

ALL	\$435,748	-11.2%
RESALE	\$372,500	-11.0%
NEW	\$498,025	-8.6%



New construction has joined resale in its streak of MSP decreases, down for the fourth month in a row.

Percentages reflect Year-Over-Year (YOY) changes – a comparison of the current month to same month in the previous year.

ALL	97	-28.1%
RESALE	67	-9.5%
NEW	30	-50.8%



Dwindling options for hungry buyers may result in a higher MSP next month. Stay tuned!

ALL	21	+31.3%
RESALE	16	+45.5%
NEW	5	+0.0%



Gem broke a six-month run with its first YOY spike in sales since Feb. 2023.

ALL	75	+108.3%
RESALE	79	+182.1%
NEW	61	+13.0%



New construction shaved 73.5% off this month's DOM while existing added 33.9% compared to Aug. 2023.

ALL	42	+5.0%
RESALE	31	+40.9%
NEW	11	-38.9%



Resale's YOY pending boosts continued this month – for the third consecutive month – while new construction held its eight-month slant.

MARKET MATH!



CURRENT MSI: 4.0 Months

Market Speeds + Inventory = Months' Supply of Inventory

A "balanced" market = 4-6 MSI

“A MESSAGE FROM BRR'S PRESIDENT

Gem County's lower median sales price has attracted many buyers in the past month. Inventory may shrink as a result, but our hope is new listings will come into play for October. ~Debbi Myers, Boise Regional REALTORS® 2023 President