



London and St. Thomas Residential Market Activity and MLS® Home Price Index Report July 2026



Prepared for the London and St. Thomas Association of REALTORS® by the Canadian Real Estate Association. All present and historical information contained within this report is based on the full set of data from the PropTx MLS® System collected on the first calendar day of the month, and cannot be directly compared to previous reports due to possible revisions in the data. Multiple MLS® Systems operate within Ontario, and while none can be guaranteed to include every property listed or sold within a given area, they effectively illustrate market trends.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	686	-4.9%	19.9%	6.0%	-28.4%	-24.2%	-27.3%
Dollar Volume	\$413,662,291	-11.2%	11.2%	-4.4%	-31.2%	13.4%	56.1%
New Listings	1,543	-5.1%	8.2%	11.6%	33.4%	20.0%	38.0%
Active Listings	3,367	3.5%	24.6%	67.4%	316.2%	99.8%	51.5%
Sales to New Listings Ratio ¹	44.5	44.3	40.1	46.8	82.8	70.4	84.4
Months of Inventory ²	4.9	4.5	4.7	3.1	0.8	1.9	2.4
Average Price	\$603,006	-6.7%	-7.3%	-9.9%	-3.9%	49.5%	114.9%
Median Price	\$555,000	-7.5%	-8.1%	-11.2%	-5.1%	49.2%	113.5%
Sale to List Price Ratio ³	97.1	97.6	98.5	99.6	107.4	101.2	98.5
Median Days on Market	30.0	25.0	21.0	15.0	8.0	13.0	25.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	4,182	-2.9%	-7.1%	-7.5%	-41.8%	-27.3%	-31.3%
Dollar Volume	\$2,609,533,274	-6.3%	-10.5%	-12.2%	-42.5%	11.6%	53.7%
New Listings	10,545	-1.4%	11.7%	29.3%	18.1%	26.0%	16.1%
Active Listings ⁴	2,968	7.9%	37.6%	87.8%	342.3%	109.6%	32.8%
Sales to New Listings Ratio ⁵	39.7	40.3	47.7	55.5	80.5	68.8	67.0
Months of Inventory ⁶	5.0	4.5	3.4	2.4	0.7	1.7	2.6
Average Price	\$623,992	-3.5%	-3.7%	-5.0%	-1.1%	53.5%	123.6%
Median Price	\$572,000	-4.5%	-5.8%	-7.6%	-3.1%	50.5%	120.8%
Sale to List Price Ratio ⁷	97.5	97.9	98.7	99.3	112.1	102.7	98.5
Median Days on Market	27.0	23.0	18.0	15.0	7.0	10.0	22.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

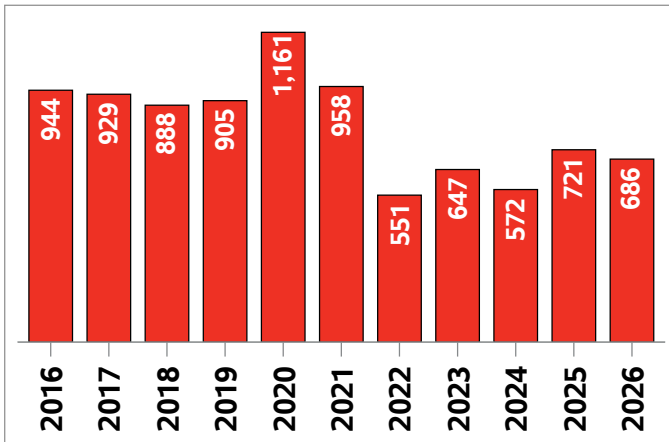
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

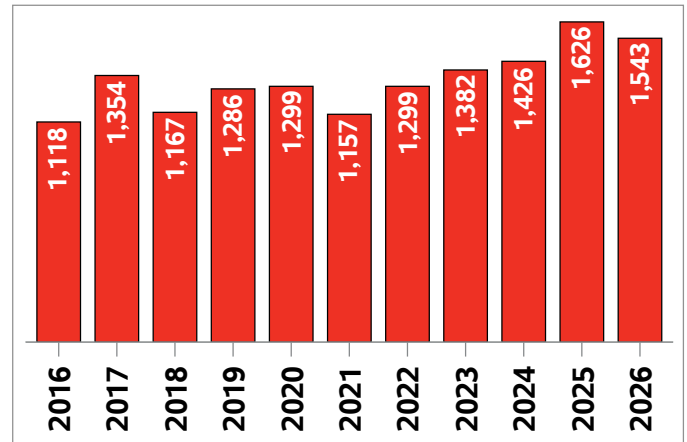
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

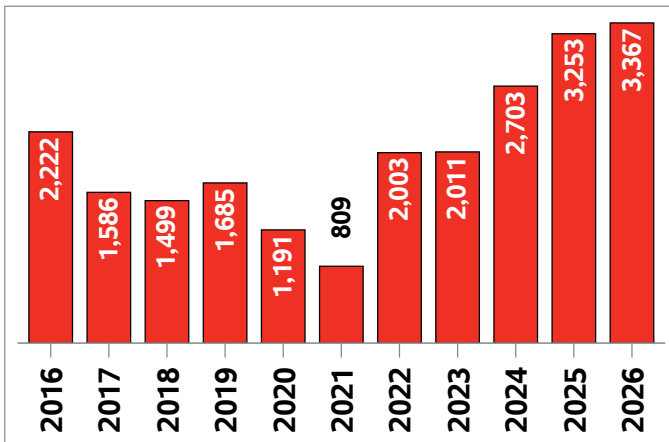
**Sales Activity
(July only)**



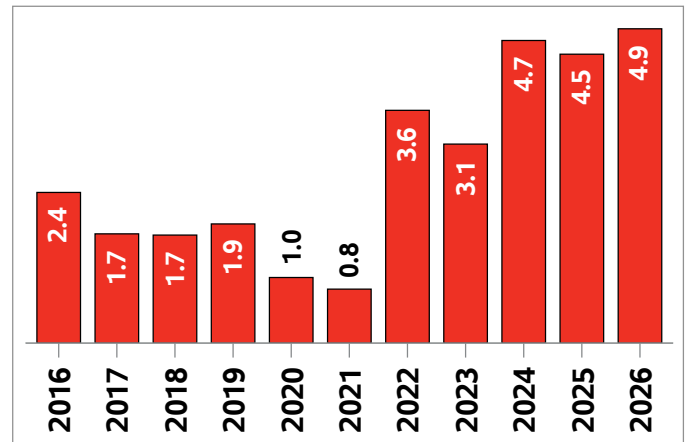
**New Listings
(July only)**



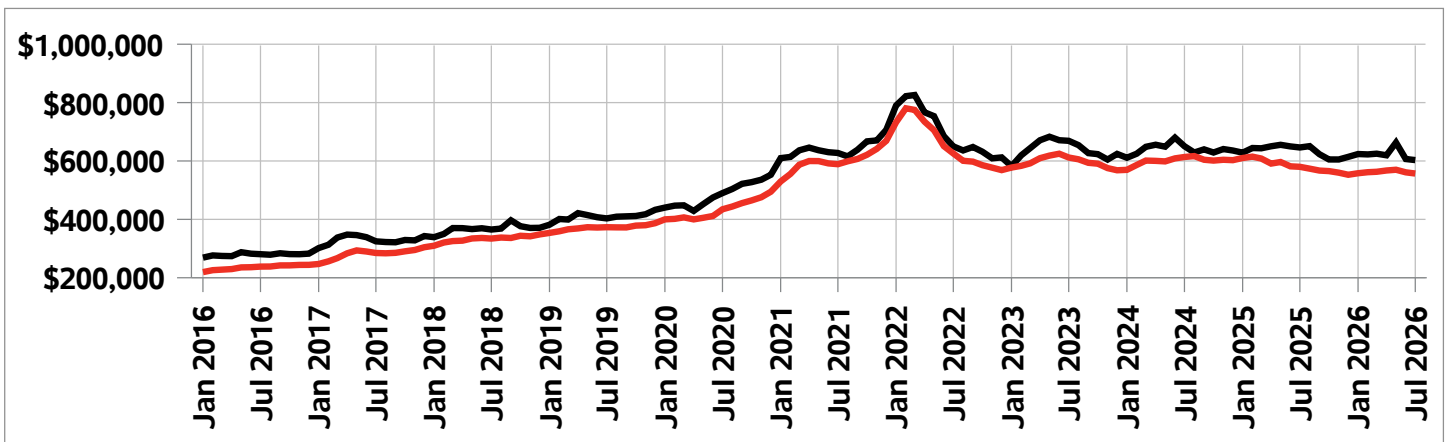
**Active Listings
(July only)**



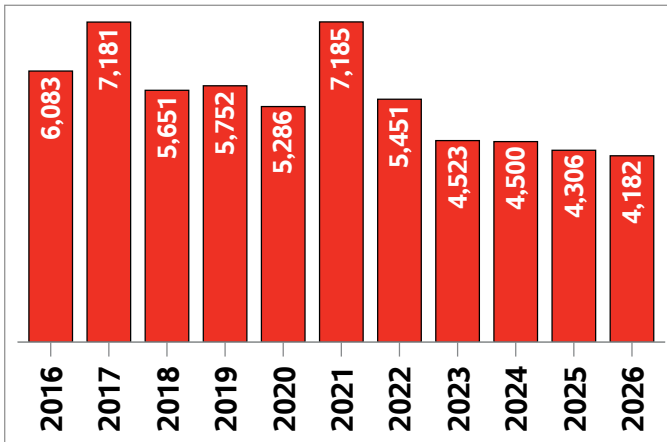
**Months of Inventory
(July only)**



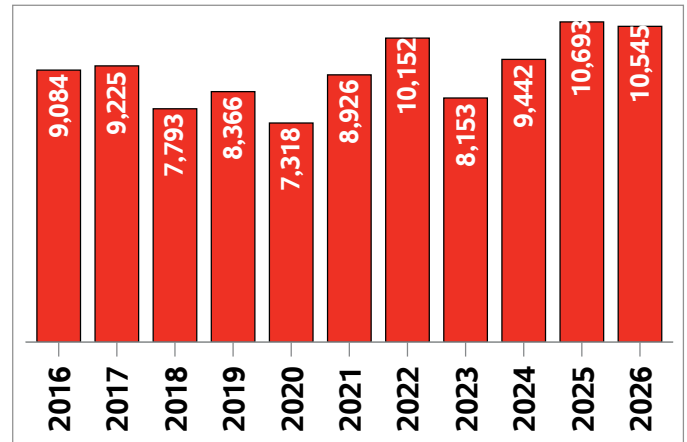
MLS® HPI Composite Benchmark Price and Average Price



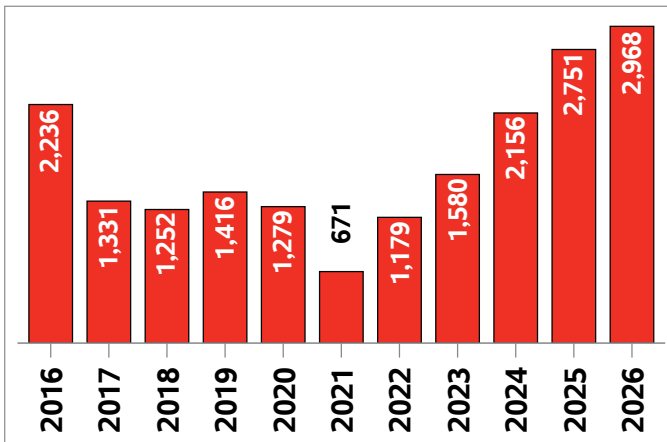
Sales Activity
(July Year-to-Date)



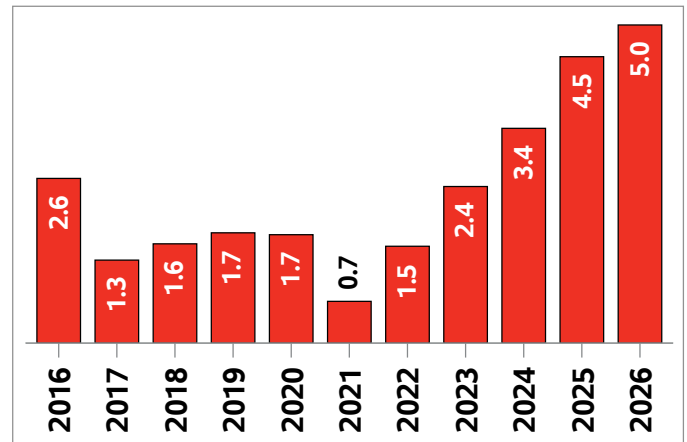
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	526	-6.2%	19.0%	9.1%	-28.8%	-26.3%	-31.1%
Dollar Volume	\$341,615,367	-12.2%	11.0%	-2.9%	-31.7%	10.7%	47.1%
New Listings	1,151	-7.4%	10.0%	6.3%	30.9%	9.1%	26.6%
Active Listings	2,442	2.6%	26.3%	58.5%	285.8%	63.1%	43.2%
Sales to New Listings Ratio ¹	45.7	45.1	42.3	44.5	84.1	67.7	83.9
Months of Inventory ²	4.6	4.2	4.4	3.2	0.9	2.1	2.2
Average Price	\$649,459	-6.3%	-6.7%	-11.0%	-4.1%	50.3%	113.4%
Median Price	\$605,000	-4.7%	-6.2%	-11.4%	-3.2%	53.2%	118.4%
Sale to List Price Ratio ³	97.1	97.7	98.7	99.7	107.8	100.9	98.6
Median Days on Market	29.0	23.0	19.0	14.0	8.0	13.0	22.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	3,173	-2.7%	-6.3%	-5.8%	-42.1%	-29.1%	-35.6%
Dollar Volume	\$2,152,057,513	-5.6%	-9.5%	-10.4%	-42.7%	9.7%	44.6%
New Listings	7,808	-2.1%	11.6%	26.2%	14.2%	14.8%	7.8%
Active Listings ⁴	2,116	7.0%	34.4%	76.3%	305.8%	71.4%	22.8%
Sales to New Listings Ratio ⁵	40.6	40.9	48.4	54.4	80.1	65.8	68.0
Months of Inventory ⁶	4.7	4.2	3.3	2.5	0.7	1.9	2.4
Average Price	\$678,241	-2.9%	-3.4%	-4.9%	-1.1%	54.8%	124.6%
Median Price	\$615,000	-4.0%	-5.5%	-6.8%	-3.1%	52.4%	122.4%
Sale to List Price Ratio ⁷	97.6	98.1	98.9	99.4	112.3	102.2	98.7
Median Days on Market	24.0	21.0	16.0	14.0	7.0	10.0	19.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

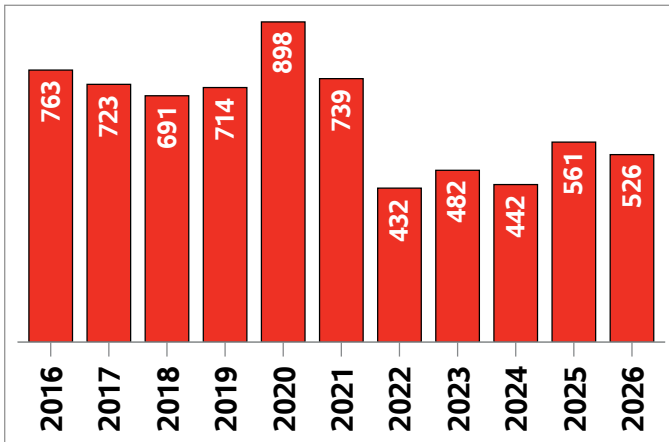
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

