

Corcoran Neighborhood

- 87.5%

Change in
New Listings

- 75.0%

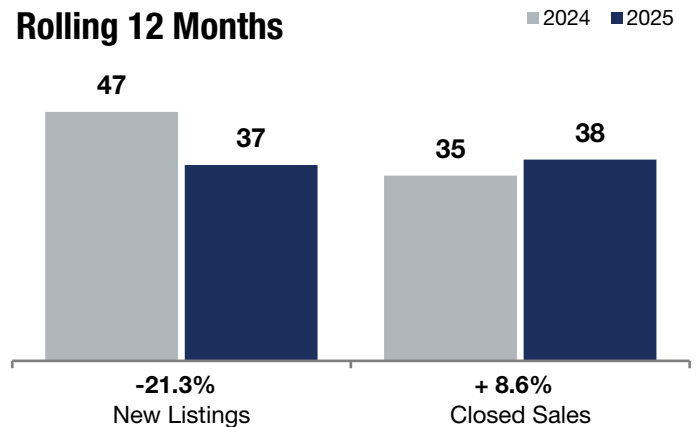
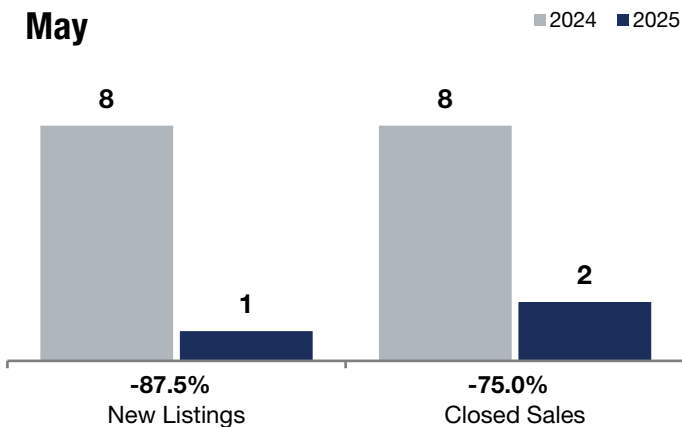
Change in
Closed Sales

+ 5.9%

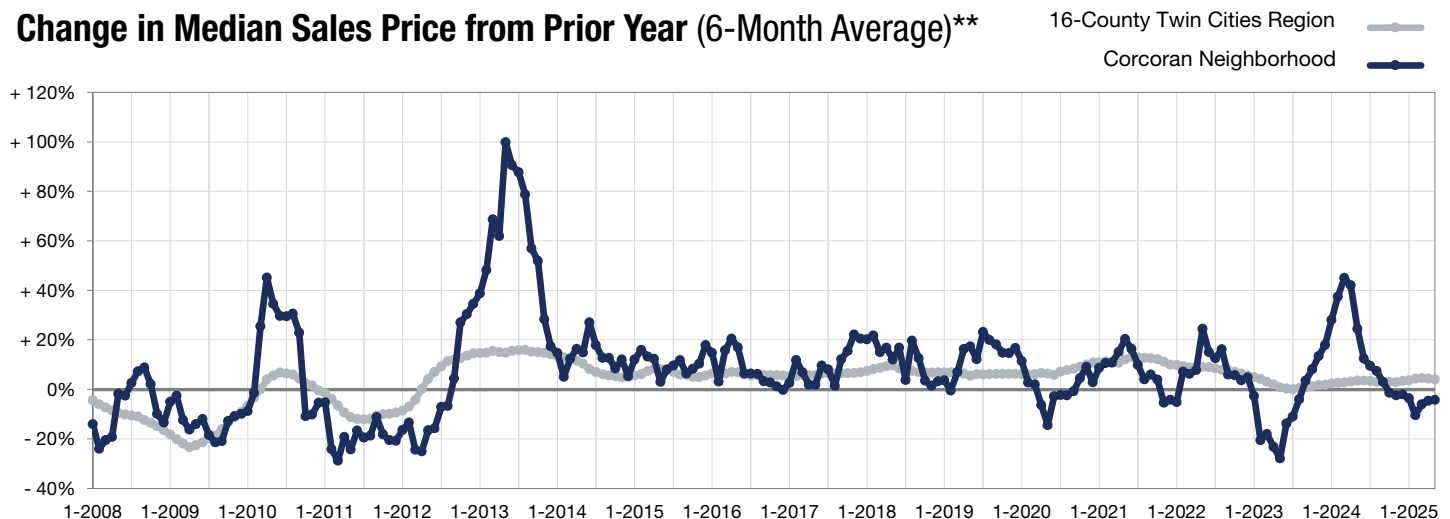
Change in
Median Sales Price

	May			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	8	1	-87.5%	47	37	-21.3%
Closed Sales	8	2	-75.0%	35	38	+ 8.6%
Median Sales Price*	\$316,250	\$334,950	+ 5.9%	\$308,250	\$300,000	-2.7%
Average Sales Price*	\$290,538	\$334,950	+ 15.3%	\$304,923	\$290,686	-4.7%
Price Per Square Foot*	\$200	\$226	+ 12.9%	\$215	\$220	+ 2.6%
Percent of Original List Price Received*	100.7%	100.0%	-0.7%	102.1%	100.3%	-1.8%
Days on Market Until Sale	36	12	-66.7%	41	28	-31.7%
Inventory of Homes for Sale	8	1	-87.5%	--	--	--
Months Supply of Inventory	2.7	0.3	-88.9%	--	--	--

* 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.