%	743	**672**	- 9.6%
Pending Sales	136	**127**	- 6.6%	604	**553**	- 8.4%
Closed Sales	145	**128**	- 11.7%	576	**533**	- 7.5%
Days on Market Until Sale	34	**34**	0.0%	42	**52**	+ 23.8%
Median Sales Price*	$280,000	**$280,000**	0.0%	$257,000	**$275,000**	+ 7.0%
Average Sales Price*	$307,873	**$297,940**	- 3.2%	$280,426	**$295,106**	+ 5.2%
Percent of List Price Received*	101.3%	**100.9%**	- 0.4%	99.8%	**99.4%**	- 0.4%
Inventory of Homes for Sale	298	**256**	- 14.1%	—	—	—
Months Supply of Inventory	2.4	**2.0**	- 16.7%	—	—	—

Condo	May			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 5-2025**	**Thru 5-2026**	**% Change**
New Listings	12	**7**	- 41.7%	42	**47**	+ 11.9%
Pending Sales	2	**12**	+ 500.0%	29	**31**	+ 6.9%
Closed Sales	10	**11**	+ 10.0%	29	**31**	+ 6.9%
Days on Market Until Sale	42	**85**	+ 102.4%	62	**64**	+ 3.2%
Median Sales Price*	$246,900	**$210,000**	- 14.9%	$217,000	**$215,900**	- 0.5%
Average Sales Price*	$250,130	**$242,327**	- 3.1%	$240,033	**$219,413**	- 8.6%
Percent of List Price Received*	100.1%	**98.1%**	- 2.0%	98.2%	**97.8%**	- 0.4%
Inventory of Homes for Sale	32	**23**	- 28.1%	—	—	—
Months Supply of Inventory	5.1	**3.5**	- 31.4%	—	—	—

* 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.

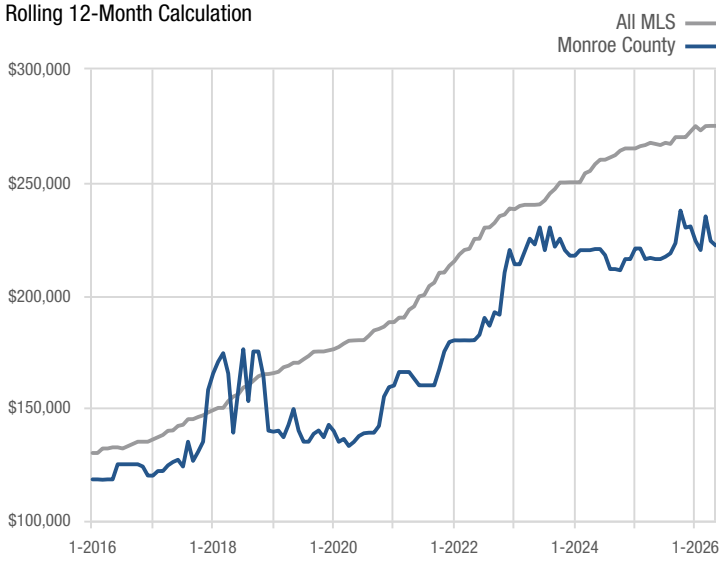
Median Sales Price - Residential

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