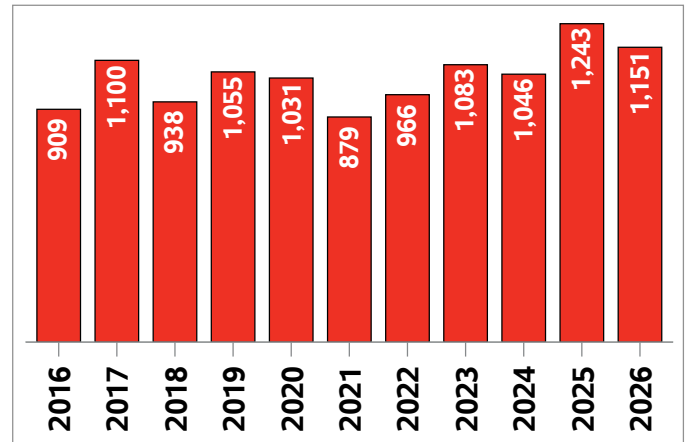
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

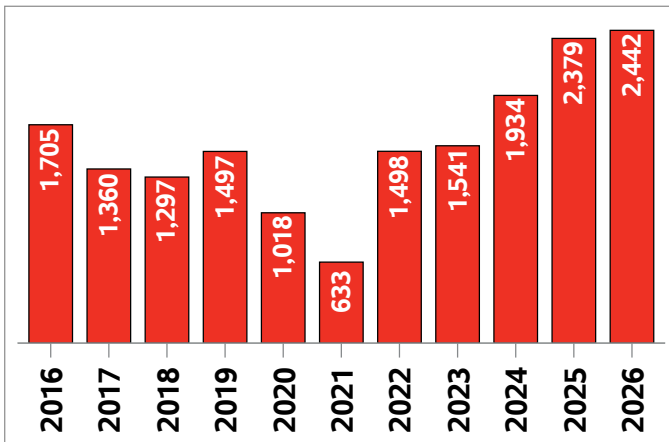
**Sales Activity
(July only)**



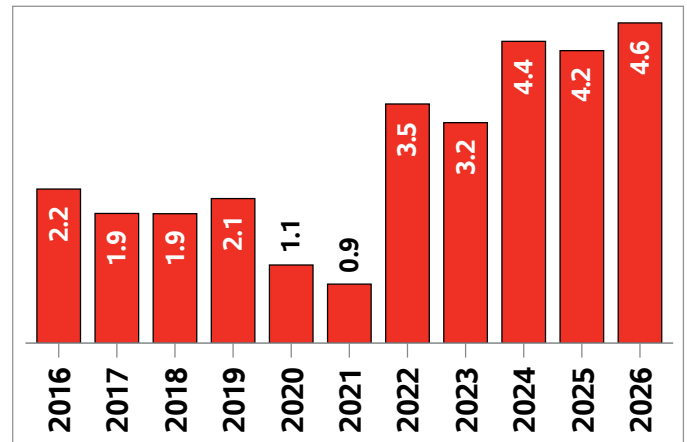
**New Listings
(July only)**



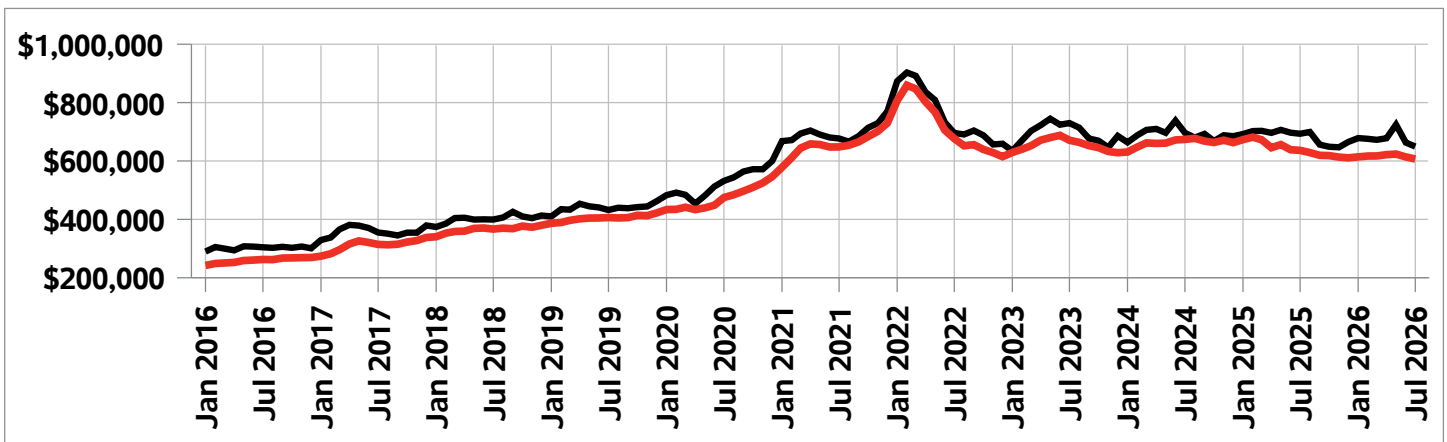
**Active Listings
(July only)**



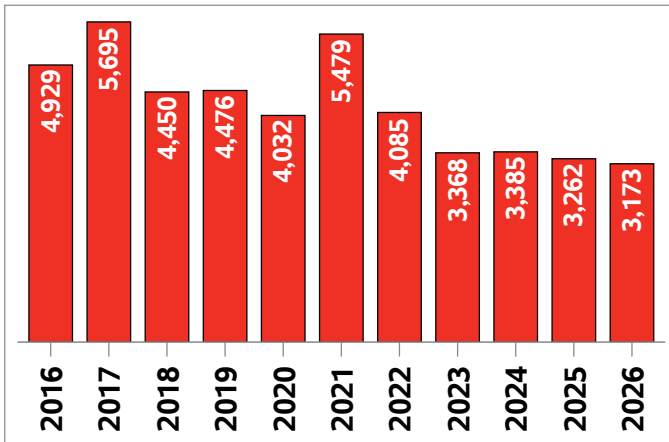
**Months of Inventory
(July only)**



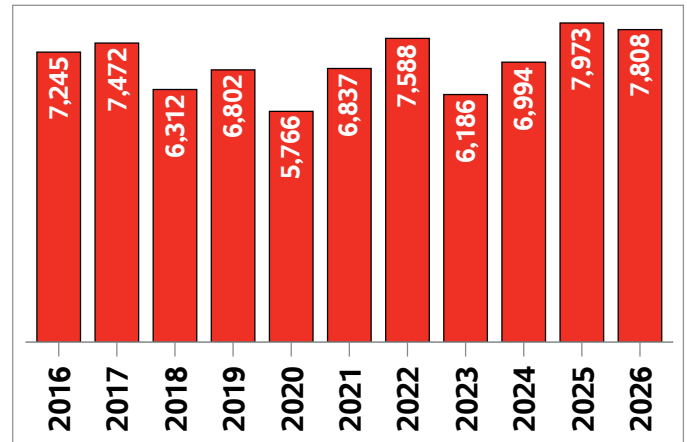
MLS® HPI Single Family Benchmark Price and Average Price



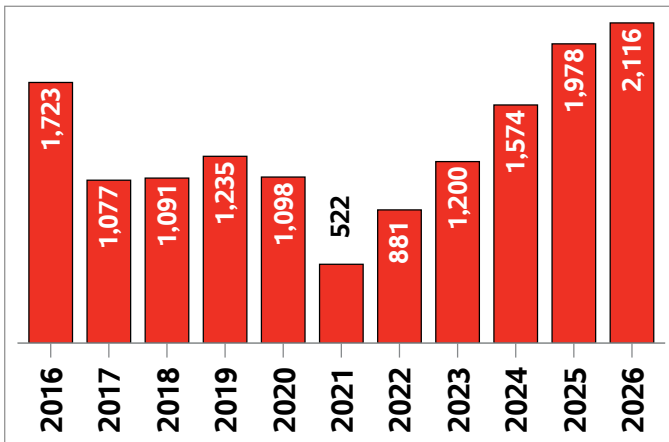
Sales Activity
(July Year-to-Date)



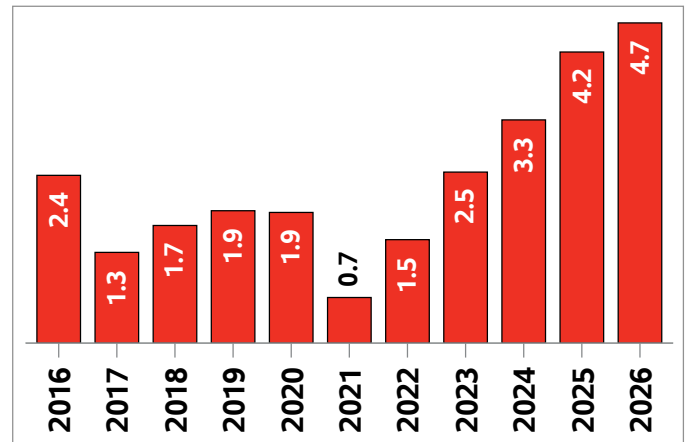
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	97	19.8%	18.3%	-15.7%	-26.5%	-16.4%	-16.4%
Dollar Volume	\$45,590,324	8.7%	8.6%	-27.5%	-32.8%	24.0%	91.1%
New Listings	213	-2.3%	-7.0%	12.1%	26.8%	61.4%	65.1%
Active Listings	481	6.4%	21.8%	63.6%	367.0%	422.8%	98.8%
Sales to New Listings Ratio ¹	45.5	37.2	35.8	60.5	78.6	87.9	89.9
Months of Inventory ²	5.0	5.6	4.8	2.6	0.8	0.8	2.1
Average Price	\$470,003	-9.2%	-8.2%	-14.0%	-8.6%	48.3%	128.5%
Median Price	\$465,000	-12.2%	-13.1%	-12.2%	-5.3%	61.8%	136.9%
Sale to List Price Ratio ³	97.8	98.4	98.4	99.6	106.8	103.1	98.3
Median Days on Market	38.0	32.0	27.0	18.0	8.0	13.0	26.5

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	604	-0.5%	-14.7%	-21.1%	-42.1%	-13.8%	-20.2%
Dollar Volume	\$288,417,166	-7.8%	-22.2%	-30.2%	-45.8%	29.3%	92.5%
New Listings	1,522	4.5%	4.7%	16.6%	18.1%	78.4%	41.1%
Active Listings ⁴	443	15.0%	38.7%	74.9%	401.0%	396.2%	74.7%
Sales to New Listings Ratio ⁵	39.7	41.7	48.7	58.7	81.0	82.2	70.2
Months of Inventory ⁶	5.1	4.4	3.2	2.3	0.6	0.9	2.3
Average Price	\$477,512	-7.4%	-8.8%	-11.4%	-6.4%	50.1%	141.3%
Median Price	\$485,708	-8.2%	-8.4%	-8.3%	-2.8%	62.0%	169.8%
Sale to List Price Ratio ⁷	97.7	98.4	98.9	99.6	113.3	105.6	98.3
Median Days on Market	38.0	28.0	21.0	15.0	7.0	9.0	27.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

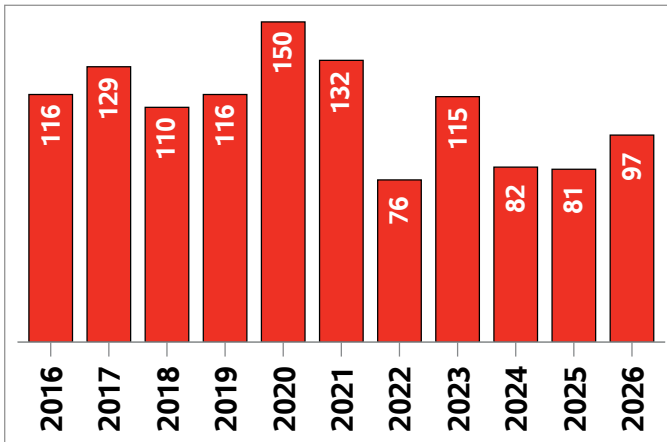
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

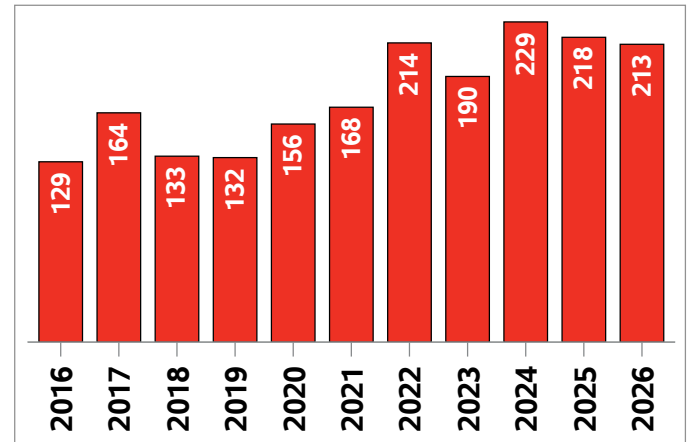
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

