

Corcoran Neighborhood

- 71.4% - 33.3% - 31.6%

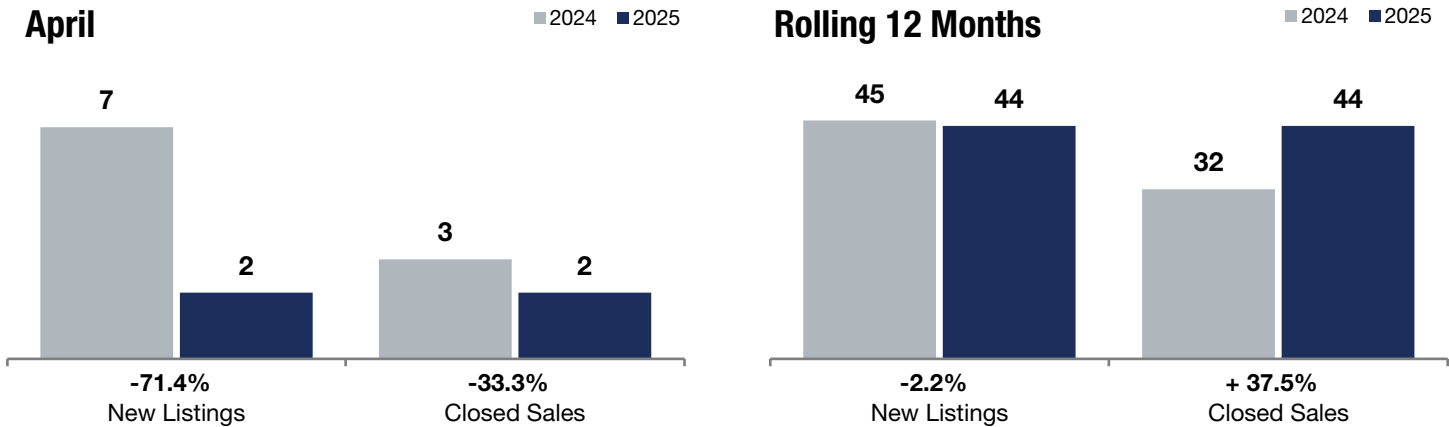
Change in
New Listings

Change in
Closed Sales

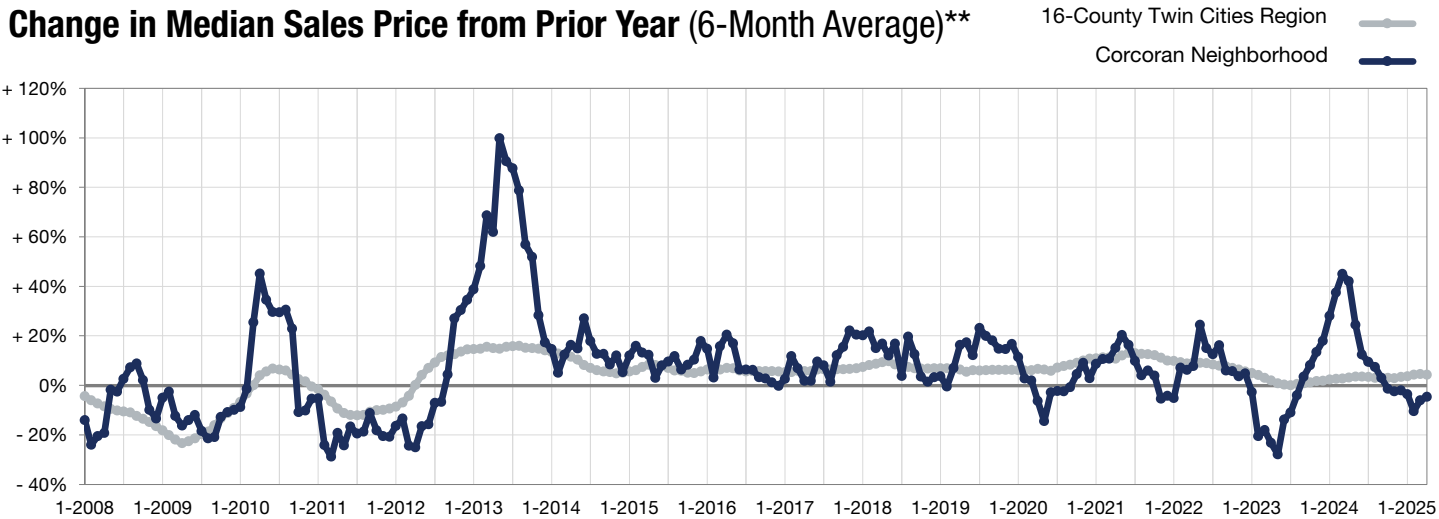
Change in
Median Sales Price

	April			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	7	2	-71.4%	45	44	-2.2%
Closed Sales	3	2	-33.3%	32	44	+ 37.5%
Median Sales Price*	\$301,000	\$206,000	-31.6%	\$309,000	\$300,000	-2.9%
Average Sales Price*	\$278,167	\$206,000	-25.9%	\$306,325	\$288,647	-5.8%
Price Per Square Foot*	\$161	\$170	+ 5.0%	\$221	\$216	-2.0%
Percent of Original List Price Received*	102.4%	101.4%	-1.0%	102.4%	100.4%	-2.0%
Days on Market Until Sale	90	106	+ 17.8%	42	30	-28.6%
Inventory of Homes for Sale	3	0	-100.0%	--	--	--
Months Supply of Inventory	0.9	0.0	-100.0%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Change in Median Sales Price from Prior Year (6-Month Average)**



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.