

August 2026 Housing Market Report

Prepared by Bright Research

Data as of September 4, 2026

Key Market Statistics	Aug 2026	Aug 2025	Change	YTD 2026	YTD 2025	Change
Closed Sales	34	33	+3.0%	266	319	-16.6%
Median Sold Price	\$342,500	\$349,900	-2.1%	\$369,950	\$370,000	-0.0%
Median Days on Market	36 days	9 days	+27 days	25 days	22 days	+3 days
New Pending Sales	29	28	+3.6%	286	337	-15.1%
New Listings	41	47	-12.8%	478	470	+1.7%
Active Listings	118	98	+20.4%	118	98	+20.4%
Months of Supply	3.69	2.58	+1.11 mos.	3.69	2.58	+1.11 mos.
Showings	446	384	+16.1%	3,806	3,063	+24.3%

Closed Sales

2026

2025

2024

2023

2022

34

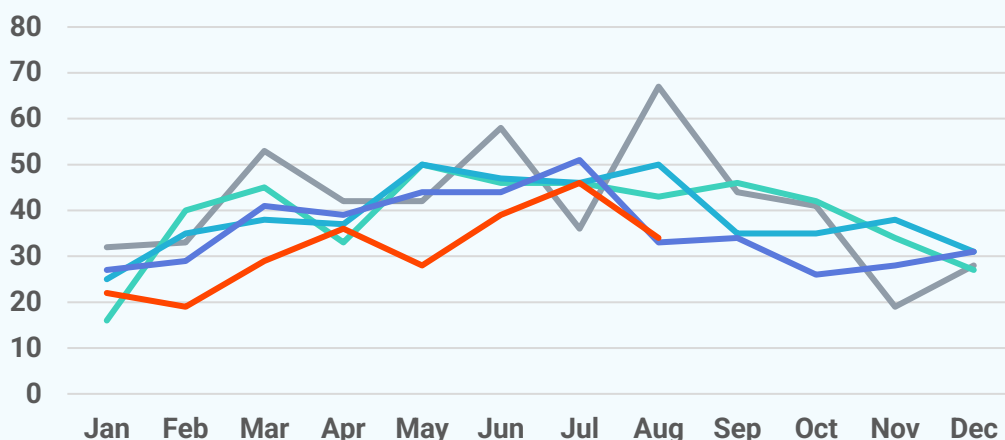
August 2026

+3.0%

Aug '26 vs. Aug '25
(Aug '25: 33)

-26.1%

Aug '26 vs. Jul '26
(Jul '26: 46)



Median Sold Price

2026

2025

2024

2023

2022

\$342,500

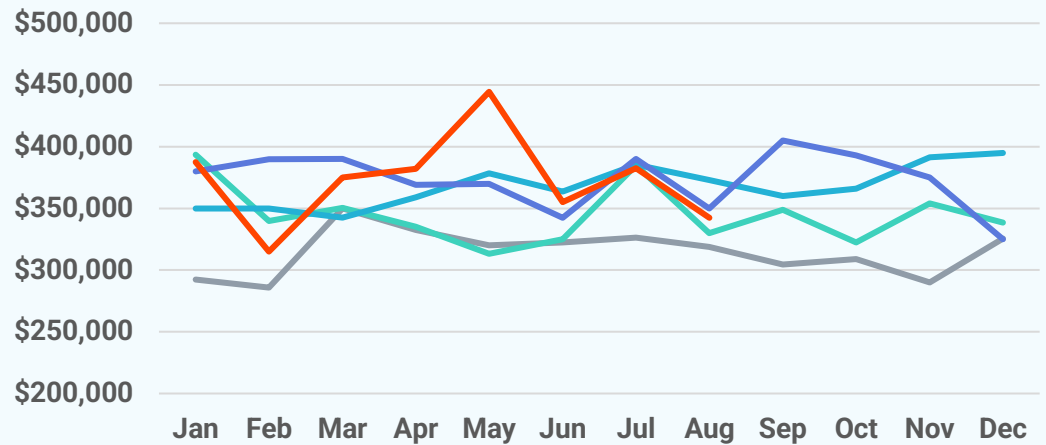
August 2026

-2.1%

Aug '26 vs. Aug '25
(Aug '25: \$349,900)

-10.5%

Aug '26 vs. Jul '26
(Jul '26: \$382,500)



Median Days on Market

2026

2025

2024

2023

2022

36 days

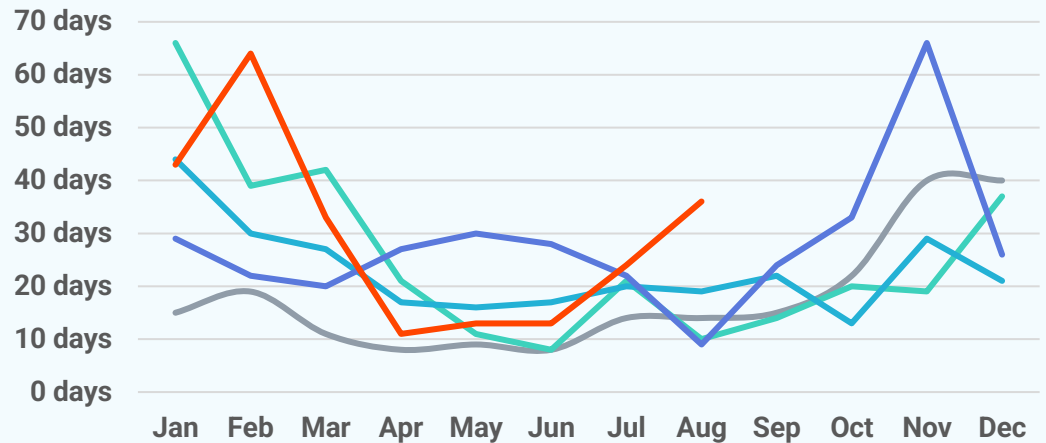
August 2026

+27 days

Aug '26 vs. Aug '25
(Aug '25: 9 days)

