

Local Market Update – December 2025

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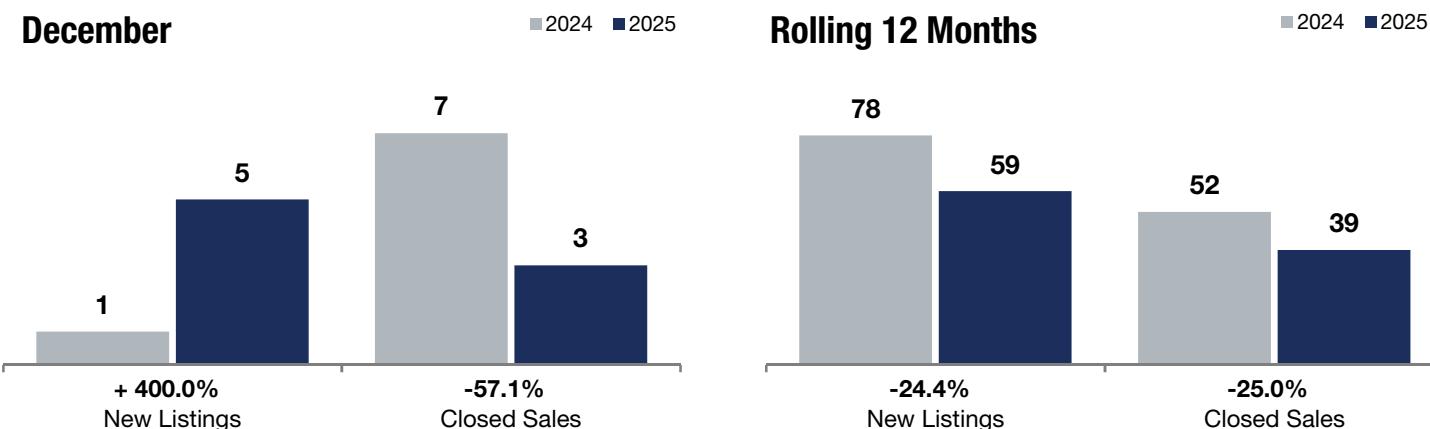


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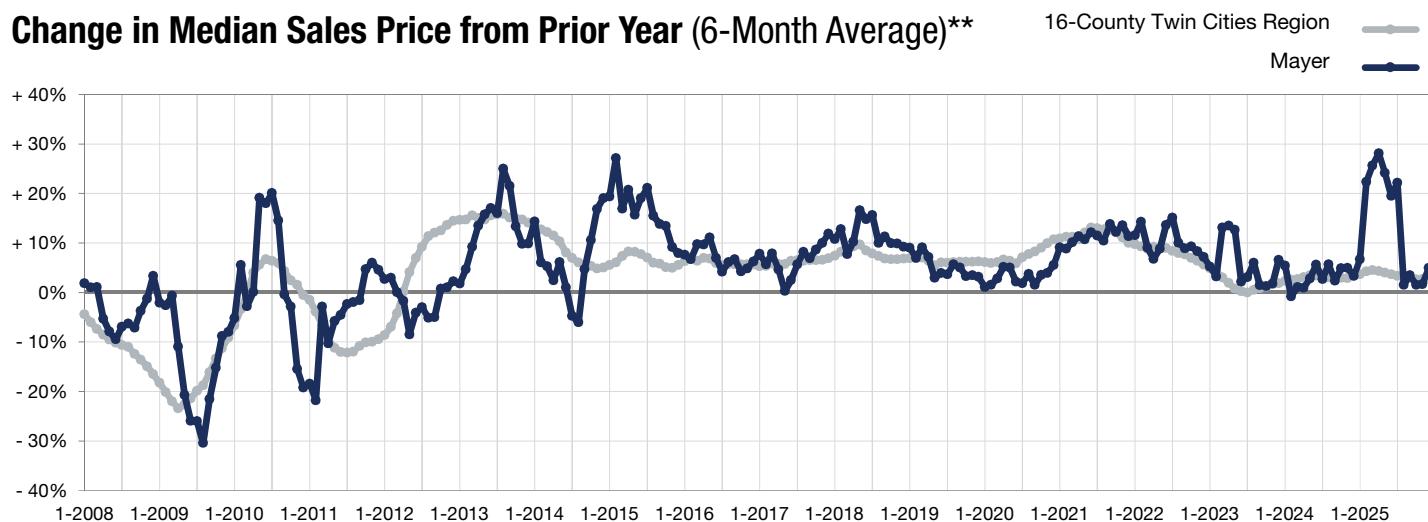
+ 400.0% - 57.1% - 5.2%

	Change in New Listings			Change in Closed Sales			Change in Median Sales Price		
	2024	2025	+ / -	2024	2025	+ / -	2024	2025	+ / -
New Listings	1	5	+ 400.0%	78	59	-24.4%			
Closed Sales	7	3	-57.1%	52	39	-25.0%			
Median Sales Price*	\$400,000	\$379,250	-5.2%	\$376,000	\$385,800	+ 2.6%			
Average Sales Price*	\$459,042	\$411,717	-10.3%	\$382,870	\$396,265	+ 3.5%			
Price Per Square Foot*	\$209	\$195	-7.0%	\$203	\$212	+ 4.7%			
Percent of Original List Price Received*	96.2%	98.4%	+ 2.3%	99.4%	98.3%	-1.1%			
Days on Market Until Sale	161	48	-70.2%	84	73	-13.1%			
Inventory of Homes for Sale	17	12	-29.4%	--	--	--			
Months Supply of Inventory	3.9	3.5	-10.3%	--	--	--			

* 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.