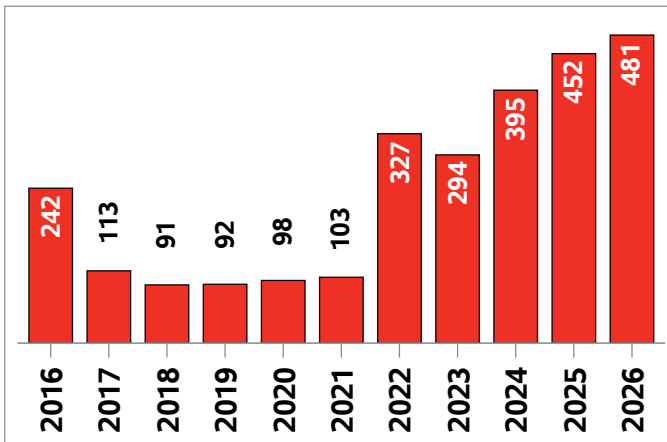
**Sales Activity
(July only)**



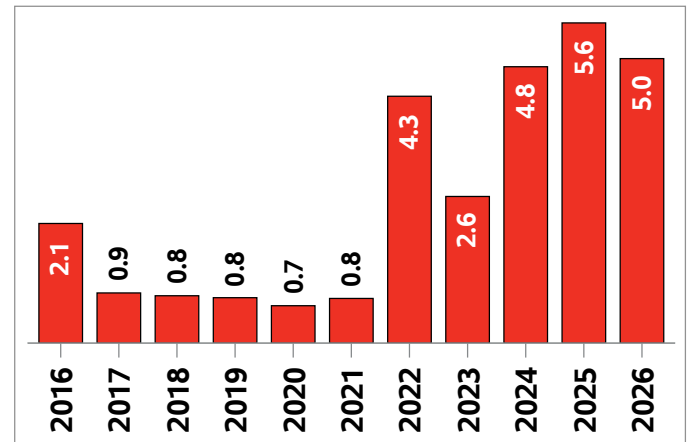
**New Listings
(July only)**



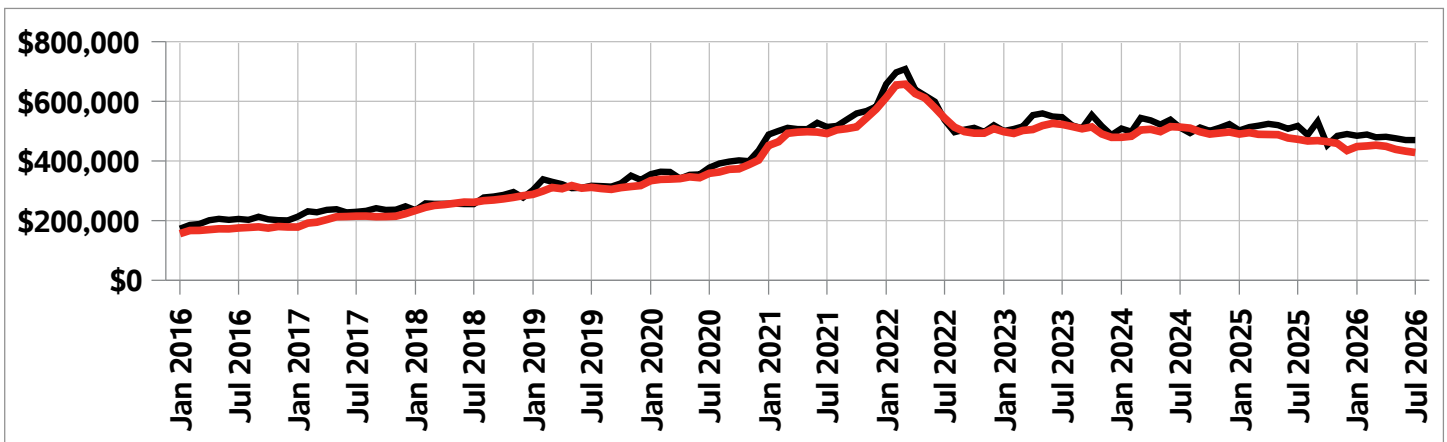
**Active Listings
(July only)**



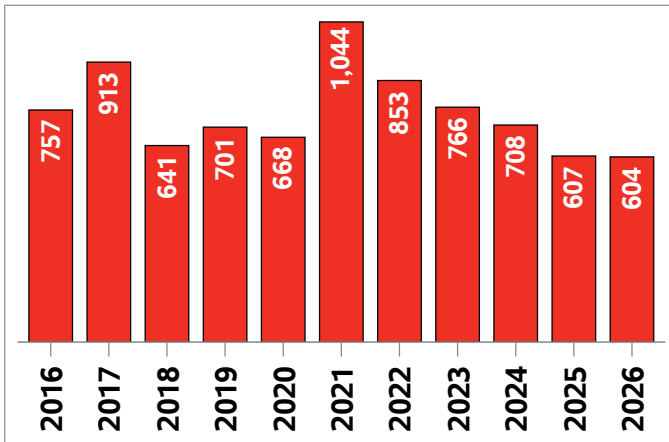
**Months of Inventory
(July only)**



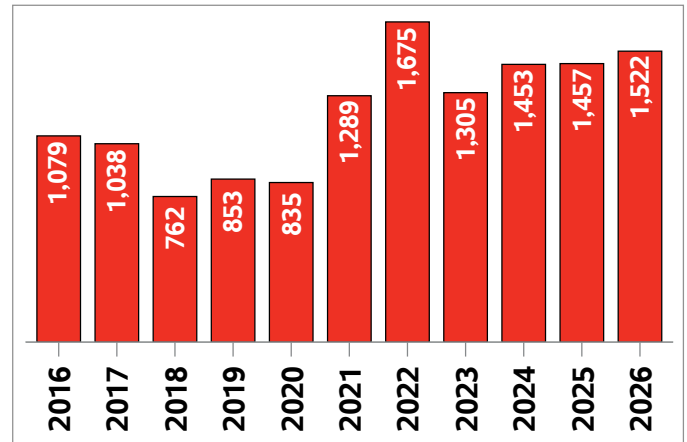
MLS® HPI Townhouse Benchmark Price and Average Price



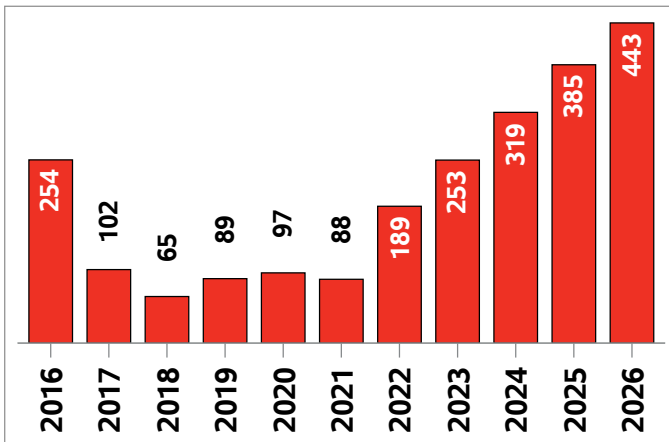
Sales Activity
(July Year-to-Date)



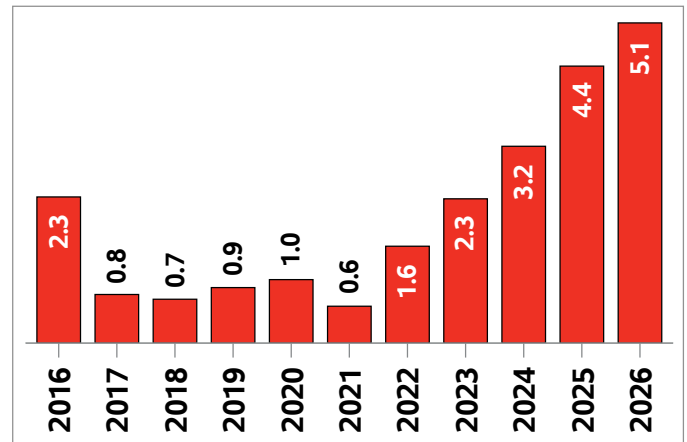
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	42	-22.2%	44.8%	-8.7%	-49.4%	-39.1%	-23.6%
Dollar Volume	\$14,852,100	-29.6%	17.3%	-15.6%	-51.9%	-21.2%	86.5%
New Listings	129	41.8%	38.7%	35.8%	26.5%	43.3%	84.3%
Active Listings	281	19.1%	26.0%	93.8%	346.0%	234.5%	20.1%
Sales to New Listings Ratio ¹	32.6	59.3	31.2	48.4	81.4	76.7	78.6
Months of Inventory ²	6.7	4.4	7.7	3.2	0.8	1.2	4.3
Average Price	\$353,621	-9.5%	-19.0%	-7.6%	-4.9%	29.4%	144.2%
Median Price	\$297,450	-16.2%	-25.6%	-14.0%	-12.8%	24.5%	147.9%
Sale to List Price Ratio ³	96.9	97.0	97.3	98.5	104.9	101.7	97.0
Median Days on Market	40.0	30.5	29.0	18.0	11.0	14.0	42.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	262	-15.5%	-20.4%	-25.4%	-58.1%	-51.7%	-25.4%
Dollar Volume	\$85,960,837	-27.7%	-33.8%	-39.5%	-62.6%	-42.3%	55.4%
New Listings	814	0.5%	13.2%	43.6%	8.7%	23.0%	21.1%
Active Listings ⁴	259	8.6%	45.0%	151.7%	387.9%	227.3%	21.5%
Sales to New Listings Ratio ⁵	32.2	38.3	45.8	61.9	83.4	81.9	52.2
Months of Inventory ⁶	6.9	5.4	3.8	2.0	0.6	1.0	4.2
Average Price	\$328,095	-14.4%	-16.8%	-18.9%	-10.9%	19.5%	108.2%
Median Price	\$286,500	-14.6%	-18.0%	-19.3%	-14.7%	19.4%	115.4%
Sale to List Price Ratio ⁷	96.1	97.1	97.3	98.0	108.9	103.9	96.8
Median Days on Market	38.5	28.0	26.0	18.0	7.0	10.0	42.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

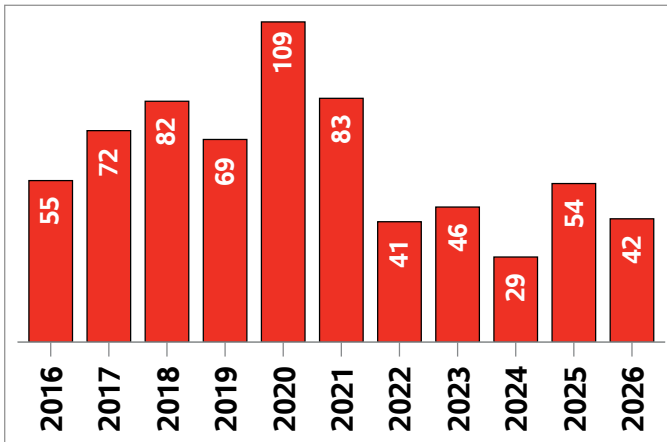
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

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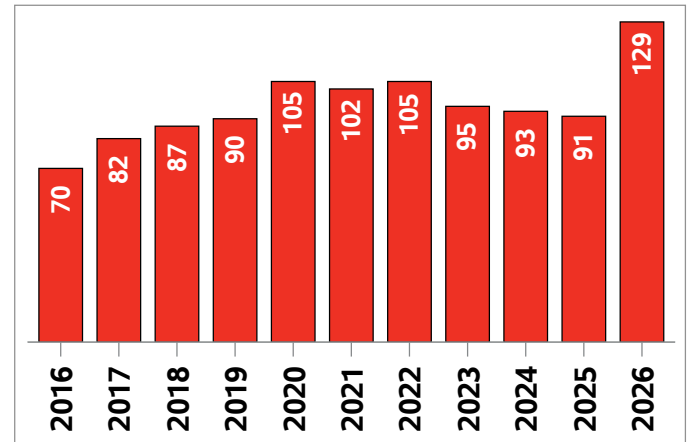
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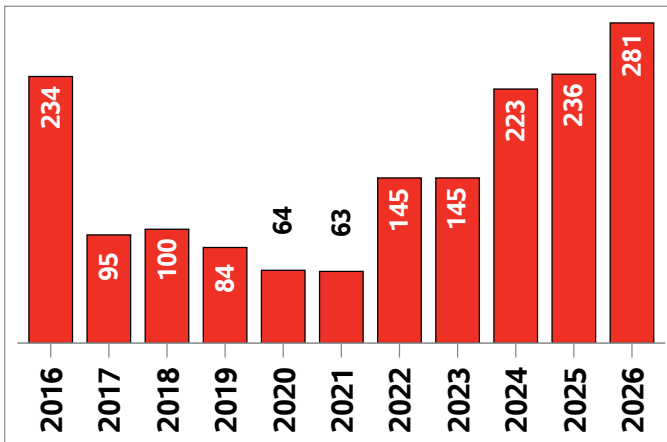
**Sales Activity
(July only)**



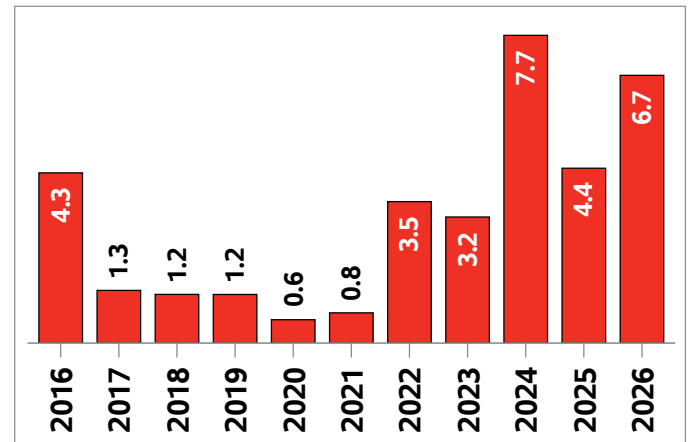
**New Listings
(July only)**



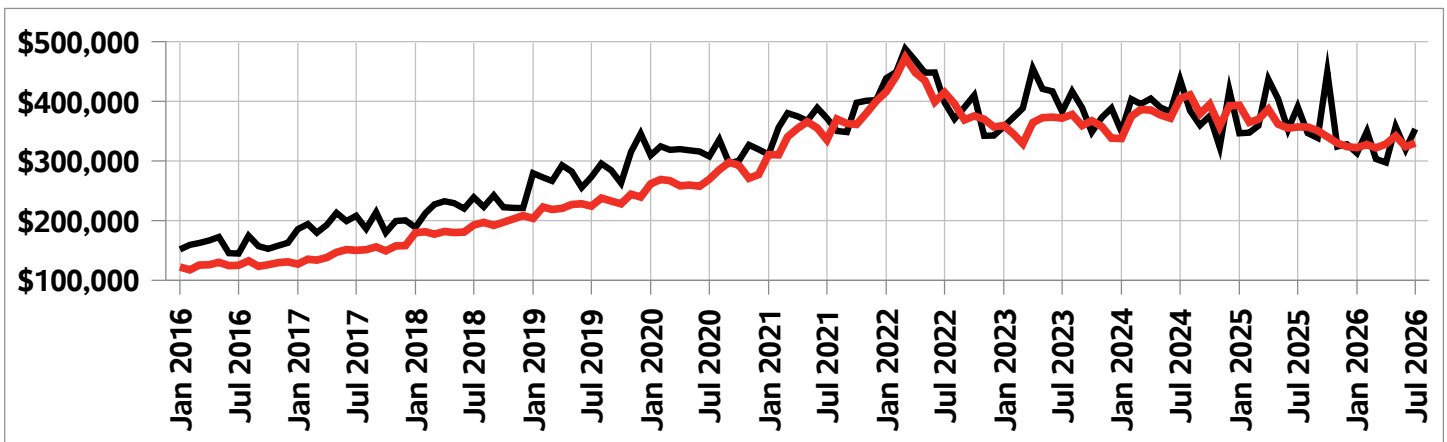
**Active Listings
(July only)**



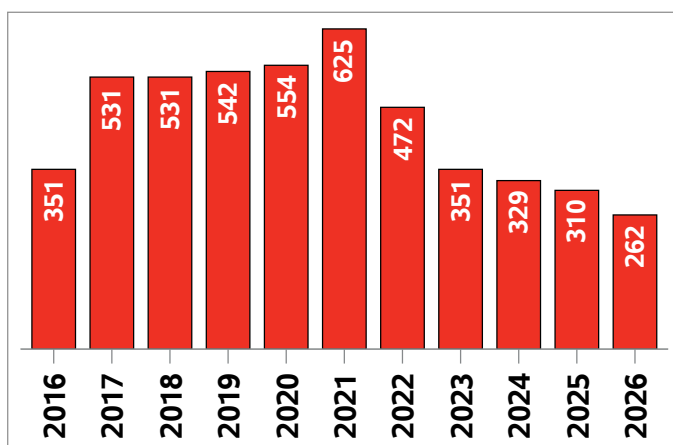
**Months of Inventory
(July only)**



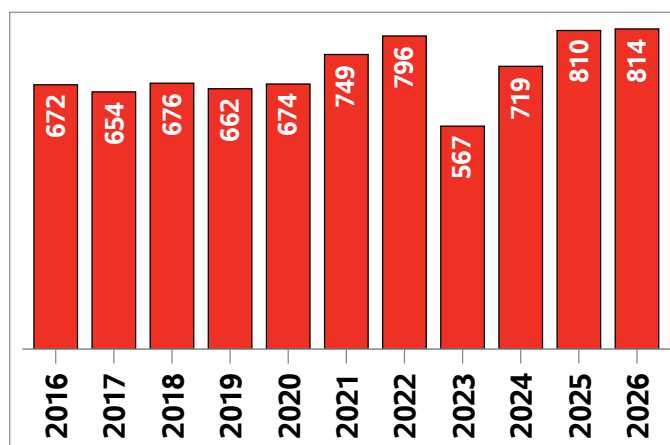
MLS® HPI Apartment Benchmark Price and Average Price



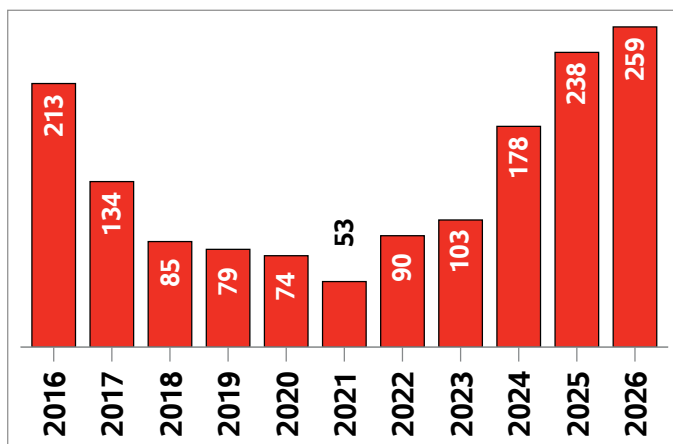
Sales Activity
(July Year-to-Date)



