

MARKET *overview*



FRANK WARREN
Real Estate Advisor

☎ 901-212-5350

✉ warren@collins-maury.com

🌐 www.frankwarrenrealestate.com

COLDWELL BANKER: COLLINS-MAURY

September 30, 2025

MARKET *overview*

1

Executive
Summary

2

Shelby
County

3

City/Town

- Arlington
- Bartlett
- Collierville
- Germantown
- Memphis
- Millington

4

Zip Codes


Frank Warren

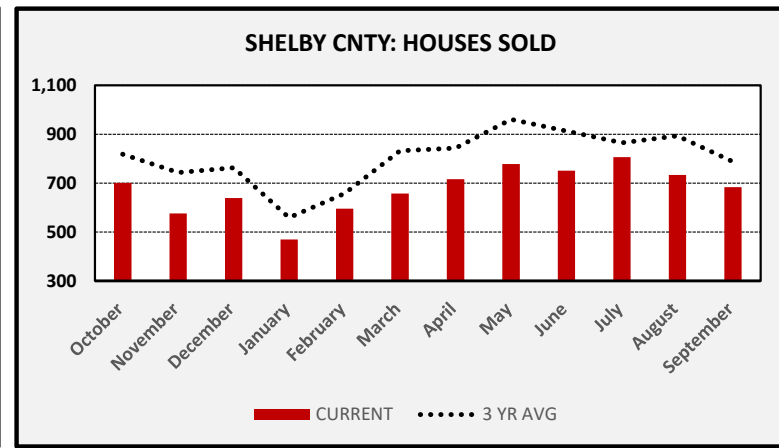
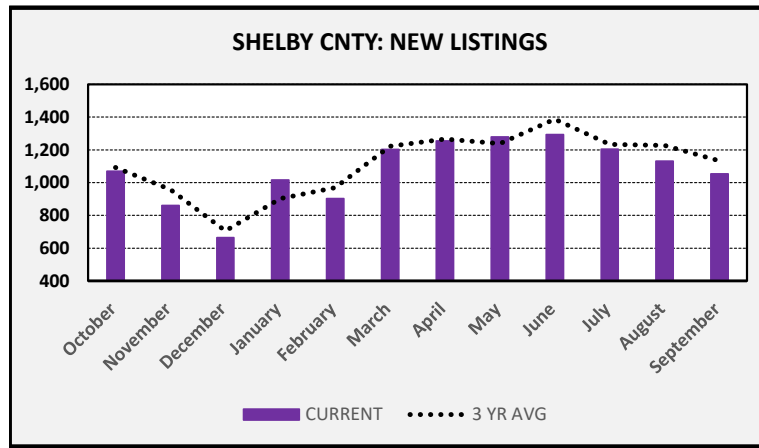
*Helping people get from the life they have
to the life they dream about.*

EXECUTIVE SUMMARY

September 30, 2025

NEW LISTINGS									
NEW LISTINGS	change		AVERAGE PRICE	change		SUCCESS RATIO	change		
	MoM	YoY		MoM	YoY		MoM	YoY	
Shelby County	1,054	-6.8%	0.6%	\$ 340,049	2.8%	3.0%	28.8%	-14.4%	-23.5%
Arlington	29	52.6%	20.8%	\$ 468,021	-3.4%	2.3%	41.4%	162.1%	-23.6%
Bartlett	70	6.1%	-6.7%	\$ 335,138	0.7%	1.2%	34.3%	-13.0%	-22.1%
Collierville	71	-10.1%	6.0%	\$ 608,216	-3.2%	-1.4%	31.0%	-12.6%	-9.7%
Germantown	49	8.9%	-9.3%	\$ 659,074	-1.0%	0.3%	28.6%	-28.6%	2.9%
Memphis	721	-7.7%	0.3%	\$ 269,521	1.4%	3.2%	27.6%	-12.7%	-24.5%
Millington	18	-59.1%	38.5%	\$ 340,965	17.1%	24.5%	5.6%	-83.7%	2.9%

SOLD														
HOUSES SOLD	change		AVERAGE PRICE	change		PRICE REDUCTION	change		AVERAGE \$ per SQFT	change		SALES RATIO	DOM	
	MoM	YoY		MoM	YoY		MoM	YoY		MoM	YoY			
Shelby County	684	-6.8%	2.4%	\$ 333,882	-3.9%	3.7%	296	1.4%	19.8%	\$ 150.76	-3.4%	1.2%	94.2%	59
Arlington	17	-45.2%	-5.6%	\$ 470,203	-0.3%	-1.4%	7	-53.3%	-30.0%	\$ 168.10	-5.2%	-5.3%	97.6%	50
Bartlett	52	-20.0%	-17.5%	\$ 356,414	-2.9%	12.6%	26	-3.7%	-3.7%	\$ 151.02	-0.9%	2.8%	96.3%	53
Collierville	57	-20.8%	0.0%	\$ 540,417	-10.5%	-12.2%	28	-17.6%	40.0%	\$ 178.56	-6.6%	-5.2%	93.9%	65
Germantown	53	12.8%	12.8%	\$ 638,512	-0.1%	29.6%	22	-4.3%	4.8%	\$ 181.19	-4.6%	12.9%	94.8%	65
Memphis	398	-2.9%	5.3%	\$ 239,581	-2.6%	-0.6%	167	15.2%	28.5%	\$ 132.74	-1.3%	0.0%	92.9%	58
Millington	32	60.0%	28.0%	\$ 285,889	-3.0%	18.4%	12	100.0%	140.0%	\$ 162.11	0.7%	6.8%	99.6%	58



MARKET *overview*

1

Executive
Summary

2

Shelby
County

3

City/Town

- Arlington
- Bartlett
- Collierville
- Germantown
- Memphis
- Millington

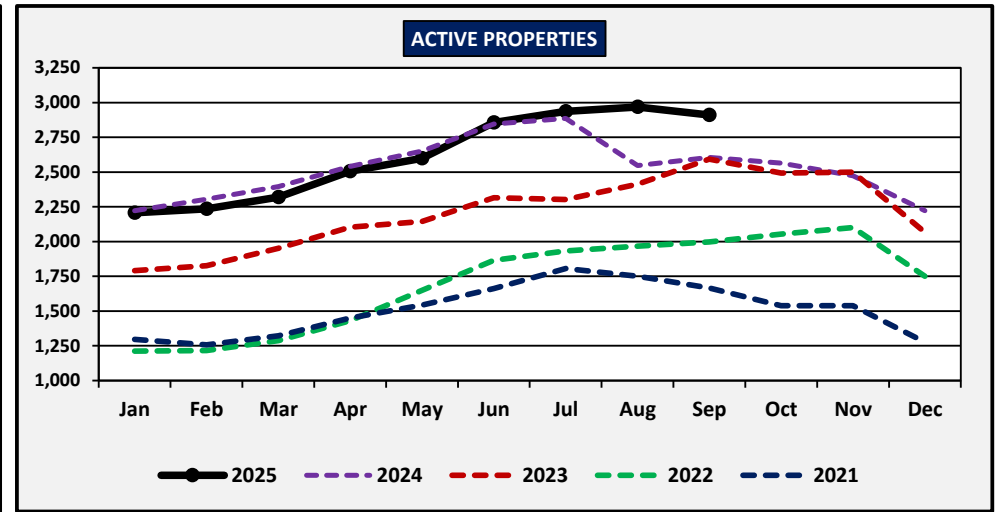
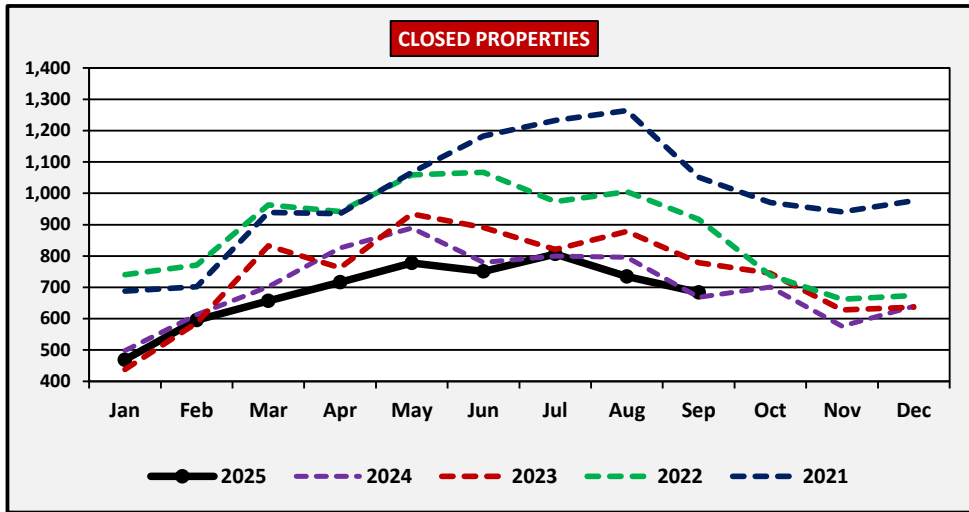
4

