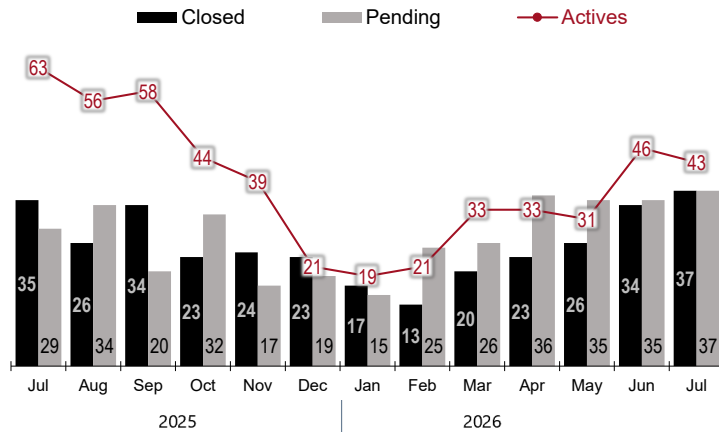


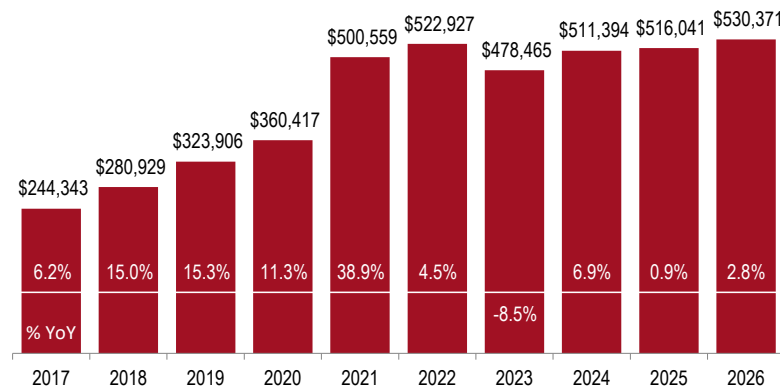
EXISTING MARKET STATISTICS | JULY 2026

WEST BOISE – 83713

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	Average based on 12 Month Solds Aug 1, 2025 - Jul 31, 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	—	—	6	—	290,642	289,425	99.6%	1,016	284.82	76	—
300 - 349K	2	2	7	3.4	324,770	321,929	99.1%	1,297	248.29	14	14.3%
350 - 399K	—	2	32	—	383,671	385,374	100.4%	1,318	292.32	21	—
400 - 499K	15	15	119	1.5	446,477	443,485	99.3%	1,575	281.59	33	0.8%
500 - 599K	14	9	61	2.8	548,421	543,991	99.2%	2,201	247.20	31	—
600 - 799K	9	6	50	2.2	686,296	678,972	98.9%	2,751	246.81	40	—
800 - 999K	3	1	22	1.6	884,705	865,786	97.9%	3,374	256.59	42	4.5%
1 - 1.5 M	—	2	1	—	1,324,900	1,324,900	100.0%	4,082	324.57	1	—
1.5 - 2 M			1		1,980,000	1,980,000	100.0%	5,029	393.72	5	—
> 2 M											
Total	43	37	299	1.7							1.0%

Average Price \$574,384 \$558,768 \$530,371 \$544,609 \$530,371 97.4% 2,006 \$264 34

Median Price \$535,000 \$485,000 \$485,000

Report Date:
August 4, 2026

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KELLERWILLIAMS
REALTY BOISE