October 16, 2026
VOLUME CIV
NUMBER 42

Hardwood Market Report

Lumber News Since 1922, A Part of Fastmarkets

RTA Railway Tie Association | 108th Annual Conference

HMR's own Ben Stanley will be speaking and looks forward to meeting with those in attendance at the Westin Fort Lauderdale Beach Resort in Florida on October 19-21, 2026.



Composite Indices of HMR Prices for Kiln Dried 4/4 #2A&Btr Lumber

Northern – Hard Maple, Soft Maple, Red Oak, and Basswood

$1,607
Month Ago

$1,593
Current

$1,601
Year Ago

A part of Fastmarkets

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SOUTHERN HARDWOODS

ASH

	FAS	#1C	#2A
4/4	1540	650	400
5/4	1710	**845 [+10]**	**445 [+10]**
6/4	**1750 [+10]**	860	**450 [+10]**
8/4	**1920 [+10]**	930	495

1F PRICES $10/M LESS THAN FAS

BEECH

	FAS	#1C	#2A	#3A
4/4	570	475	355	275
5/4	580	500	380	290
6/4	600	535	420	300

COTTONWOOD

	FAS	#1C	#2A	#2B
4/4	945	680	310	265
5/4	945	680	330	280

SAP GUM

	FAS	#1C	#2A	#2B
4/4	475	415	265	205
5/4	505	445	305	240
6/4	520	460	325	245
8/4	560	500	345	250

HACKBERRY

	FAS	#1C	#2A
4/4	530	480	295
5/4	555	505	320
6/4	595	545	340
8/4	640	590	350

SOFT MAPLE - WHAD

	FAS	#1C	#2A
4/4	1100	690	385
5/4	1125	800	445

SOFT MAPLE - WHND

	FAS	#1C	#2B
4/4	**580 [+10]**	**565 [+10]**	**340 [+10]**
5/4	630	615	350
6/4	655	615	390
8/4	670	630	390

RED OAK

	FAS	#1C	#2A	#3A
4/4	**930 [-30]**	640	455	355
5/4	1060	705	525	435
6/4	1140	705	525	450
8/4	1185	705	- - -	- - -

FAS&1F ALONE 4/4, 5/4, 6/4, & 8/4 ADD $0
1F PRICES $10/M LESS THAN FAS

WHITE OAK

	FAS	#1C	#2A	#3A
4/4	2120	945	505	425
5/4	2370	950	530	460
6/4	2775	995	530	460
8/4	3070	1025	- - -	- - -

FAS&1F ALONE 4/4, 5/4, 6/4, & 8/4 ADD $0
1F PRICES $10/M LESS THAN FAS

PECAN & HICKORY

	FAS	#1C	#2A	#2B
4/4	930	620	**490 [+10]**	**385 [+10]**
5/4	950	640	**530 [+10]**	**420 [+10]**
6/4	1000	680	535	420
8/4	1055	745	565	420

POPLAR

	FAS	#1C	#2A	#2B
4/4	930	530	335	255
5/4	950	530	345	255
6/4	1030	565	355	275
8/4	**1060 [+10]**	**590 [+25]**	360	280

1F PRICES $10/M LESS THAN FAS

SYCAMORE

	FAS	#1C	#2A
5/8	455	435	360
4/4	460	440	360
5/4	465	445	360
6/4	495	475	370
8/4	535	515	395

WILLOW

	FAS	#1C	#2A	#2B
4/4	550	340	215	190
5/4	560	350	225	200
6/4	580	360	225	200
8/4	590	365	225	200

MIXED SOFT HARDWOODS

	FAS	#1C	#2A	#2B
4/4	285	260	230	180
5/4	345	320	245	215
6/4	410	385	265	220
8/4	450	425	285	225

FRAMESTOCK - AIR DRIED

4/4 OAK S2S (375-500)
4/4 MIXED S2S (385-525)

CANTS - GREEN

500 [+15] (440-545) [+15/+20]

TIES - 7x9 - GREEN

SOUTHERN - WEST - 9'
CROSSTIES **(38.25-42.00)** Per Pc. **[+1.25/+1.25]**
SOUTHERN - EAST - 8½'
CROSSTIES (33.50-40.00) Per Pc.