Zip Codes


Frank Warren

*Helping people get from the life they have
to the life they dream about.*

Shelby County



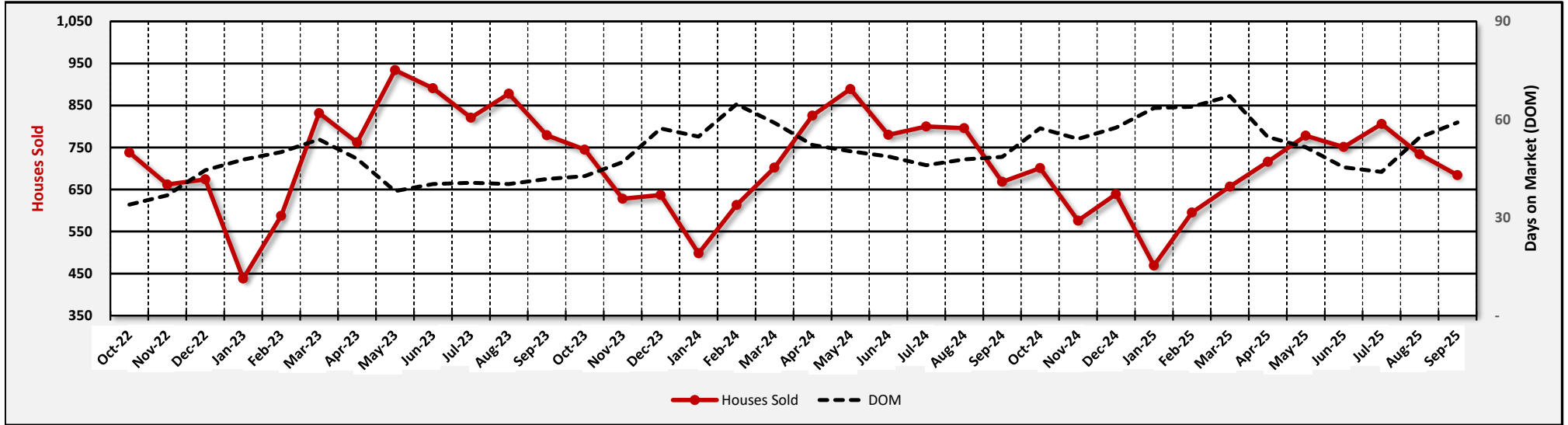
	CLOSED				
	Houses	Avg DOM	Avg Price	Sales Ratio	Months Supply
Sep-25	684	59	333,882	94.2%	4.3
Aug-25	734	55	347,497	94.3%	4.0
Jul-25	806	44	334,826	95.4%	3.6
Jun-25	751	45	359,182	93.7%	3.8
May-25	778	52	357,904	95.0%	3.3
Apr-25	716	55	324,735	96.5%	3.5
6 MTH AVG	745	51	343,256	94.8%	3.8

	PENDING		
	Houses	Avg DOM	Avg Price
	698	61	348,164
	783	59	344,623
	813	55	333,696
	787	47	337,400
	848	54	342,729
	866	45	348,874
799	53	342,581	

	ACTIVE		
	Houses	Avg DOM	Avg Price
	2,911	104	370,286
	2,968	102	380,495
	2,936	97	387,341
	2,856	95	394,306
	2,598	94	410,728
	2,505	96	406,686
2,796	98	391,640	

	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	8,488	53	\$ 325,144	1.5%	\$ 150.09	95.4%
2023	8,932	45	\$ 320,225	2.2%	\$ 149.57	96.4%
2022	10,511	28	\$ 313,365	8.7%	\$ 146.96	98.9%
2021	11,950	26	\$ 288,154	10.1%	\$ 131.54	100.2%
2020	11,026	44	\$ 261,824	15.4%	\$ 115.29	97.6%

Shelby County Houses Sold



Days on Market		
DOM	# Sold	% of Total
0 to 30	339	50%
31 to 90	195	29%
91 to 180	102	15%
181 to 365	40	6%
> 365	8	1%

Age of House			
Age		# Sold	% of Total
< 1	year	43	6%
1 to 5	years	27	4%
6 to 10	years	19	3%
11 to 25	years	101	15%
26 to 50	years	203	30%
> 50	years	291	43%

Size		
SQFT	# Sold	% of Total
0 to 1,000	41	6%
1,001 to 2,000	323	47%
2,001 to 3,000	177	26%
3,001 to 4,000	87	13%
4,001 to 5,000	41	6%
> 5,001	15	2%

Absorption Rate					
Price Range		Months Supply	Market Type	Odds of Success	
\$ -	\$ 50,000	3.5 mths	Seller	75.9%	
\$ 50,001	\$ 100,000	4.4 mths	Seller	64.1%	
\$ 100,001	\$ 250,000	4.2 mths	Seller	58.6%	
\$ 250,001	\$ 500,000	3.8 mths	Seller	66.2%	
\$ 500,001	\$ 1,000,000	5.3 mths	Seller	61.1%	
\$ 1,000,001		7.1 mths	Buyer	57.7%	

