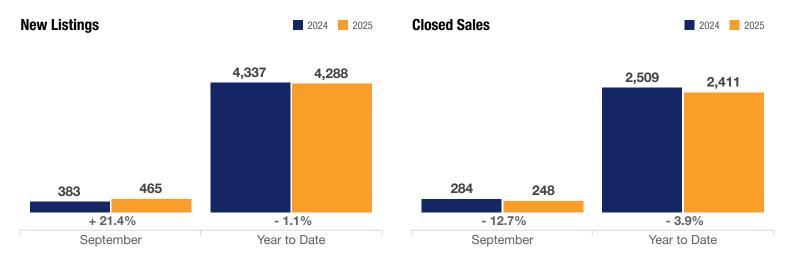
## **Local Market Update – September 2025**A RESEARCH TOOL PROVIDED BY NEW ORLEANS METROPOLITAN ASSOCIATION OF REALTORS®



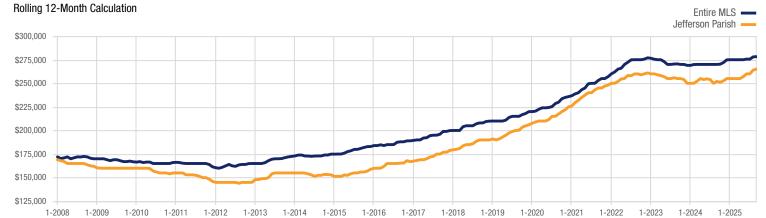
## **Jefferson Parish**

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%		_	_

<sup>\*</sup> 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.







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.