BOARD ROAD - GREEN

655 (600-780)

F. O. B. MILLS - SOUTHERN AREA

Estimate of FOB Southern mill point average market prices for well manufactured Southern hardwoods in truckload and greater quantities. Stocks are random widths and lengths, green, rough, and graded in accordance with NHLA rules. Prices in US dollars per M'. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page. ***© 2026 Hardwood Market Report***

Prices in this matrix are for kiln dried lumber **measured before kiln drying**. The first figure listed for each grade and thickness is the predominant index price; figures in parentheses are the prevailing range of index prices. Bold figures indicate change. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page.
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		FAS		#1 Common		#2A Common	
ASH	4/4	2035	(1860-2160)	1205	(1135-1315)	790	(710-830)
	8/4	2615	(2400-2710)	1530	(1345-1625)	995	(880-1080)
COTTONWOOD	4/4	1000	(940-1055)	745	(690-820)	- - -	- - -
RED OAK	4/4	1395	(**1275**-1500)	965	**(910-1025)**	700	(650-745)
	5/4	1665	(1610-1710)	1160	(1095-1275)	795	(715-900)
WHITE OAK	4/4	3395	(3200-3590)	1350	(1165-1425)	**1010 [-20]**	(895-**1070**)
	5/4	4000	(3725-**4100**)	**1905 [-20]**	(**1675**-2040)	1150	(1070-1180)
POPLAR	4/4	**1265 [-25]**	**(1150-1325)**	670	(615-**745**)	**465 [+10]**	(425-535)
	5/4	1380	(1260-1510)	765	(720-835)	520	(490-575)
	6/4	1445	(1335-1550)	830	(780-880)	- - -	- - -
	8/4	1495	(1400-1560)	840	(800-885)	- - -	- - -

Prices in this matrix are for kiln dried lumber **measured after kiln drying ("net tally")**. The first figure listed for each grade and thickness is the predominant index price; figures in parentheses are the prevailing range of index prices. Bold figures indicate change. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page. *© 2026 Hardwood Market Report*

		FAS (Net)		#1 Common (Net)		#2A Common (Net)	
ASH	4/4	2190	(2000-2325)	1295	(1220-1415)	850	(765-890)
	8/4	2810	(2580-2915)	1645	(1445-1745)	1070	(945-1160)
COTTONWOOD	4/4	1075	(1010-1135)	800	(740-880)	- - -	- - -
RED OAK	4/4	1500	(**1370**-1615)	1040	**(980-1100)**	750	(700-800)
	5/4	1790	(1730-1840)	1245	(1180-1370)	855	(770-970)
WHITE OAK	4/4	3650	(3440-3860)	1450	(1250-1530)	**1085 [-25]**	(960-**1150**)
	5/4	4300	(4005-**4410**)	**2050 [-20]**	(**1800**-2195)	1235	(1150-1270)
POPLAR	4/4	**1360 [-25]**	**(1235-1425)**	720	(660-**800**)	**500 [+10]**	(455-575)
	5/4	1485	(1355-1625)	825	(775-900)	560	(525-620)
	6/4	1555	(1435-1665)	890	(840-945)	- - -	- - -
	8/4	1605	(1505-1675)	905	(860-950)	- - -	- - -

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Southern Comments on page 4

SOUTHERN AREA
Comments

Log supply remains the major talking point among Southern hardwood market participants. Despite recent weather being favorable for logging in much of the region, contacts from Arkansas to South Carolina report serious log shortages. Several mills are entirely out of logs to cut. Southern Mississippi is a notable exception, with area sources saying they are in decent shape.

"Diesel prices are brutal, and pine demand means getting folks to move hardwood logs is very hard," an Alabama sawmill operator told *HMR*/Fastmarkets. "It's a major worry. I've been in the hardwood business for 27 years—this is the first time we've been out of logs by the start of October."

