



Northeast Heights – 50

East of Wyoming Blvd NE, South of Montgomery Blvd NE, West of Tramway Blvd, North of Central Ave

| Single-Family Detached | April | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2025 | 2026 | % Change | Thru 4-2025 | Thru 4-2026 | % Change |
| New Listings | 74 | 72 | - 2.7% | 271 | 229 | - 15.5% |
| Pending Sales | 68 | 62 | - 8.8% | 256 | 233 | - 9.0% |
| Closed Sales | 67 | 58 | - 13.4% | 219 | 190 | - 13.2% |
| Days on Market Until Sale | 32 | 23 | - 28.1% | 41 | 36 | - 12.2% |
| Median Sales Price* | \$315,000 | \$317,500 | + 0.8% | \$310,000 | \$324,000 | + 4.5% |
| Average Sales Price* | \$320,181 | \$327,675 | + 2.3% | \$316,276 | \$330,148 | + 4.4% |
| Percent of List Price Received* | 99.0% | 99.9% | + 0.9% | 99.1% | 98.8% | - 0.3% |
| Inventory of Homes for Sale | 73 | 55 | - 24.7% | — | — | — |
| Months Supply of Inventory | 1.3 | 1.0 | - 23.1% | — | — | — |

| Single-Family Attached | April | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2025 | 2026 | % Change | Thru 4-2025 | Thru 4-2026 | % Change |
| New Listings | 6 | 12 | + 100.0% | 32 | 43 | + 34.4% |
| Pending Sales | 11 | 9 | - 18.2% | 29 | 38 | + 31.0% |
| Closed Sales | 8 | 10 | + 25.0% | 25 | 33 | + 32.0% |
| Days on Market Until Sale | 63 | 35 | - 44.4% | 48 | 31 | - 35.4% |
| Median Sales Price* | \$250,000 | \$249,500 | - 0.2% | \$250,000 | \$270,000 | + 8.0% |
| Average Sales Price* | \$328,649 | \$277,700 | - 15.5% | \$271,908 | \$278,909 | + 2.6% |
| Percent of List Price Received* | 102.9% | 98.1% | - 4.7% | 99.3% | 98.7% | - 0.6% |
| Inventory of Homes for Sale | 12 | 8 | - 33.3% | — | — | — |
| Months Supply of Inventory | 1.5 | 1.0 | - 33.3% | — | — | — |

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

