Local Market Update – September 2026

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

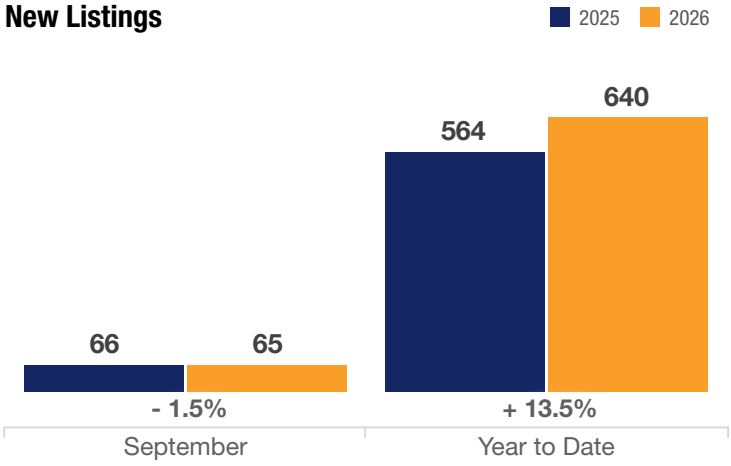
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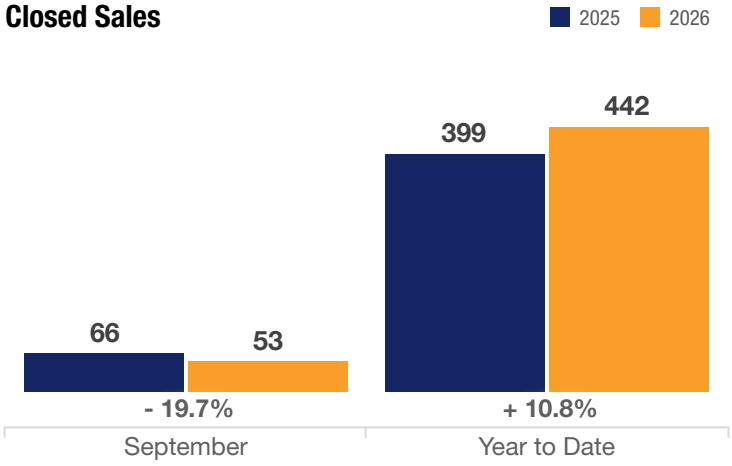
All Residential Properties	September			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 9-2025**	**Thru 9-2026**	**% Change**
New Listings	66	**65**	- 1.5%	564	**640**	+ 13.5%
Pending Sales	35	**47**	+ 34.3%	395	**460**	+ 16.5%
Closed Sales	66	**53**	- 19.7%	399	**442**	+ 10.8%
Days on Market Until Sale	67	**87**	+ 29.9%	61	**75**	+ 23.0%
Median Sales Price*	$265,740	**$265,555**	- 0.1%	$264,000	**$265,856**	+ 0.7%
Average Sales Price*	$272,019	**$260,925**	- 4.1%	$269,046	**$269,126**	+ 0.0%
Percent of List Price Received*	97.9%	**98.6%**	+ 0.7%	98.5%	**98.5%**	0.0%
Housing Affordability Index	113	**107**	- 5.3%	114	**107**	- 6.1%
Inventory of Homes for Sale	197	**207**	+ 5.1%	—	**—**	—
Months Supply of Inventory	4.6	**4.4**	- 4.3%	—	**—**	—

* 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

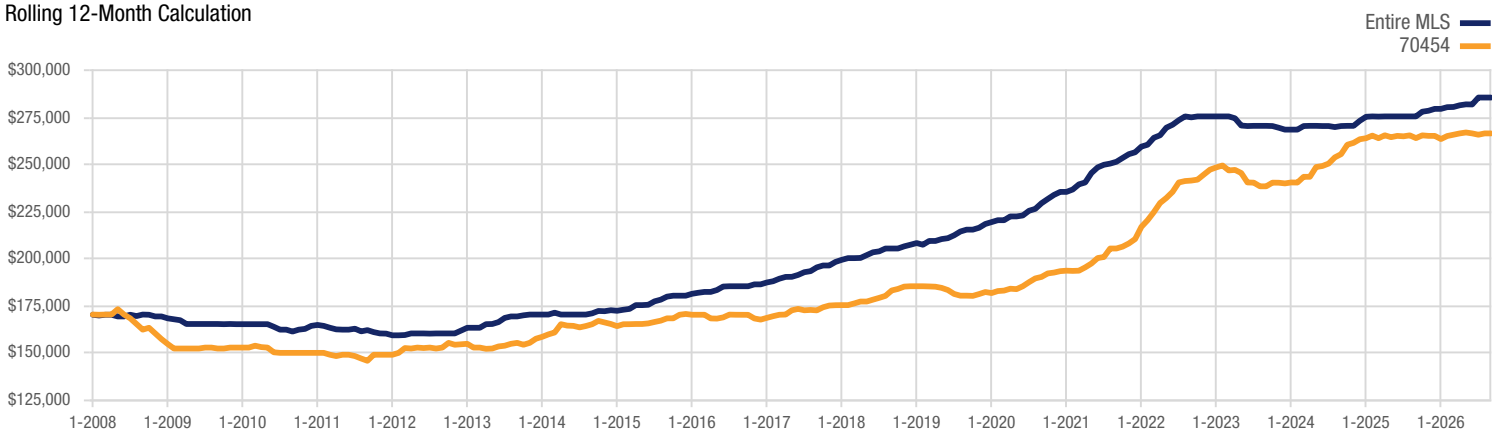


Closed Sales



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.