MARKET *overview*

1

Executive
Summary

2

Shelby
County

3

City/Town

- Arlington
- Bartlett
- Collierville
- Germantown
- Memphis
- Millington

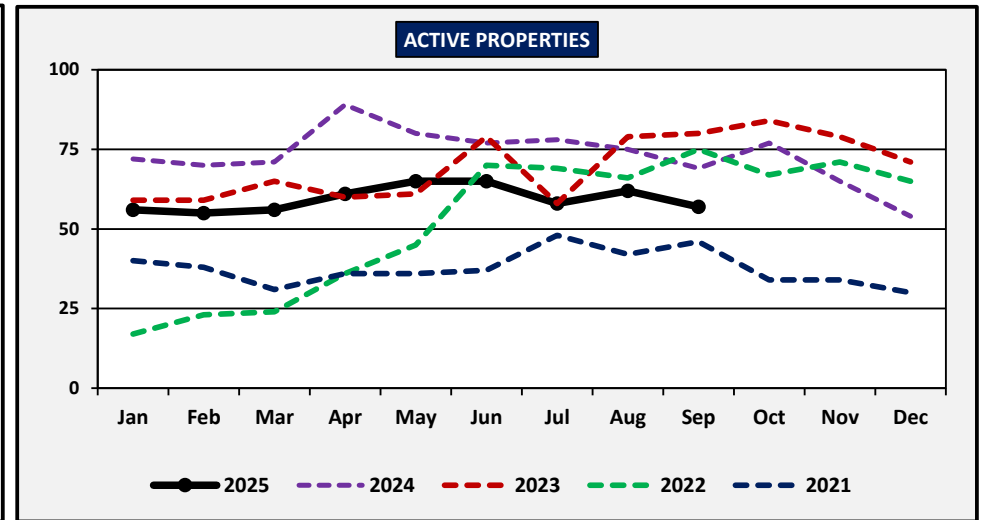
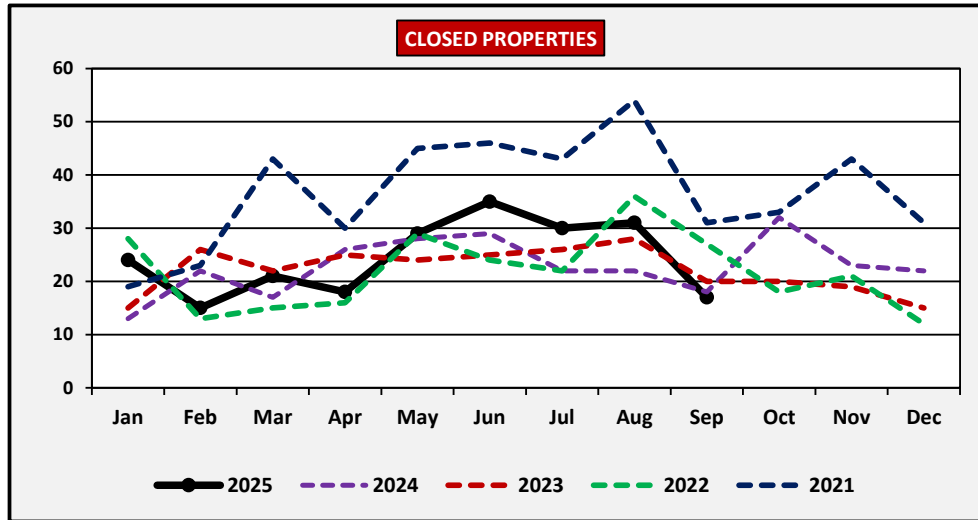
4

Zip Codes


Frank Warren

*Helping people get from the life they have
to the life they dream about.*

Arlington



	CLOSED				
	HOUSES SOLD	AVG DOM	AVG PRICE	SALES RATIO	MONTHS SUPPLY
Sep-25	17	50	470,203	97.6%	3.4
Aug-25	31	23	471,797	98.3%	2.0
Jul-25	30	27	456,870	98.2%	1.9
Jun-25	35	42	421,183	98.6%	1.9
May-25	29	52	459,730	98.0%	2.2
Apr-25	18	59	473,577	101.0%	3.4
6 MTH AVG	27	40	455,770	98.5%	2.3

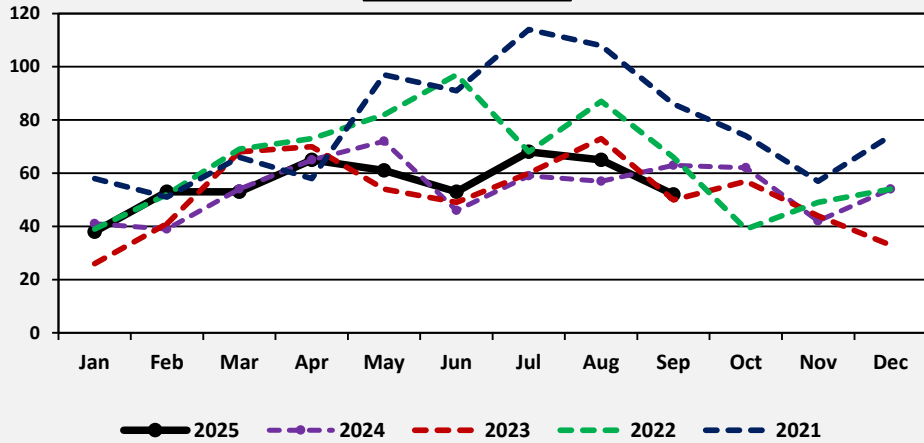
	PENDING		
	UNDER CONTRACT	AVG DOM	AVG PRICE
	28	54	454,914
	13	51	499,907
	38	21	451,626
	26	22	461,508
	28	56	433,337
	35	32	459,749
	28	39	460,173

	ACTIVE		
	HOUSES	AVG DOM	AVG Price
	57	164	515,900
	62	169	601,663
	58	164	616,969
	65	135	591,278
	65	136	606,757
	61	142	606,815
	61	152	589,897

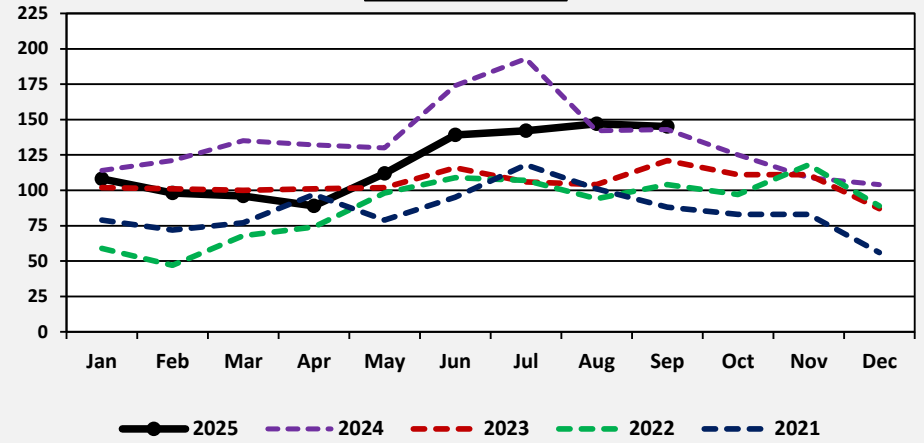
	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	274	68	\$ 471,852	3.9%	\$ 169.67	97.1%
2023	265	64	\$ 454,263	3.2%	\$ 169.56	97.7%
2022	261	23	\$ 440,215	15.1%	\$ 165.36	100.5%
2021	441	24	\$ 382,397	15.4%	\$ 143.07	101.9%
2020	380	40	\$ 331,428	9.5%	\$ 122.84	99.8%

Bartlett

CLOSED PROPERTIES



ACTIVE PROPERTIES



CLOSED

	HOUSES SOLD	AVG DOM	AVG PRICE	SALES RATIO	MONTHS SUPPLY
Sep-25	52	53	356,414	96.3%	2.8
Aug-25	65	53	367,015	96.4%	2.3
Jul-25	68	21	326,486	98.0%	2.1
Jun-25	53	40	350,848	98.0%	2.6
May-25	61	37	355,283	97.4%	1.8
Apr-25	65	40	328,925	98.3%	1.4
6 MTH AVG	61	40	346,807	97.4%	2.1