Busier cant and crosstie markets are the main news from a price perspective this week. Export business remains slow, with certain contacts describing the Chinese market as "dead."

ASH: Despite good logging weather, the supply of Ash logs to Southern sawmills is, like other species, reduced right now. As a result, several green Ash thicknesses and grades notch price increases, namely 6/4 Fas&1f, 8/4 Fas&1f, 5/4 #1C, 5/4 #2A, and 6/4 #2A. Reports about international interest in Ash are not as upbeat from Southern exporters as from those in other producing regions. That said, area contacts indicate 4/4 Fas is moving well for export.

#2A&3A OAK: With Southern residential flooring manufacturers relatively conservative with lumber purchases, truck trailer flooring plants as well as residential flooring plants outside the region have played a larger role in #2A&3A Red and White Oak markets this year. Truck trailer flooring operations are still known to be buying in decent volumes, but production of 4/4 and 5/4 #2A&3A Oak adequately meets their needs along with the needs of residential flooring plants. The listings for #2A&3A Red Oak and White Oak hold at previous levels.

RED OAK: The Southern Red Oak market remains largely balanced for both green and kiln dried stocks, though the continued decline of green 4/4 Fas&1f prices catches the eye. At $930 per thousand board feet ($/MBF), 4/4 Fas is now at its lowest published listing since December 2024. Domestic and international interest in kiln dried Red Oak is cool, especially for #1C&Btr. Reported prices drive decreases to the lower ends of the 4/4 Fas ranges and both sides of the 4/4 #1C ranges.

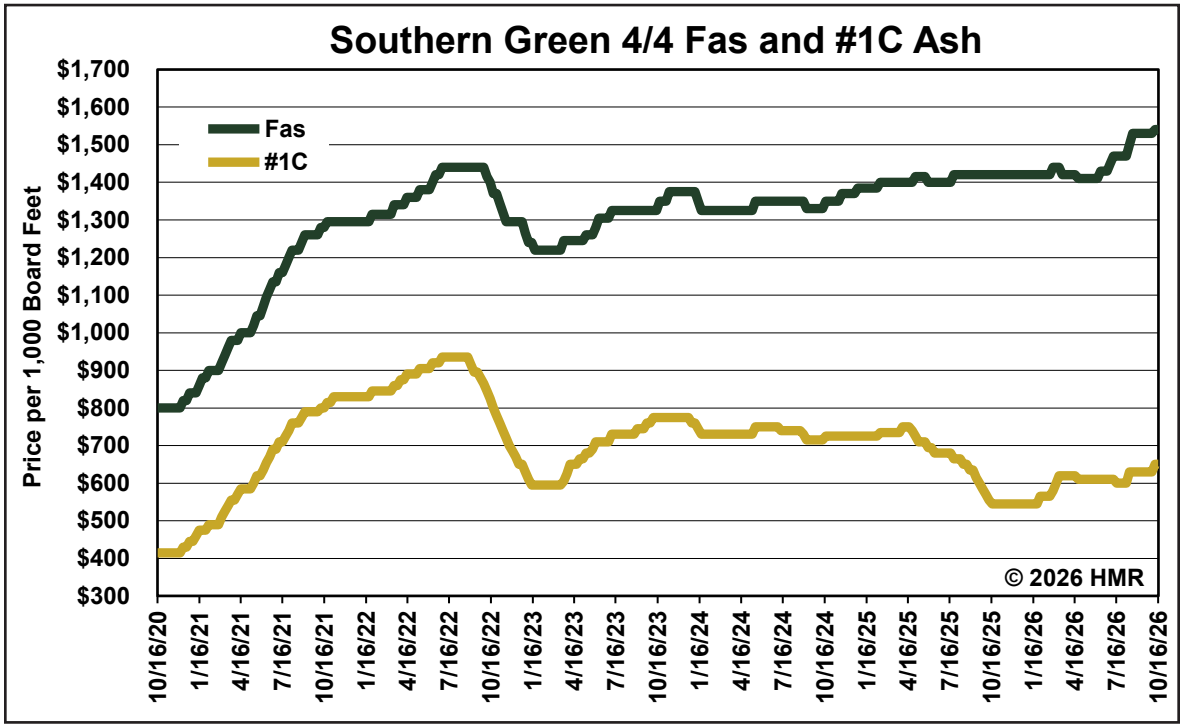
WHITE OAK: White Oak has been a frustrating species for Southern sawmill operators in 2026. Few sources talk up any grade or thickness as a star performer. "Residential flooring is slow, meaning it's getting hard to find a home for #2A," one contact told *HMR*/Fastmarkets. "#1C is not doing well, either." While the green listings stand pat, declining international demand—especially from Chinese buyers—leads to several downward price movements for kiln dried stock. The upper ends of the 5/4 Fas ranges retreat, as do the listings and noted range figures for 5/4 #1C and 4/4 #2A.

