

Local Market Update – January 2026

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Edmond (73044)

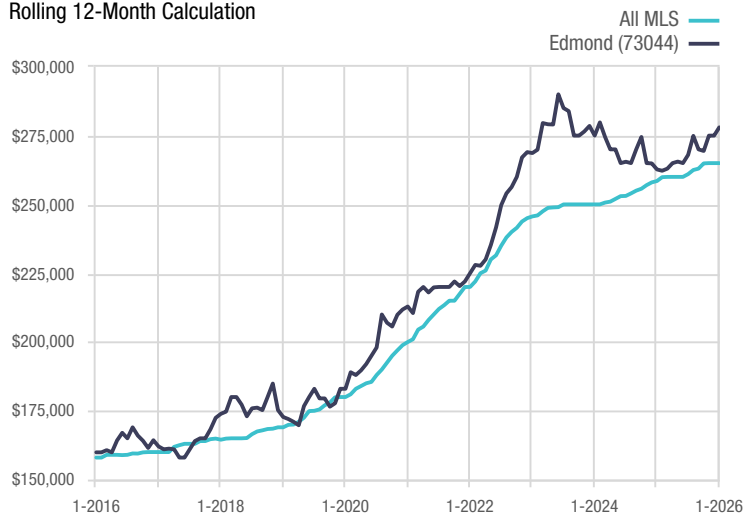
Associated with ZIP Code: 73044 (Guthrie)

Single Family	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
Key Metrics						
New Listings	53	72	+ 35.8%	53	72	+ 35.8%
Pending Sales	35	47	+ 34.3%	35	47	+ 34.3%
Closed Sales	28	39	+ 39.3%	28	39	+ 39.3%
Days on Market Until Sale	47	75	+ 59.6%	47	75	+ 59.6%
Median Sales Price*	\$206,531	\$268,590	+ 30.0%	\$206,531	\$268,590	+ 30.0%
Average Sales Price*	\$231,948	\$298,248	+ 28.6%	\$231,948	\$298,248	+ 28.6%
Percent of List Price Received*	95.8%	96.2%	+ 0.4%	95.8%	96.2%	+ 0.4%
Inventory of Homes for Sale	134	217	+ 61.9%	—	—	—
Months Supply of Inventory	3.3	4.3	+ 30.3%	—	—	—

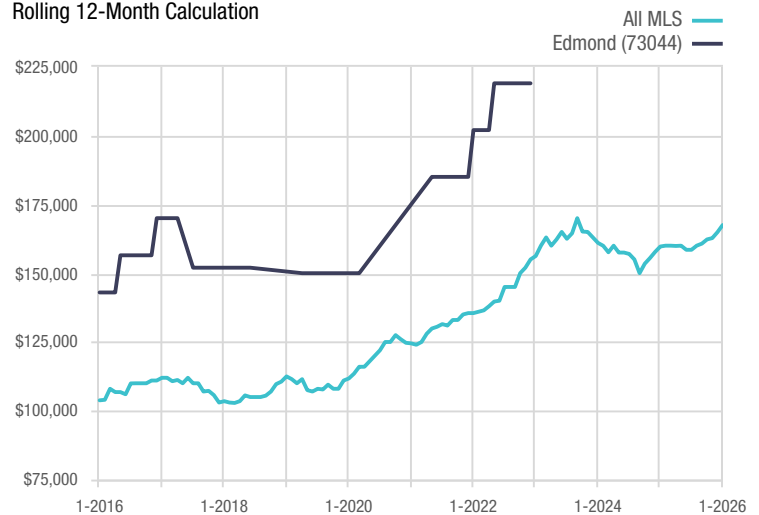
Townhouse-Condo	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
Key Metrics						
New Listings	0	0	—	0	0	—
Pending Sales	0	0	—	0	0	—
Closed Sales	0	0	—	0	0	—
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

Rolling 12-Month Calculation



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.