PENDING

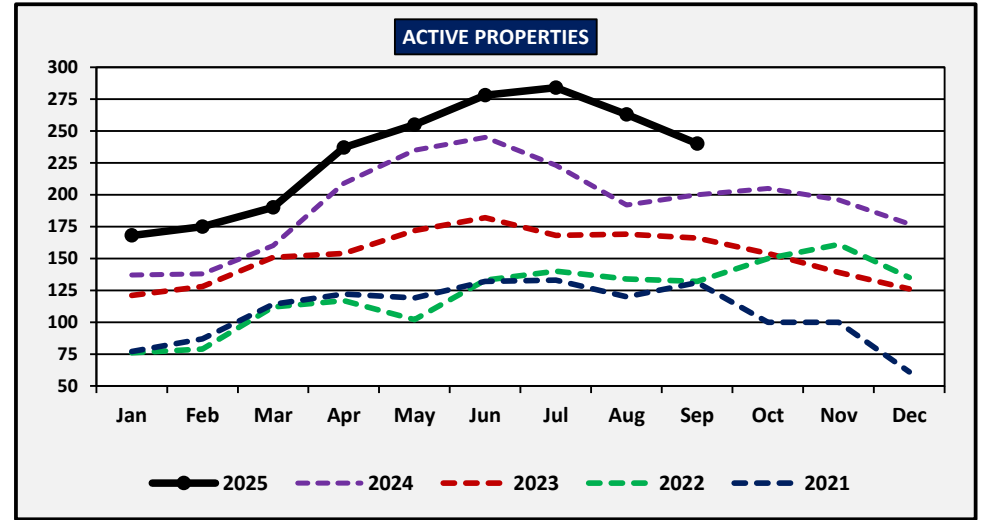
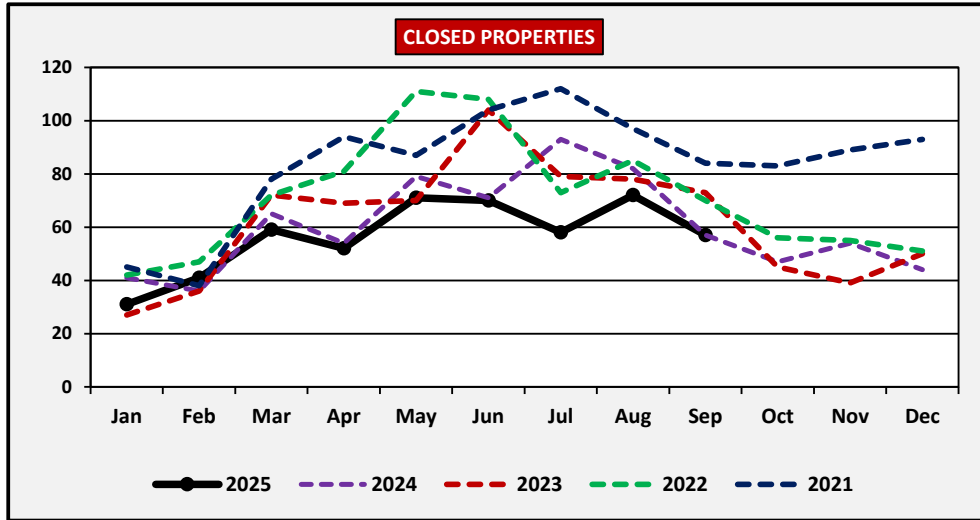
	UNDER CONTRACT	AVG DOM	AVG PRICE
	54	51	332,577
	62	50	347,531
	77	46	369,951
	68	26	335,925
	52	26	359,473
	68	48	348,630
6 MTH AVG	64	41	349,015

ACTIVE

	HOUSES	AVG DOM	AVG Price
	145	71	377,930
	147	71	376,267
	142	63	389,625
	139	66	405,018
	112	63	402,522
	89	72	406,104
6 MTH AVG	129	68	392,911

	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	654	45	\$ 339,788	2.5%	\$ 149.10	96.8%
2023	625	36	\$ 331,592	-4.5%	\$ 146.65	97.1%
2022	775	20	\$ 347,037	13.9%	\$ 150.54	101.3%
2021	934	17	\$ 304,750	19.3%	\$ 128.57	101.7%
2020	893	26	\$ 255,509	8.7%	\$ 108.54	99.5%

Collierville



	CLOSED				
	HOUSES SOLD	AVG DOM	AVG PRICE	SALES RATIO	MONTHS SUPPLY
Sep-25	57	65	540,417	93.9%	4.2
Aug-25	72	94	603,545	94.2%	3.7
Jul-25	58	47	572,532	96.7%	4.9
Jun-25	70	33	607,065	97.6%	4.0
May-25	71	46	567,965	96.2%	3.6
Apr-25	52	79	591,420	98.2%	4.6
6 MTH AVG	63	60	581,684	96.1%	4.1

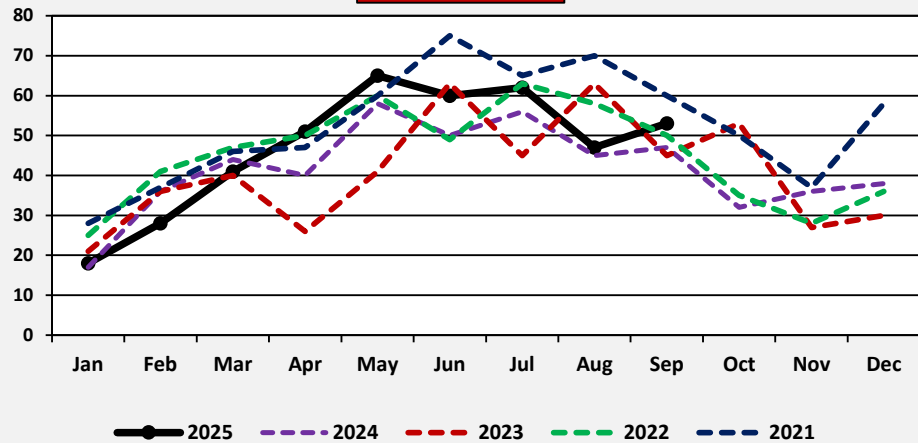
	PENDING		
	UNDER CONTRACT	AVG DOM	AVG PRICE
	67	63	568,826
	71	71	586,650
	64	78	604,538
	47	57	595,472
	74	44	567,776
	70	46	598,653
	66	60	586,986

	ACTIVE		
	HOUSES	AVG DOM	AVG Price
	240	122	685,083
	263	112	675,445
	284	98	657,830
	278	100	688,599
	255	92	692,697
	237	91	692,448
	260	102	682,017

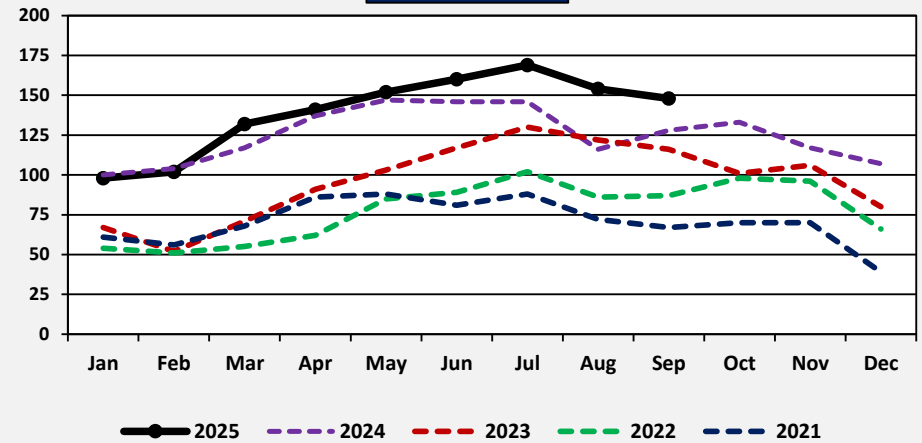
	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	723	48	\$ 593,100	1.5%	\$ 185.83	96.9%
2023	742	48	\$ 584,422	3.0%	\$ 181.39	97.8%
2022	851	27	\$ 567,221	11.6%	\$ 176.23	99.9%
2021	1,004	26	\$ 508,235	14.7%	\$ 154.42	100.7%
2020	1,056	48	\$ 443,206	6.9%	\$ 133.69	98.0%

Germantown

CLOSED PROPERTIES



ACTIVE PROPERTIES



CLOSED

	HOUSES SOLD	AVG DOM	AVG PRICE	SALES RATIO	MONTHS SUPPLY
Sep-25	53	65	638,512	94.8%	2.8
Aug-25	47	44	639,346	94.8%	3.3
Jul-25	62	47	584,145	95.9%	2.7
Jun-25	60	34	567,760	97.3%	2.7
May-25	65	35	583,934	96.4%	2.3
Apr-25	51	38	592,721	96.6%	2.8
6 MTH AVG	56	44	598,691	96.0%	2.7

