

Local Market Update – March 2025

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of April 14, 2025



Montgomery

+ 18.5%

- 30.3%

0.0%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	18	27	+ 50.0%	266	278	+ 4.5%
Under Contract (includes Contingent and Pending)	13	18	+ 38.5%	222	225	+ 1.4%
Closed Sales	25	17	- 32.0%	230	222	- 3.5%
Median Sales Price*	\$290,000	\$285,000	- 1.7%	\$320,000	\$322,481	+ 0.8%
Average Sales Price*	\$322,276	\$294,739	- 8.5%	\$315,559	\$329,141	+ 4.3%
Percent of Original List Price Received*	101.1%	105.4%	+ 4.3%	100.7%	101.6%	+ 0.9%
Average Market Time	19	41	+ 115.8%	23	25	+ 8.7%
Inventory of Homes for Sale at Month End	11	15	+ 36.4%	--	--	--

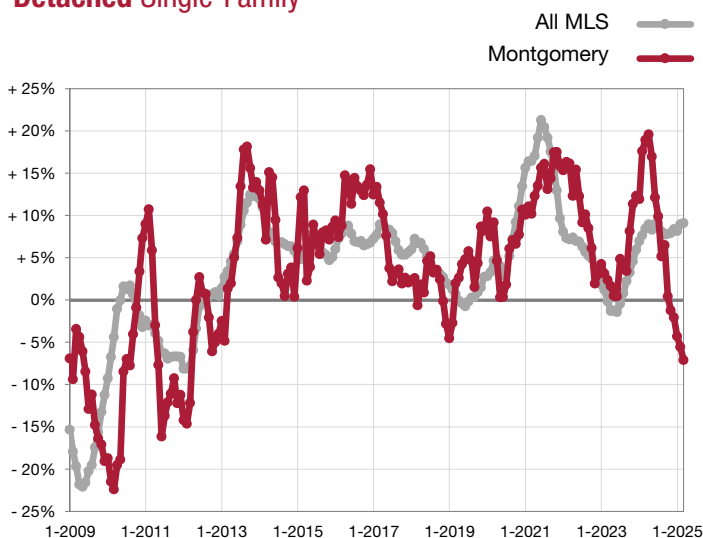
Attached Single-Family

	March			Trailing 12 Months		
	3-2024	3-2025	+ / -	3-2024	3-2025	+ / -
New Listings	9	5	- 44.4%	101	85	- 15.8%
Under Contract (includes Contingent and Pending)	9	8	- 11.1%	80	67	- 16.3%
Closed Sales	8	6	- 25.0%	73	68	- 6.8%
Median Sales Price*	\$250,500	\$262,500	+ 4.8%	\$245,000	\$267,750	+ 9.3%
Average Sales Price*	\$247,963	\$263,792	+ 6.4%	\$241,912	\$265,292	+ 9.7%
Percent of Original List Price Received*	100.9%	100.2%	- 0.7%	100.9%	100.6%	- 0.3%
Average Market Time	22	22	0.0%	19	20	+ 5.3%
Inventory of Homes for Sale at Month End	5	1	- 80.0%	--	--	--

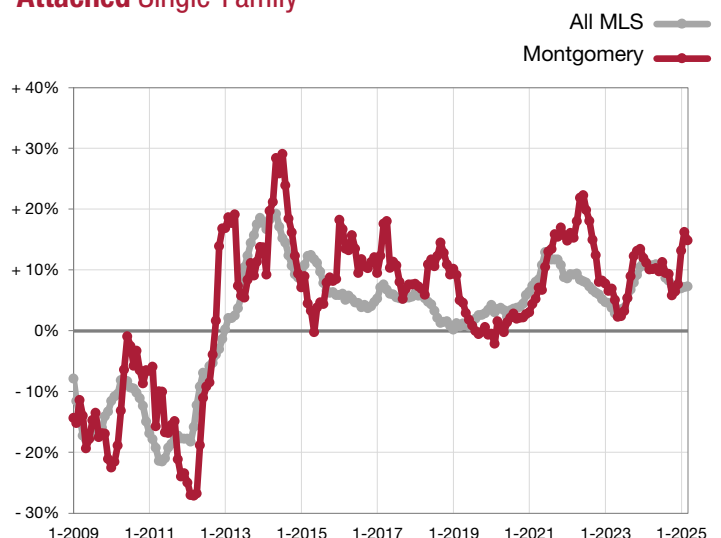
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Change in Median Sales Price from Prior Year (6-Month Average)**

Detached Single-Family



Attached Single-Family



** 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.