

Oakland 48363

ZIP code · MI · Michigan > Oakland County

BALANCED MARKET

\$881K

MEDIAN SALE PRICE

+3.8%

1-YR CHANGE

85

SALES (12 MO)

\$717K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 51 / 100



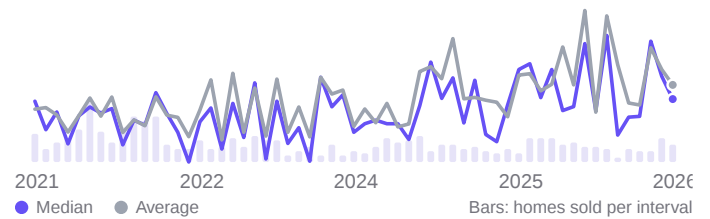
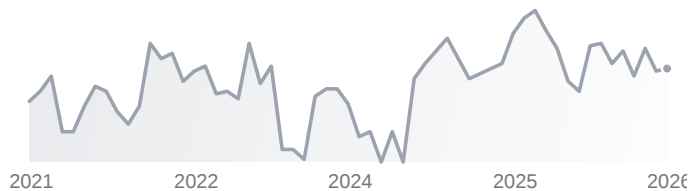
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

51 / 100

Sale prices

Median \$695K · Average \$793K

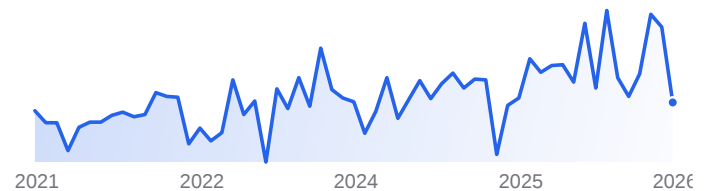
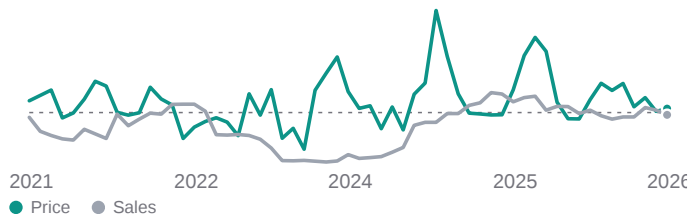


Growth (year over year)

Price +3.8% · Sales -2.3%

Price per square foot

\$208/ft²

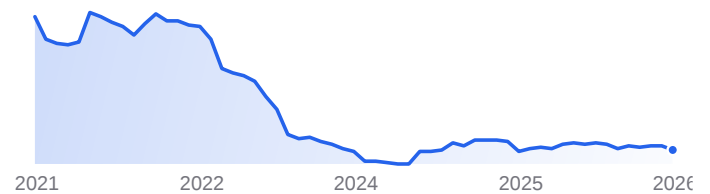
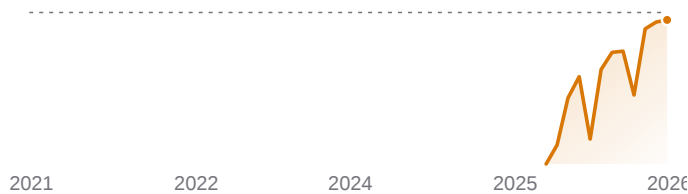


Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

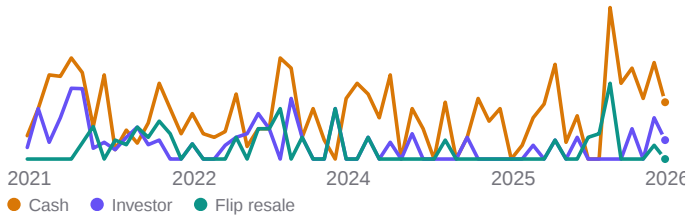
3.5%



BUYERS & OUTCOMES

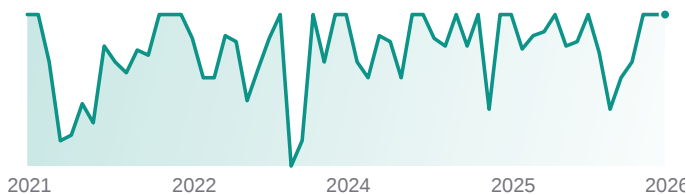
Buyer mix

Cash 38% · Investor 13% · Flip resale 0%



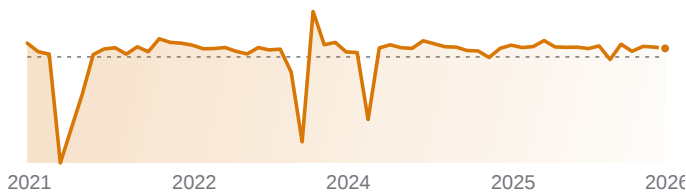
Sellers who sold at a gain

100%

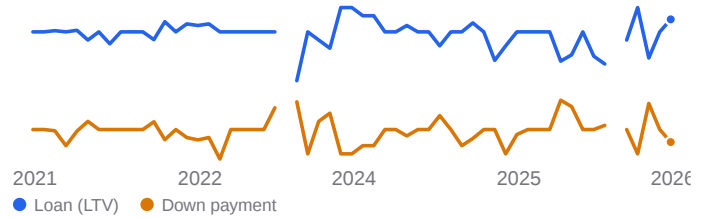


Median annualized return at resale

+5.3%

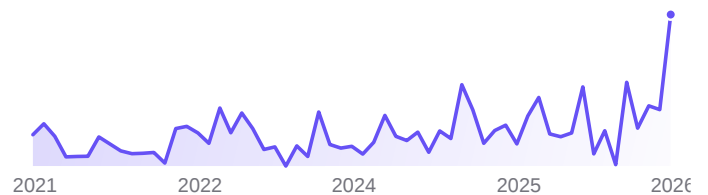


Financing (share of purchase price) Loan (LTV) 88% · Down payment 12%



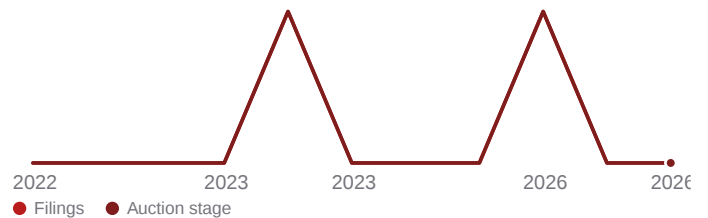
Typical hold before selling

24.2 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,407
Median value (AVM)	\$717K
Median size	3,051 ft²
Median bedrooms	4
Median year built	1999
Single family	61%
Condos	39%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	52%
Underwater (LTV 125% or more)	1.9%
Owner occupied	97%
Company owned	5.6%
Median loan-to-value	49%

Typical ownership tenure

11.8 yrs

COMMUNITY

Population	7,702
Density	365 / mi ²
Median household income	\$141K
Average household income	\$184K
Crime index (US avg 100)	29
Air pollution index (US avg 100)	103
Earthquake index (US avg 100)	18
Homes occupied	97%
Bachelor's or higher	31%
Poverty rate	1.6%
Unemployment	1.2%
Average temp	48°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.