PENDING

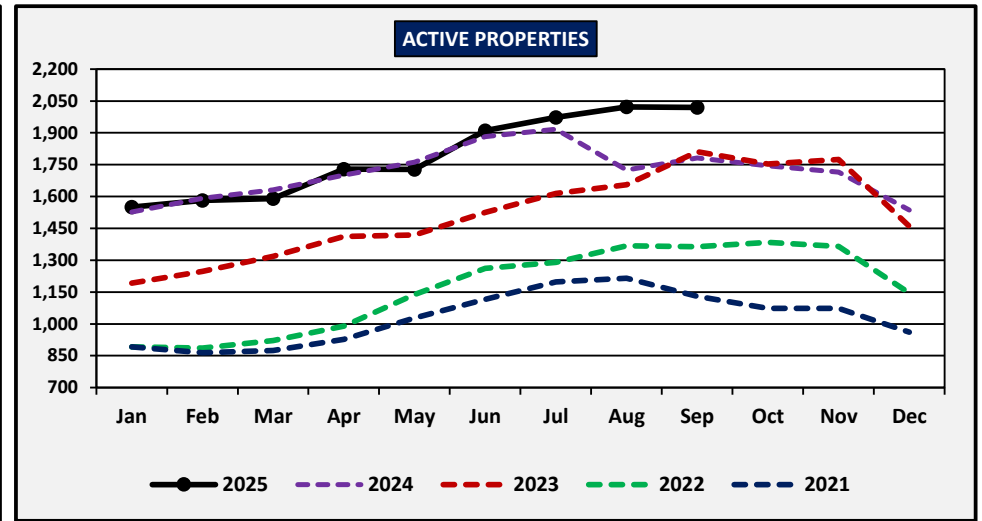
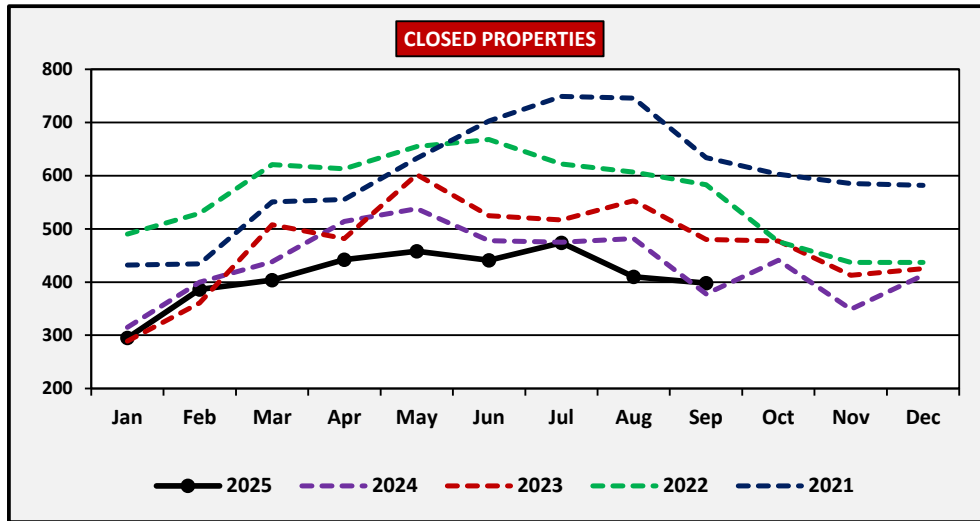
	UNDER CONTRACT	AVG DOM	AVG PRICE
	40	83	647,366
	49	76	679,368
	53	43	643,269
	60	50	590,189
	55	43	550,530
	76	34	582,896
6 MTH AVG	56	55	615,603

ACTIVE

	HOUSES	AVG DOM	AVG Price
	148	101	732,019
	154	100	748,450
	169	90	725,672
	160	82	764,033
	152	81	761,832
	141	80	748,771
6 MTH AVG	154	89	746,796

	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	499	45	\$ 601,897	-8.2%	\$ 176.72	95.7%
2023	490	38	\$ 655,409	11.3%	\$ 181.00	96.6%
2022	542	25	\$ 588,909	10.6%	\$ 169.23	98.6%
2021	633	26	\$ 532,527	10.6%	\$ 149.63	99.3%
2020	716	46	\$ 481,542	9.2%	\$ 137.74	96.3%

Memphis



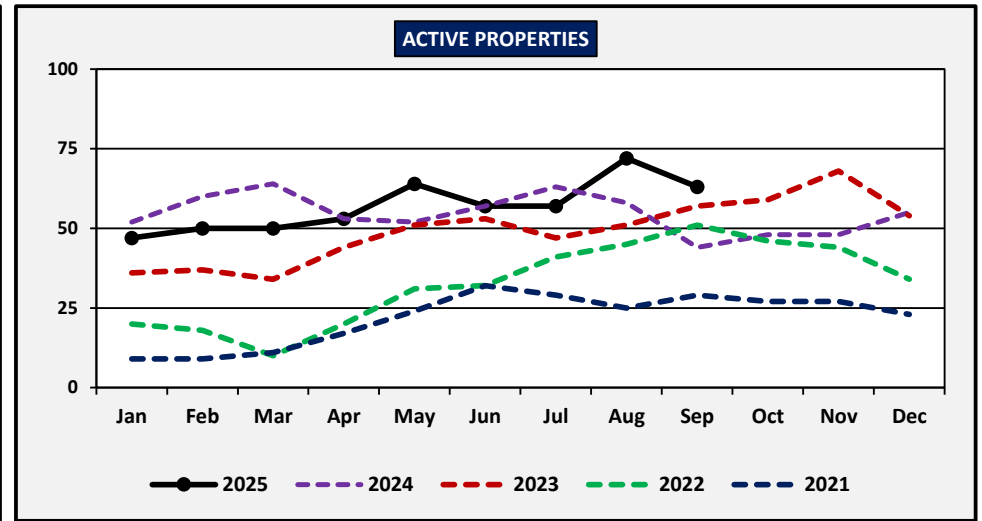
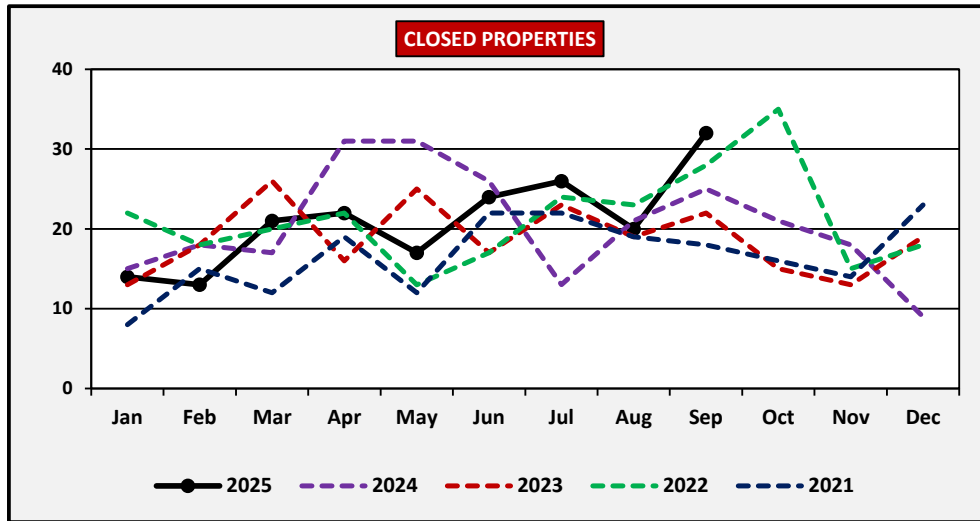
	CLOSED				
	HOUSES SOLD	AVG DOM	AVG PRICE	SALES RATIO	MONTHS SUPPLY
Sep-25	398	58	239,581	92.9%	5.1
Aug-25	410	51	245,916	92.8%	4.9
Jul-25	474	49	253,509	93.7%	4.2
Jun-25	441	49	284,311	89.7%	4.3
May-25	458	57	282,778	93.2%	3.8
Apr-25	442	57	242,270	95.2%	3.9
6 MTH AVG	437	54	258,604	92.8%	4.3

