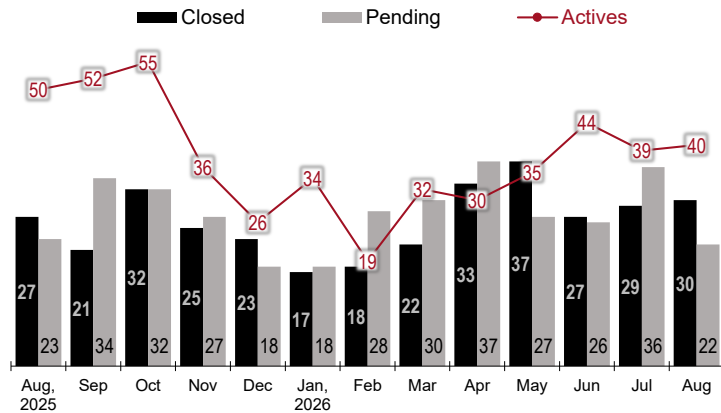
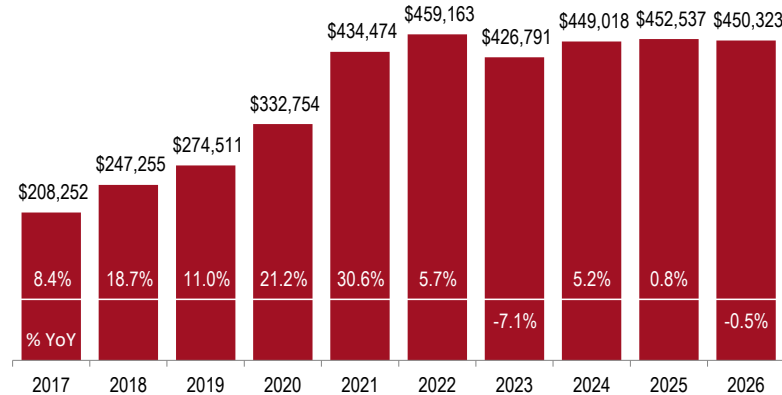


EXISTING MARKET STATISTICS | AUGUST 2026

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

CENTRAL BENCH – 83705

Price in \$1000's	Current to Date		12 Mths Sold	Average based on 12 Month Solds Sep 1, 2025 - Aug 31, 2026							
	Active	Pending		Months of Inventory	Orig Price	Sold Price	Sold to Orig Ratio	Avg Sq Ft	\$ per SqFt	CDOM	% Distressed
0 - 100K	–	–	–	–	\$ –	\$ –	–	–	–	–	–
100 - 150K	–	–	–	–	–	–	–	–	–	–	–
150 - 199K	–	–	1	–	170,000	185,000	108.8%	1,008	183.53	1	100.0%
200 - 249K	–	–	4	–	237,200	231,750	97.7%	923	251.22	53	–
250 - 299K	2	–	18	1.3	276,466	269,099	97.3%	961	279.94	53	–
300 - 349K	3	3	32	1.1	338,075	335,931	99.4%	1,069	314.21	29	–
350 - 399K	6	4	75	1.0	379,990	377,676	99.4%	1,176	321.16	37	–
400 - 499K	9	7	99	1.1	449,832	450,122	100.1%	1,491	301.80	24	1.0%
500 - 599K	9	4	53	2.0	548,785	547,679	99.8%	1,910	286.71	30	–
600 - 799K	6	3	28	2.6	676,480	677,796	100.2%	2,425	279.50	22	–
800 - 999K	–	–	3	–	834,933	834,933	100.0%	2,670	312.75	17	–
1 - 1.5 M	2	1	1	24.0	1,298,000	1,298,000	100.0%	4,086	317.67	2	–
1.5 - 2 M	1	–	–	–	–	–	–	–	–	–	–
> 2 M	2	–	–	–	–	–	–	–	–	–	–
Total	40	22	314	1.5							0.6%

Average Price \$715,422 \$497,495 \$450,323 \$457,697 \$450,323 98.4% 1,507 \$299 30

Median Price \$502,400 \$450,900 \$433,950

KELLERWILLIAMS
REALTY BOISE

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Report Date:
Sept 4, 2026

The information provided is derived from the Intermountain MLS. It is deemed reliable but not guaranteed.