

Elmore County Single Family Home Sales Comparing August 2025 with August 2024					
	Aug-25	Year to Date 25	Aug-24	Year to Date 24	Previous 12 Months
Total Active Residential Listings	172		113		
Total Pending Residential Listings	66		33		
Total Single-Family Homes Sold	36	274	35	243	356
Percent Change	2.86%	12.76%			
Median Price	\$370,000	\$366,250	\$379,990	\$354,000	\$367,700
Percent Change	-2.63%	3.46%			
Average Price	\$402,423	\$374,092	\$364,927	\$367,590	\$379,770
Percent Change	10.27%	1.77%			
Days on Market	71	61	73	46	58
Total Dollar Volume	\$14,487,215	\$102,501,319	\$12,772,440	\$89,324,408	\$135,198,204
Percent Change	13.43%	14.75%			

Elmore County Existing Home Sales					
	Aug-25	Year to Date 25	Aug-24	Year to Date 24	Previous 12 Months
Existing Residential Listings	111		81		
Existing Pending Listings	45		28		
Existing Homes Sold	23	208	24	192	282
Percent Change	-4.17%	8.33%			
Median Price	\$360,000	\$345,950	\$318,000	\$335,000	\$348,250
Percent Change	13.21%	3.27%			
Average Price	\$384,122	\$361,735	\$341,825	\$351,336	\$371,009
Percent Change	12.37%	2.96%			
Days on Market	59	51	76	41	48
Existing Dollar Volume	\$8,834,805	\$75,240,859	\$8,203,800	\$67,456,509	\$104,624,631
Percent Change	7.69%	11.54%			

Elmore County Newly Constructed Home Sales					
	Aug-25	Year to Date 25	Aug-24	Year to Date 24	Previous 12 Months
Newly Constructed Residential Listings	61		32		
Newly Constructed Pending Listings	21		5		
Newly Constructed Homes Sold	13	66	11	51	74
Percent Change	18.18%	29.41%			
Median Price	\$384,990	\$388,995	\$412,990	\$395,000	\$389,990
Percent Change	-6.78%	-1.52%			
Average Price	\$434,801	\$413,037	\$415,331	\$428,782	\$413,156
Percent Change	4.69%	-3.67%			
Days on Market	93	90	64	64	94
Newly Constructed Dollar Volume	\$5,652,410	\$27,260,460	\$4,568,640	\$21,867,899	\$30,573,573
Percent Change	23.72%	24.66%			

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Single-Family Homes Sold in Elmore County for August 2025				
MLS Area	# Sold	Market %	Average Price	Median Price
Mtn Home-Elmore - 1500	35	97.22%	\$391,920	\$370,000
New Construction	13	100.00%	\$434,801	\$384,990
Existing	22	95.65%	\$366,582	\$355,000
N Elmore-Camas County - 1510	1	2.78%	\$770,000	\$770,000
New Construction	0	0.00%	\$0	\$0
Existing	1	4.35%	\$770,000	\$770,000
Totals	36	100.00%	\$402,423	\$370,000
New Construction	13	36.11%	\$434,801	\$384,990
Existing	23	63.89%	\$384,122	\$360,000

Single-Family Homes Sold in Elmore County for August 2025				
MLS Area	# Sold	Market %	Average Price	Median Price

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Elmore County August 2025 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00%	0	0.00%
\$70,000 - \$89,999	0	0.00%	0	0.00%
\$90,000 - \$99,999	0	0.00%	0	0.00%
\$100,000 - \$119,999	0	0.00%	0	0.00%
\$120,000 - \$159,999	0	0.00%	0	0.00%
\$160,000 - \$199,999	0	0.00%	1	2.78%
\$200,000 - \$249,999	0	0.00%	2	5.56%
\$250,000 - \$299,999	0	0.00%	5	13.89%
\$300,000 - \$399,999	7	19.44%	8	22.22%
\$400,000 - \$499,999	5	13.89%	2	5.56%
\$500,000 - \$599,999	0	0.00%	2	5.56%
\$600,000 - \$699,999	0	0.00%	2	5.56%
\$700,000 - \$799,999	0	0.00%	1	2.78%
\$800,000 - \$899,999	0	0.00%	0	0.00%
\$900,000 - \$999,999	1	2.78%	0	0.00%
\$1,000,000 - \$1,999,999	0	0.00%	0	0.00%
\$2,000,000 - \$2,999,999	0	0.00%	0	0.00%
\$3,000,000 - \$3,999,999	0	0.00%	0	0.00%
\$4,000,000 - \$4,999,999	0	0.00%	0	0.00%
\$5,000,000 and over	0	0.00%	0	0.00%
Totals	13	36.11%	23	63.89%

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Elmore County (Year-to-Date) August 2025 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
\$69,999 and under	0	0.00%	0	0.00%
\$70,000 - \$89,999	0	0.00%	0	0.00%
\$90,000 - \$99,999	0	0.00%	1	0.35%
\$100,000 - \$119,999	0	0.00%	0	0.00%
\$120,000 - \$159,999	1	0.35%	5	1.77%
\$160,000 - \$199,999	0	0.00%	9	3.18%
\$200,000 - \$249,999	0	0.00%	12	4.24%
\$250,000 - \$299,999	0	0.00%	32	11.31%
\$300,000 - \$399,999	39	13.78%	100	35.34%
\$400,000 - \$499,999	21	7.42%	32	11.31%
\$500,000 - \$599,999	3	1.06%	14	4.95%
\$600,000 - \$699,999	0	0.00%	4	1.41%
\$700,000 - \$799,999	1	0.35%	3	1.06%
\$800,000 - \$899,999	0	0.00%	3	1.06%
\$900,000 - \$999,999	1	0.35%	2	0.71%
\$1,000,000 - \$1,999,999	0	0.00%	0	0.00%
\$2,000,000 - \$2,999,999	0	0.00%	0	0.00%
\$3,000,000 - \$3,999,999	0	0.00%	0	0.00%
\$4,000,000 - \$4,999,999	0	0.00%	0	0.00%
\$5,000,000 and over	0	0.00%	0	0.00%
Totals	66	23.32%	217	76.68%

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