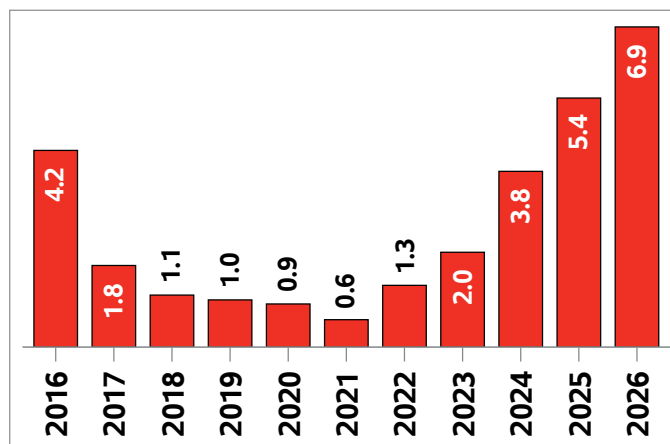
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



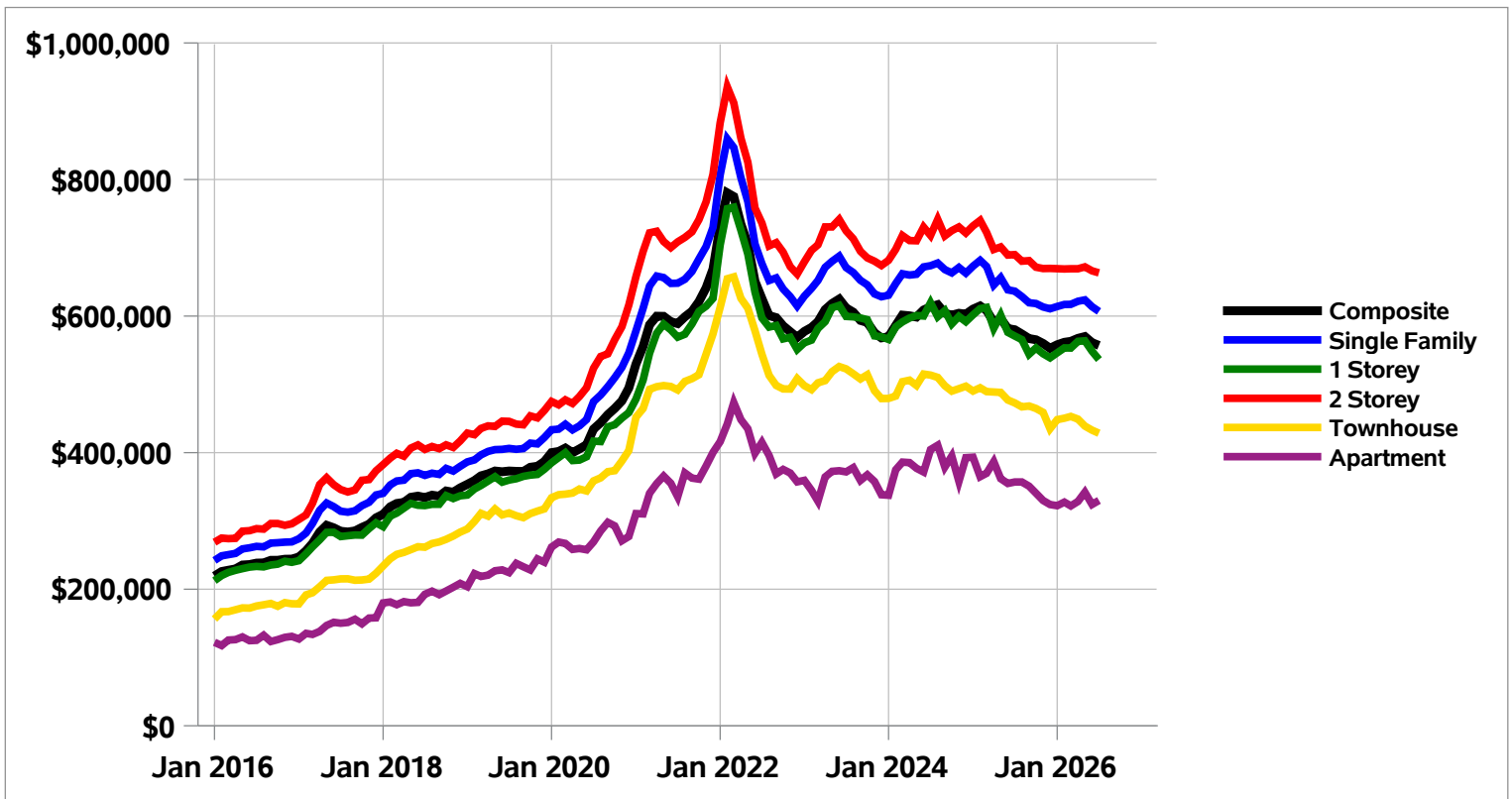
¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

MLS® Home Price Index Benchmark Price

Benchmark Type:	July 2026	percentage change vs.					
		1 month ago	3 months ago	6 months ago	12 months ago	3 years ago	5 years ago
Composite	\$557,000	-0.7	-1.8	-0.2	-4.0	-9.0	-5.4
Single Family	\$606,800	-1.1	-2.4	-1.2	-4.7	-9.6	-6.4
One Storey	\$536,300	-2.2	-4.7	-1.8	-6.0	-10.5	-5.8
Two Storey	\$663,300	-0.5	-0.9	-0.9	-3.9	-8.5	-6.4
Townhouse	\$428,400	-1.0	-4.6	-4.4	-9.4	-18.0	-12.9
Apartment	\$330,000	1.8	0.5	2.4	-7.6	-11.2	-1.6

MLS® HPI Benchmark Price



Composite

Features	Value
Above Ground Bedrooms	3
Age Category	31 to 50
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1347
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	8
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Municipal sewers

Single Family

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1448
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	6122
Number of Fireplaces	0
Total Number Of Rooms	8
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

1 Storey 🏠

Features	Value
Above Ground Bedrooms	3
Age Category	51 to 99
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1219
Half Bathrooms	0
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	6952
Number of Fireplaces	0
Total Number Of Rooms	8
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

2 Storey 🏠

Features	Value
Above Ground Bedrooms	3
Age Category	31 to 50
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	2
Garage Description	Attached, Double width
Gross Living Area (Above Ground; in sq. ft.)	1681
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Lot Size	5720
Number of Fireplaces	0
Total Number Of Rooms	9
Type Of Foundation	Basement, Poured concrete
Type of Property	Detached
Wastewater Disposal	Municipal sewers

Townhouse

Features	Value
Above Ground Bedrooms	3
Age Category	31 to 50
Attached Specification	Row
Bedrooms	3
Below Ground Bedrooms	0
Exterior Walls	Masonry & Siding
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Garage Description	Attached, Single width
Gross Living Area (Above Ground; in sq. ft.)	1287
Half Bathrooms	1
Heating	Forced air
Heating Fuel	Natural Gas
Number of Fireplaces	0
Total Number Of Rooms	7
Type Of Foundation	Basement, Poured concrete
Wastewater Disposal	Municipal sewers

Apartment

Features	Value
Above Ground Bedrooms	2
Age Category	31 to 50
Attached Specification	Row
Bedrooms	2
Below Ground Bedrooms	0
Exterior Walls	Masonry
Freshwater Supply	Municipal waterworks
Full Bathrooms	1
Gross Living Area (Above Ground; in sq. ft.)	987
Half Bathrooms	0
Number of Fireplaces	0
Total Number Of Rooms	5
Wastewater Disposal	Municipal sewers

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	448	-6.7%	14.0%	-4.5%	-35.4%	-30.5%	-29.2%
Dollar Volume	\$267,284,458	-14.6%	5.8%	-11.7%	-37.7%	0.9%	49.4%
New Listings	1,072	-6.9%	8.4%	8.1%	28.2%	16.3%	41.6%
Active Listings	2,179	4.6%	25.2%	73.9%	301.3%	99.0%	56.4%
Sales to New Listings Ratio ¹	41.8	41.7	39.7	47.3	83.0	70.0	83.6
Months of Inventory ²	4.9	4.3	4.4	2.7	0.8	1.7	2.2
Average Price	\$596,617	-8.5%	-7.2%	-7.6%	-3.4%	45.3%	111.1%
Median Price	\$545,000	-9.7%	-9.2%	-9.8%	-6.8%	43.4%	105.7%
Sale to List Price Ratio ³	97.2	97.6	98.7	99.9	107.2	102.0	99.0
Median Days on Market	30.0	24.0	19.0	14.0	8.0	13.0	22.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	2,838	-0.7%	-8.3%	-10.4%	-46.1%	-32.5%	-34.5%
Dollar Volume	\$1,730,562,110	-5.9%	-12.4%	-15.2%	-47.6%	0.3%	40.7%
New Listings	7,309	0.1%	13.5%	31.0%	10.1%	21.1%	13.5%
Active Listings ⁴	1,908	9.5%	42.6%	102.2%	311.1%	114.1%	38.4%
Sales to New Listings Ratio ⁵	38.8	39.1	48.0	56.7	79.4	69.7	67.3
Months of Inventory ⁶	4.7	4.3	3.0	2.1	0.6	1.5	2.2
Average Price	\$609,782	-5.2%	-4.5%	-5.4%	-2.7%	48.6%	114.8%
Median Price	\$560,000	-5.1%	-7.4%	-8.2%	-5.1%	46.5%	111.3%
Sale to List Price Ratio ⁷	97.5	98.0	99.0	99.6	112.7	103.6	98.9
Median Days on Market	25.0	21.0	16.0	13.0	7.0	9.0	19.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

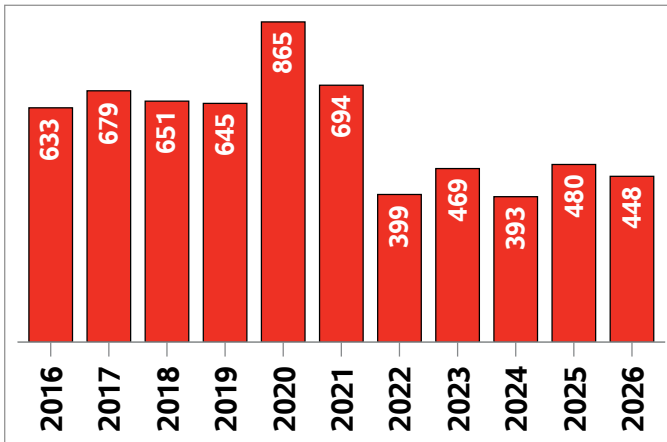
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

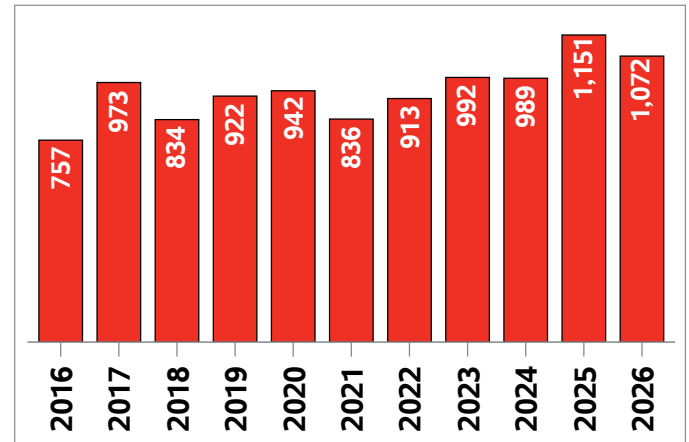
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

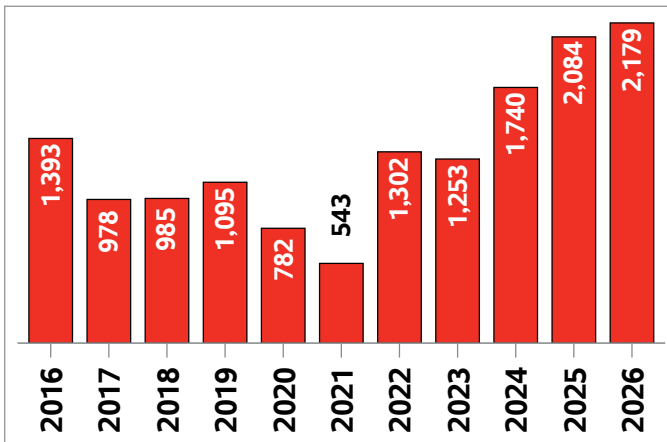
Sales Activity
(July only)



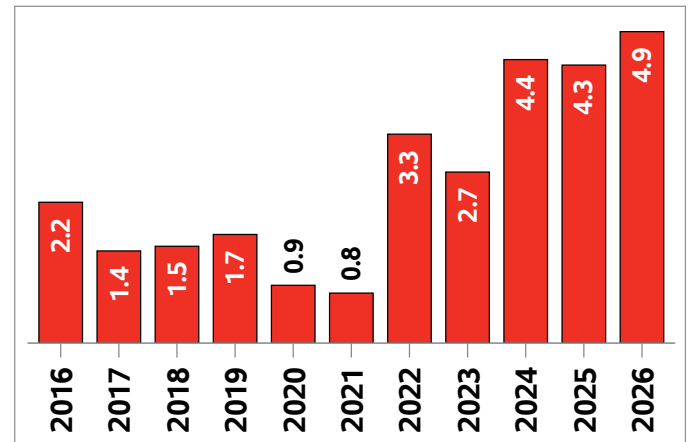
New Listings
(July only)



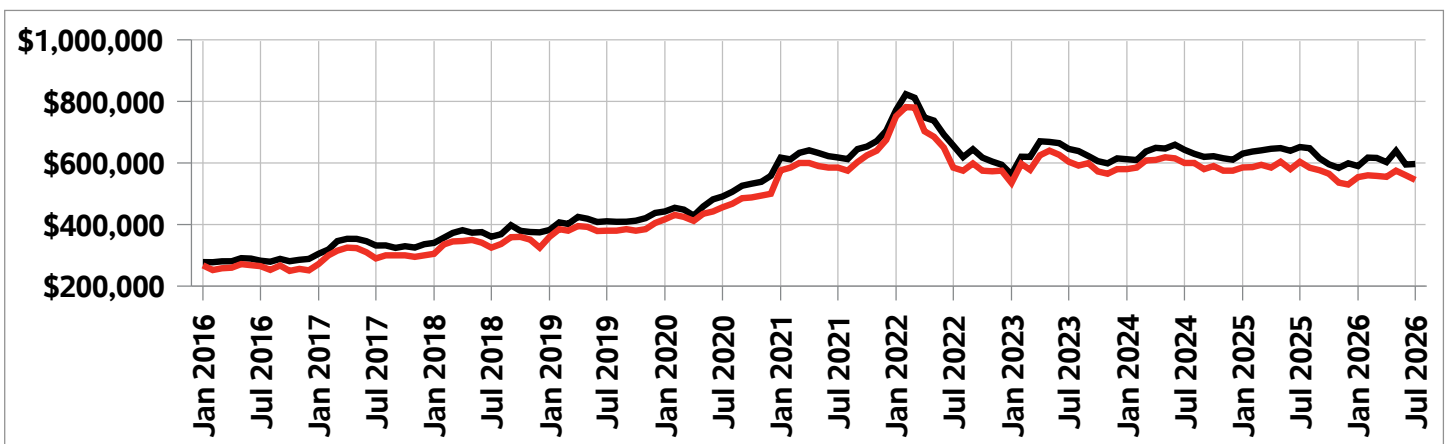
Active Listings
(July only)



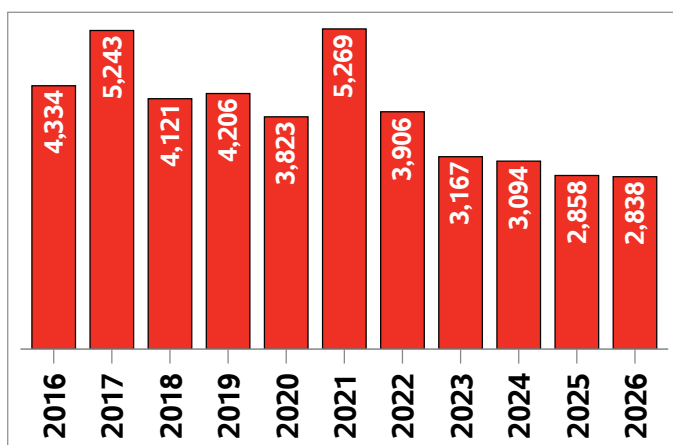
Months of Inventory
(July only)



