

Local Market Update – May 2026

A Research Tool Provided by the Michigan Regional Information Center



Kalamazoo County

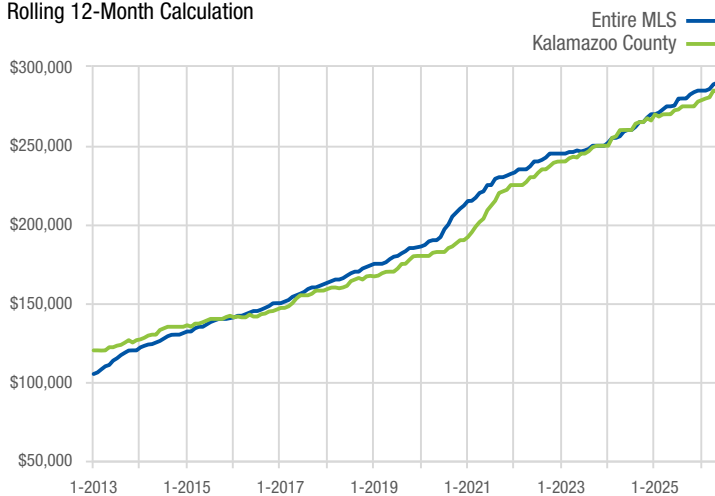
Single Family Residential Key Metrics	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	384	364	- 5.2%	1,403	1,454	+ 3.6%
Pending Sales	282	293	+ 3.9%	1,109	1,177	+ 6.1%
Closed Sales	282	264	- 6.4%	947	956	+ 1.0%
Days on Market Until Sale	19	26	+ 36.8%	29	31	+ 6.9%
Median Sales Price*	\$280,275	\$292,500	+ 4.4%	\$270,000	\$290,000	+ 7.4%
Average Sales Price*	\$342,222	\$355,755	+ 4.0%	\$315,402	\$340,080	+ 7.8%
Percent of List Price Received*	99.6%	98.9%	- 0.7%	99.0%	98.7%	- 0.3%
Inventory of Homes for Sale	381	390	+ 2.4%	—	—	—
Months Supply of Inventory	1.8	1.7	- 5.6%	—	—	—

Condominium Key Metrics	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	40	38	- 5.0%	183	196	+ 7.1%
Pending Sales	34	28	- 17.6%	138	139	+ 0.7%
Closed Sales	37	30	- 18.9%	122	128	+ 4.9%
Days on Market Until Sale	61	55	- 9.8%	62	53	- 14.5%
Median Sales Price*	\$275,000	\$313,450	+ 14.0%	\$276,000	\$300,000	+ 8.7%
Average Sales Price*	\$317,180	\$291,755	- 8.0%	\$281,382	\$298,394	+ 6.0%
Percent of List Price Received*	98.2%	97.6%	- 0.6%	97.7%	97.0%	- 0.7%
Inventory of Homes for Sale	74	82	+ 10.8%	—	—	—
Months Supply of Inventory	2.9	3.1	+ 6.9%	—	—	—

* 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.

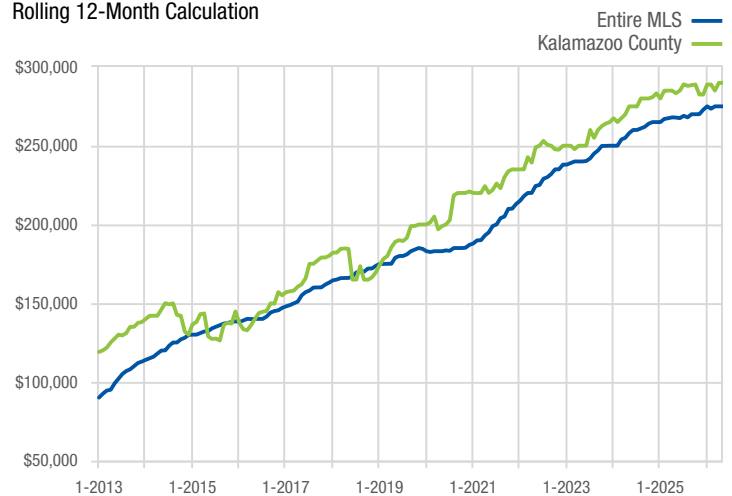
Median Sales Price - Single Family Residential

Rolling 12-Month Calculation



Median Sales Price - Condominium

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.