

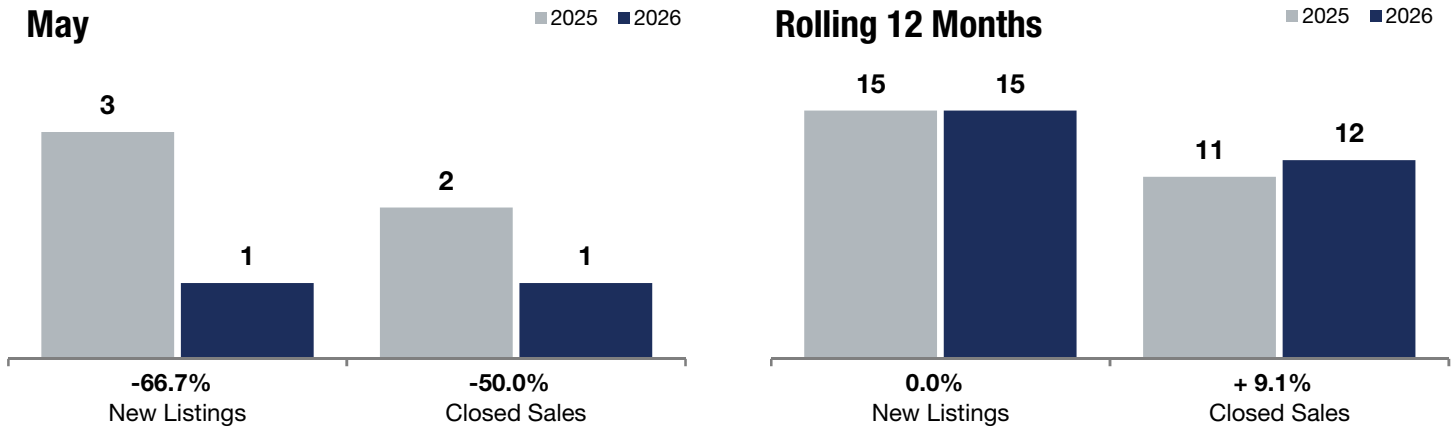
- 66.7% **- 50.0%** **- 4.9%**

Change in New Listings Change in Closed Sales Change in Median Sales Price

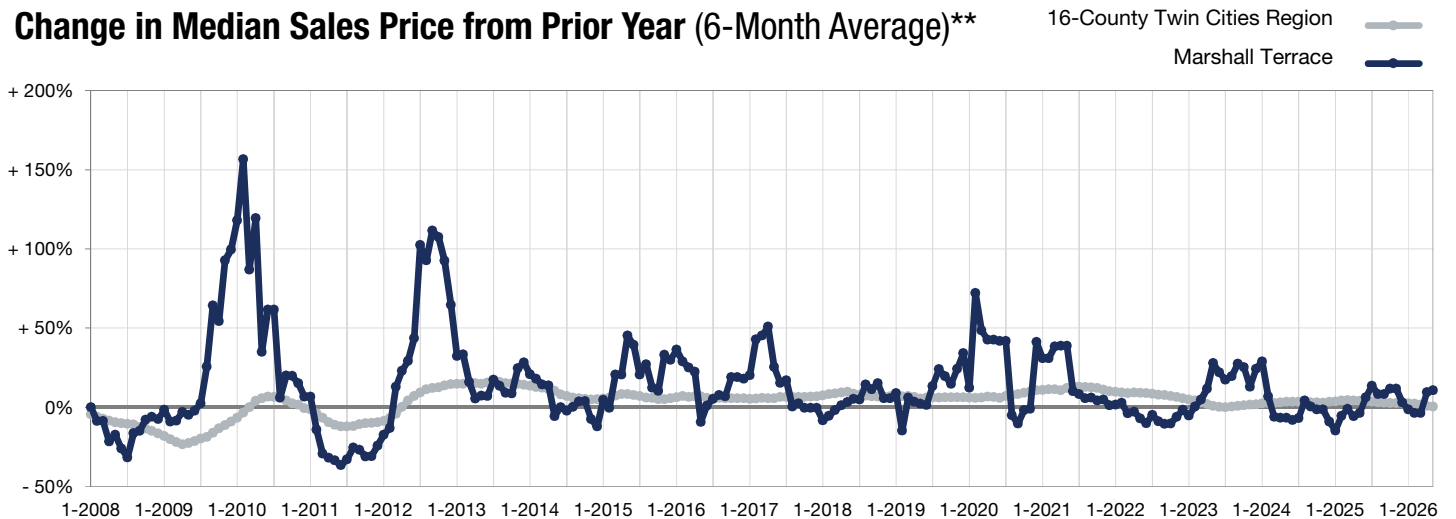
Marshall Terrace

	May			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	3	1	-66.7%	15	15	0.0%
Closed Sales	2	1	-50.0%	11	12	+ 9.1%
Median Sales Price*	\$389,250	\$370,000	-4.9%	\$313,500	\$355,000	+ 13.2%
Average Sales Price*	\$389,250	\$370,000	-4.9%	\$318,900	\$348,500	+ 9.3%
Price Per Square Foot*	\$207	\$298	+ 44.1%	\$224	\$223	-0.7%
Percent of Original List Price Received*	102.5%	107.3%	+ 4.7%	101.5%	98.9%	-2.6%
Days on Market Until Sale	23	2	-91.3%	29	35	+ 20.7%
Inventory of Homes for Sale	3	0	-100.0%	--	--	--
Months Supply of Inventory	2.5	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.