

Fraser 48026

ZIP code · MI · Michigan > Macomb County > Fraser

BUYER'S MARKET

\$232K

MEDIAN SALE PRICE

-9.5%

1-YR CHANGE

170

SALES (12 MO)

\$227K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



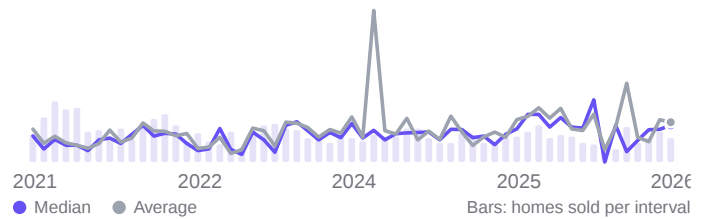
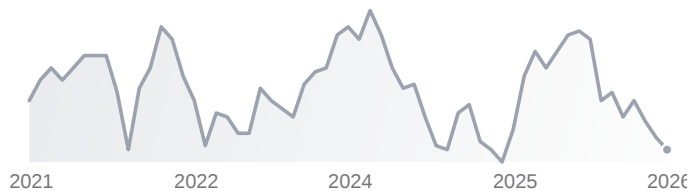
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

37 / 100

Sale prices

Median \$240K · Average \$248K

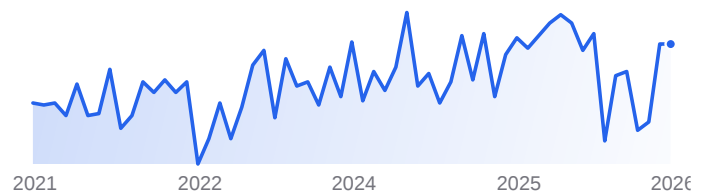
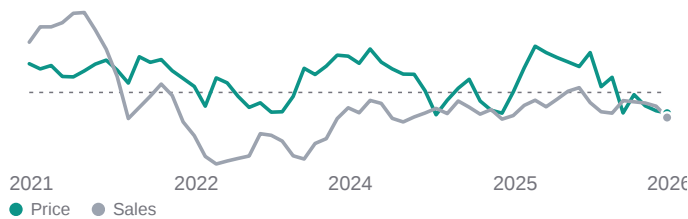


Growth (year over year)

Price -9.5% · Sales -11.5%

Price per square foot

\$180/ft²

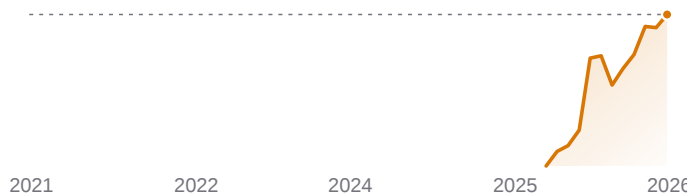


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

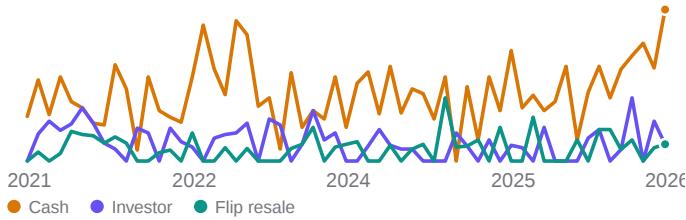
3.4%



BUYERS & OUTCOMES

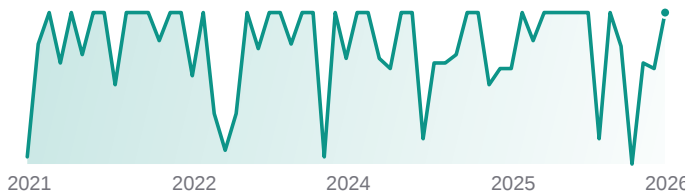
Buyer mix

Cash 60% · Investor 6.7% · Flip resale 6.7%



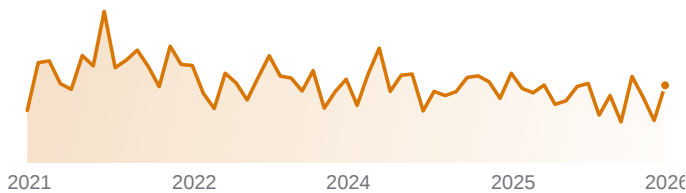
Sellers who sold at a gain

100%

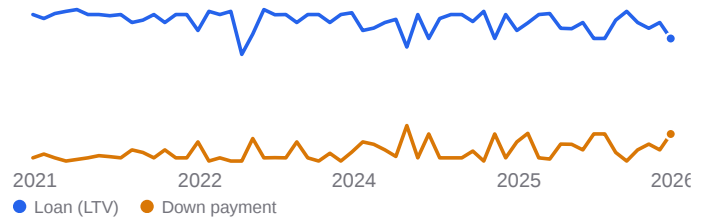


Median annualized return at resale

+6.9%

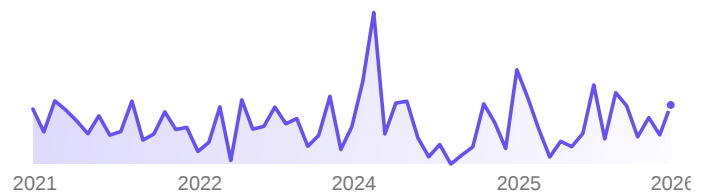


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



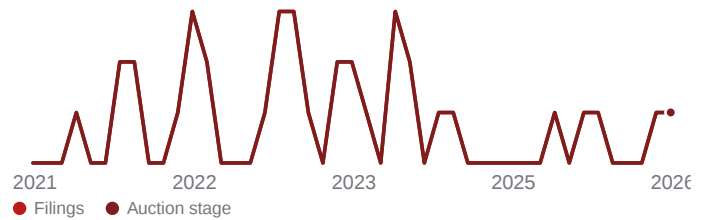
Typical hold before selling

6.6 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	4,973
Median value (AVM)	\$227K
Median size	1,316 ft²
Median bedrooms	3
Median year built	1967
Single family	81%
Condos	18%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	1.2%
Owner occupied	89%
Company owned	11%
Median loan-to-value	48%

Typical ownership tenure

14.2 yrs

COMMUNITY

Population	14,826
Density	3,573 / mi ²
Median household income	\$72K
Average household income	\$87K
Crime index (US avg 100)	90
Air pollution index (US avg 100)	104
Earthquake index (US avg 100)	22
Homes occupied	97%
Bachelor's or higher	17%
Poverty rate	8.8%
Unemployment	1.3%
Average temp	49°F
Annual precip	33 in
Sunshine	53%

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