	PENDING		
	UNDER CONTRACT	AVG DOM	AVG PRICE
	411	56	265,280
	475	57	253,584
	471	56	231,073
	455	50	256,524
	535	59	277,576
	500	49	264,114
	475	55	258,025

	ACTIVE		
	HOUSES	AVG DOM	AVG Price
	2,020	103	279,561
	2,022	101	286,353
	1,973	97	290,254
	1,911	97	288,302
	1,728	97	305,409
	1,729	98	308,618
	1,897	99	293,083

	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	5,221	54	\$ 238,750	0.1%	\$ 132.96	94.3%
2023	5,632	45	\$ 238,399	0.6%	\$ 133.92	95.4%
2022	6,738	31	\$ 237,017	6.8%	\$ 133.84	97.9%
2021	7,207	28	\$ 221,953	10.8%	\$ 121.96	99.5%
2020	6,283	45	\$ 200,340	16.5%	\$ 106.66	96.9%

Millington



	CLOSED				
	HOUSES SOLD	AVG DOM	AVG PRICE	SALES RATIO	MONTHS SUPPLY
Sep-25	32	58	285,889	99.6%	2.0
Aug-25	20	39	294,612	97.1%	3.6
Jul-25	26	32	292,461	96.9%	2.2
Jun-25	24	47	259,836	96.8%	2.4
May-25	17	58	307,651	96.6%	3.8
Apr-25	22	34	264,935	98.5%	2.4
6 MTH AVG	24	45	283,258	97.7%	2.6

	PENDING		
	UNDER CONTRACT	AVG DOM	AVG PRICE
	20	87	273,557
	27	57	315,606
	18	53	273,659
	38	36	294,601
	27	52	282,402
	26	24	275,597
	26	51	285,904

	ACTIVE		
	HOUSES	AVG DOM	AVG Price
	63	86	319,448
	72	81	313,774
	57	95	339,712
	57	84	319,078
	64	77	335,240
	53	83	326,759
	61	84	325,668

	HOUSES SOLD	AVG DOM	AVG PRICE	AVG PRICE % CHANGE	AVG \$ PER SQFT	SALES RATIO
2024	245	48	\$ 271,422	9.0%	\$ 147.78	95.3%
2023	226	35	\$ 248,978	-0.6%	\$ 143.53	96.4%
2022	255	28	\$ 250,436	18.4%	\$ 139.08	98.4%
2021	200	25	\$ 211,566	13.9%	\$ 122.50	100.3%
2020	102	47	\$ 185,699	16.8%	\$ 103.13	99.0%

MARKET *overview*

1

Executive
Summary

2

Shelby
County

3

City/Town

- Arlington
- Bartlett
- Collierville
- Germantown
- Memphis
- Millington

4

Zip Codes


Frank Warren

*Helping people get from the life they have
to the life they dream about.*

Shelby County Zip Codes

		2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38002	Arlington/Bartlett												
	HOUSES SOLD	45	57	64	451	613	560	663					
	AVG DOM	47	42	39	54	61	54	24					
	AVG PRICE PER SQFT	\$ 160.06	\$ 174.62	\$ 169.94	\$ 166.14	\$ 163.66	\$ 164.40	\$ 161.78					
	AVG PRICE	\$ 451,297	\$ 480,681	\$ 473,553	\$ 469,925	\$ 460,000	\$ 467,093	\$ 458,041					
	AVG SIZE	2,820	2,753	2,787	2,829	2,811	2,841	2,831					
38016	Memphis (Cordova)												
	HOUSES SOLD	43	37	41	349	440	493	603					
	AVG DOM	60	34	46	51	48	37	21					
	AVG PRICE PER SQFT	\$ 138.32	\$ 138.02	\$ 132.60	\$ 133.69	\$ 134.60	\$ 134.60	\$ 135.49					
	AVG PRICE	\$ 336,045	\$ 299,384	\$ 318,399	\$ 308,277	\$ 320,195	\$ 305,986	\$ 315,457					
	AVG SIZE	2,429	2,169	2,401	2,306	2,379	2,273	2,328					
38017	Collierville												
	HOUSES SOLD	62	72	61	527	732	760	855					
	AVG DOM	63	94	47	65	50	49	29					
	AVG PRICE PER SQFT	\$ 179.98	\$ 192.89	\$ 181.80	\$ 183.11	\$ 185.47	\$ 180.26	\$ 175.90					
	AVG PRICE	\$ 553,631	\$ 612,849	\$ 590,145	\$ 592,554	\$ 594,890	\$ 585,411	\$ 567,543					
	AVG SIZE	3,076	3,177	3,246	3,236	3,207	3,248	3,227					
38018	Memphis (Cordova)												
	HOUSES SOLD	36	47	43	333	438	477	569					
	AVG DOM	34	41	39	50	48	46	24					
	AVG PRICE PER SQFT	\$ 144.61	\$ 144.29	\$ 148.13	\$ 142.71	\$ 144.66	\$ 144.32	\$ 143.88					
	AVG PRICE	\$ 361,373	\$ 344,354	\$ 339,747	\$ 343,218	\$ 336,318	\$ 329,988	\$ 335,801					
	AVG SIZE	2,499	2,387	2,294	2,405	2,325	2,287	2,334					
38028	Unincorporated (Eads)												
	HOUSES SOLD	4	4	3	21	46	31	44					
	AVG DOM	140	138	14	104	174	46	46					
	AVG PRICE PER SQFT	\$ 151.03	\$ 190.73	\$ 190.90	\$ 190.52	\$ 214.77	\$ 215.76	\$ 181.47					
	AVG PRICE	\$ 704,375	\$ 815,000	\$ 638,300	\$ 686,052	\$ 1,045,303	\$ 972,359	\$ 1,112,808					
	AVG SIZE	4,664	4,273	3,344	3,601	4,867	4,507	6,132					

