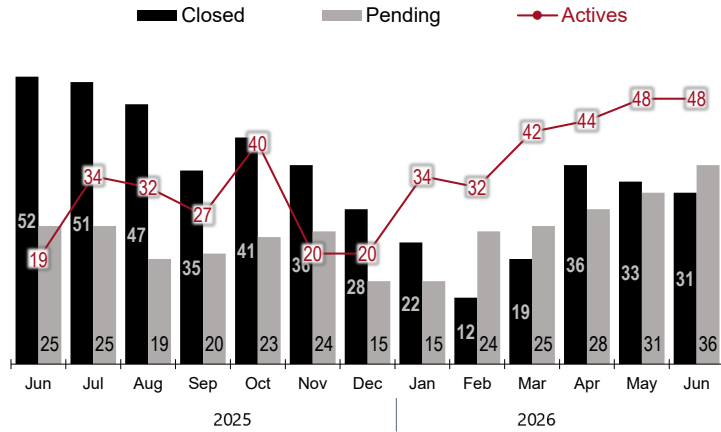


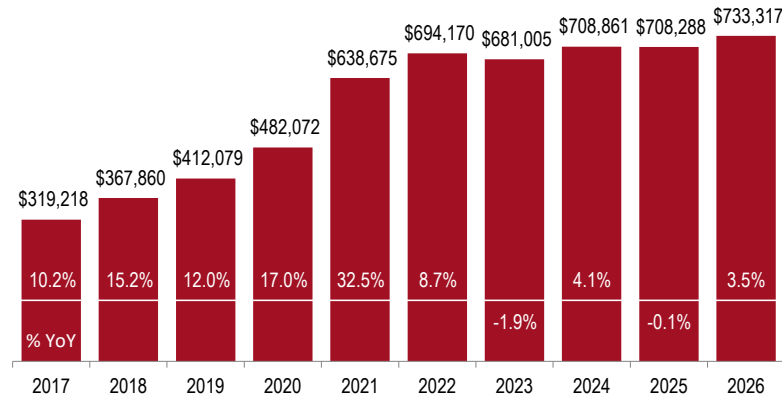
EXISTING MARKET STATISTICS | JUNE 2026

BARBER VALLEY & S MICRON – 83716

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 Jul 1, 2025 - Jun 30, 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	2	—	1	24.0	189,999	180,000	94.7%	1,341	134.23	241	—
200 - 249K	—	—	1	—	249,900	249,900	100.0%	634	394.16	41	—
250 - 299K	1	—	3	4.0	287,967	293,000	101.7%	1,329	220.41	18	—
300 - 349K	—	1	2	—	339,995	320,000	94.1%	1,239	258.27	96	—
350 - 399K	3	2	13	2.8	373,054	364,954	97.8%	1,199	304.32	68	—
400 - 499K	11	4	51	2.6	460,211	458,504	99.6%	1,340	342.12	33	—
500 - 599K	4	6	51	0.9	546,557	544,043	99.5%	1,765	308.24	35	—
600 - 799K	16	9	99	1.9	708,899	707,533	99.8%	2,313	305.96	37	—
800 - 999K	3	8	50	0.7	893,028	889,776	99.6%	2,678	332.24	20	—
1 - 1.5 M	2	3	28	0.9	1,245,128	1,258,686	101.1%	3,163	397.94	15	—
1.5 - 2 M	4	3	11	4.4	1,690,727	1,646,500	97.4%	3,980	413.66	104	—
> 2 M	2	—	1	24.0	2,399,900	2,349,000	97.9%	4,473	525.15	9	—
Total	48	36	311	1.9							—

Average Price \$801,549 \$790,819 \$733,317 \$744,529 \$733,317 98.5% 2,193 \$334 36

Median Price \$631,950 \$722,250 \$679,000

Report Date:
July 6, 2026

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KELLERWILLIAMS
REALTY BOISE