

Northville 48168

ZIP code · MI · Michigan > Washtenaw County > Northville

STRONG BUYER'S MARKET

\$420K

MEDIAN SALE PRICE

-37.7%

1-YR CHANGE

218

SALES (12 MO)

\$653K

MEDIAN VALUE (AVM)

Market temperature

Strong buyer's market · 19 / 100



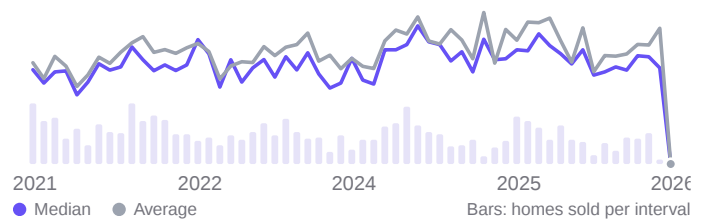
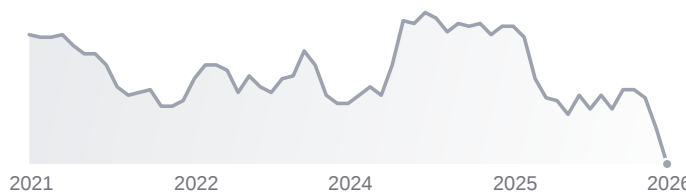
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

19 / 100

Sale prices

Median \$85K · Average \$85K

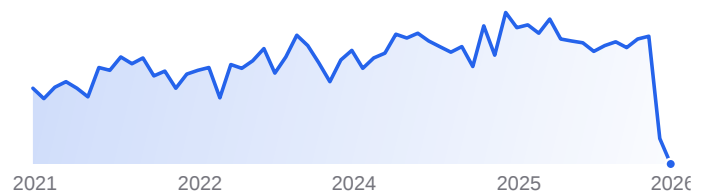
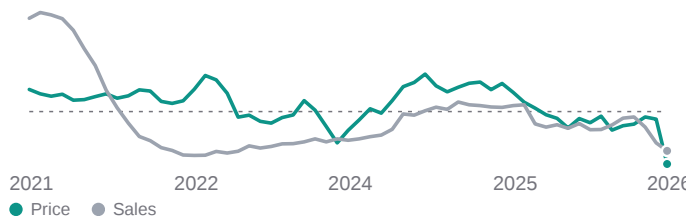


Growth (year over year)

Price -37.7% · Sales -28.3%

Price per square foot

\$121/ft²

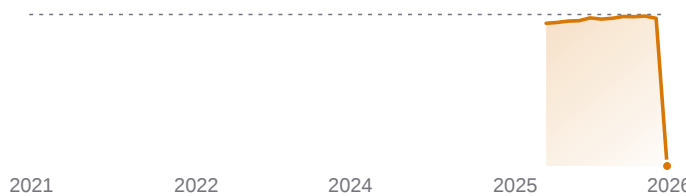


Sale premium vs estimated value

-58.6%

Annual turnover (share of homes sold)

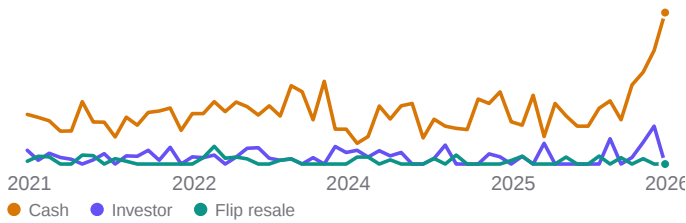
2.6%



BUYERS & OUTCOMES

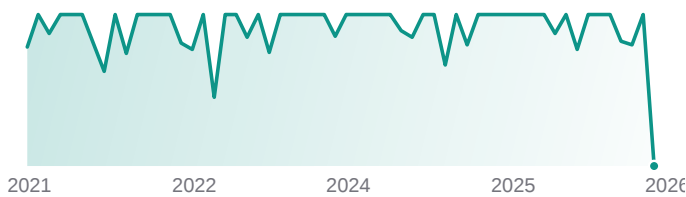
Buyer mix

Cash 100% · Investor 0% · Flip resale 0%



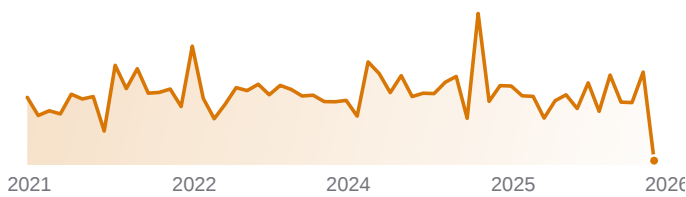
Sellers who sold at a gain

67%

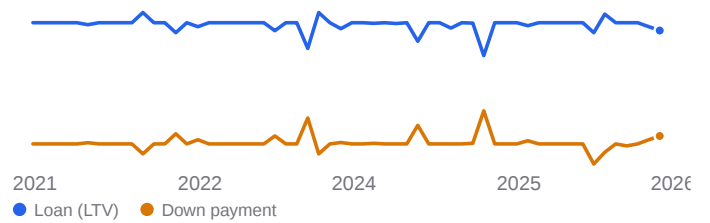


Median annualized return at resale

+0.3%

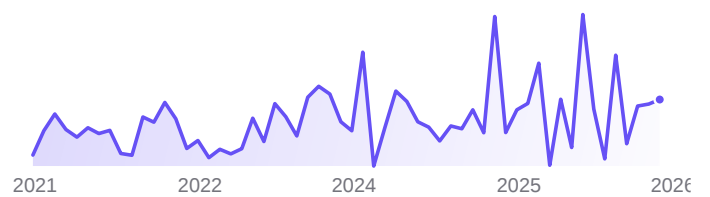


Financing (share of purchase price) Loan (LTV) 76% · Down payment 24%



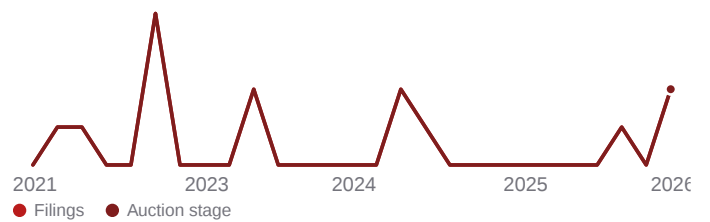
Typical hold before selling

9.2 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	8,536
Median value (AVM)	\$653K
Median size	2,701 ft²
Median bedrooms	4
Median year built	2000
Single family	70%
Condos	30%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	60%
Underwater (LTV 125% or more)	0.9%
Owner occupied	95%
Company owned	17%
Median loan-to-value	43%

Typical ownership tenure

10.7 yrs

COMMUNITY

Population	21,989
Density	1,172 / mi²
Median household income	\$167K
Average household income	\$201K
Crime index (US avg 100)	15
Air pollution index (US avg 100)	84
Earthquake index (US avg 100)	26
Homes occupied	97%
Bachelor's or higher	38%
Poverty rate	2.3%
Unemployment	1.6%
Average temp	48°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.