



COMPASS

Downtown Market Insights

MAY 2026

-15%

DECREASE IN SALES
COMPARED TO
MAY 2025

+104.8%

INCREASE IN
AVERAGE DOM
COMPARED TO
MAY 2025

+10.4%

INCREASE IN
AVERAGE PRICE
COMPARED TO
MAY 2025

+0.9%

CHANGE IN
MEDIAN PRICE
COMPARED TO
MAY 2025

		MAY 2026	MAY 2025	%Δ
Overall	AVERAGE DOM	43	21	105%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$1,065,810	\$965,191	10.4%
	# OF SALES	52	61	-14.8%
	# OF CONTRACTS	49	57	-14.0%
	NEW LISTINGS	127	136	-7%
Houses	AVERAGE DOM	47	42	12%
	% OF ASKING PRICE	102%	96%	
	AVERAGE SOLD PRICE	\$2,168,000	\$1,875,000	16%
	# OF SALES	5	2	150.0%
	# OF CONTRACTS	6	5	20%
	NEW LISTINGS	5	8	-37%
Condo/Co-op/TH	AVERAGE DOM	42	20	110%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$948,556	\$934,350	2%
	# OF SALES	47	59	-20.3%
	# OF CONTRACTS	43	52	-17%
	NEW LISTINGS	122	128	-5%

* DOM, PPSF, and Δ are abbreviations for Days On Market, Price Per Square Foot, and Percentage Change, respectively.