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Canyon County Single Family Home Sales
Comparing March 2026 with March 2025

	Mar-26	Year to Date 26	Mar-25	Year to Date 25	Previous 12 Months
Total Active Residential Listings	979		1046		
Total Pending Residential Listings	804		833		
Total Single-Family Homes Sold	452	1,084	394	1,035	4,639
Percent Change	14.72%	4.73%			
Median Price	$432,490	$430,000	$424,990	$421,000	$427,990
Percent Change	1.76%	2.14%			
Average Price	$490,995	$490,461	$494,844	$492,148	$494,079
Percent Change	-0.78%	-0.34%			
Days on Market	63	64	52	58	52
Total Dollar Volume	$221,929,672	$531,660,085	$194,968,397	$509,373,635	$2,292,034,467
Percent Change	13.83%	4.38%			

Canyon County Existing Home Sales

	Mar-26	Year to Date 26	Mar-25	Year to Date 25	Previous 12 Months
Existing Residential Listings	433		445		
Existing Pending Listings	344		318		
Existing Homes Sold	210	541	191	505	2,549
Percent Change	9.95%	7.13%			
Median Price	$406,000	$400,000	$395,000	$395,000	$399,990
Percent Change	2.78%	1.27%			
Average Price	$473,369	$462,046	$473,137	$478,302	$472,588
Percent Change	0.05%	-3.40%			
Days on Market	41	46	39	47	39
Existing Dollar Volume	$99,407,427	$249,966,848	$90,369,104	$241,542,668	$1,204,627,157
Percent Change	10.00%	3.49%			

Canyon County Newly Constructed Home Sales

	Mar-26	Year to Date 26	Mar-25	Year to Date 25	Previous 12 Months
Newly Constructed Residential Listings	546		601		
Newly Constructed Pending Listings	460		515		
Newly Constructed Homes Sold	242	543	203	530	2,090
Percent Change	19.21%	2.45%			
Median Price	$449,990	$454,990	$442,990	$441,517	$454,990
Percent Change	1.58%	3.05%			
Average Price	$506,290	$518,772	$515,267	$505,341	$520,291
Percent Change	-1.74%	2.66%			
Days on Market	82	82	64	69	67
Newly Constructed Dollar Volume	$122,522,245	$281,693,237	$104,599,293	$267,830,967	$1,087,407,310
Percent Change	17.13%	5.18%			

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Single-Famly Homes Sold in Canyon County for March 2026				
MLS Area	**# Sold**	**Market %**	**Average Price**	**Median Price**
Nampa NE (87) - 1250	68	15.21%	$481,319	$461,178
New Construction	41	17.08%	$502,489	$481,709
Existing	27	13.04%	$449,174	$413,900
Nampa South (86) - 1260	112	25.06%	$474,538	$447,950
New Construction	47	19.58%	$502,604	$462,729
Existing	65	31.40%	$454,244	$425,000
Melba - 1265	2	0.45%	$585,000	$585,000
New Construction	0	0.00%	$0	$0
Existing	2	0.97%	$585,000	$585,000
Nampa NW (51) - 1270	26	5.82%	$458,272	$377,950
New Construction	6	2.50%	$635,960	$424,990
Existing	20	9.66%	$404,965	$367,000
Caldwell NW - 1275	87	19.46%	$432,685	$421,990
New Construction	66	27.50%	$431,864	$427,490
Existing	21	10.14%	$435,262	$405,000
Caldwell SW - 1280	86	19.24%	$433,687	$415,000
New Construction	44	18.33%	$474,280	$445,490
Existing	42	20.29%	$391,161	$375,000
Middleton - 1285	51	11.41%	$668,451	$545,000
New Construction	32	13.33%	$650,000	$529,500
Existing	19	9.18%	$699,526	$640,000
Canyon County Other - 1290	6	1.34%	$514,550	$451,200
New Construction	0	0.00%	$0	$0
Existing	6	2.90%	$514,550	$451,200
Parma - 1292	4	0.89%	$655,750	$542,500
New Construction	1	0.42%	$1,058,000	$1,058,000
Existing	3	1.45%	$521,667	$520,000
Wilder - 1293	4	0.89%	$445,000	$394,000
New Construction	3	1.25%	$385,000	$373,000
Existing	1	0.48%	$625,000	$625,000
Greenleaf - 1294	1	0.22%	$347,000	$347,000
New Construction	0	0.00%	$0	$0
Existing	1	0.48%	$347,000	$347,000
Totals	447	100.00%	$482,846	$430,000
New Construction	240	53.69%	$501,769	$449,990
Existing	207	46.31%	$460,905	$405,000

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Single-Famly Homes Sold in Canyon County for March 2026				
MLS Area	**# Sold**	**Market %**	**Average Price**	**Median Price**

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Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County March 2026 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
$69,999 and under	0	0.00%	0	0.00%
$70,000 - $89,999	0	0.00%	0	0.00%
$90,000 - $99,999	0	0.00%	0	0.00%
$100,000 - $119,999	0	0.00%	0	0.00%
$120,000 - $159,999	0	0.00%	1	0.22%
$160,000 - $199,999	0	0.00%	1	0.22%
$200,000 - $249,999	0	0.00%	2	0.45%
$250,000 - $299,999	0	0.00%	13	2.91%
$300,000 - $399,999	44	9.84%	81	18.12%
$400,000 - $499,999	120	26.85%	58	12.98%
$500,000 - $599,999	42	9.40%	20	4.47%
$600,000 - $699,999	14	3.13%	10	2.24%
$700,000 - $799,999	8	1.79%	4	0.89%
$800,000 - $899,999	2	0.45%	7	1.57%
$900,000 - $999,999	4	0.89%	6	1.34%
$1,000,000 - $1,999,999	6	1.34%	4	0.89%
$2,000,000 - $2,999,999	0	0.00%	0	0.00%
$3,000,000 - $3,999,999	0	0.00%	0	0.00%
$4,000,000 - $4,999,999	0	0.00%	0	0.00%
$5,000,000 and over	0	0.00%	0	0.00%
Totals	240	53.69%	207	46.31%

Comparison of Existing and Newly Constructed Single-Family Residential Units Sold in Canyon County (Year-to-Date) March 2026 by Price Class				
Sales Price Range	New	Market %	Existing	Market %
$69,999 and under	0	0.00%	0	0.00%
$70,000 - $89,999	0	0.00%	0	0.00%
$90,000 - $99,999	0	0.00%	0	0.00%
$100,000 - $119,999	0	0.00%	0	0.00%
$120,000 - $159,999	0	0.00%	5	0.47%
$160,000 - $199,999	0	0.00%	3	0.28%
$200,000 - $249,999	0	0.00%	13	1.21%
$250,000 - $299,999	0	0.00%	26	2.42%
$300,000 - $399,999	92	8.57%	221	20.60%
$400,000 - $499,999	269	25.07%	131	12.21%
$500,000 - $599,999	88	8.20%	56	5.22%
$600,000 - $699,999	38	3.54%	32	2.98%
$700,000 - $799,999	18	1.68%	16	1.49%
$800,000 - $899,999	6	0.56%	12	1.12%
$900,000 - $999,999	11	1.03%	10	0.93%
$1,000,000 - $1,999,999	12	1.12%	12	1.12%
$2,000,000 - $2,999,999	2	0.19%	0	0.00%
$3,000,000 - $3,999,999	0	0.00%	0	0.00%
$4,000,000 - $4,999,999	0	0.00%	0	0.00%
$5,000,000 and over	0	0.00%	0	0.00%
Totals	536	49.95%	537	50.05%

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