

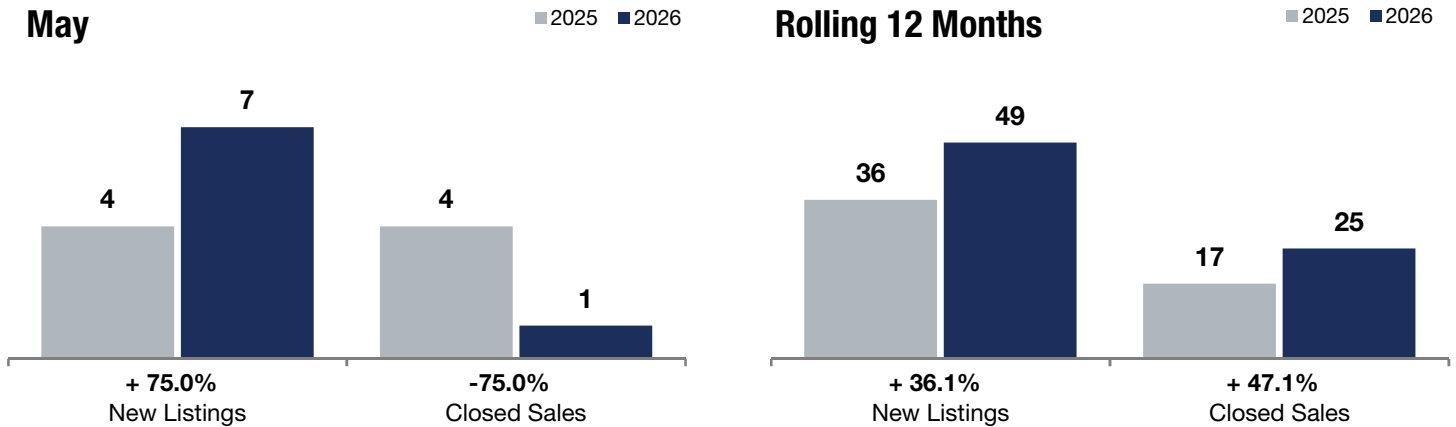
**+ 75.0%**      **- 75.0%**      **- 45.6%**

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

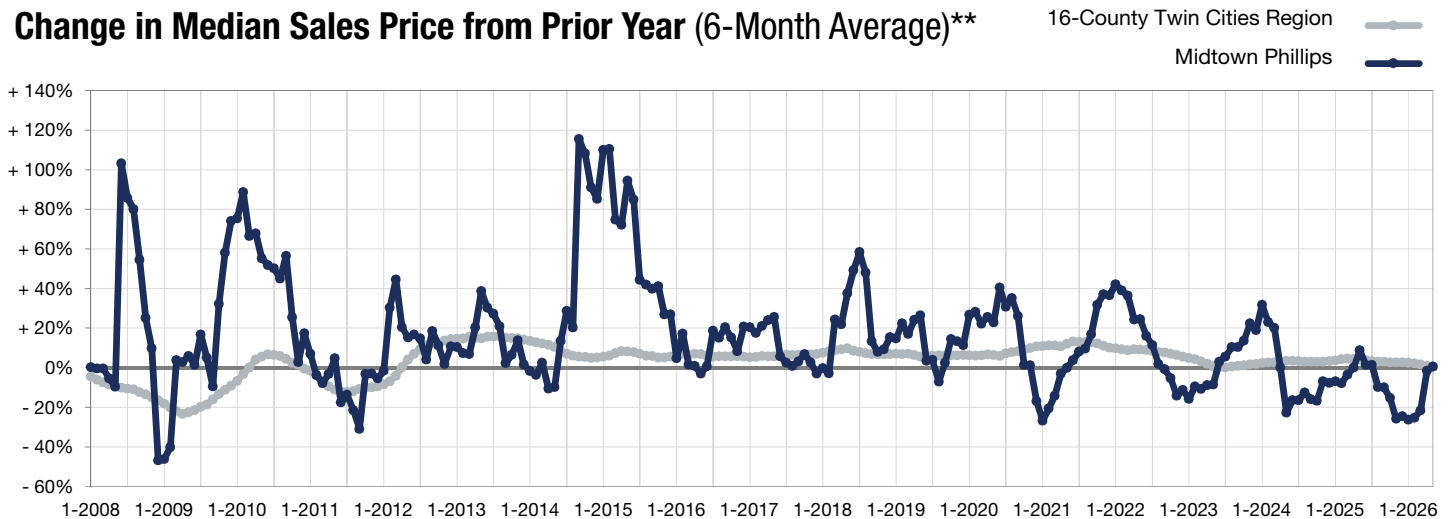
# Midtown Phillips

	May			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	4	7	+ 75.0%	36	49	+ 36.1%
Closed Sales	4	1	-75.0%	17	25	+ 47.1%
Median Sales Price*	\$303,273	<b>\$165,000</b>	-45.6%	\$260,000	<b>\$205,000</b>	-21.2%
Average Sales Price*	\$333,886	<b>\$165,000</b>	-50.6%	\$278,003	<b>\$217,242</b>	-21.9%
Price Per Square Foot*	\$166	<b>\$134</b>	-19.1%	\$169	<b>\$174</b>	+ 2.8%
Percent of Original List Price Received*	93.6%	<b>78.6%</b>	-16.0%	97.2%	<b>94.2%</b>	-3.1%
Days on Market Until Sale	79	<b>95</b>	+ 20.3%	79	<b>118</b>	+ 49.4%
Inventory of Homes for Sale	11	<b>13</b>	+ 18.2%	--	--	--
Months Supply of Inventory	6.9	<b>4.3</b>	-37.7%	--	--	--

\* 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.