

Las Maravillas, Cypress Gardens – 721

North of S Rio del Oro Loop, South of Rio del Oro Loop Subdivision, East of El Cerro Loop, West of Manzano Expy, Includes Las Maravillas

Single-Family Detached	May			Year to Date		
Key Metrics	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	19	17	- 10.5%	78	58	- 25.6%
Pending Sales	18	9	- 50.0%	61	52	- 14.8%
Closed Sales	13	6	- 53.8%	50	47	- 6.0%
Days on Market Until Sale	40	76	+ 90.0%	41	53	+ 29.3%
Median Sales Price*	\$319,990	\$306,250	- 4.3%	\$281,000	\$285,000	+ 1.4%
Average Sales Price*	\$313,799	\$295,417	- 5.9%	\$288,614	\$288,803	+ 0.1%
Percent of List Price Received*	99.4%	99.1%	- 0.3%	99.0%	99.6%	+ 0.6%
Inventory of Homes for Sale	21	24	+ 14.3%	—	—	—
Months Supply of Inventory	2.3	2.6	+ 13.0%	—	—	—

Single-Family Attached	May			Year to Date		
Key Metrics	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

