

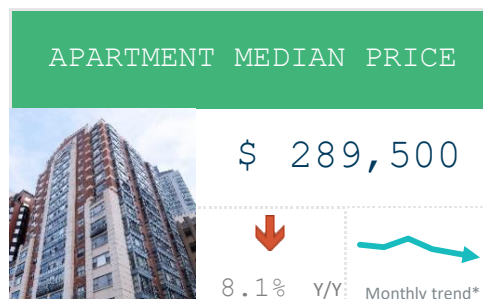
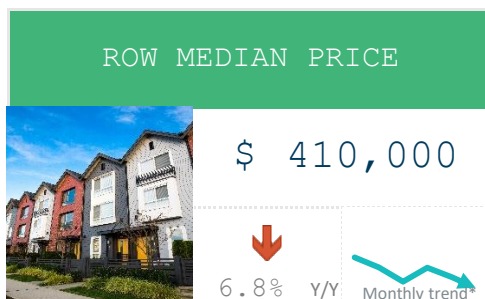
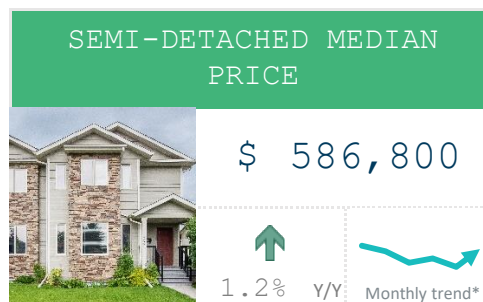
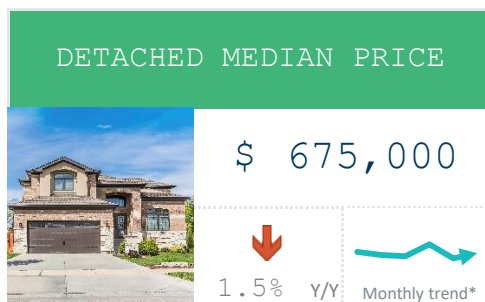
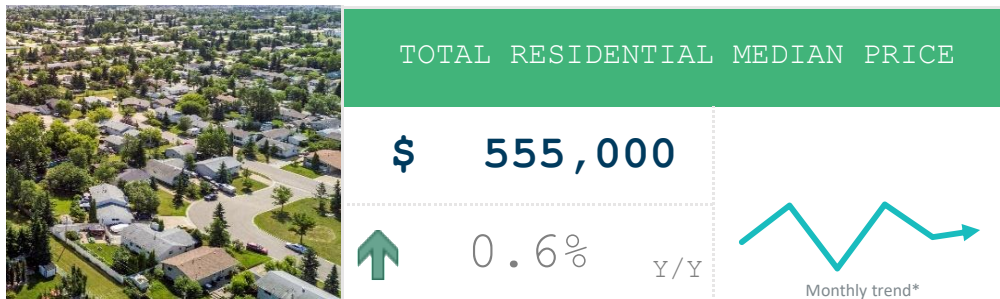
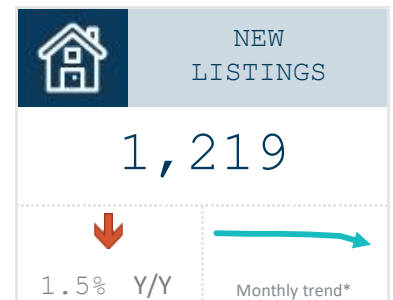
December 2025

## Market Trend Summary

Sales in December were 1,126 units, down 14.6 percent compared to last year. Sales were down for all property types. Row sales dropped the most, falling 25% year over year.

There were 1,219 new listings in December, a 1.5 percent drop from last year. The drop in sales increased the months of supply compared to last year by 51 percent to 3.43.

The sales-to-new-listings ratio increased again from last month to 92% percent. Overall inventory is up 29 percent at 3,859 units. In December, the total residential median price increased year over year to \$555,000, which is 0.6 percent higher than last year's levels. Year to date, prices were down for all categories. Prices fell for detached (-1%), for semi (-1%) for row (-2%) and apartment (-3%).



\*Monthly trend is based on seasonally adjusted data for the prior 6 months

December 2025

December 2025

	Sales		New Listings		Inventory		S/NL	Months of Supply		Median Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	587	-4%	559	3%	1587	28%	105%	2.70	33%	\$675,000	-1%
Semi	96	-23%	102	2%	382	55%	94%	3.98	100%	\$586,800	1%
Row	171	-25%	204	-16%	652	37%	84%	3.81	82%	\$410,000	-7%
Apartment	272	-24%	354	1%	1238	20%	77%	4.55	57%	\$289,500	-8%
<b>Total Residential</b>	<b>1,126</b>	<b>-15%</b>	<b>1,219</b>	<b>-2%</b>	<b>3859</b>	<b>29%</b>	<b>92%</b>	<b>3.43</b>	<b>51%</b>	<b>\$555,000</b>	<b>1%</b>

Year-to-Date

December 2025

	Sales		New Listings		Inventory		S/NL	Months of Supply		Median Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	11,328	-9%	19,617	14%	2,520	56%	58%	2.67	71%	\$708,000	-1%
Semi	2,159	-8%	3,635	16%	488	70%	59%	2.71	86%	\$604,700	-1%
Row	3,838	-17%	6,729	10%	947	88%	57%	2.96	127%	\$444,000	-2%
Apartment	5,426	-28%	10,728	-1%	1,786	51%	51%	3.95	111%	\$315,000	-3%
<b>Total Residential</b>	<b>22,751</b>	<b>-16%</b>	<b>40,709</b>	<b>9%</b>	<b>5,741</b>	<b>60%</b>	<b>56%</b>	<b>3.03</b>	<b>90%</b>	<b>\$575,000</b>	<b>3%</b>

Residential Sales by Price Range

December

