

# Local Market Update – July 2025

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## East Harriet

**+ 80.0%**

**+ 50.0%**

**+ 230.0%**

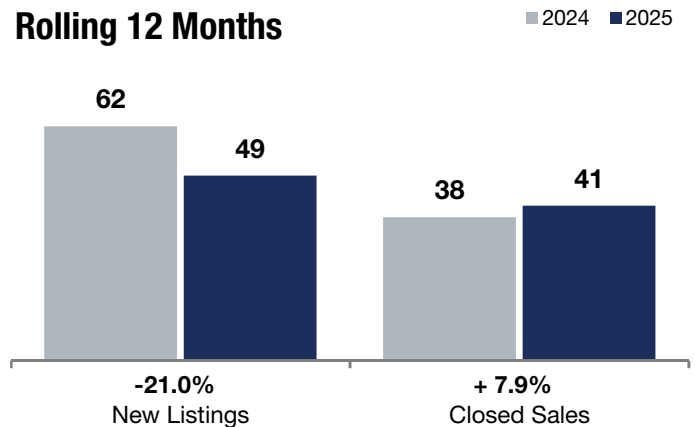
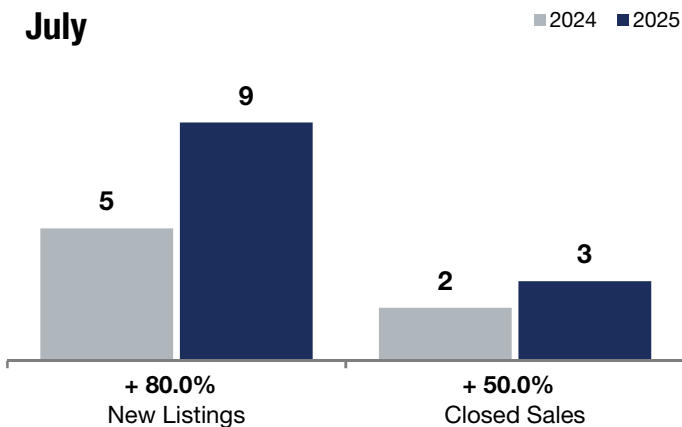
Change in  
New Listings

Change in  
Closed Sales

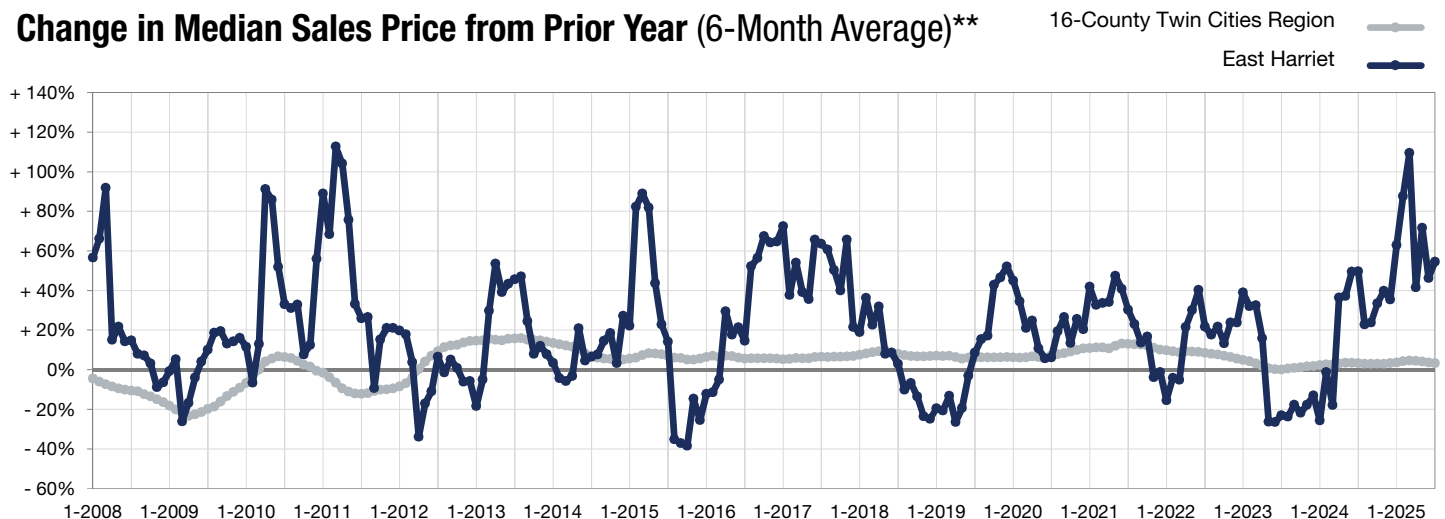
Change in  
Median Sales Price

	July			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	5	9	+ 80.0%	62	49	-21.0%
Closed Sales	2	3	+ 50.0%	38	41	+ 7.9%
Median Sales Price*	\$250,000	<b>\$825,000</b>	+ 230.0%	\$363,500	<b>\$451,000</b>	+ 24.1%
Average Sales Price*	\$250,000	<b>\$796,917</b>	+ 218.8%	\$493,897	<b>\$619,699</b>	+ 25.5%
Price Per Square Foot*	\$261	<b>\$346</b>	+ 32.3%	\$256	<b>\$288</b>	+ 12.5%
Percent of Original List Price Received*	94.5%	<b>106.8%</b>	+ 13.0%	97.0%	<b>98.9%</b>	+ 2.0%
Days on Market Until Sale	43	4	-90.7%	46	36	-21.7%
Inventory of Homes for Sale	6	5	-16.7%	--	--	--
Months Supply of Inventory	1.8	1.4	-22.2%	--	--	--

\* 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.