

# February 2026 Housing Market Report

Prepared by Bright Research

Data as of March 5, 2026

Key Market Statistics	Feb 2026	Feb 2025	Change	YTD 2026	YTD 2025	Change
Closed Sales	40	42	-4.8%	90	87	+3.4%
Median Sold Price	\$418,580	\$447,000	-6.4%	\$400,000	\$419,999	-4.8%
Median Days on Market	41 days	51 days	-10 days	47 days	46 days	+1 day
New Pending Sales	66	60	+10.0%	125	113	+10.6%
New Listings	91	58	+56.9%	154	133	+15.8%
Active Listings	195	136	+43.4%	195	136	+43.4%
Months of Supply	3.10	2.39	+0.71 mos.	3.10	2.39	+0.71 mos.
Showings	610	544	+12.1%	1,159	1,156	+0.3%

## Closed Sales

2026

2025

2024

2023

2022

**40**

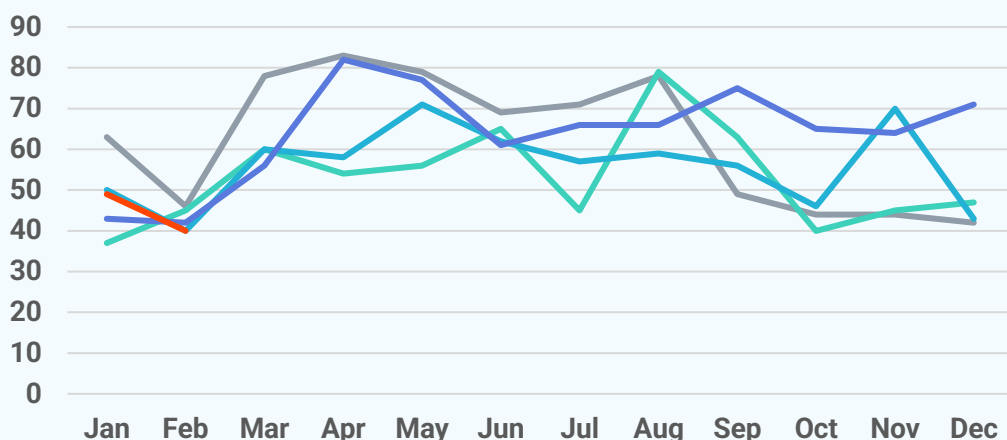
February 2026

**-4.8%**

Feb '26 vs. Feb '25  
(Feb '25: 42)

**-18.4%**

Feb '26 vs. Jan '26  
(Jan '26: 49)



## Median Sold Price

2026 2025 2024 2023 2022

**\$418,580**

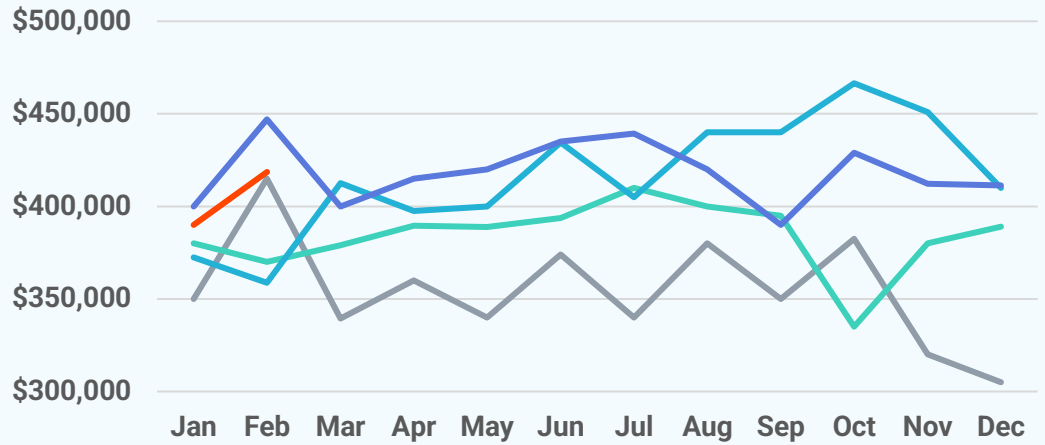
February 2026

**-6.4%**

Feb '26 vs. Feb '25  
(Feb '25: \$447,000)

**+7.3%**

Feb '26 vs. Jan '26  
(Jan '26: \$389,990)



## Median Days on Market

2026 2025 2024 2023 2022

**41 days**

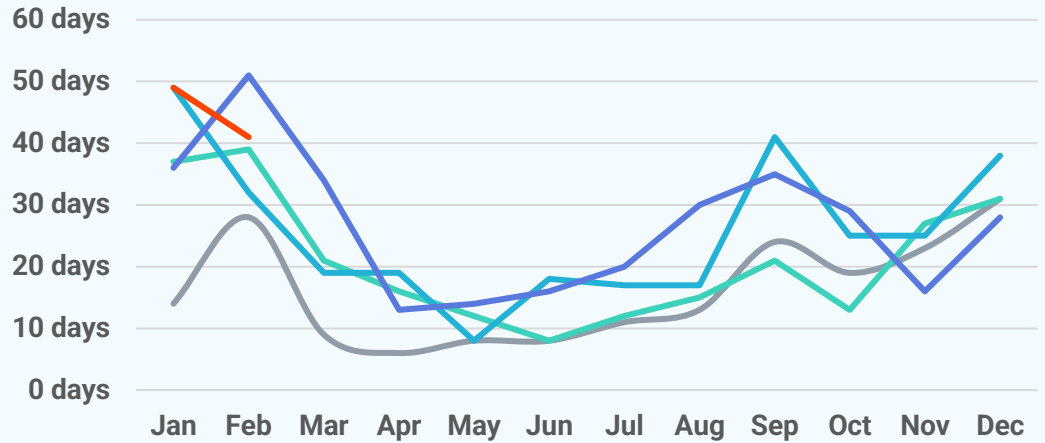
February 2026

**-10 days**

Feb '26 vs. Feb '25  
(Feb '25: 51 days)

