

Marshall Terrace

- 100.0% **- 50.0%** **- 36.5%**

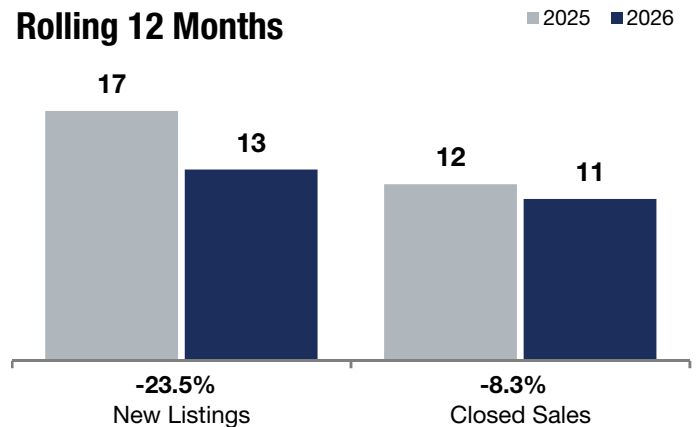
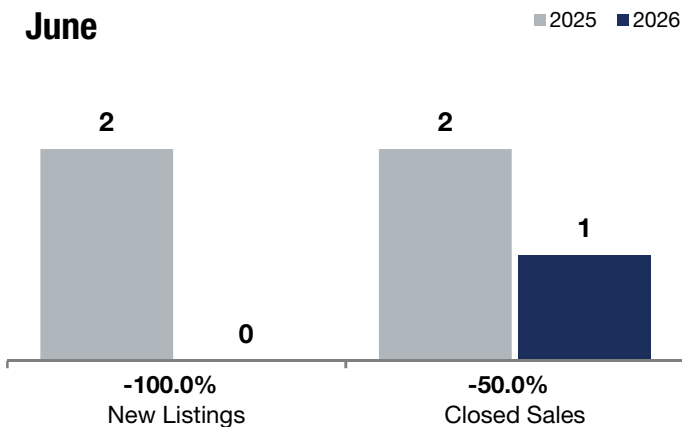
Change in
New Listings

Change in
Closed Sales

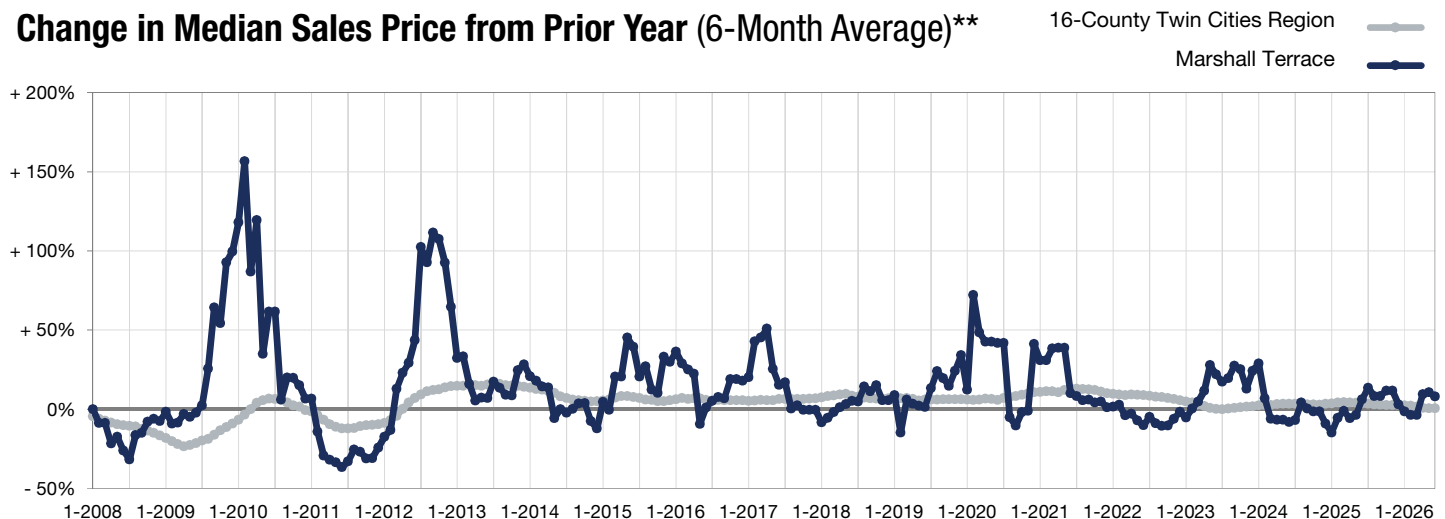
Change in
Median Sales Price

	June			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	2	0	-100.0%	17	13	-23.5%
Closed Sales	2	1	-50.0%	12	11	-8.3%
Median Sales Price*	\$394,000	\$250,000	-36.5%	\$314,250	\$350,000	+ 11.4%
Average Sales Price*	\$394,000	\$250,000	-36.5%	\$331,325	\$331,273	-0.0%
Price Per Square Foot*	\$212	\$297	+ 39.8%	\$221	\$231	+ 4.7%
Percent of Original List Price Received*	103.6%	111.1%	+ 7.2%	101.4%	99.1%	-2.3%
Days on Market Until Sale	29	14	-51.7%	31	35	+ 12.9%
Inventory of Homes for Sale	2	0	-100.0%	--	--	--
Months Supply of Inventory	1.4	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.