# Local Market Update – September 2026

A RESEARCH TOOL PROVIDED BY NEW ORLEANS METROPOLITAN ASSOCIATION OF REALTORS®

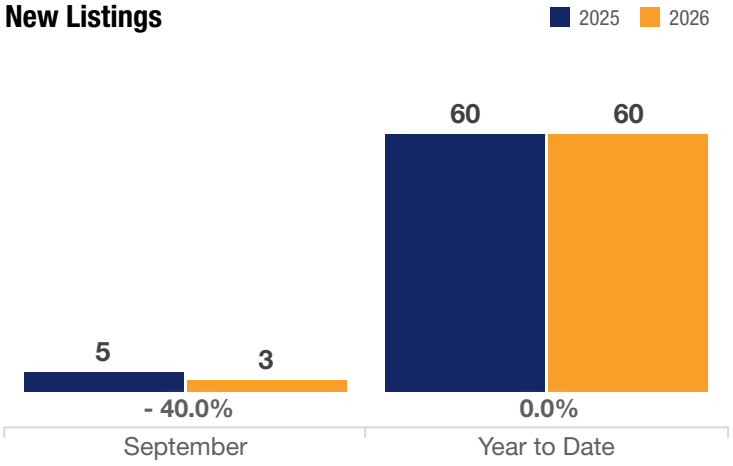
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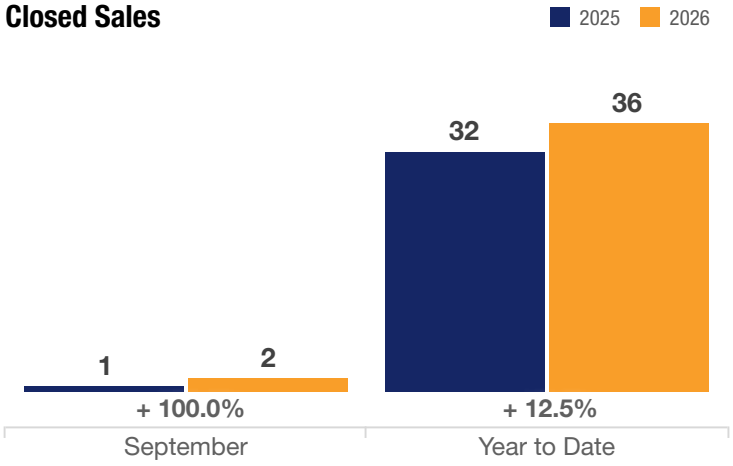
| All Residential Properties | September | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | **% Change** | **Thru 9-2025** | **Thru 9-2026** | **% Change** |
| New Listings | 5 | **3** | - 40.0% | 60 | **60** | 0.0% |
| Pending Sales | 2 | **1** | - 50.0% | 34 | **34** | 0.0% |
| Closed Sales | 1 | **2** | + 100.0% | 32 | **36** | + 12.5% |
| Days on Market Until Sale | 37 | **74** | + 100.0% | 87 | **74** | - 14.9% |
| Median Sales Price* | $485,000 | **$116,250** | - 76.0% | $186,250 | **$191,850** | + 3.0% |
| Average Sales Price* | $485,000 | **$116,250** | - 76.0% | $285,101 | **$228,717** | - 19.8% |
| Percent of List Price Received* | 97.0% | **84.5%** | - 12.9% | 97.3% | **94.5%** | - 2.9% |
| Housing Affordability Index | 62 | **244** | + 293.5% | 162 | **148** | - 8.6% |
| Inventory of Homes for Sale | 23 | **24** | + 4.3% | — | — | — |
| Months Supply of Inventory | 6.7 | **6.4** | - 4.5% | — | — | — |

* 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.

## New Listings

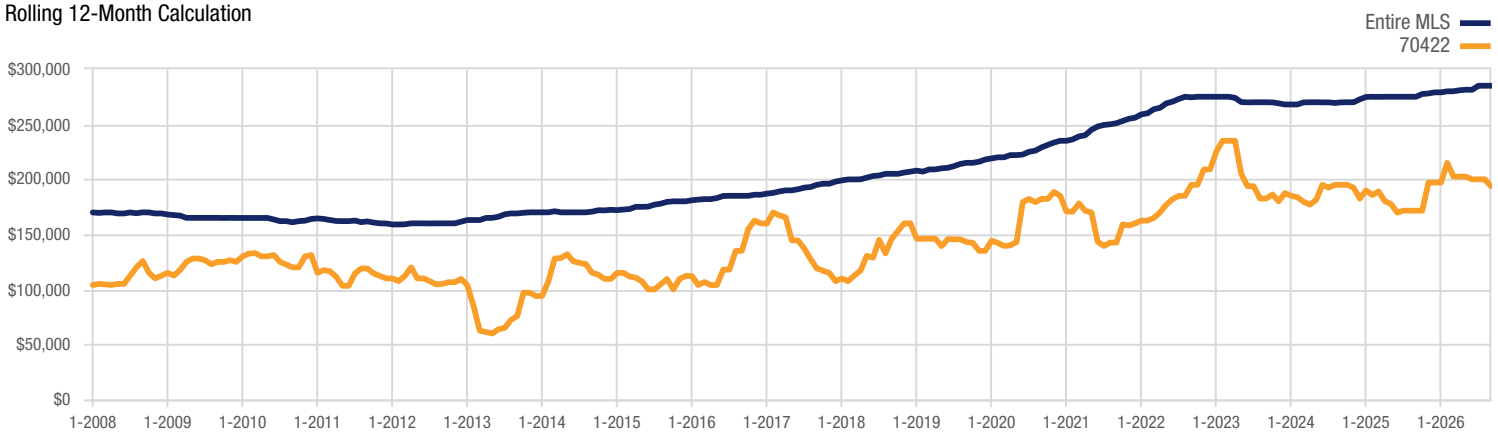



## Closed Sales




## Median Sales Price

Rolling 12-Month Calculation




A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.

Current as of October 7, 2026. All data from New Orleans Metropolitan Association of REALTORS®. Report © 2026 ShowingTime Plus, LLC.