Shelby County Zip Codes

		2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38053	Millington												
	HOUSES SOLD	31	21	29	194	266	250	280					
	AVG DOM	58	40	30	59	53	35	28					
	AVG PRICE PER SQFT	\$ 162.21	\$ 161.97	\$ 171.99	\$ 160.40	\$ 146.85	\$ 140.65	\$ 138.96					
	AVG PRICE	\$ 287,958	\$ 303,217	\$ 309,275	\$ 285,704	\$ 272,074	\$ 247,309	\$ 246,446					
	AVG SIZE	1,775	1,872	1,798	1,781	1,853	1,758	1,773					
38103	Memphis												
	HOUSES SOLD	9	12	12	86	70	97	123					
	AVG DOM	116	58	70	113	64	34	28					
	AVG PRICE PER SQFT	\$ 186.64	\$ 217.64	\$ 214.33	\$ 210.09	\$ 223.84	\$ 234.28	\$ 229.74					
	AVG PRICE	\$ 461,055	\$ 482,856	\$ 455,663	\$ 451,759	\$ 460,598	\$ 485,075	\$ 480,662					
	AVG SIZE	2,470	2,219	2,126	2,150	2,058	2,071	2,092					
38104	Memphis												
	HOUSES SOLD	22	15	24	145	180	221	255					
	AVG DOM	88	117	60	93	76	56	35					
	AVG PRICE PER SQFT	\$ 162.14	\$ 145.53	\$ 175.02	\$ 167.50	\$ 164.79	\$ 170.42	\$ 178.15					
	AVG PRICE	\$ 367,955	\$ 309,660	\$ 354,783	\$ 410,687	\$ 373,927	\$ 379,431	\$ 398,091					
	AVG SIZE	2,269	2,128	2,027	2,452	2,269	2,226	2,235					
38105	Memphis												
	HOUSES SOLD	1	-	2	10	18	13	28					
	AVG DOM	5		139	38	61	56	60					
	AVG PRICE PER SQFT	\$ 41.49		\$ 101.73	\$ 81.74	\$ 110.02	\$ 132.92	\$ 122.89					
	AVG PRICE	\$ 69,000		\$ 258,500	\$ 112,550	\$ 188,878	\$ 221,000	\$ 204,197					
	AVG SIZE	1,663		2,541	1,377	1,717	1,663	1,662					
38106	Memphis												
	HOUSES SOLD	13	11	14	92	145	157	187					
	AVG DOM	100	77	51	72	59	66	59					
	AVG PRICE PER SQFT	\$ 54.11	\$ 42.80	\$ 44.50	\$ 52.83	\$ 54.09	\$ 53.17	\$ 53.27					
	AVG PRICE	\$ 61,531	\$ 57,231	\$ 56,607	\$ 68,788	\$ 71,282	\$ 67,059	\$ 70,631					
	AVG SIZE	1,137	1,337	1,272	1,302	1,318	1,261	1,326					

Shelby County Zip Codes

		2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38107	Memphis												
	HOUSES SOLD	9	6	9	77	127	154	194					
	AVG DOM	82	86	115	97	81	61	34					
	AVG PRICE PER SQFT	\$ 120.78	\$ 165.33	\$ 115.76	\$ 113.81	\$ 113.60	\$ 116.08	\$ 113.36					
	AVG PRICE	\$ 203,167	\$ 198,483	\$ 187,621	\$ 170,366	\$ 182,422	\$ 174,283	\$ 168,128					
	AVG SIZE	1,682	1,201	1,621	1,497	1,606	1,501	1,483					
38108	Memphis												
	HOUSES SOLD	5	14	13	85	142	121	178					
	AVG DOM	93	35	35	53	46	54	55					
	AVG PRICE PER SQFT	\$ 59.77	\$ 108.13	\$ 57.25	\$ 68.00	\$ 85.58	\$ 72.33	\$ 81.01					
	AVG PRICE	\$ 65,680	\$ 117,607	\$ 56,531	\$ 77,001	\$ 96,944	\$ 82,171	\$ 97,743					
	AVG SIZE	1,099	1,088	987	1,132	1,133	1,136	1,207					
38109	Memphis												
	HOUSES SOLD	21	17	27	203	312	307	371					
	AVG DOM	103	46	55	59	59	45	30					
	AVG PRICE PER SQFT	\$ 84.69	\$ 86.74	\$ 89.88	\$ 86.33	\$ 77.88	\$ 82.95	\$ 80.52					
	AVG PRICE	\$ 114,955	\$ 124,282	\$ 111,461	\$ 116,937	\$ 106,306	\$ 111,336	\$ 109,918					
	AVG SIZE	1,357	1,433	1,240	1,354	1,365	1,342	1,365					
38111	Memphis												
	HOUSES SOLD	49	39	46	375	450	487	626					
	AVG DOM	49	55	58	61	53	47	27					
	AVG PRICE PER SQFT	\$ 162.56	\$ 137.88	\$ 174.25	\$ 157.66	\$ 158.45	\$ 155.17	\$ 159.32					
	AVG PRICE	\$ 291,028	\$ 230,714	\$ 296,466	\$ 277,269	\$ 268,233	\$ 259,114	\$ 260,363					
	AVG SIZE	1,790	1,673	1,701	1,759	1,693	1,670	1,634					
38112	Memphis												
	HOUSES SOLD	6	15	15	99	147	165	209					
	AVG DOM	147	64	100	91	72	50	43					
	AVG PRICE PER SQFT	\$ 164.69	\$ 112.27	\$ 144.71	\$ 139.46	\$ 143.66	\$ 145.28	\$ 147.84					
	AVG PRICE	\$ 382,767	\$ 189,713	\$ 271,040	\$ 238,654	\$ 250,483	\$ 246,192	\$ 248,624					
	AVG SIZE	2,324	1,690	1,873	1,711	1,744	1,695	1,682					

Shelby County Zip Codes

		2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38114	Memphis												
	HOUSES SOLD	22	13	19	107	180	182	179					
	AVG DOM	50	66	95	74	58	65	51					
	AVG PRICE PER SQFT	\$ 79.03	\$ 104.84	\$ 72.18	\$ 79.40	\$ 80.41	\$ 86.46	\$ 92.21					
	AVG PRICE	\$ 95,041	\$ 144,077	\$ 89,259	\$ 104,034	\$ 106,798	\$ 109,699	\$ 125,442					
	AVG SIZE	1,203	1,374	1,237	1,310	1,328	1,269	1,360					
38115	Memphis												
	HOUSES SOLD	7	9	11	83	139	156	174					
	AVG DOM	33	47	24	40	48	40	27					
	AVG PRICE PER SQFT	\$ 101.32	\$ 113.40	\$ 94.88	\$ 103.95	\$ 99.23	\$ 98.82	\$ 99.74					
	AVG PRICE	\$ 159,071	\$ 185,322	\$ 154,682	\$ 172,458	\$ 161,943	\$ 163,572	\$ 163,779					
	AVG SIZE	1,570	1,634	1,630	1,659	1,632	1,655	1,642					
38116	Memphis												
	HOUSES SOLD	12	13	14	127	168	172	208					
	AVG DOM	45	41	33	40	43	43	37					
	AVG PRICE PER SQFT	\$ 103.03	\$ 110.30	\$ 84.50	\$ 93.12	\$ 95.75	\$ 87.69	\$ 88.79					
	AVG PRICE	\$ 178,487	\$ 179,608	\$ 171,221	\$ 168,384	\$ 166,916	\$ 154,636	\$ 148,338					
	AVG SIZE	1,732	1,628	2,026	1,808	1,743	1,764	1,671					
38117	Memphis												
	HOUSES SOLD	28	40	45	360	500	554	572					
	AVG DOM	59	55	53	62	61	46	26					
	AVG PRICE PER SQFT	\$ 170.80	\$ 172.37	\$ 171.15	\$ 181.57	\$ 182.69	\$ 188.74	\$ 184.04					
	AVG PRICE	\$ 329,205	\$ 375,425	\$ 364,449	\$ 380,770	\$ 361,487	\$ 389,957	\$ 365,605					
	AVG SIZE	1,927	2,178	2,129	2,097	1,979	2,066	1,987					
38118	Memphis												
	HOUSES SOLD	15	17	15	120	234	290	302					
	AVG DOM	36	29	29	33	40	41	29					
	AVG PRICE PER SQFT	\$ 99.27	\$ 92.79	\$ 99.56	\$ 93.92	\$ 94.11	\$ 86.39	\$ 86.80					
	AVG PRICE	\$ 136,233	\$ 120,762	\$ 139,000	\$ 132,029	\$ 134,019	\$ 126,510	\$ 124,788					
	AVG SIZE	1,372	1,301	1,396	1,406	1,424	1,464	1,438					