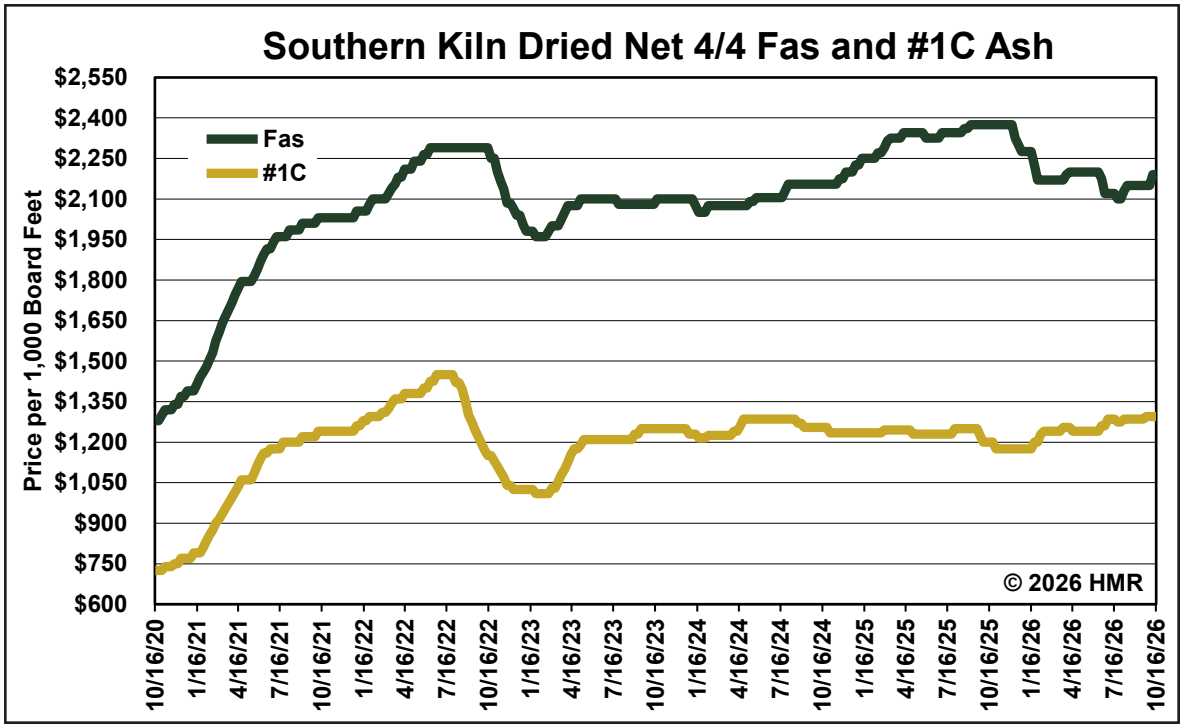
PECAN & HICKORY: Residential flooring plants are showing more interest in Pecan & Hickory. Reported prices necessitate increases to the listings for 4/4 and 5/4 #2A and #2B this week. At $490/MBF, the listing for green 4/4 #2A is at its highest since November 2023.

