

Dexter Crossing

Sub-neighborhood · MI · Michigan > Washtenaw County > Dexter

SELLER'S MARKET

\$417K

MEDIAN SALE PRICE

+10.7%

1-YR CHANGE

18

SALES (12 MO)

\$412K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 75 / 100

Buyer's market

Balanced

Seller's market

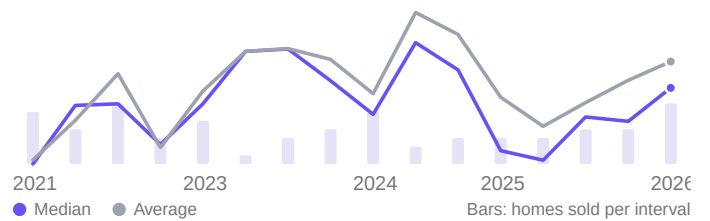
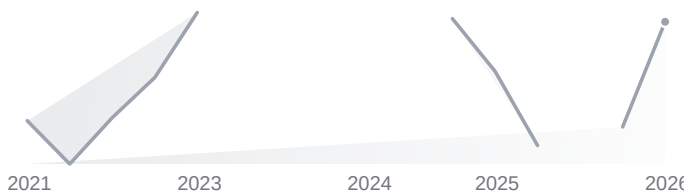
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

75 / 100

Sale prices

Median \$424K · Average \$457K

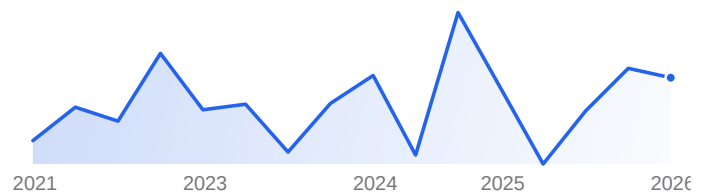
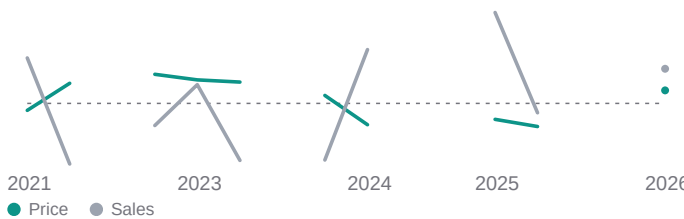


Growth (year over year)

Price +10.7% · Sales +28.6%

Price per square foot

\$261/ft²

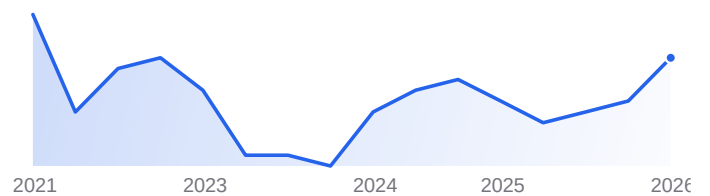
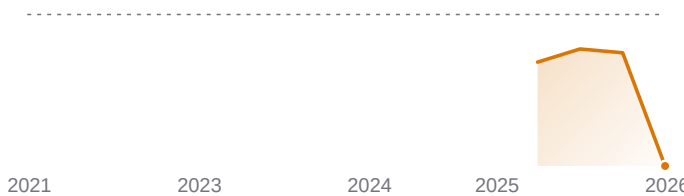


Sale premium vs estimated value

-4.1%

Annual turnover (share of homes sold)

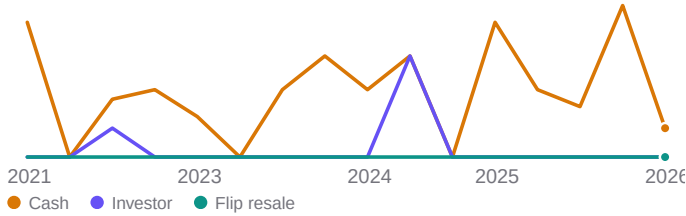
5.6%



BUYERS & OUTCOMES

Buyer mix

Cash 14% · Investor 0% · Flip resale 0%



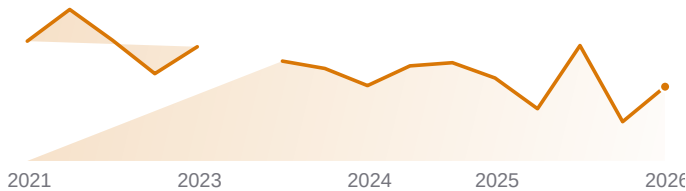
Sellers who sold at a gain

100%

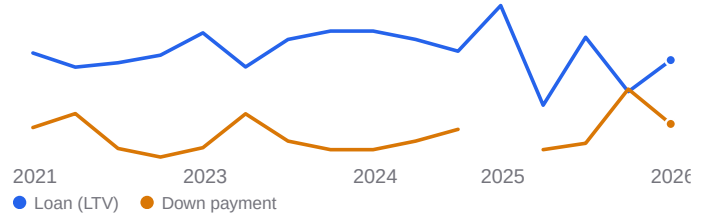


Median annualized return at resale

+5.0%

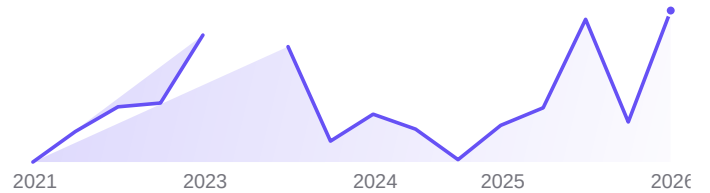


Financing (share of purchase price) Loan (LTV) 68% · Down payment 30%



Typical hold before selling

9.5 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	322
Median value (AVM)	\$412K
Median size	1,668 ft²
Median bedrooms	3
Median year built	2004
Single family	11%
Condos	89%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	1.0%
Owner occupied	95%
Company owned	15%
Median loan-to-value	50%

Typical ownership tenure

10.1 yrs

COMMUNITY

Population	324
Density	1,897 / mi²
Median household income	\$77K
Average household income	\$94K
Crime index (US avg 100)	44
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	25
Homes occupied	97%
Bachelor's or higher	35%
Poverty rate	3.0%
Unemployment	1.0%
Average temp	48°F
Annual precip	33 in
Sunshine	53%

Market metrics are derived from recorded arms-length deeds through April 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.