Single Family Waterfront Homes - Monthly Market Analysis - OCTOBER 2026						
YEAR	# SOLD	AVG SALES PRICE	SOLD/LISTING PRICE	AVG FINISHED SQFT	AVG SQFT $	AVG DOM
2026 OCT	20	$1,905,992	93%	4011	432.36	92
2025 OCT	22	$1,693,477	96%	4211	402.15	86
2026 YTD	156	$1,405,126	96%	3486	399.76 *	68
2025	222	$1,304,365	97%	3344	416.85 *	64
2024	220	$1,228,279	97%	3360	370.86	64
2023	152	$1,159,227	98%	3356	353.30	44
2022	225	$1,041,327	100%	3212	332.95	34
2021	316	$952,439	100%	3357	291.65	53
2020	430	$727,777	97%	3277	229.58	146
2019	285	$610,124	95%	3165	198.27	215
2018	249	$602,657	95%	3113	198.82	228
2017	271	$600,195	95%	3154	199.23	212
2016	235	$467,316	94%	2827	166.82	289
2015	225	$554,639	93%	3003	189.62	617
2014	195	$574,992	94%	3101	192.49	319
2013	183	$589,826	94%	3190	203.45	290
2012	167	$546,270	93%	3037	189.51	300
2011	149	$554,069	92%	2954	192.22	278
2010	151	$593,031	93%	3014	205.33	247
2009	132	$612,393	92%	2868	223.68	185
2008	118	$666,106	92%	2950	233.15	160
AVG 2008-2025		$743,613	95%	3127	233.58	208

104 ACTIVE and 19 PENDING WATERFRONT SINGLE RESIDENT HOMES as of Nov 2nd, 2026

** Avg sq. ft. price skewed by one property with 332 sq. ft. that sold for $1,750,000. Adjusted Full Year is $394.88*

** Avg sq. ft. price skewed by one property with 13,799 sq. ft. that sold for $12,500,000. Adjusted Full Year is $396.49*

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QUARTERS DIVIDED UP IN DIFFERENT PRICE POINTS

SOLD QTRS	#
2026 1ST QTR	30
2026 2ND QTR	57
2026 3RD QTR	49
2026 4TH QTR *to date*	20
TOTAL 2026	156

SOLD QTRS	#
2025 1ST QTR	41
2025 2ND QTR	61
2025 3RD QTR	66
2025 4TH QTR	54
TOTAL 2025	222

$0-$600K (est. 2024) Homes Listed - 7 ACTIVE
2026 - AVG SOLD PRICE - $474,967 @ 88 DOM 1,489 SQFT

SOLD QTRS	#
2026 1ST QTR	0
2026 2ND QTR	1
2026 3RD QTR	1
2026 4TH QTR *to date*	1
TOTAL 2026	3
PENDING	1
2025 1ST QTR	1
2025 2ND QTR	4
2025 3RD QTR	3
2025 4TH QTR	5
TOTAL 2025	13

$601-$800K Homes Listed - 13 ACTIVE
2026 - AVG SOLD PRICE - $714,747 @ 87 DOM 2,557 SQFT

SOLD QTRS	#
2026 1ST QTR	5
2026 2ND QTR	6
2026 3RD QTR	5
2026 4TH QTR *to date*	2
TOTAL 2026	18
PENDING	0
2025 1ST QTR	7
2025 2ND QTR	9
2025 3RD QTR	11
2025 4TH QTR	3
TOTAL 2025	30

$801K-$1,000,000 Homes Listed - 15 ACTIVE
2026 - AVG SOLD PRICE - $898,732 @ 55 DOM 2,716 SQFT

SOLD QTRS	#
2026 1ST QTR	11
2026 2ND QTR	13
2026 3RD QTR	7
2026 4TH QTR *to date*	3
TOTAL 2026	34
PENDING	6
2025 1ST QTR	9
2025 2ND QTR	19
2025 3RD QTR	17
2025 4TH QTR	14
TOTAL 2025	59

$1,000,001 to $2,000,000 Homes Listed - 51 ACTIVE
2026 - AVG SOLD PRICE - $1,378,365 @ 54 DOM 3,521 SQFT

SOLD QTRS	#
2026 1ST QTR	13
2026 2ND QTR	30
2026 3RD QTR	30
2026 4TH QTR *to date*	9
TOTAL 2026	82
PENDING	12
2025 1ST QTR	23
2025 2ND QTR	26
2025 3RD QTR	27
2025 4TH QTR	21
TOTAL 2025	97

$2,000,001 PLUS Homes Listed - 20 ACTIVE
2026 - AVG SOLD PRICE - $3,115,975 @ 125 DOM 5,717 SQFT

SOLD QTRS	#
2026 1ST QTR	0
2026 2ND QTR	7
2026 3RD QTR	7
2026 4TH QTR *to date*	6
TOTAL 2026	20
PENDING	0
2025 1ST QTR	1
2025 2ND QTR	3
2025 3RD QTR	8
2025 4TH QTR	11

Information is deemed to be reliable but is not guaranteed. This data was gathered from RVAR (MLS).

Interest rates as of 11/2/2026
conventional, conforming loans:
6.72% / **15 Year Fixed**
7.28% / **30 Year Fixed**
6.55% / **5/1 month ARM**
7.40% / **Jumbo 30 Year**

TOTAL 2025	23

From: Bankrate.com