POPLAR: While green Poplar prices are relatively settled, overall, contacts reporting to *HMR*/Fastmarkets indicate an elevated interest in Fas&1f from Southern secondary manufacturers. "They are wanting more Fas than #1C right now," one area green mill operator said. "You can sell it as quickly as you can find it, but the price isn't that high." The listings for green 8/4 #1C&Btr rise, while the listings and both sides of the ranges for kiln dried 4/4 Fas drop. Meanwhile, the upper end of the ranges for 4/4 #1C and listings for 4/4 #2A advance.

BOARD ROAD, FRAMESTOCK, CANTS & TIES: While cant prices in the Appalachian and Northern regions increased throughout the summer, Southern sawmills have experienced a sluggish cant market for the majority of 2026. High diesel costs meant shipping Southern cants to other markets has not been an option, either. The worm is turning though, with reported prices warranting increases to the cant listing and range this week.

Lifted crosstie quotas and elevated purchasing by tie treaters are being celebrated by sawmills that were seriously impacted by the sector's downturn this year. The lower and upper ends of the range for 7x9 crossties west of the Mississippi River increase. Board road and mat timber markets are busy, though pricing is stable. The Oak and Mixed Species framestock ranges stay unchanged.


Southern Green 4/4 Fas and #1C Ash
Price per 1,000 Board Feet
$1,700
$1,600
$1,500
$1,400
$1,300
$1,200
$1,100
$1,000
$900
$800
$700
$600
$500
$400
$300
Fas
#1C
© 2026 HMR
10/16/20
1/16/21
4/16/21
7/16/21
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4/16/25
7/16/25
10/16/25
1/16/26
4/16/26
7/16/26
10/16/26


Southern Kiln Dried Net 4/4 Fas and #1C Ash
Price per 1,000 Board Feet
$2,550
$2,400
$2,250
$2,100
$1,950
$1,800
$1,650
$1,500
$1,350
$1,200
$1,050
$900
$750
$600
Fas
#1C
© 2026 HMR
10/16/20
1/16/21
4/16/21
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4/16/26
7/16/26
10/16/26

APPALACHIAN HARDWOODS

ASH

	FAS	#1C	#2A
4/4	1550	890	500
5/4	1650	940	530
6/4	1680	970	600
8/4	1800	990	610

BASSWOOD

	FAS	#1C	#2A	#2B
4/4	**675 [-10]**	320	165	145
5/4	735	400	200	150
6/4	835	415	230	175
8/4	850	440	245	185
9/4	880	465	250	200

BEECH

	FAS	#1C	#2A	#3A
4/4	725	390	270	225
5/4	800	450	290	240
6/4	810	530	350	290
8/4	815	545	355	305

BIRCH

	FAS	#1C	#2A
4/4	875	500	355
5/4	965	575	400
6/4	1030	635	435
8/4	1055	660	450

FAS&1F ALONE ADD $0

CHERRY

	FAS	#1C	#2A	#3A
4/4	**1085 [-30]**	550	275	260
5/4	1170	575	320	285
6/4	1220	620	325	295
8/4	1255	625	375	305

CHERRY - NORTH CENTRAL

	FAS	#1C	#2A	#3A
4/4	1140	620	280	260
5/4	1245	655	325	285
6/4	1275	670	345	295
8/4	1300	695	375	310

HICKORY

	FAS	#1C	#2A	#2B
4/4	1145	695	650	540
5/4	1180	720	650	540
6/4	1200	725	650	545
8/4	1295	845	665	555

HARD MAPLE - #1&2 WHITE

	FAS	#1C	#2A
4/4	1600	1000	600
5/4	1675	1005	- - -
6/4	1800	1025	- - -
8/4	1915	1045	- - -

Pricing is also posted weekly on hmr.com.

