

Jefferson Parish

All Residential Properties		September			Year to Date		
Key Metrics		2024	2025	% Change	Thru 9-2024	Thru 9-2025	% Change
New Listings		383	465	+ 21.4%	4,337	4,288	- 1.1%
Pending Sales		242	302	+ 24.8%	2,584	2,586	+ 0.1%
Closed Sales		284	248	- 12.7%	2,509	2,411	- 3.9%
Days on Market Until Sale		54	56	+ 3.7%	54	58	+ 7.4%
Median Sales Price*		\$259,000	\$282,998	+ 9.3%	\$255,000	\$268,000	+ 5.1%
Average Sales Price*		\$298,694	\$341,190	+ 14.2%	\$312,056	\$331,881	+ 6.4%
Percent of List Price Received*		96.1%	96.3%	+ 0.2%	96.3%	96.6%	+ 0.3%
Housing Affordability Index		114	103	- 9.6%	116	108	- 6.9%
Inventory of Homes for Sale		1,404	1,358	- 3.3%	—	—	—
Months Supply of Inventory		5.2	5.0	- 3.8%	—	—	—

* 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.