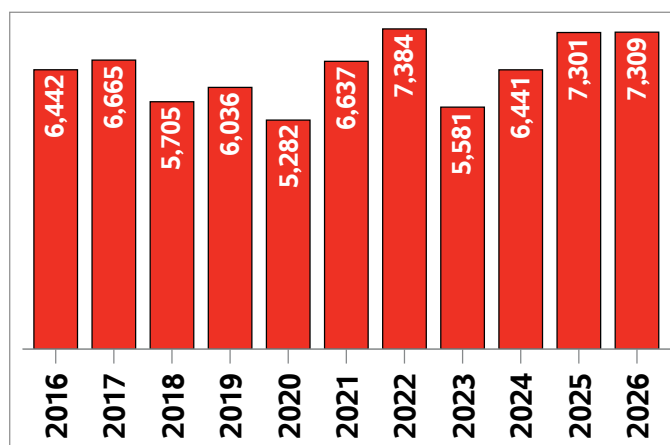
Average Price and Median Price



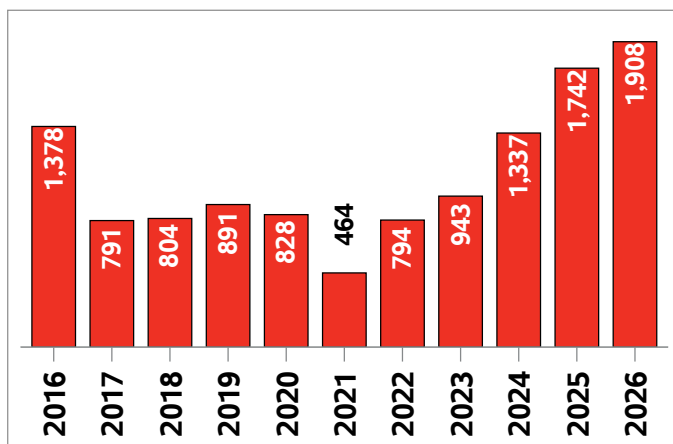
Sales Activity
(July Year-to-Date)



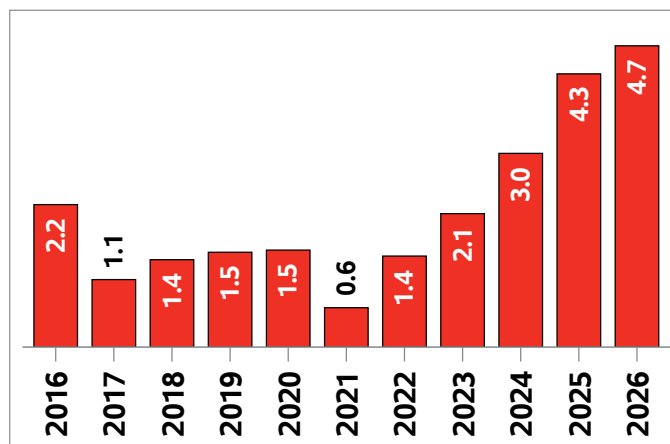
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	2	100.0%	—	100.0%	100.0%	0.0%	0.0%
Dollar Volume	\$1,655,000	338.4%	—	133.1%	50.5%	160.6%	119.2%
New Listings	6	200.0%	500.0%	500.0%	200.0%	200.0%	500.0%
Active Listings	9	80.0%	350.0%	800.0%	800.0%	28.6%	125.0%
Sales to New Listings Ratio ¹	33.3	50.0	—	100.0	50.0	100.0	200.0
Months of Inventory ²	4.5	5.0	—	1.0	1.0	3.5	2.0
Average Price	\$827,500	119.2%	—	16.5%	-24.8%	160.6%	119.2%
Median Price	\$827,500	119.2%	—	16.5%	-24.8%	160.6%	119.2%
Sale to List Price Ratio ³	97.3	94.4	—	101.6	110.6	92.2	97.2
Median Days on Market	28.0	33.0	—	11.0	7.0	71.0	91.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	5	-44.4%	66.7%	66.7%	-44.4%	-61.5%	-54.5%
Dollar Volume	\$3,835,300	-50.3%	52.2%	104.9%	-31.5%	-30.4%	-9.4%
New Listings	16	0.0%	220.0%	700.0%	45.5%	-20.0%	6.7%
Active Listings ⁴	5	10.0%	83.3%	725.0%	135.7%	-41.1%	-28.3%
Sales to New Listings Ratio ⁵	31.3	56.3	60.0	150.0	81.8	65.0	73.3
Months of Inventory ⁶	6.6	3.3	6.0	1.3	1.6	4.3	4.2
Average Price	\$767,060	-10.6%	-8.7%	22.9%	23.3%	81.1%	99.4%
Median Price	\$802,000	4.8%	9.1%	27.3%	49.9%	91.0%	129.1%
Sale to List Price Ratio ⁷	99.7	98.4	99.8	97.5	109.7	98.1	96.6
Median Days on Market	17.0	33.0	18.0	36.0	7.0	18.0	22.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

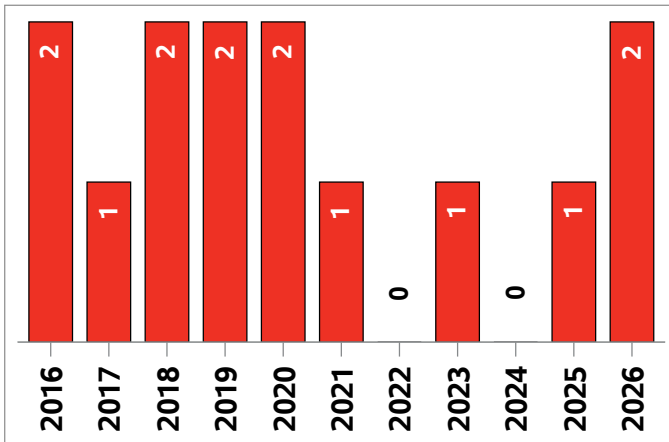
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

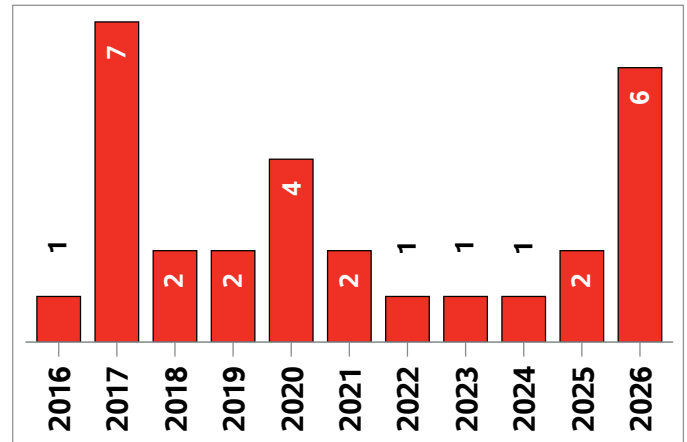
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

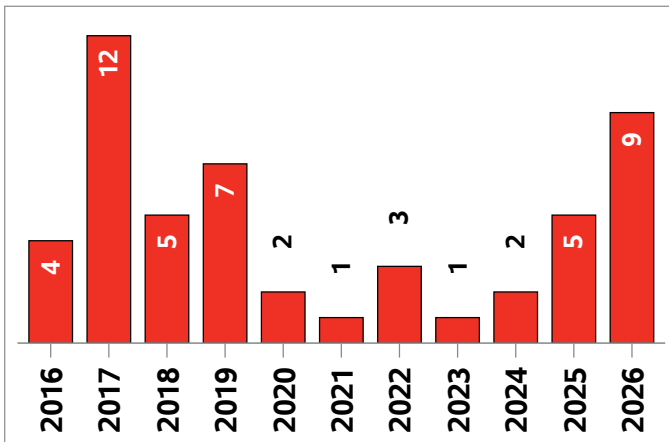
**Sales Activity
(July only)**



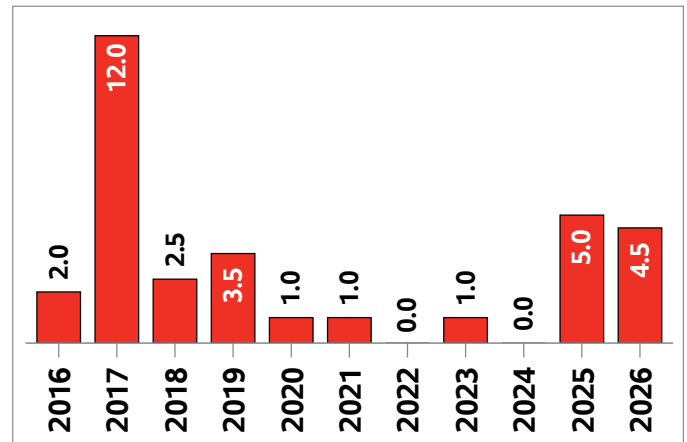
**New Listings
(July only)**



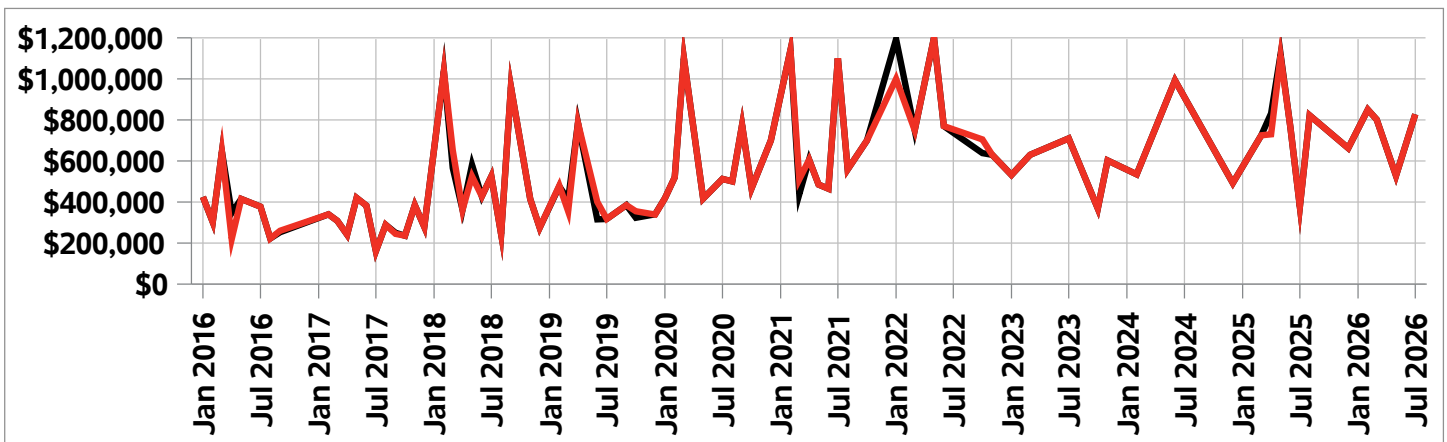
**Active Listings
(July only)**



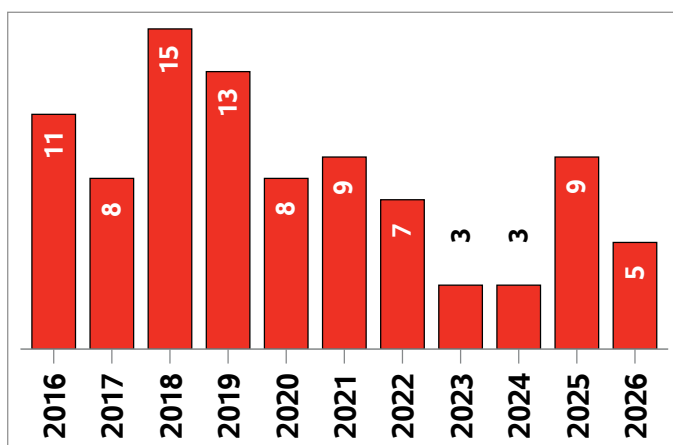
**Months of Inventory
(July only)**



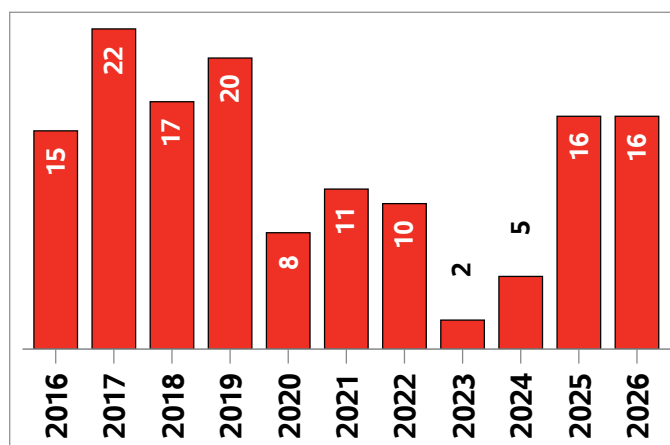
Average Price and Median Price



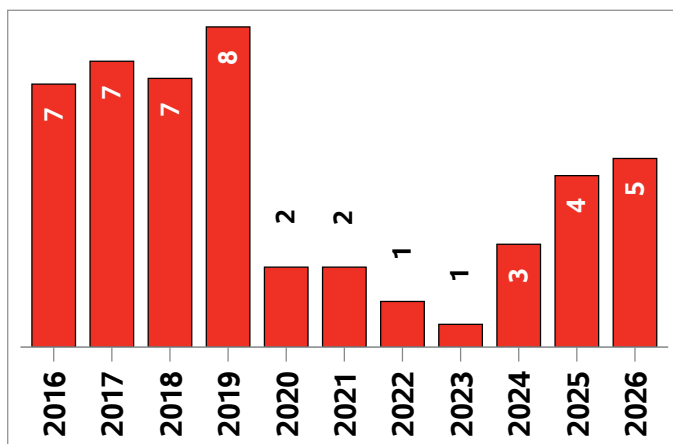
Sales Activity
(July Year-to-Date)



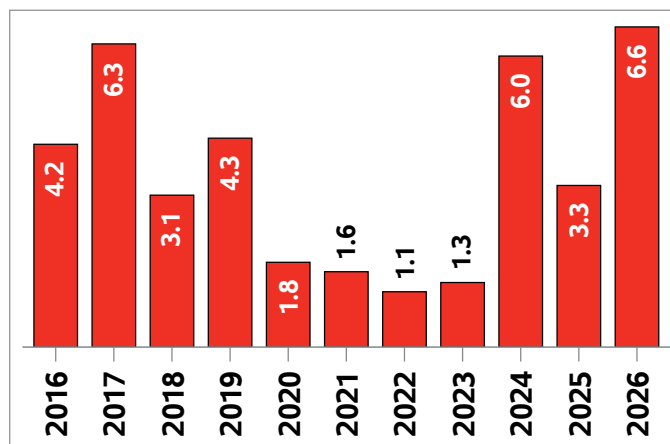
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	28	21.7%	27.3%	12.0%	-9.7%	0.0%	-45.1%
Dollar Volume	\$16,809,475	25.3%	12.5%	-2.8%	-12.2%	81.8%	14.4%
New Listings	72	2.9%	9.1%	18.0%	105.7%	33.3%	56.5%
Active Listings	161	-2.4%	17.5%	27.8%	360.0%	50.5%	28.8%
Sales to New Listings Ratio ¹	38.9	32.9	33.3	41.0	88.6	51.9	110.9
Months of Inventory ²	5.8	7.2	6.2	5.0	1.1	3.8	2.5
Average Price	\$600,338	2.9%	-11.6%	-13.2%	-2.8%	81.8%	108.4%
Median Price	\$602,500	9.6%	-15.1%	-12.7%	-3.6%	89.8%	98.2%
Sale to List Price Ratio ³	97.1	97.8	96.9	96.6	105.6	98.6	95.2
Median Days on Market	31.5	28.0	30.5	28.0	11.0	15.0	56.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	159	13.6%	-8.6%	-12.6%	-38.8%	-13.6%	-33.5%
Dollar Volume	\$97,929,906	11.2%	-16.7%	-22.2%	-40.4%	35.4%	49.5%
New Listings	417	-2.8%	3.5%	6.9%	36.3%	33.2%	20.5%
Active Listings ⁴	137	10.7%	20.0%	30.5%	299.2%	53.4%	0.2%
Sales to New Listings Ratio ⁵	38.1	32.6	43.2	46.7	85.0	58.8	69.1
Months of Inventory ⁶	6.1	6.2	4.6	4.0	0.9	3.4	4.0
Average Price	\$615,911	-2.1%	-8.9%	-11.0%	-2.6%	56.7%	124.8%
Median Price	\$580,000	-7.6%	-11.1%	-16.2%	-7.6%	54.7%	114.8%
Sale to List Price Ratio ⁷	97.0	97.9	98.0	97.2	106.8	99.6	96.6
Median Days on Market	31.0	32.5	29.0	31.5	8.0	20.0	47.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

