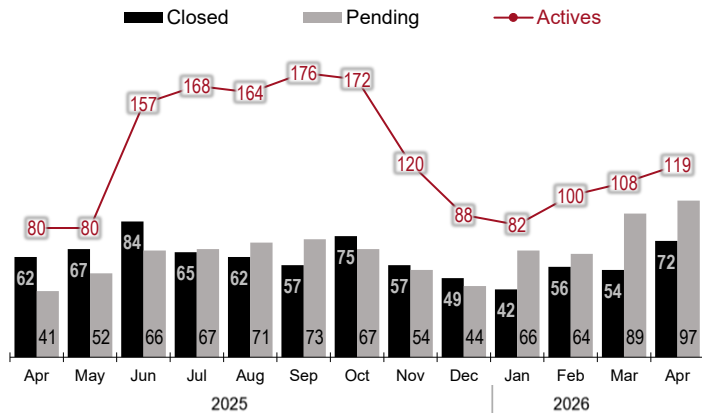


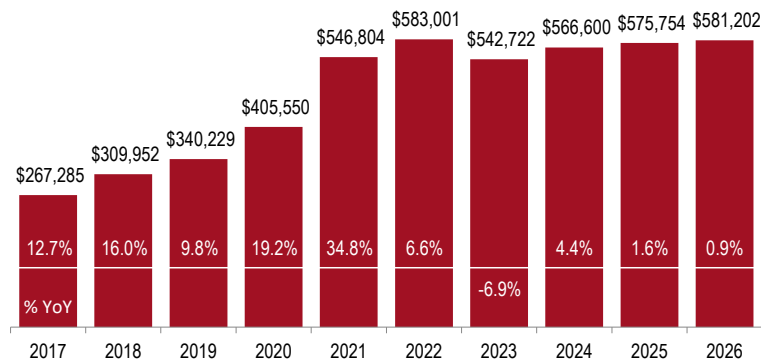
EXISTING MARKET STATISTICS | APRIL 2026

## SOUTH MERIDIAN – 83642

### Market Trends



### Average Sold Price: Historical



### Report Criteria:

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

Price in \$1000's	Current to Date		12 Mths	Average based on 12 Month Solds May 1, 2025 - Apr 30, 2026							
	Active	Pending	Sold	Months of Inventory	Orig Price	Sold Price	Sold to Orig Ratio	Avg Sq Ft	\$ per SqFt	CDOM	% Distressed
0 - 100K	-	-	-	-	\$-	\$-	-	-	-	-	-
100 - 150K	-	-	-	-	-	-	-	-	-	-	-
150 - 199K	-	-	-	-	-	-	-	-	-	-	-
200 - 249K	-	-	-	-	-	-	-	-	-	-	-
250 - 299K	1	2	6	2.0	277,625	264,983	95.4%	985	268.97	15	-
300 - 349K	-	1	11	-	332,617	340,317	102.3%	1,196	284.52	11	-
350 - 399K	3	15	83	0.4	386,391	386,700	100.1%	1,376	281.11	34	-
400 - 499K	20	32	244	1.0	448,891	446,202	99.4%	1,690	263.97	31	-
500 - 599K	26	17	137	2.3	556,219	551,710	99.2%	2,203	250.41	47	-
600 - 799K	33	18	166	2.4	699,633	691,620	98.9%	2,613	264.66	49	-
800 - 999K	27	9	61	5.3	888,804	878,745	98.9%	3,071	286.14	52	-
1 - 1.5 M	6	2	27	2.7	1,165,661	1,130,178	97.0%	3,825	295.50	88	-
1.5 - 2 M	2	-	4	6.0	1,773,250	1,731,250	97.6%	5,049	342.89	47	-
> 2 M	1	1	1	12.0	2,400,000	2,350,000	97.9%	6,580	357.14	69	-
<b>Total</b>	<b>119</b>	<b>97</b>	<b>740</b>	<b>1.9</b>							

<b>Average Price</b>	\$737,068	\$573,784	\$581,202	\$597,159	\$581,202	97.3%	2,160	\$269	42
<b>Median Price</b>	\$649,000	\$499,900	\$519,450						

**KELLERWILLIAMS**  
REALTY BOISE

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Report Date:  
May 4, 2026