

Royal Oak 48073

ZIP code · MI · Michigan > Oakland County > Royal Oak

BALANCED MARKET

\$380K

MEDIAN SALE PRICE

+0.4%

1-YR CHANGE

634

SALES (12 MO)

\$327K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 57 / 100

Buyer's market

Balanced

Seller's market

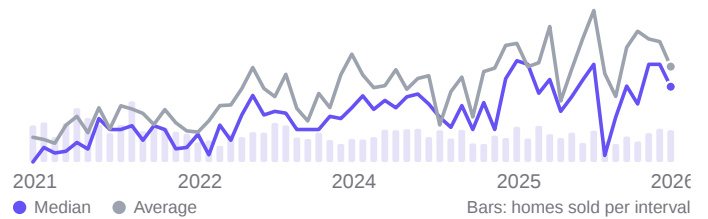
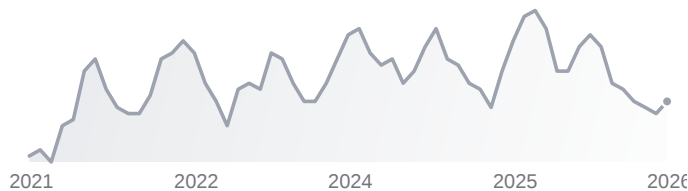
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

57 / 100

Sale prices

Median \$359K · Average \$387K

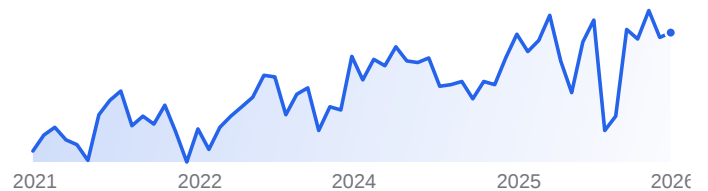
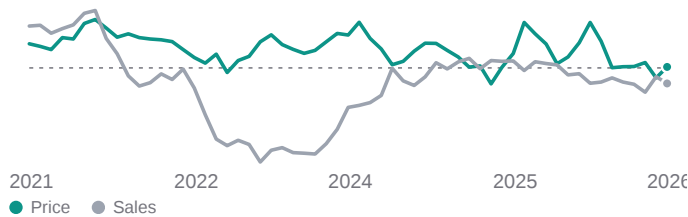


Growth (year over year)

Price +0.4% · Sales -5.4%

Price per square foot

\$299/ft²

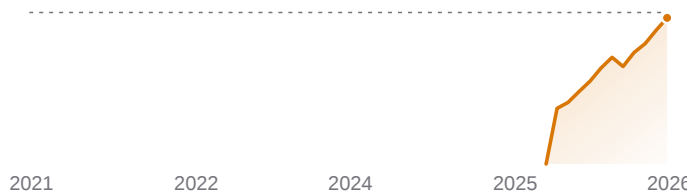


Sale premium vs estimated value

-0.1%

Annual turnover (share of homes sold)

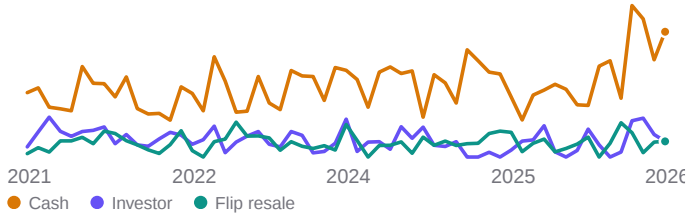
4.6%



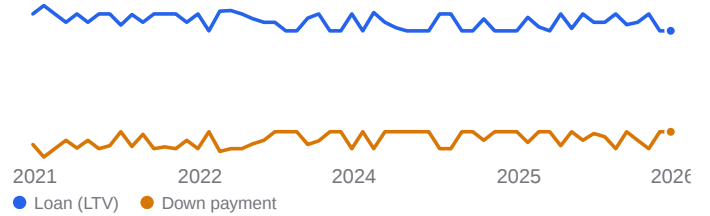
BUYERS & OUTCOMES

Buyer mix

Cash 49% · Investor 6.2% · Flip resale 6.2%

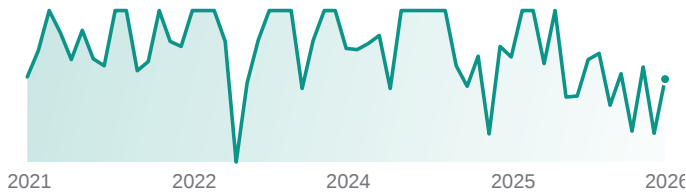


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



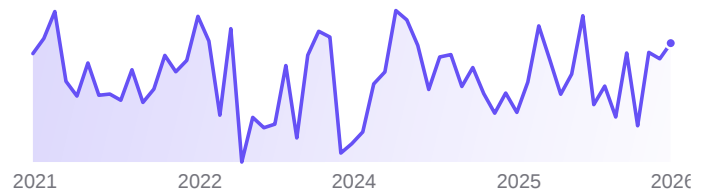
Sellers who sold at a gain

95%



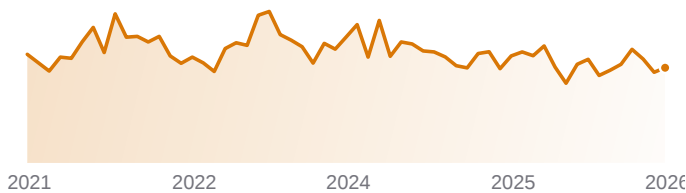
Typical hold before selling

6.4 yrs



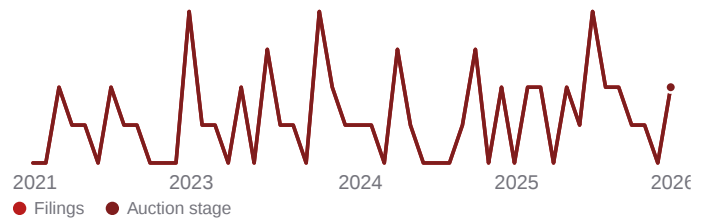
Median annualized return at resale

+5.5%



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	13,741
Median value (AVM)	\$327K
Median size	1,210 ft²
Median bedrooms	3
Median year built	1953
Single family	85%
Condos	14%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	1.2%
Owner occupied	85%
Company owned	14%
Median loan-to-value	49%

Typical ownership tenure

12.3 yrs

COMMUNITY

Population	33,843
Density	4,758 / mi²
Median household income	\$94K
Average household income	\$111K
Crime index (US avg 100)	115
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	23
Homes occupied	95%
Bachelor's or higher	37%
Poverty rate	6.1%
Unemployment	1.3%
Average temp	49°F
Annual precip	32 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.