HARD MAPLE - UNSELECTED

	FAS	#1C	#2A	#3A
4/4	1440	885	420	365
5/4	1550	895	475	385
6/4	1655	925	535	400
8/4	1765	960	585	415

FAS&1F ALONE ADD $0

SOFT MAPLE - SAP&BTR

	FAS	#1C	#2A
4/4	1755	800	340
5/4	1885	880	385
6/4	1925	910	385
8/4	2080	965	430

SOFT MAPLE - UNSELECTED

	FAS	#1C	#2A
4/4	1605	670	315
5/4	1745	770	355
6/4	1800	820	360
8/4	1880	835	400

FAS&1F ALONE ADD $0

RED OAK

	FAS	#1C	#2A	#3A
4/4	**955 [-20]**	630	545	455
5/4	1045	725	570	475
6/4	1080	735	590	495
8/4	**1105 [-10]**	750	595	505

FAS&1F ALONE		#2A ALONE
4/4 ADD	$0	4/4 560
5/4 ADD	$0	
6/4 & 8/4 ADD	$0	

WHITE OAK

	FAS	#1C	#2A	#3A
4/4	2190	965	520	410
5/4	2475	1035	540	450
6/4	2620	1120	570	495
8/4	3035	1215	- - -	- - -

FAS&1F ALONE	
4/4 ADD	$0
5/4 ADD	$0
6/4 ADD	$0
8/4 ADD	$0

ALL 1F PRICES $10/M LESS THAN FAS

F. O. B. MILLS – APPALACHIAN AREA

Estimate of FOB Appalachian mill point average market prices for well manufactured Appalachian hardwoods in truckload and greater quantities. Stocks are random widths and lengths, green, rough, and graded in accordance with NHLA rules. Prices in US dollars per M'. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page.

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WHITE OAK - WHND

	FAS	#1C	SW
4/4	1715	920	500
5/4	1745	970	530

1F PRICES $10/M LESS THAN FAS

POPLAR

	FAS	#1C	#2A	#2B
4/4	950	485	335	250
5/4	960	535	370	300
6/4	1015	605	470	320
8/4	1025	665	495	325
10/4	1040	700	550	370
12/4	**1070 [-20]**	710	570	380
16/4	**1125 [-20]**	740	585	385

1F PRICES $10/M LESS THAN FAS

WALNUT

	FAS	#1C	#2A
4/4	3050	2170	1225
5/4	3150	2225	1230
6/4	3465	2270	1250
8/4	3575	2340	1280

1F PRICES $100/M LESS THAN FAS

FRAMESTOCK - AIR DRIED

4/4 OAK S2S (305-430)
4/4 MIXED S2S (325-450)

CANTS - GREEN

545 (475-**625**) **[NC/+10]**

TIES - 7x9 - GREEN

SOUTHERN APPALACHIAN - 8½'

CROSSTIES (33.20-38.75) Per Pc.

NORTHERN APPALACHIAN - 8½'

CROSSTIES (32.70-38.00) Per Pc.

BOARD ROAD - GREEN

600 (560-650)

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Comments

Concerns about actual or anticipated log supply shortages—and the subsequent potential impacts on lumber production—are increasing. Wet weather-related poor logging conditions have contributed to the concerns. So has staining in logs that didn't find homes in a timely manner during the heat of summer. But there are issues beyond logging seasonality. Some mills are working to build log decks for winter. However, others are not building inventories due to log prices, cash flow issues, and concerns that lumber sales prices won't be high enough to offset production and shipping costs.

ASH: Production of this species remains constrained by the impacts of the Emerald Ash Borer. "Ash business in our area is about finished due to the borer," a sawmiller in New York said. Buyers are readily accepting developing green supplies at firm prices. Demand for kiln dried stock is good, primarily from export markets. Inventories remain thin, and steady reported prices hold all published figures in check.

BASSWOOD: Despite Basswood's small percentage of total sawmill production, supplies of green 4/4 Fas&1f are outpacing limited demand, and the listings are reduced by $10 per thousand board feet ($/MBF). Reported kiln dried prices are in line with prior weeks, keeping all the listings and ranges steady.

