



87108

| Single-Family Detached | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2024 | 2025 | % Change | Thru 2-2024 | Thru 2-2025 | % Change |
| New Listings | 13 | 32 | + 146.2% | 35 | 59 | + 68.6% |
| Pending Sales | 12 | 17 | + 41.7% | 28 | 34 | + 21.4% |
| Closed Sales | 15 | 19 | + 26.7% | 30 | 43 | + 43.3% |
| Days on Market Until Sale | 19 | 37 | + 94.7% | 29 | 37 | + 27.6% |
| Median Sales Price* | \$285,000 | \$295,000 | + 3.5% | \$270,000 | \$292,200 | + 8.2% |
| Average Sales Price* | \$270,006 | \$344,217 | + 27.5% | \$291,936 | \$357,989 | + 22.6% |
| Percent of List Price Received* | 98.2% | 96.4% | - 1.8% | 98.3% | 97.8% | - 0.5% |
| Inventory of Homes for Sale | 20 | 47 | + 135.0% | — | — | — |
| Months Supply of Inventory | 1.0 | 2.4 | + 140.0% | — | — | — |

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|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2024 | 2025 | % Change | Thru 2-2024 | Thru 2-2025 | % Change |
| New Listings | 4 | 2 | - 50.0% | 5 | 6 | + 20.0% |
| Pending Sales | 2 | 4 | + 100.0% | 7 | 6 | - 14.3% |
| Closed Sales | 5 | 2 | - 60.0% | 7 | 2 | - 71.4% |
| Days on Market Until Sale | 96 | 68 | - 29.2% | 91 | 68 | - 25.3% |
| Median Sales Price* | \$190,000 | \$202,450 | + 6.6% | \$350,000 | \$202,450 | - 42.2% |
| Average Sales Price* | \$219,300 | \$202,450 | - 7.7% | \$269,500 | \$202,450 | - 24.9% |
| Percent of List Price Received* | 95.3% | 98.9% | + 3.8% | 95.8% | 98.9% | + 3.2% |
| Inventory of Homes for Sale | 6 | 9 | + 50.0% | — | — | — |
| Months Supply of Inventory | 2.0 | 3.6 | + 80.0% | — | — | — |

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

