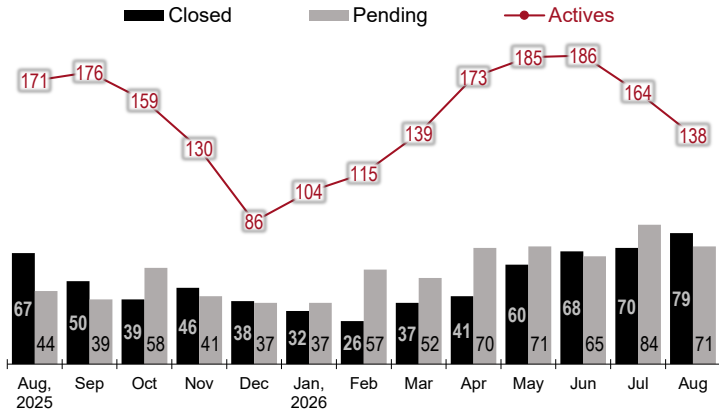


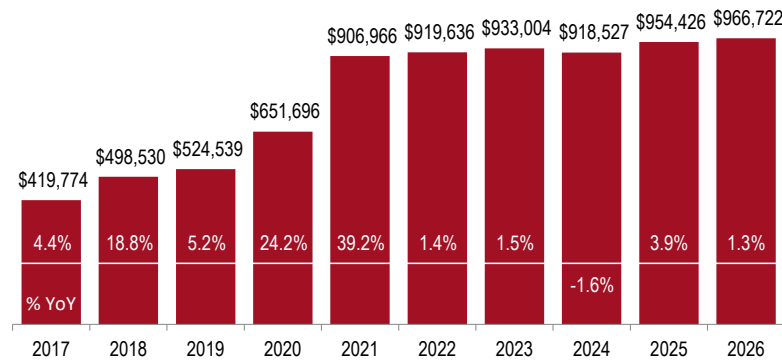
EXISTING MARKET STATISTICS | AUGUST 2026

EAGLE – 83616

Market Trends



Average Sold Price: Historical



Report Criteria:

Single Family (<2 acres), Condo, Townhouse, <10K SF
Minimum: 1bed, 1bath, \$2K ask price Age: <1 yr - 81+ yrs

Price in \$1000's	Current to Date		12 Mths Sold	Average based on 12 Month Solds Sep 1, 2025 - Aug 31, 2026							% Distressed
	Active	Pending		Months of Inventory	Orig Price	Sold Price	Sold to Orig Ratio	Avg Sq Ft	\$ per SqFt	CDOM	
0 - 100K	—	—	—	—	\$ —	\$ —	—	—	—	—	—
100 - 150K											
150 - 199K											
200 - 249K											
250 - 299K	—	—	2	—	292,450	286,000	97.8%	918	311.72	13	—
300 - 349K	2	2	8	3.0	320,575	313,550	97.8%	933	336.16	93	—
350 - 399K	—	—	8	—	386,675	383,621	99.2%	1,296	295.95	26	—
400 - 499K	2	2	39	0.6	460,937	454,285	98.6%	1,541	294.74	39	—
500 - 599K	15	8	84	2.1	561,072	555,119	98.9%	1,890	293.70	35	—
600 - 799K	29	18	157	2.2	699,493	692,570	99.0%	2,367	292.53	49	—
800 - 999K	31	8	89	4.2	915,648	904,063	98.7%	2,747	329.10	50	1.1%
1 - 1.5 M	26	14	128	2.4	1,216,857	1,188,387	97.7%	3,401	349.41	59	0.8%
1.5 - 2 M	11	12	54	2.4	1,751,163	1,705,132	97.4%	3,974	429.12	67	—
> 2 M	22	7	29	9.1	2,655,103	2,559,228	96.4%	5,082	503.56	70	—
Total	138	71	598	2.8							0.3%

Average Price \$ 1,333,571 \$ 1,217,618 \$966,722 \$ 1,007,354 \$966,722 96.0% 2,763 \$350 52

Median Price \$963,450 \$874,900 \$800,000

Report Date:
Sept 4, 2026

© 2011 - 2026

All Rights Reserved

KELLERWILLIAMS
REALTY BOISE