Elmore County — Single-Family Homes

July 2026 Market Statistics

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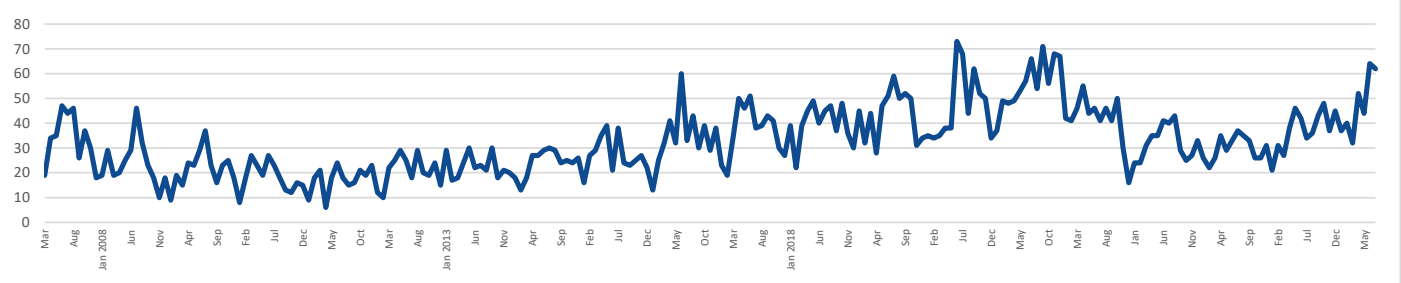
Data from the Intermountain MLS as of August 8, 2026

Key Metrics	Jul 2025	Jul 2026	% Chg	YTD 2025	YTD 2026	% Chg
Closed Sales	34	**62**	82.4%	242	**330**	36.4%
Median Sales Price*	$370,973	**$369,445**	-0.4%	$365,000	**$374,900**	2.7%
Days on Market	61	**45**	-26.2%	58	**58**	0.0%
Pending Sales	67	**63**	-6.0%	--	--	--
Inventory	166	**145**	-12.7%	--	--	--
Months Supply of Inventory	5.1	**3.4**	-33.9%	--	--	--

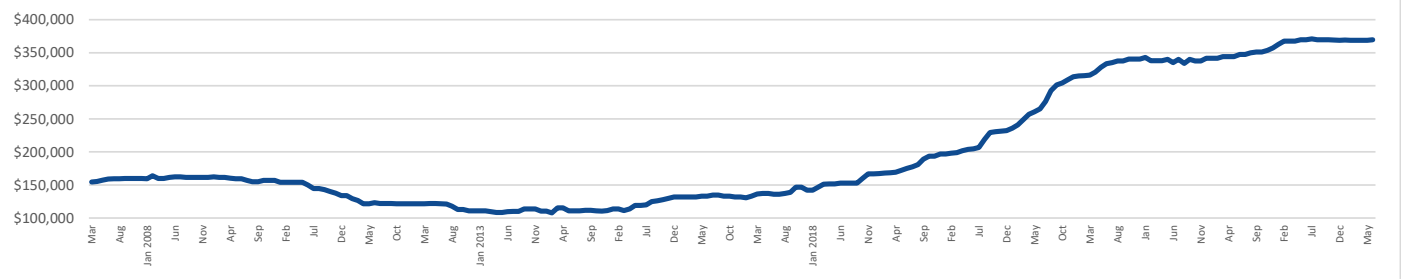
Closed Sales

High: 73 in Jun 2020 | Low: 6 in Apr 2011 | Current Month: 45



Rolling 12-Month Median Sales Price

High: $371,200 in Jul 2025 | Low: $107,750 as of Feb 2014 | Current Month: $369,445



Inventory of Homes for Sale

High: 353 in Apr 2010 | Low: 16 in Apr 2021 | Current Month: 145

of transactions in one month, very high or low sales prices that may occur one month but are not common, or other activity that may not be representative of the overall price trends for the area or market segment. || Some year-over-year percent changes may look extreme due to small sample sizes. The Months Supply Inventory metric is manually calculated. These statistics are based upon information secured by the agent from the owner or their representative and reported to the Intermountain MLS (IMLS), a subsidiary of Boise Regional REALTORS® (BRR). The accuracy of this information, while deemed reliable, has not been verified and is not guaranteed. Further, past performance may not be indicative of future results. These statistics are not intended to represent the total number of properties sold in the geography noted during the specified time period. The IMLS and BRR provide these statistics for purposes of general market analysis but make no representations as to past or future performance. For additional information, please visit boirealtors.com/notes-on-data-sources-and-methodology. If you are a consumer, please contact a REALTOR® to get the most current and accurate information specific to your situation: intermountainmls.com/agentsearch.