

Local Market Update – July 2025

Provided by OneKey® MLS



All MLS

Single-Family Homes	July			Last 12 Months		
	2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
Key Metrics						
New Listings	4,663	4,831	+ 3.6%	49,732	51,195	+ 2.9%
Closed Sales	3,672	3,577	- 2.6%	35,883	36,310	+ 1.2%
Days on Market Until Sale	47	38	- 19.1%	54	52	- 3.7%
Median Sales Price*	\$718,500	\$765,000	+ 6.5%	\$675,000	\$725,000	+ 7.4%
Percent of Original List Price Received*	101.2%	101.5%	+ 0.3%	99.7%	99.8%	+ 0.1%
Inventory of Homes for Sale	11,784	11,441	- 2.9%	10,425	10,667	+ 2.3%

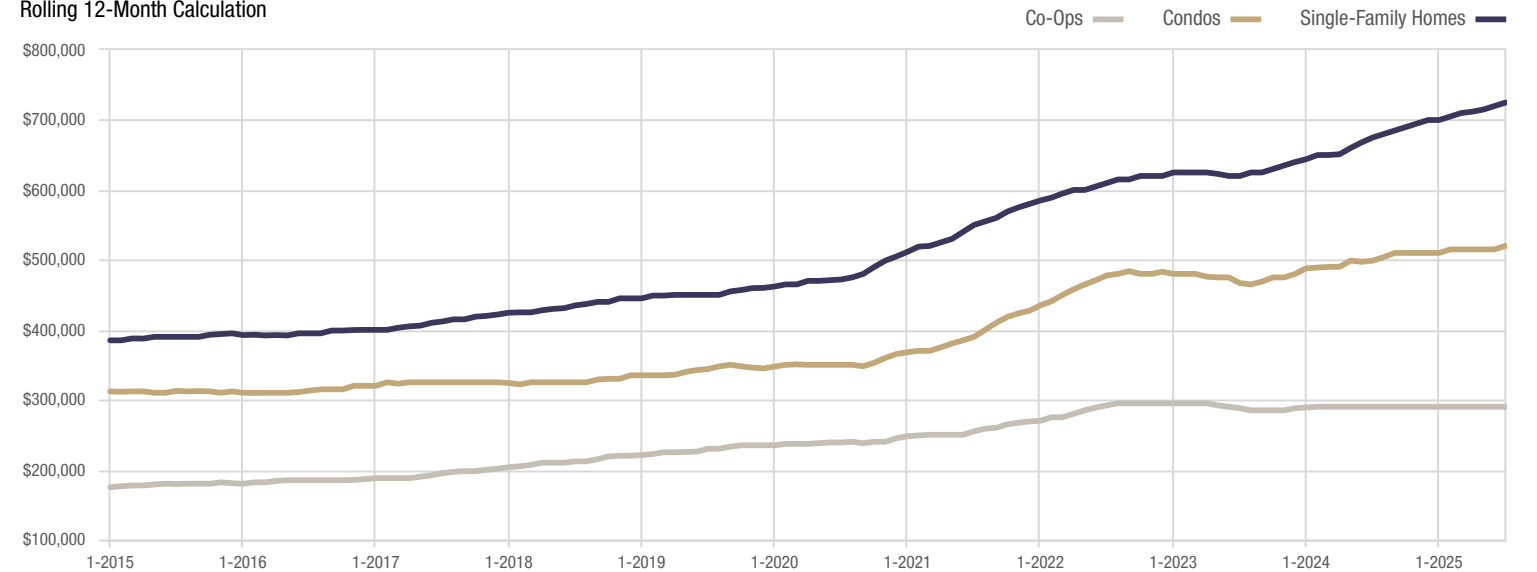
Condos	July			Last 12 Months		
	2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
Key Metrics						
New Listings	795	898	+ 13.0%	9,808	9,848	+ 0.4%
Closed Sales	579	578	- 0.2%	6,587	6,296	- 4.4%
Days on Market Until Sale	46	46	0.0%	57	60	+ 5.3%
Median Sales Price*	\$490,000	\$525,000	+ 7.1%	\$499,000	\$520,000	+ 4.2%
Percent of Original List Price Received*	99.5%	99.2%	- 0.3%	98.4%	98.4%	0.0%
Inventory of Homes for Sale	2,522	2,443	- 3.1%	2,436	2,440	+ 0.2%

Co-Ops	July			Last 12 Months		
	2024	2025	% Change	Thru 7-2024	Thru 7-2025	% Change
Key Metrics						
New Listings	824	886	+ 7.5%	10,294	9,790	- 4.9%
Closed Sales	554	543	- 2.0%	7,135	6,298	- 11.7%
Days on Market Until Sale	87	80	- 8.0%	88	82	- 6.8%
Median Sales Price*	\$280,000	\$303,000	+ 8.2%	\$290,000	\$290,000	0.0%
Percent of Original List Price Received*	97.6%	97.7%	+ 0.1%	96.8%	97.3%	+ 0.5%
Inventory of Homes for Sale	3,146	2,979	- 5.3%	3,375	2,991	- 11.4%

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Historical Median Sales Price by Property Type

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.