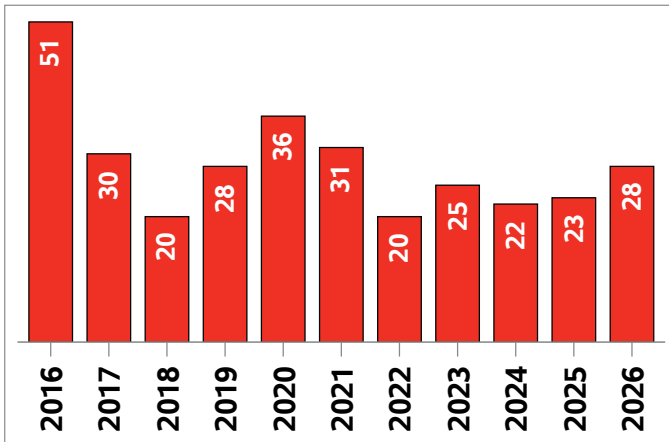
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

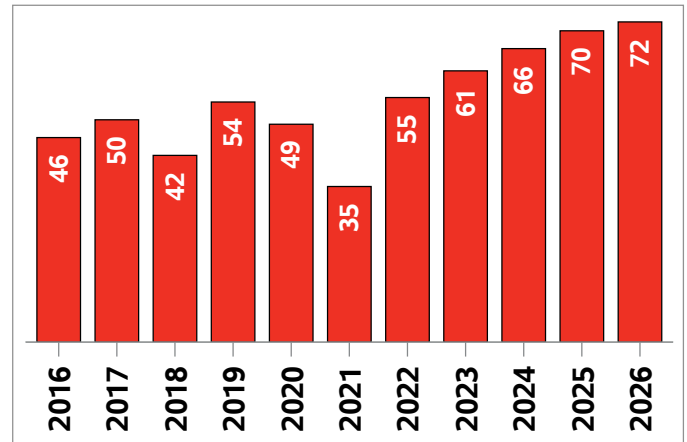
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

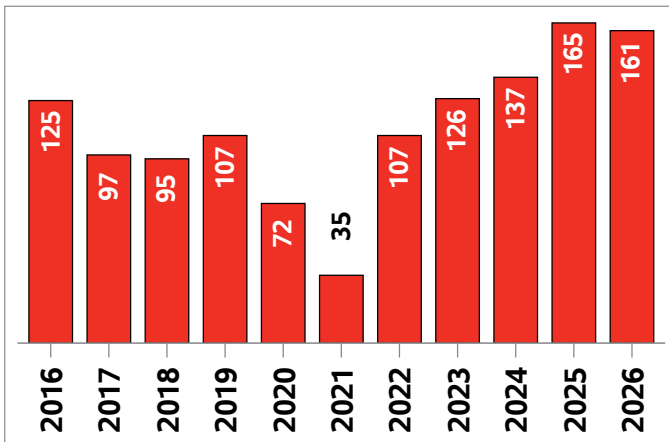
**Sales Activity
(July only)**



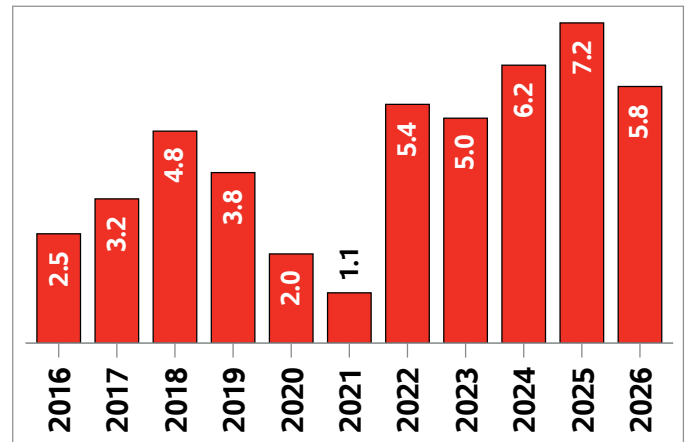
**New Listings
(July only)**



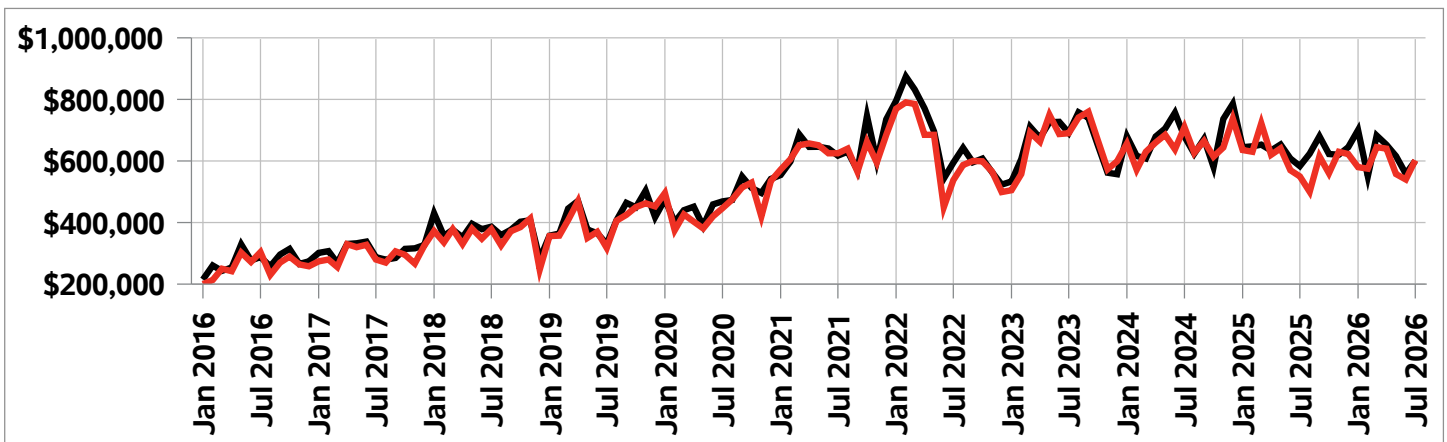
**Active Listings
(July only)**



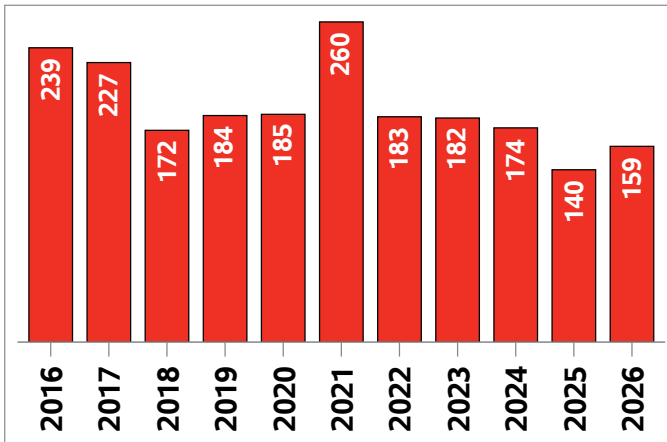
**Months of Inventory
(July only)**



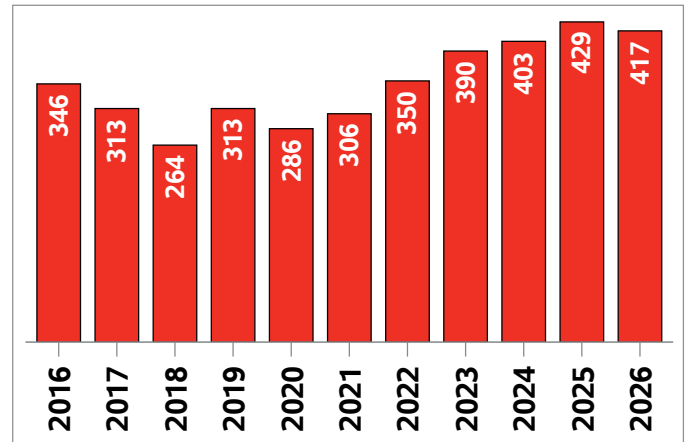
Average Price and Median Price



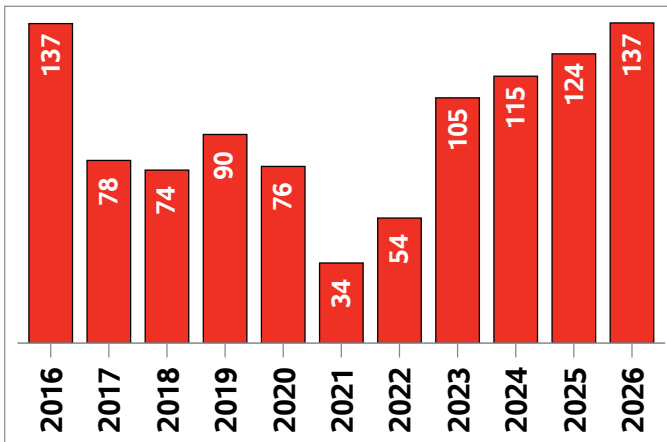
Sales Activity
(July Year-to-Date)



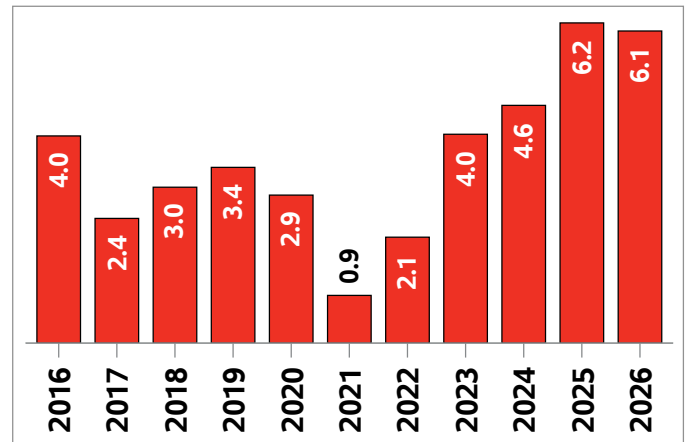
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	40	8.1%	42.9%	66.7%	8.1%	-14.9%	-11.1%
Dollar Volume	\$28,777,805	8.8%	23.1%	41.5%	-9.7%	38.9%	67.4%
New Listings	77	-6.1%	8.5%	18.5%	32.8%	16.7%	16.7%
Active Listings	277	14.5%	45.8%	96.5%	502.2%	105.2%	76.4%
Sales to New Listings Ratio ¹	51.9	45.1	39.4	36.9	63.8	71.2	68.2
Months of Inventory ²	6.9	6.5	6.8	5.9	1.2	2.9	3.5
Average Price	\$719,445	0.6%	-13.8%	-15.1%	-16.5%	63.2%	88.3%
Median Price	\$702,500	-0.9%	-1.5%	-6.0%	-2.4%	69.9%	109.3%
Sale to List Price Ratio ³	96.3	96.6	99.0	100.4	111.9	99.5	99.8
Median Days on Market	36.0	33.0	20.0	14.5	8.0	27.0	26.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	216	-16.0%	-3.6%	0.0%	-27.0%	-16.0%	-17.9%
Dollar Volume	\$175,575,786	-14.4%	-2.8%	1.1%	-26.9%	41.2%	87.1%
New Listings	648	-0.5%	15.9%	39.1%	70.1%	43.4%	33.3%
Active Listings ⁴	251	9.3%	38.3%	117.2%	540.5%	112.2%	51.2%
Sales to New Listings Ratio ⁵	33.3	39.5	40.1	46.4	77.7	56.9	54.1
Months of Inventory ⁶	8.1	6.2	5.7	3.7	0.9	3.2	4.4
Average Price	\$812,851	1.8%	0.8%	1.1%	0.2%	68.0%	127.8%
Median Price	\$692,500	-7.4%	-6.7%	-7.7%	-3.0%	52.2%	117.8%
Sale to List Price Ratio ⁷	97.1	98.1	97.9	98.5	111.4	100.7	98.0
Median Days on Market	34.0	32.0	20.0	21.0	7.0	14.0	29.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

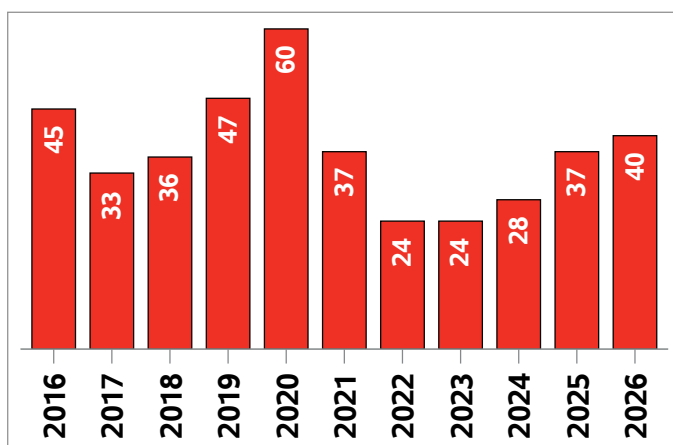
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

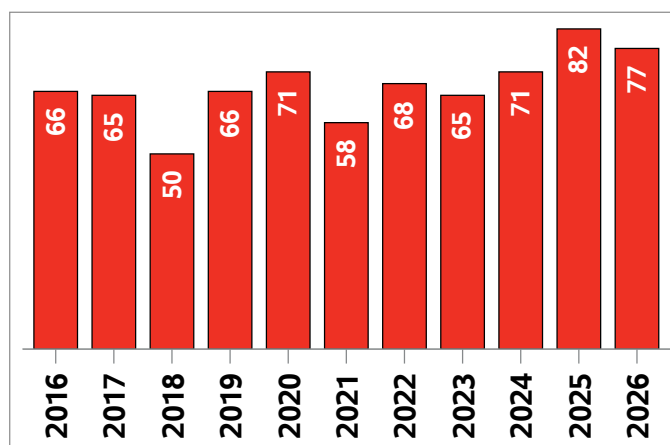
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

