



Southwest Edgewood – 280

North of Torrance County Line, South of I-40, East of Hwy 344, West of Lexco Rd

Single-Family Detached	April			Year to Date		
Key Metrics	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% Change
New Listings	1	1	0.0%	6	5	- 16.7%
Pending Sales	1	1	0.0%	3	4	+ 33.3%
Closed Sales	1	2	+ 100.0%	1	5	+ 400.0%
Days on Market Until Sale	3	127	+ 4,133.3%	3	88	+ 2,833.3%
Median Sales Price*	\$370,000	\$380,000	+ 2.7%	\$370,000	\$405,000	+ 9.5%
Average Sales Price*	\$370,000	\$380,000	+ 2.7%	\$370,000	\$393,400	+ 6.3%
Percent of List Price Received*	100.3%	96.7%	- 3.6%	100.3%	96.9%	- 3.4%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	1.5	0.8	- 46.7%	—	—	—

Single-Family Attached	April			Year to Date		
Key Metrics	2024	2025	% Change	Thru 4-2024	Thru 4-2025	% 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.