**-8 days**

Feb '26 vs. Jan '26  
(Jan '26: 49 days)



## New Pending Sales

2026 2025 2024 2023 2022

**66**

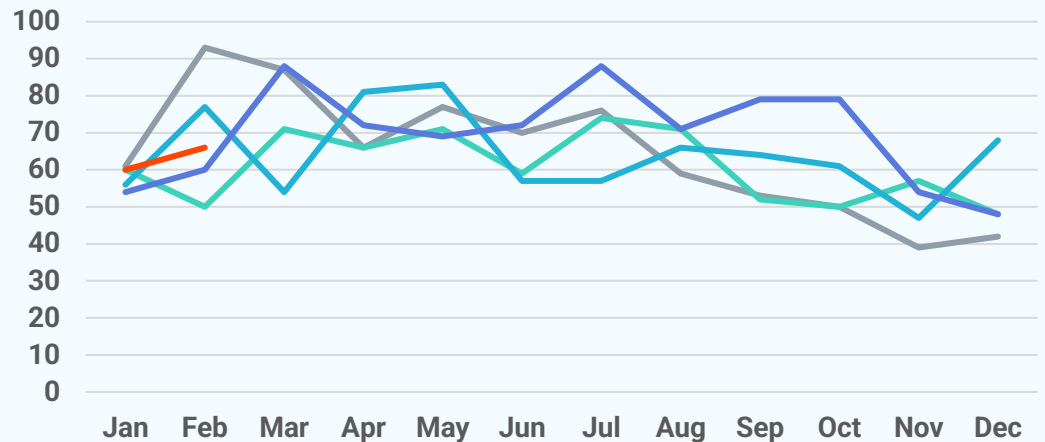
February 2026

**+10.0%**

Feb '26 vs. Feb '25  
(Feb '25: 60)

**+10.0%**

Feb '26 vs. Jan '26  
(Jan '26: 60)



## New Listings

2026

2025

2024

2023

2022

**91**

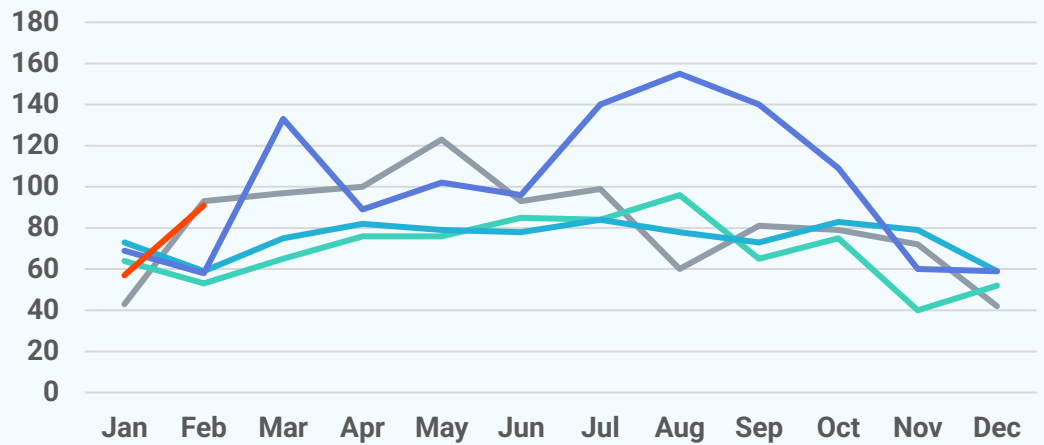
February 2026

**+56.9%**

Feb '26 vs. Feb '25  
(Feb '25: 58)

**+59.6%**

Feb '26 vs. Jan '26  
(Jan '26: 57)



## Active Listings

2026

2025

2024

2023

2022

**195**

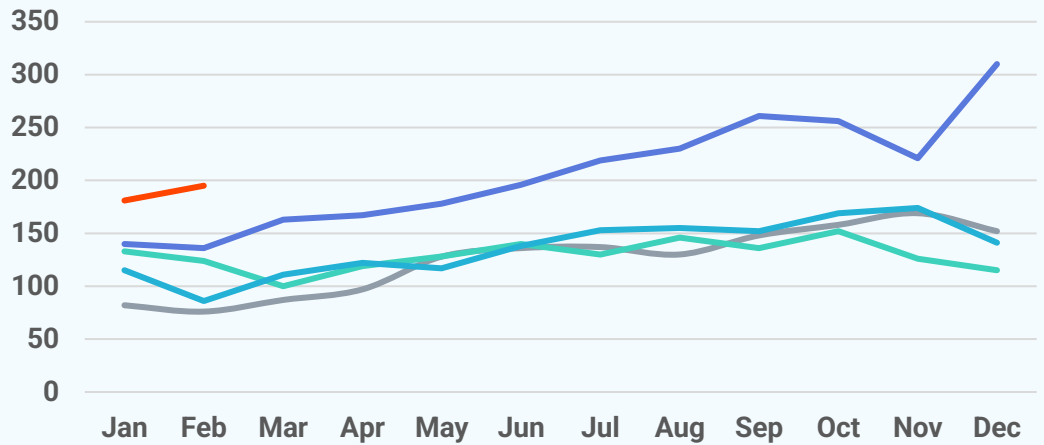
February 2026

**+43.4%**

Feb '26 vs. Feb '25  
(Feb '25: 136)

**+7.7%**

Feb '26 vs. Jan '26  
(Jan '26: 181)



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