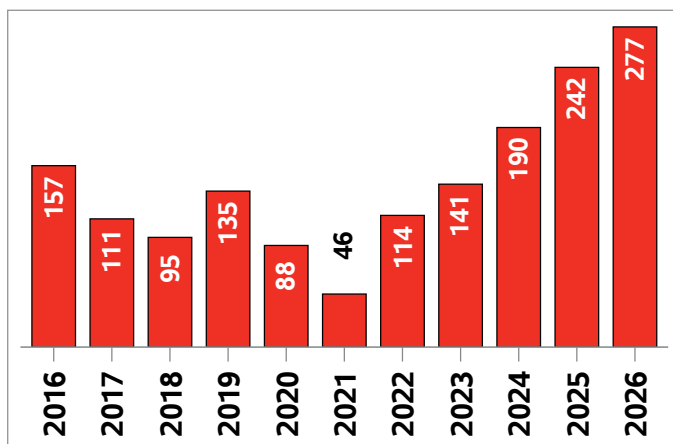
**Sales Activity
(July only)**



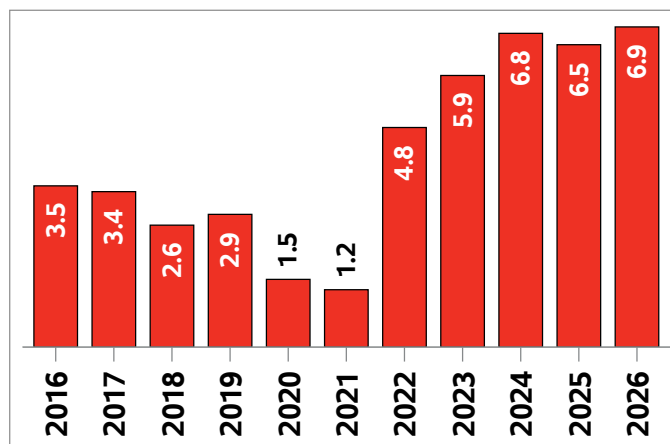
**New Listings
(July only)**



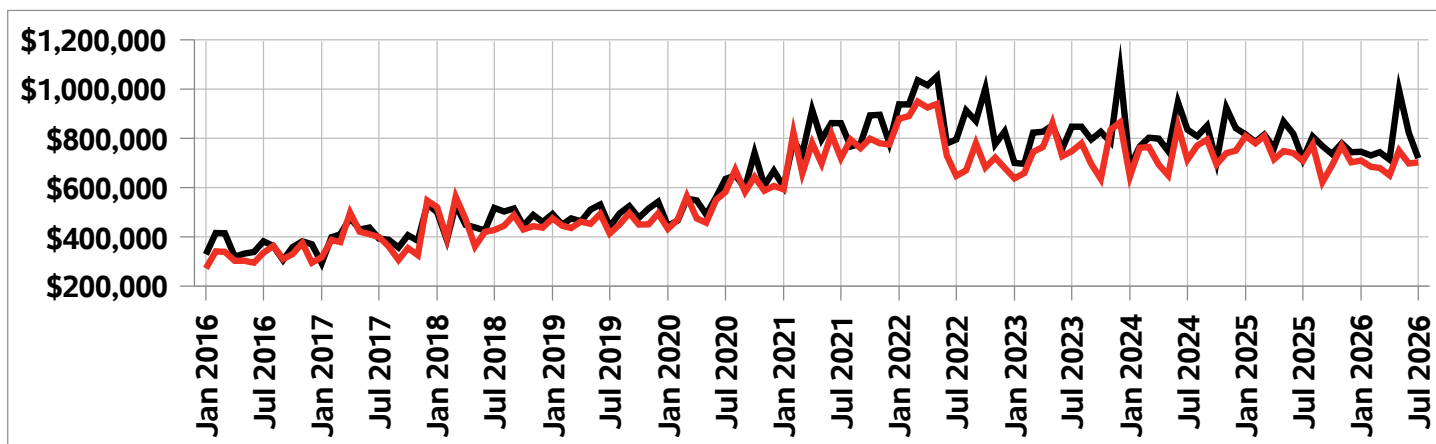
**Active Listings
(July only)**



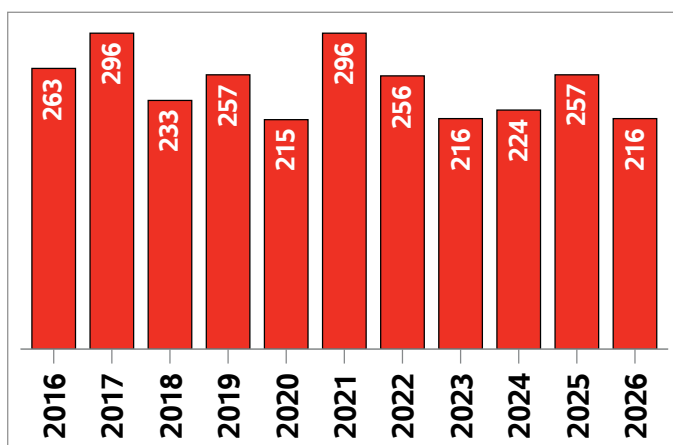
**Months of Inventory
(July only)**



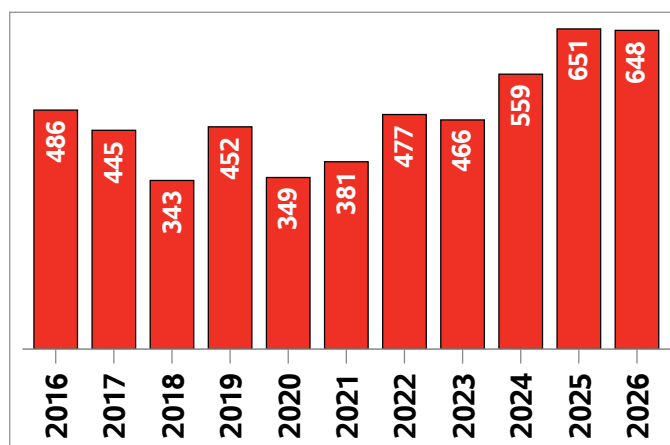
Average Price and Median Price



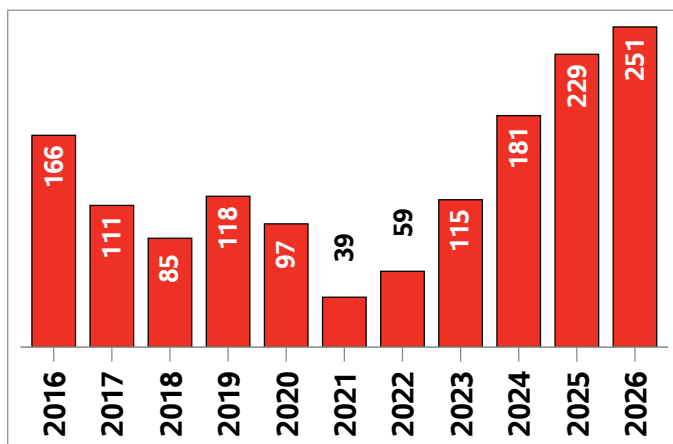
Sales Activity
(July Year-to-Date)



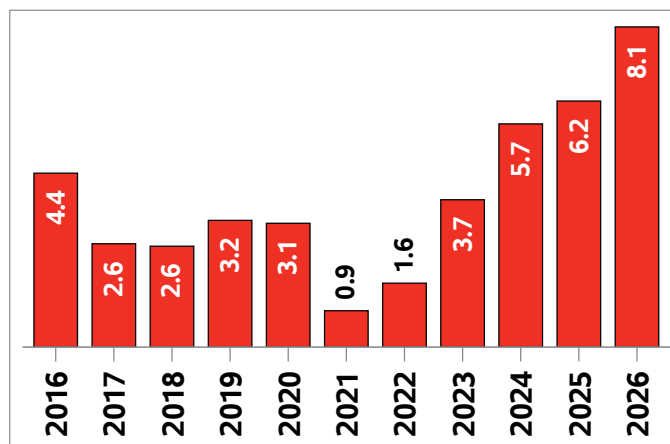
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	27	-30.8%	58.8%	0.0%	-20.6%	-30.8%	-34.1%
Dollar Volume	\$14,797,100	-41.8%	29.9%	-16.1%	-23.5%	-9.2%	40.6%
New Listings	56	-11.1%	27.3%	-1.8%	30.2%	-20.0%	3.7%
Active Listings	128	-19.5%	19.6%	30.6%	190.9%	17.4%	14.3%
Sales to New Listings Ratio ¹	48.2	61.9	38.6	47.4	79.1	55.7	75.9
Months of Inventory ²	4.7	4.1	6.3	3.6	1.3	2.8	2.7
Average Price	\$548,041	-15.9%	-18.2%	-16.1%	-3.7%	31.2%	113.5%
Median Price	\$549,900	-12.0%	-17.9%	-15.4%	-4.1%	44.3%	112.3%
Sale to List Price Ratio ³	97.9	98.2	99.7	97.8	112.1	99.0	98.0
Median Days on Market	27.0	31.0	26.0	22.0	8.0	11.0	20.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	198	-10.8%	-18.2%	-1.0%	-31.7%	-25.6%	-15.4%
Dollar Volume	\$125,767,262	-15.4%	-21.6%	-5.7%	-29.8%	13.1%	105.8%
New Listings	404	-24.5%	-2.2%	4.4%	18.1%	1.8%	10.4%
Active Listings ⁴	123	-14.5%	15.3%	40.7%	308.6%	31.8%	2.8%
Sales to New Listings Ratio ⁵	49.0	41.5	58.6	51.7	84.8	67.0	63.9
Months of Inventory ⁶	4.3	4.5	3.1	3.1	0.7	2.4	3.6
Average Price	\$635,188	-5.1%	-4.2%	-4.7%	2.8%	51.9%	143.2%
Median Price	\$597,000	-7.1%	-3.9%	-6.2%	-0.5%	51.1%	137.8%
Sale to List Price Ratio ⁷	97.1	97.8	98.5	97.8	113.3	100.1	97.5
Median Days on Market	25.0	27.0	22.5	20.0	7.0	14.0	28.5

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

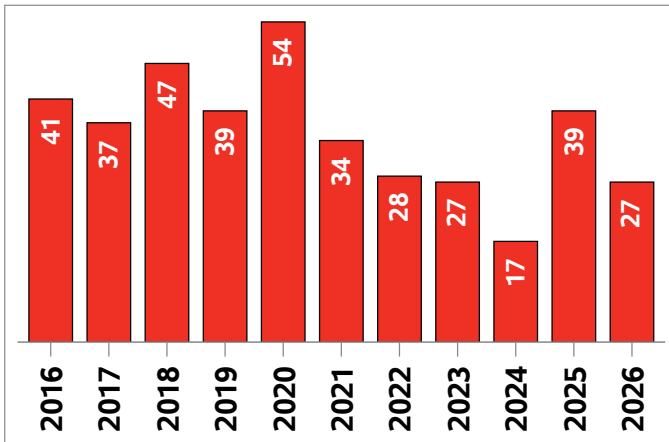
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

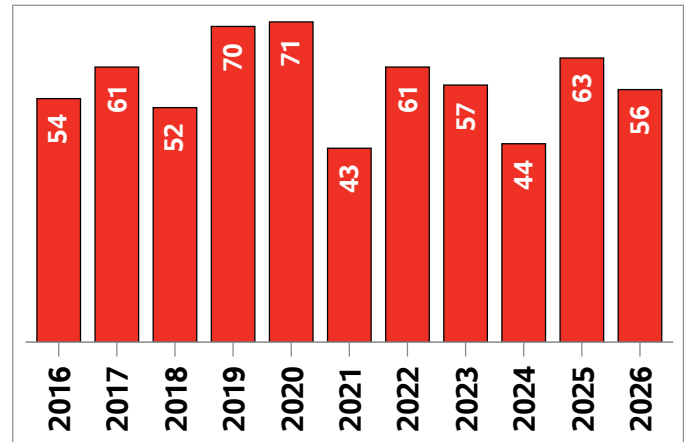
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

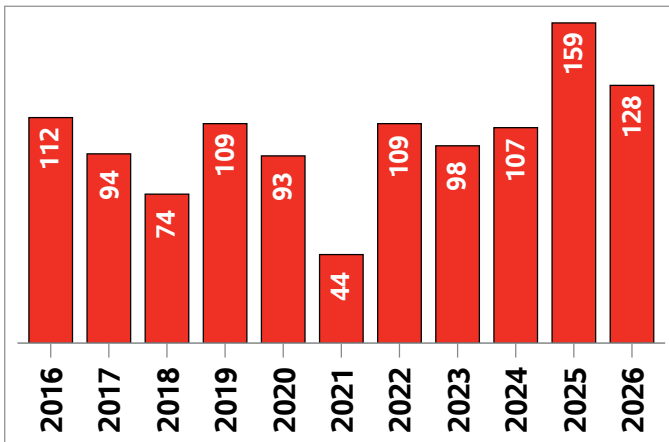
**Sales Activity
(July only)**



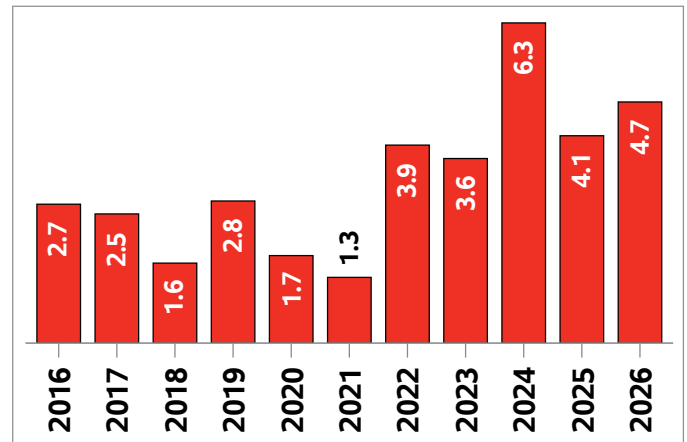
**New Listings
(July only)**



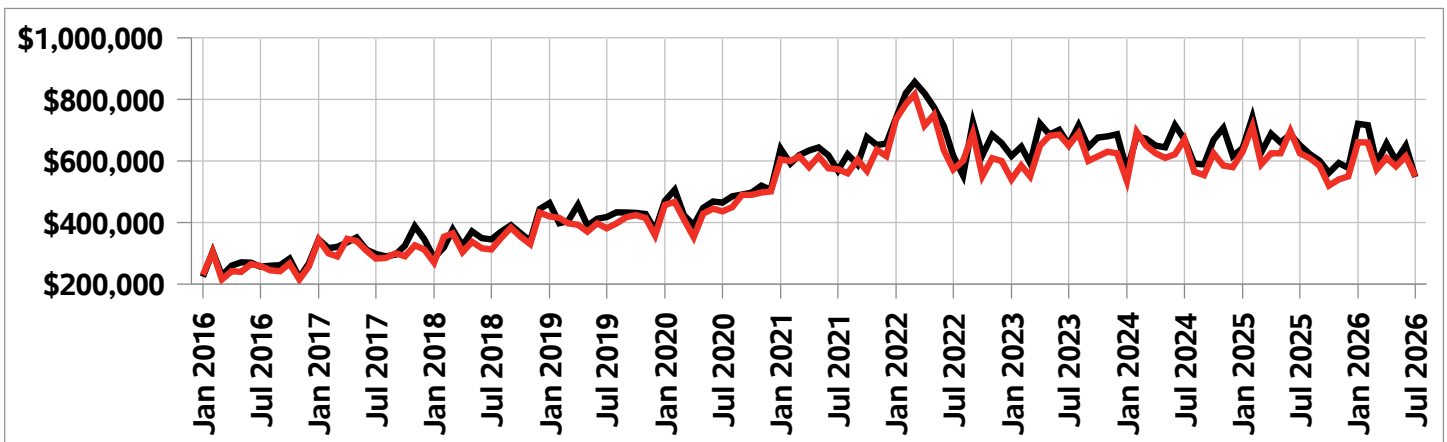
**Active Listings
(July only)**



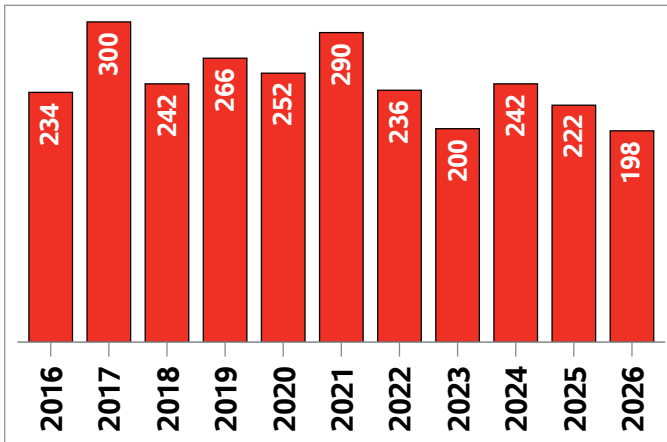
**Months of Inventory
(July only)**



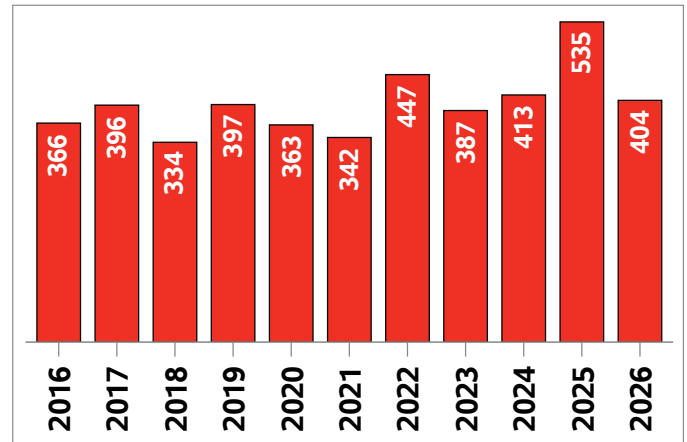
Average Price and Median Price



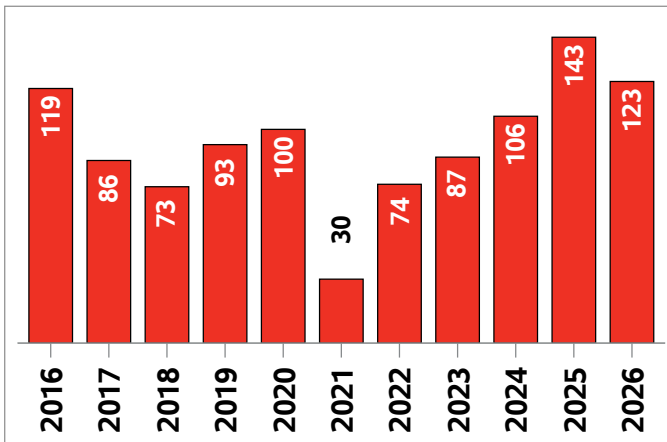
Sales Activity
(July Year-to-Date)



