

Local Market Update – September 2025

A Research Tool Provided by the Western Upstate Association of REALTORS®

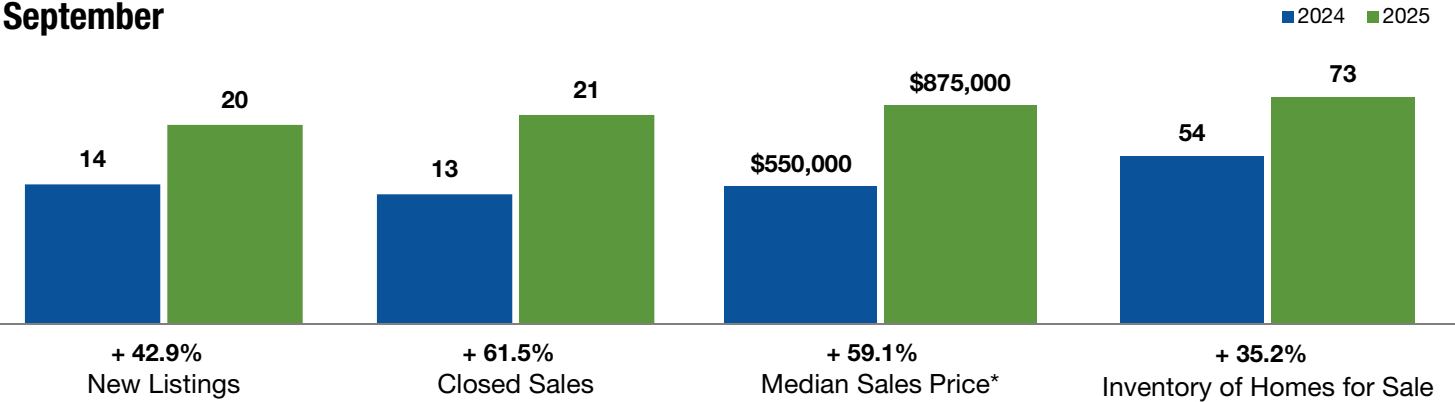


Salem

Key Metrics	September			YTD		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	14	20	+ 42.9%	166	196	+ 18.1%
Closed Sales	13	21	+ 61.5%	114	118	+ 3.5%
Median Sales Price*	\$550,000	\$875,000	+ 59.1%	\$562,250	\$599,950	+ 6.7%
Percent of List Price Received*	96.4%	95.8%	- 0.6%	96.5%	96.3%	- 0.2%
Days on Market Until Sale	102	116	+ 13.7%	83	94	+ 13.3%
Inventory of Homes for Sale	54	73	+ 35.2%	--	--	--

* 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.

September



Historical Median Sales Price Rolling 12-Month Calculation