Shelby County Zip Codes

		2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38119	Memphis												
	HOUSES SOLD	17	15	29	187	203	247	258					
	AVG DOM	53	84	24	75	68	37	24					
	AVG PRICE PER SQFT	\$ 124.85	\$ 128.58	\$ 141.33	\$ 139.54	\$ 139.08	\$ 141.08	\$ 144.76					
	AVG PRICE	\$ 329,406	\$ 292,120	\$ 327,582	\$ 350,334	\$ 365,243	\$ 358,021	\$ 362,724					
	AVG SIZE	2,638	2,272	2,318	2,511	2,626	2,538	2,506					
38120	Memphis												
	HOUSES SOLD	14	16	15	141	230	168	217					
	AVG DOM	70	50	24	64	61	48	31					
	AVG PRICE PER SQFT	\$ 173.14	\$ 172.77	\$ 189.31	\$ 174.90	\$ 180.98	\$ 185.18	\$ 180.68					
	AVG PRICE	\$ 507,320	\$ 626,094	\$ 824,657	\$ 538,308	\$ 550,997	\$ 569,430	\$ 585,441					
	AVG SIZE	2,930	3,624	4,356	3,078	3,044	3,075	3,240					
38122	Memphis												
	HOUSES SOLD	17	13	15	150	250	255	338					
	AVG DOM	72	26	41	54	38	38	27					
	AVG PRICE PER SQFT	\$ 140.51	\$ 145.07	\$ 121.35	\$ 139.86	\$ 131.08	\$ 134.21	\$ 136.46					
	AVG PRICE	\$ 193,757	\$ 206,165	\$ 169,747	\$ 178,931	\$ 172,029	\$ 176,949	\$ 171,340					
	AVG SIZE	1,379	1,421	1,399	1,279	1,312	1,318	1,256					
38125	Memphis												
	HOUSES SOLD	14	28	30	195	261	290	313					
	AVG DOM	50	48	22	59	47	55	35					
	AVG PRICE PER SQFT	\$ 133.20	\$ 151.78	\$ 140.19	\$ 134.40	\$ 138.33	\$ 139.75	\$ 137.72					
	AVG PRICE	\$ 305,020	\$ 303,004	\$ 338,353	\$ 313,611	\$ 323,999	\$ 309,082	\$ 326,013					
	AVG SIZE	2,290	1,996	2,414	2,333	2,342	2,212	2,367					
38126	Memphis												
	HOUSES SOLD	5	1	1	12	13	14	21					
	AVG DOM	14	29	24	23	71	44	48					
	AVG PRICE PER SQFT	\$ 81.80	\$ 12.17	\$ 35.12	\$ 48.71	\$ 72.01	\$ 115.22	\$ 127.21					
	AVG PRICE	\$ 137,000	\$ 17,500	\$ 33,500	\$ 66,779	\$ 111,076	\$ 207,094	\$ 241,630					
	AVG SIZE	1,675	1,438	954	1,371	1,543	1,797	1,900					

Shelby County Zip Codes

		2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38127	Memphis												
	HOUSES SOLD	33	30	40	244	374	397	440					
	AVG DOM	49	47	52	45	57	46	33					
	AVG PRICE PER SQFT	\$ 93.40	\$ 81.49	\$ 79.24	\$ 78.23	\$ 70.89	\$ 77.66	\$ 71.58					
	AVG PRICE	\$ 122,516	\$ 108,430	\$ 102,251	\$ 104,708	\$ 95,451	\$ 100,630	\$ 94,078					
	AVG SIZE	1,312	1,331	1,290	1,338	1,346	1,296	1,314					
38128	Memphis												
	HOUSES SOLD	17	22	23	209	299	331	390					
	AVG DOM	39	52	31	43	48	39	25					
	AVG PRICE PER SQFT	\$ 94.75	\$ 99.20	\$ 103.31	\$ 101.47	\$ 97.08	\$ 92.03	\$ 94.45					
	AVG PRICE	\$ 144,759	\$ 161,886	\$ 154,970	\$ 154,444	\$ 151,728	\$ 150,990	\$ 148,624					
	AVG SIZE	1,528	1,632	1,500	1,522	1,563	1,641	1,574					
38133	Bartlett/Memphis												
	HOUSES SOLD	17	28	15	154	222	189	276					
	AVG DOM	35	55	22	36	40	32	18					
	AVG PRICE PER SQFT	\$ 162.90	\$ 153.01	\$ 164.34	\$ 156.52	\$ 152.70	\$ 150.79	\$ 149.84					
	AVG PRICE	\$ 343,944	\$ 400,221	\$ 329,900	\$ 319,135	\$ 309,580	\$ 315,747	\$ 300,397					
	AVG SIZE	2,111	2,616	2,007	2,039	2,027	2,094	2,005					
38134	Bartlett/Memphis												
	HOUSES SOLD	16	21	29	230	280	322	341					
	AVG DOM	52	38	17	37	44	38	26					
	AVG PRICE PER SQFT	\$ 136.78	\$ 133.96	\$ 142.90	\$ 134.08	\$ 133.53	\$ 131.73	\$ 126.83					
	AVG PRICE	\$ 256,150	\$ 237,231	\$ 247,250	\$ 236,548	\$ 240,015	\$ 234,236	\$ 227,887					
	AVG SIZE	1,873	1,771	1,730	1,764	1,797	1,778	1,797					
38135	Unincorporated												
	HOUSES SOLD	26	32	25	252	303	332	438					
	AVG DOM	60	54	24	46	45	36	23					
	AVG PRICE PER SQFT	\$ 152.45	\$ 152.09	\$ 158.82	\$ 148.58	\$ 146.76	\$ 143.36	\$ 148.93					
	AVG PRICE	\$ 338,552	\$ 331,634	\$ 345,102	\$ 322,795	\$ 303,571	\$ 302,552	\$ 319,525					
	AVG SIZE	2,221	2,181	2,173	2,172	2,069	2,110	2,145					

Shelby County Zip Codes

Zip Code	City	2025 - YTD			2024			2023			2022		
		Sep-25	Aug-25	Jul-25									
38138	Germantown												
	HOUSES SOLD	32	32	38	279	300	274	347					
	AVG DOM	56	44	55	52	46	44	29					
	AVG PRICE PER SQFT	\$ 185.02	\$ 190.94	\$ 170.08	\$ 178.09	\$ 166.75	\$ 177.58	\$ 167.07					
	AVG PRICE	\$ 632,398	\$ 582,289	\$ 554,542	\$ 567,571	\$ 525,224	\$ 590,856	\$ 551,419					
	AVG SIZE	3,418	3,050	3,260	3,187	3,150	3,327	3,300					
38139	Germantown												
	HOUSES SOLD	21	19	25	155	214	224	210					
	AVG DOM	80	48	36	45	49	36	23					
	AVG PRICE PER SQFT	\$ 175.77	\$ 189.99	\$ 183.39	\$ 178.97	\$ 188.58	\$ 183.42	\$ 172.71					
	AVG PRICE	\$ 647,829	\$ 756,368	\$ 623,772	\$ 652,513	\$ 721,393	\$ 731,981	\$ 659,066					
	AVG SIZE	3,686	3,981	3,401	3,646	3,825	3,991	3,816					
38141	Memphis												
	HOUSES SOLD	10	16	13	109	133	172	215					
	AVG DOM	22	51	24	27	43	37	23					
	AVG PRICE PER SQFT	\$ 119.24	\$ 126.41	\$ 123.05	\$ 119.44	\$ 118.62	\$ 123.51	\$ 121.21					
	AVG PRICE	\$ 188,970	\$ 211,459	\$ 182,231	\$ 190,021	\$ 181,482	\$ 187,940	\$ 187,987					
	AVG SIZE	1,585	1,673	1,481	1,591	1,530	1,522	1,551					
38671	Memphis												
	HOUSES SOLD	-	-	-	-	-	-	-					
	AVG DOM												
	AVG PRICE PER SQFT												
	AVG PRICE												
	AVG SIZE												