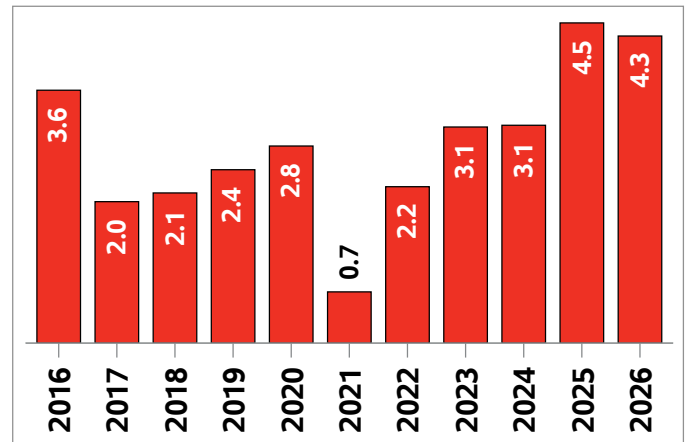
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.

Actual	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	74	-1.3%	32.1%	105.6%	-14.0%	15.6%	-12.9%
Dollar Volume	\$37,060,612	-8.8%	21.0%	72.9%	-11.4%	73.0%	94.0%
New Listings	129	-4.4%	21.7%	27.7%	41.8%	87.0%	63.3%
Active Listings	234	1.3%	40.1%	93.4%	408.7%	254.5%	114.7%
Sales to New Listings Ratio ¹	57.4	55.6	52.8	35.6	94.5	92.8	107.6
Months of Inventory ²	3.2	3.1	3.0	3.4	0.5	1.0	1.3
Average Price	\$500,819	-7.6%	-8.4%	-15.9%	2.9%	49.6%	122.9%
Median Price	\$500,000	-6.5%	-7.3%	-19.4%	8.5%	53.5%	129.4%
Sale to List Price Ratio ³	97.4	98.0	98.5	99.1	106.5	100.4	98.0
Median Days on Market	27.5	23.0	23.0	14.0	8.0	11.0	24.0

Year-to-Date	July 2026	Compared to ⁸					
		July 2025	July 2024	July 2023	July 2021	July 2019	July 2016
Sales Activity	375	-12.0%	-5.1%	0.0%	-22.2%	-9.6%	-19.7%
Dollar Volume	\$206,469,236	-13.8%	-7.6%	-4.8%	-17.9%	48.7%	98.0%
New Listings	792	-2.6%	12.3%	41.7%	41.9%	62.0%	38.0%
Active Listings ⁴	211	14.3%	52.8%	122.6%	571.8%	288.9%	68.3%
Sales to New Listings Ratio ⁵	47.3	52.4	56.0	67.1	86.4	84.9	81.4
Months of Inventory ⁶	3.9	3.0	2.4	1.8	0.5	0.9	1.9
Average Price	\$550,585	-2.1%	-2.7%	-4.8%	5.6%	64.6%	146.6%
Median Price	\$531,000	-4.3%	-5.2%	-6.8%	4.1%	63.6%	147.0%
Sale to List Price Ratio ⁷	97.8	98.2	98.4	99.4	111.9	101.5	98.2
Median Days on Market	27.0	25.5	18.0	16.0	6.0	11.0	23.0

¹ Sales / new listings * 100; compared to levels from previous periods.

² Active listings at month end / monthly sales; compared to levels from previous periods.

³ Sale price / list price * 100; average for all homes sold in the current month.

⁴ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

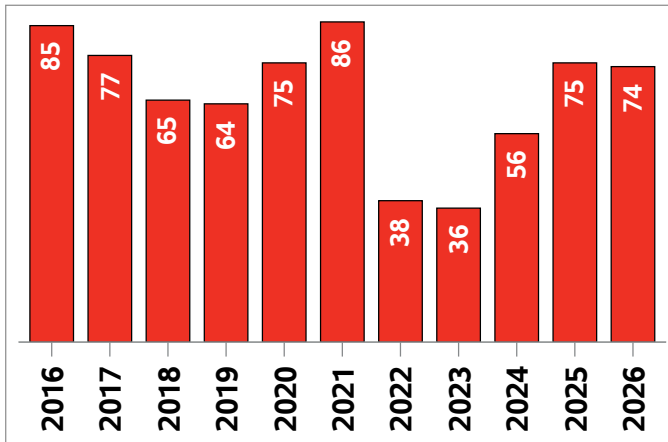
⁵ Sum of sales from January to current month / sum of new listings from January to current month.

⁶ The year-to-date months of inventory figure is calculated as average active listings from January to current month / average sales from January to current month.

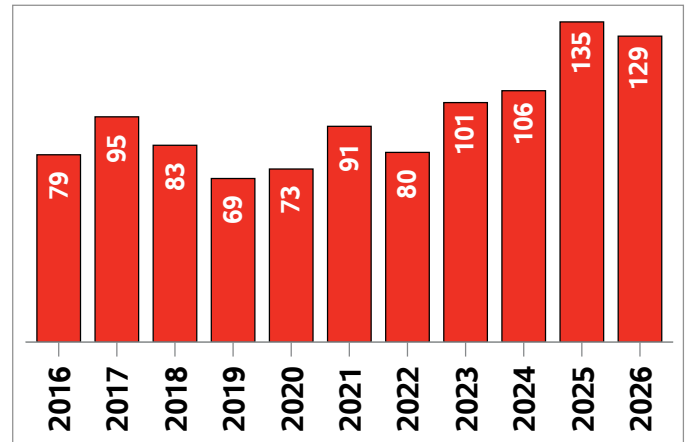
⁷ Sale price / list price * 100; average for all homes sold so far this year.

⁸ Sales to new listings ratio, months of inventory, sale to list price ratio, and days on market shown as levels; all others calculated as percentage changes.

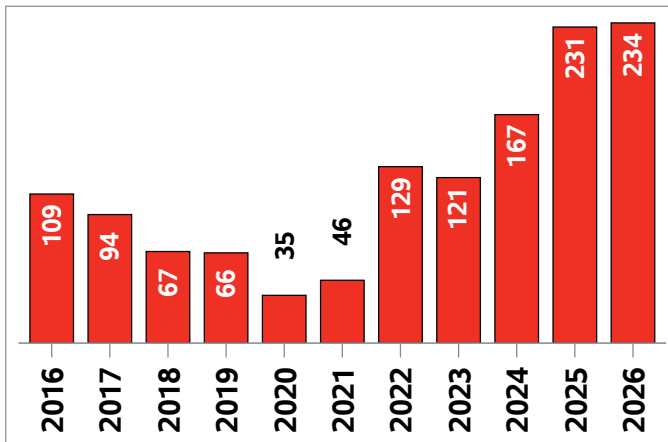
**Sales Activity
(July only)**



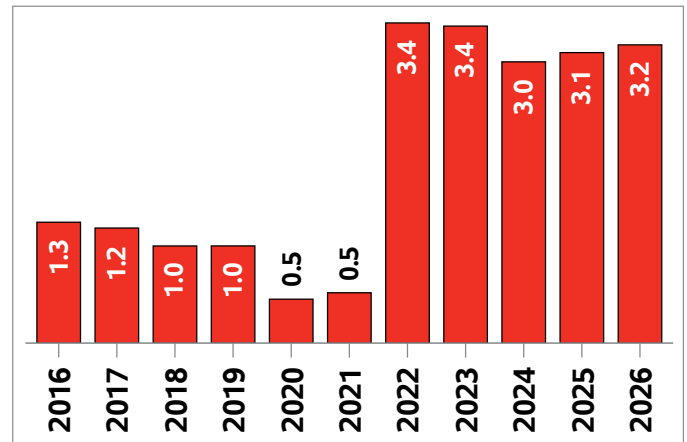
**New Listings
(July only)**



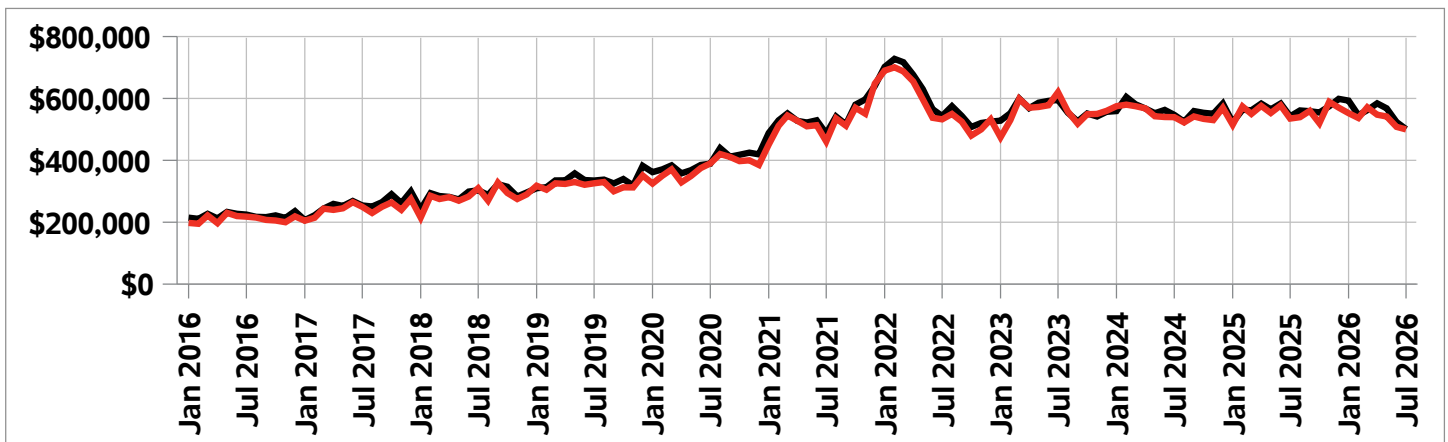
**Active Listings
(July only)**



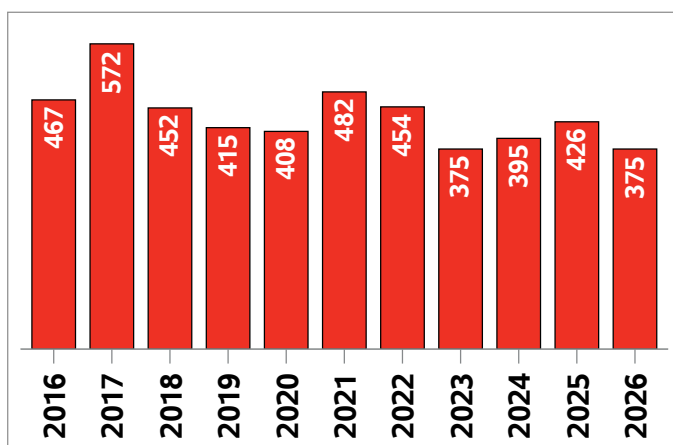
**Months of Inventory
(July only)**



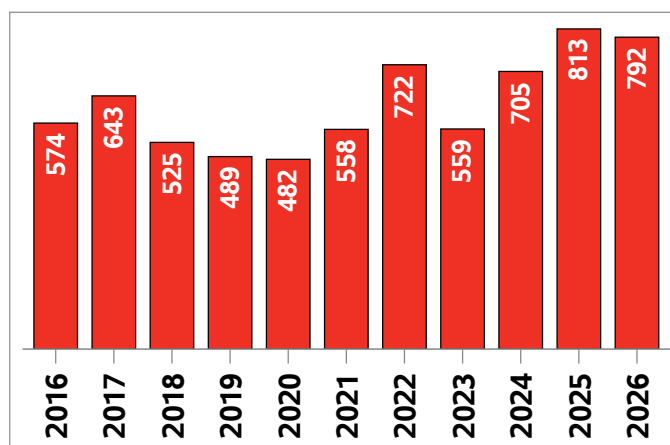
Average Price and Median Price



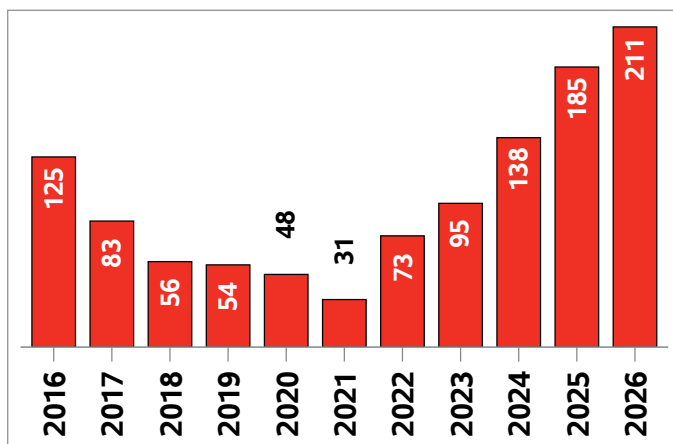
Sales Activity
(July Year-to-Date)



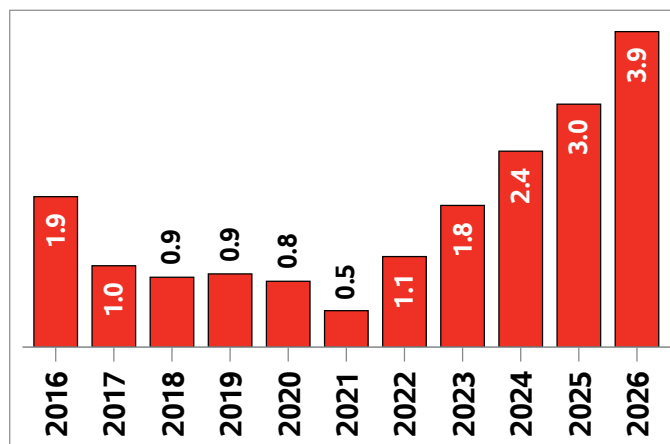
New Listings
(July Year-to-Date)



Active Listings ¹
(July Year-to-Date)



Months of Inventory ²
(July Year-to-Date)



¹ The year-to-date active listings figure is a monthly average of the number of homes on the market at the end of each month so far this year.

² Average active listings January to the current month / average sales January to the current month.