Local Market Update – October 2026

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

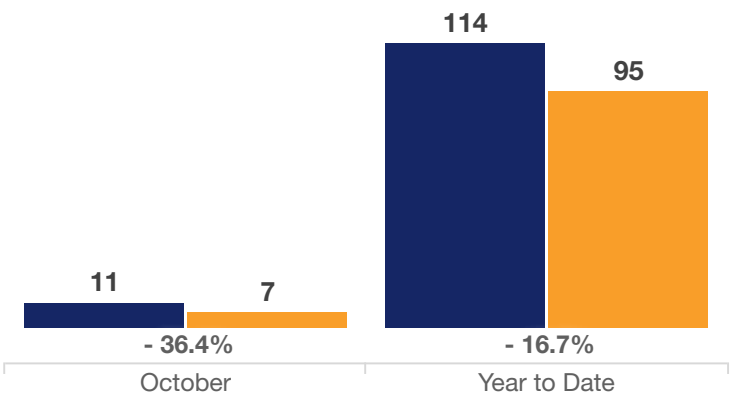
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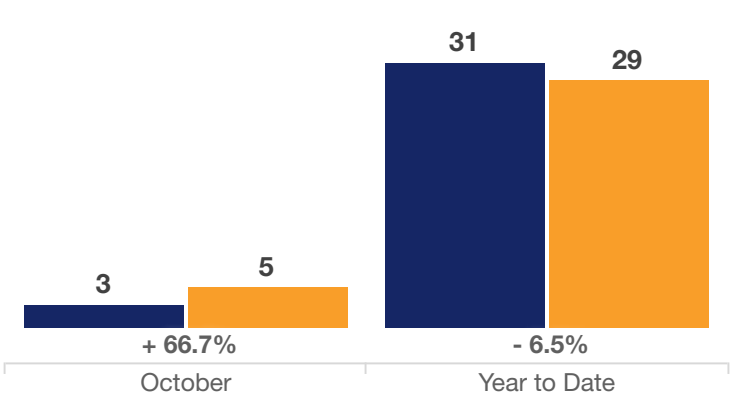
All Residential Properties	October			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 10-2025**	**Thru 10-2026**	**% Change**
New Listings	11	**7**	- 36.4%	114	**95**	- 16.7%
Pending Sales	3	**3**	0.0%	31	**33**	+ 6.5%
Closed Sales	3	**5**	+ 66.7%	31	**29**	- 6.5%
Days on Market Until Sale	110	**77**	- 30.0%	106	**129**	+ 21.7%
Median Sales Price*	$867,000	**$515,000**	- 40.6%	$285,000	**$312,000**	+ 9.5%
Average Sales Price*	$886,167	**$710,400**	- 19.8%	$449,800	**$422,650**	- 6.0%
Percent of List Price Received*	95.3%	**97.2%**	+ 2.0%	95.9%	**95.3%**	- 0.6%
Housing Affordability Index	35	**54**	+ 54.3%	107	**89**	- 16.8%
Inventory of Homes for Sale	52	**42**	- 19.2%	—	—	—
Months Supply of Inventory	17.3	**13.6**	- 21.4%	—	—	—

* 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

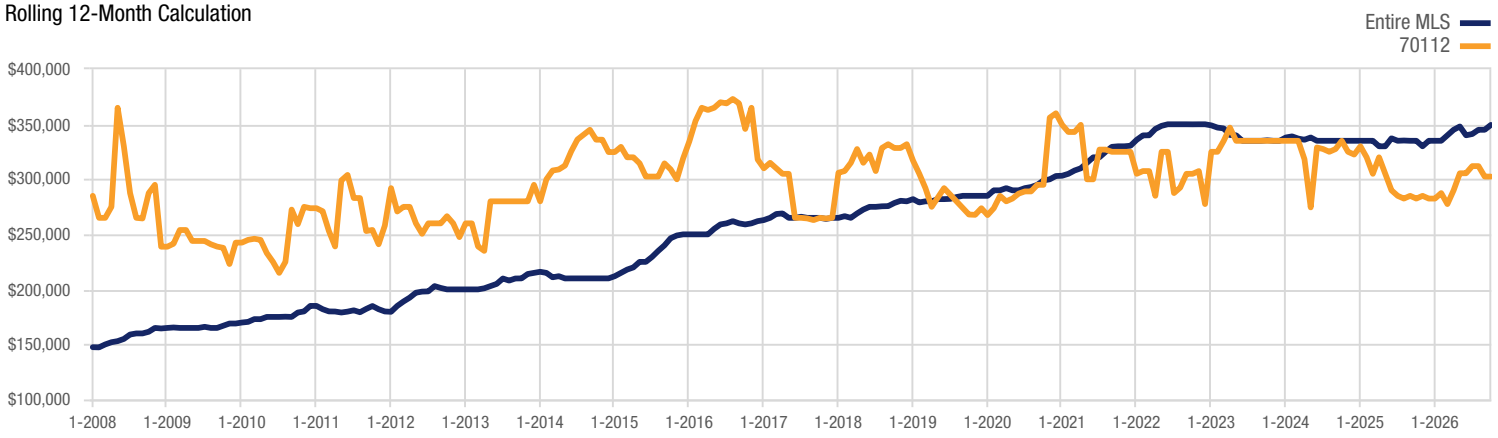


Closed Sales



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