+12 days

Aug '26 vs. Jul '26
(Jul '26: 24 days)



New Pending Sales

2026

2025

2024

2023

2022

29

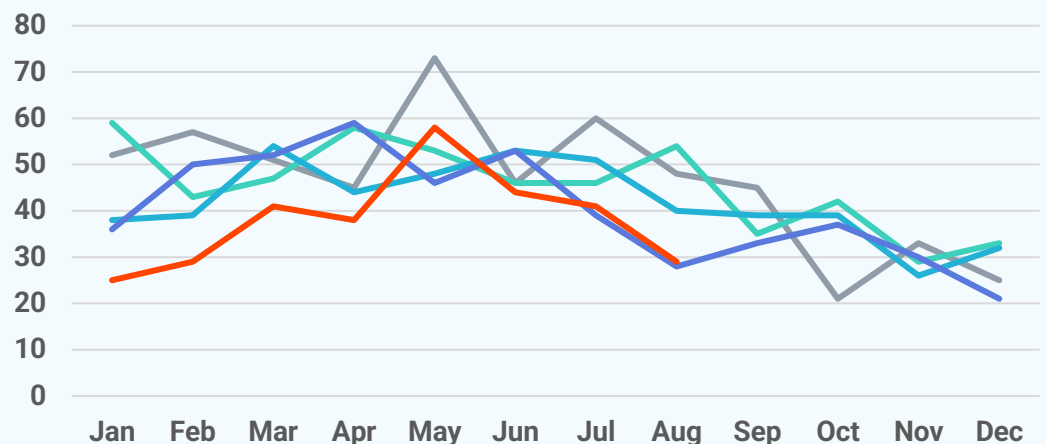
August 2026

+3.6%

Aug '26 vs. Aug '25
(Aug '25: 28)

-29.3%

Aug '26 vs. Jul '26
(Jul '26: 41)



New Listings

2026

2025

2024

2023

2022

41

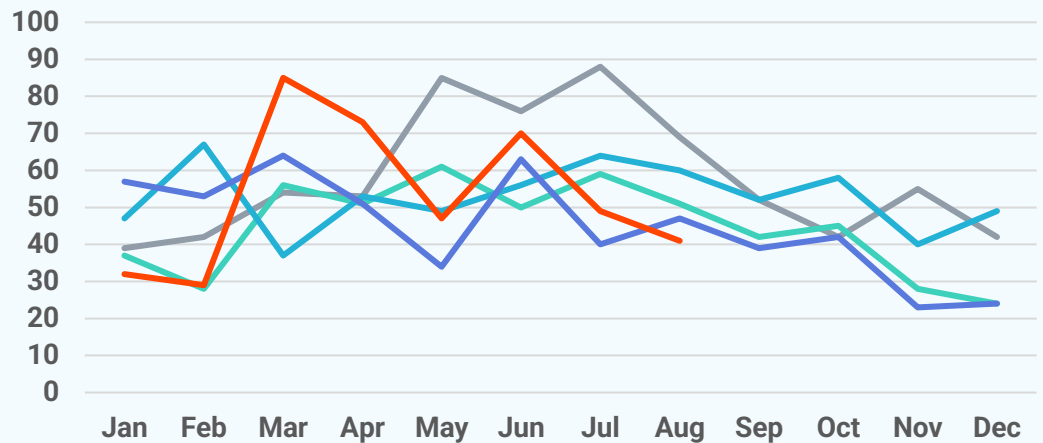
August 2026

-12.8%

Aug '26 vs. Aug '25
(Aug '25: 47)

-16.3%

Aug '26 vs. Jul '26
(Jul '26: 49)



Active Listings

2026

2025

2024

2023

2022

118

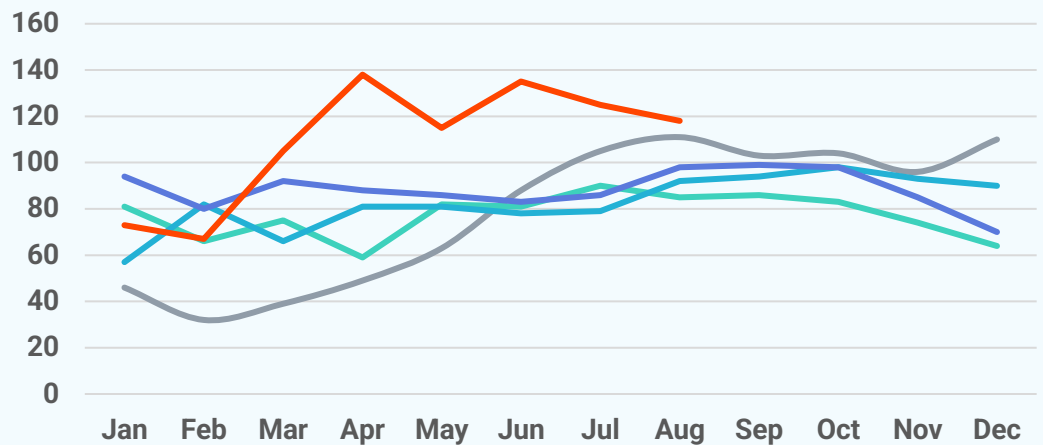
August 2026

+20.4%

Aug '26 vs. Aug '25
(Aug '25: 98)

-5.6%

Aug '26 vs. Jul '26
(Jul '26: 125)



About Bright MLS

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