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FOR IMMEDIATE RELEASE

Prices Rise in the Rochester Housing Market During Second Quarter

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The Greater Rochester housing market continued to experience record low inventory and robust competition through the second quarter of 2025, according to the Greater Rochester Association of REALTORS® (GRAR). Active inventory at the end of June stood at 1,403 homes available, reflecting an increase of 9.4% from the 1,386 homes on the market at the end of June 2024. Closed sales for the second quarter totaled 2,686, virtually unchanged compared to the Q2 2024's 2,632 closed sales. New listings edged higher, reaching 4,460 for the quarter—an increase of 6.3% over the last year's total, offering some hope for buyers still navigating a fiercely competitive landscape.

The median days on market remained remarkably low at just 7 days, underscoring the persistent demand and quick turnaround for homes throughout the region. "Inventory remains critically tight for buyers across all price points," said Don Simonetti, Jr., GRAR president. "While we are seeing a continued, albeit modest, increase in new listings, it's still not enough to meet the overwhelming demand. The continued rise in closed sales is encouraging, but we must remain focused on long-term solutions to expand housing opportunities in our community."

Median Sales Price continued its upward trajectory, ending Q2 2025 at \$265,000—a 20.5% jump from the first quarter and a 7.7% increase year-over-year. "The pace of price growth is a reflection of our market's limited supply," Simonetti, Jr. continued. "Without a substantial increase in middle-market housing, affordability will remain out of reach for many buyers, and the dream of homeownership will continue to elude too many in our community."

GRAR CEO Jim Yockel added, "The trends we're seeing reinforce the urgent need for innovative housing policies and collaborative regional efforts. The consequences of inaction are clear: reduced pathways to home ownership, diminished economic mobility, and a market that challenges both first-time and move-up buyers. Through our ReImagine ROC Housing initiative, we are working to spark new conversations and drive solutions that can make a difference for generations to come."

Editor's Note: All data is compiled from the Upstate New York Real Estate Information Services, LLC and includes single-family residential activity in Allegany, Cayuga, Genesee, Livingston, Monroe, Ontario, Orleans, Seneca, Steuben, Wayne and Yates counties.

The Greater Rochester Association of REALTORS® is a not-for-profit trade association representing and supporting more than 3,100 REALTORS® in the Rochester metro area and beyond with chapters serving portions of the Finger Lakes and Southern Tier. REALTORS® are real estate professionals who subscribe to a strict code of ethics put forth by the National Association of REALTORS®. GRAR also provides a public website featuring all property listings in the region served at www.HomeSteadNet.com.