



AII MLS

Single Family	May			Year to Date		
Key Metrics	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	121	109	- 9.9%	531	515	- 3.0%
Pending Sales	66	55	- 16.7%	348	283	- 18.7%
Closed Sales	75	55	- 26.7%	342	281	- 17.8%
Days on Market Until Sale	103	145	+ 40.8%	120	129	+ 7.5%
Median Sales Price*	\$1,295,000	\$1,300,000	+ 0.4%	\$1,300,000	\$1,300,000	0.0%
Average Sales Price*	\$2,015,742	\$1,548,082	- 23.2%	\$1,824,003	\$1,827,668	+ 0.2%
Percent of List Price Received*	99.1%	95.9%	- 3.2%	97.8%	96.1%	- 1.7%
Inventory of Homes for Sale	314	435	+ 38.5%	—	—	—
Months Supply of Inventory	5.0	7.9	+ 58.0%	—	—	—

Condominium	May			Year to Date		
Key Metrics	2024	2025	% Change	Thru 5-2024	Thru 5-2025	% Change
New Listings	221	146	- 33.9%	847	800	- 5.5%
Pending Sales	54	62	+ 14.8%	383	304	- 20.6%
Closed Sales	77	64	- 16.9%	437	297	- 32.0%
Days on Market Until Sale	100	138	+ 38.0%	94	140	+ 48.9%
Median Sales Price*	\$850,000	\$762,500	- 10.3%	\$865,000	\$760,000	- 12.1%
Average Sales Price*	\$1,487,967	\$1,089,092	- 26.8%	\$1,452,027	\$1,243,960	- 14.3%
Percent of List Price Received*	96.7%	95.2%	- 1.6%	97.5%	95.0%	- 2.6%
Inventory of Homes for Sale	638	879	+ 37.8%	—	—	—
Months Supply of Inventory	8.9	15.4	+ 73.0%	—	—	—

* 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.

