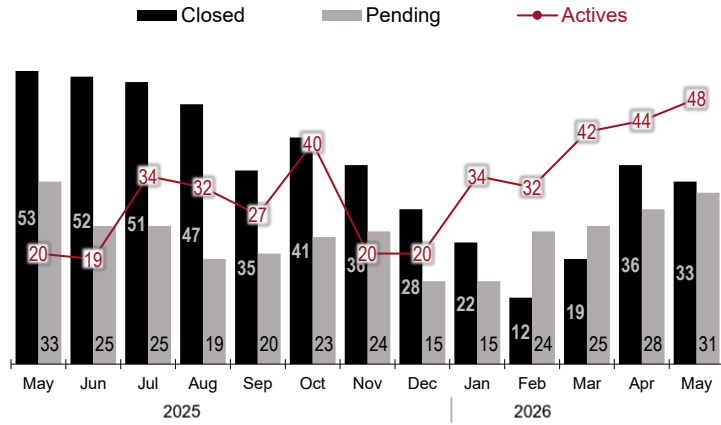


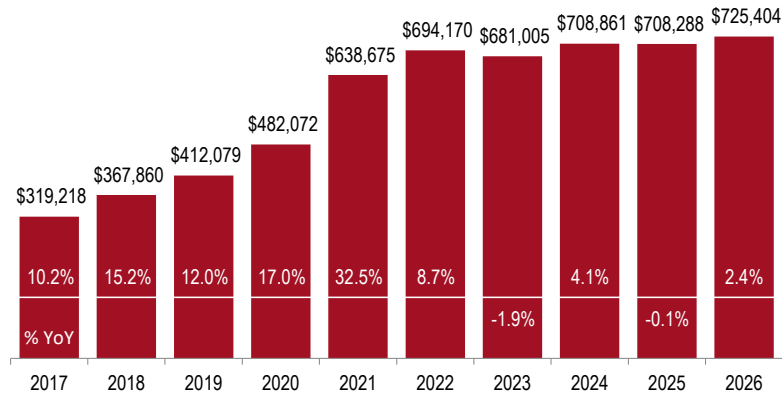
EXISTING MARKET STATISTICS | MAY 2026

## 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	Average based on 12 Month Solds Jun 1, 2025 - May 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	1	-	1	12.0	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	-	-	3	-	287,967	293,000	101.7%	1,329	220.41	18	-
300 - 349K	-	-	4	-	333,722	323,750	97.0%	1,340	241.56	50	-
350 - 399K	3	-	14	2.6	373,507	367,771	98.5%	1,258	292.33	74	-
400 - 499K	6	7	56	1.3	460,469	458,857	99.7%	1,355	338.63	32	-
500 - 599K	8	7	48	2.0	545,560	542,402	99.4%	1,787	303.61	37	-
600 - 799K	14	9	96	1.8	707,844	705,308	99.6%	2,305	305.96	38	-
800 - 999K	4	4	54	0.9	894,986	892,822	99.8%	2,697	331.07	19	-
1 - 1.5 M	4	1	28	1.7	1,218,335	1,232,257	101.1%	3,150	391.22	15	-
1.5 - 2 M	5	3	10	6.0	1,742,800	1,696,950	97.4%	3,963	428.24	84	-
> 2 M	3	-	1	36.0	2,399,900	2,349,000	97.9%	4,473	525.15	9	-
<b>Total</b>	<b>48</b>	<b>31</b>	<b>316</b>	<b>1.8</b>							<b>-</b>

<b>Average Price</b>	\$915,347	\$740,745	\$725,404	\$736,298	\$725,404	98.5%	2,183	\$332	35
<b>Median Price</b>	\$689,950	\$669,900	\$669,500						

**KELLERWILLIAMS**  
REALTY BOISE

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Report Date:  
June 4, 2026