CHERRY: Green Cherry production has largely adjusted to yard buyers' reduced needs, and their subsequent kiln dried production is also more closely aligned with lower Chinese demand. However, downward price pressures remain evident in Appalachian green 4/4 Fas&1f transactions, prompting $30/MBF reductions to the listings. No changes are required for any kiln dried figures in either subregion.

HICKORY: Hickory moves well in all regions, with recent sales momentum in the Northern and Southern regions following several months of good activity in the Appalachian. Increases to certain green and kiln dried items in recent weeks are sufficient to keep all listings and ranges intact in this edition.

HARD MAPLE: Production of this species outpaced softening demand in spring and summer, resulting in slow-but-steady declines to green and kiln dried #1C&Btr prices across all thicknesses in both color classifications. More recently, efforts by logging operations and sawmill operators to limit output have been successful, aligning supply with reduced demand. Comments about this species have turned slightly positive, relative to the overwhelmingly negative tone through summer. Yet, report-

(Continued on Page 9)

KILN DRIED PRICES - APPALACHIAN AREA

Prices in this matrix are for kiln dried lumber **measured before kiln drying**. The first figure listed for each grade and thickness is the predominant index price; figures in parentheses are the prevailing range of index prices. Bold figures indicate change. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page.

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		FAS		#1 Common		#2A Common	
ASH	4/4	2185	(2000-2335)	1350	(1210-1435)	910	(805-970)
	5/4	2230	(2050-2395)	1385	(1275-1440)	965	(905-1055)
	6/4	2420	(2230-2625)	1450	(1365-1580)	1070	(1025-1230)
	8/4	2620	(2370-2885)	1580	(1475-1695)	1225	(1115-1300)
BASSWOOD	4/4	1230	(1165-1365)	700	(650-750)	510	(485-575)
	5/4	1360	(1265-1465)	760	(705-800)	- - -	- - - - -
	9/4	1485	(1390-1595)	930	(875-1005)	- - -	- - - - -
CHERRY	4/4	1615	(1495-1770)	965	(880-1055)	620	(560-675)
	5/4	1785	(1560-1835)	1110	(1040-1210)	700	(645-765)
	6/4	1825	(1680-1970)	1190	(1115-1300)	- - -	- - - - -
	8/4	2015	(1730-2185)	1300	(1210-1475)	- - -	- - - - -
CHERRY	4/4	1650	(1510-1790)	1035	(955-1130)	650	(610-720)
North Central	5/4	1790	(1605-1885)	1125	(1045-1210)	730	(690-820)
	6/4	1840	(1680-2000)	1300	(1170-1370)	- - -	- - - - -
	8/4	2025	(1765-2185)	1300	(1220-1490)	- - -	- - - - -
HICKORY	4/4	1975	(1815-2095)	1210	(1085-1280)	920	(830-1015)
HARD MAPLE	4/4	1975	(1860-2190)	1390	(1255-1480)	885	(830-965)
#1&2 White	5/4	2305	(2140-2530)	1415	(1285-1490)	885	(825-965)
	6/4	2605	(2445-2835)	1535	(1425-1610)	- - -	- - - - -
	8/4	2860	(2675-3115)	1580	(1495-1695)	- - -	- - - - -
HARD MAPLE	4/4	1880	(1745-2080)	1295	(1165-1375)	570	(560-635)
Unselected	5/4	2160	(2095-2440)	1305	(1220-1400)	710	(680-785)
	6/4	2440	(2320-2695)	1430	(1320-1490)	- - -	- - - - -
	8/4	2690	(2610-2990)	1465	(1370-1580)	- - -	- - - - -
SOFT MAPLE	4/4	**2205 [-25]**	(2070-2435)	1210	(**1140**-1280)	735	(**675**-835)
Sap&Btr	5/4	2560	(2370-2760)	1230	(1140-1325)	815	(745-860)
	6/4	2795	(2605-3000)	1420	(1325-1510)	920	(815-985)
	8/4	2885	(2650-3115)	1505	(1405-1635)	970	(910-1060)
SOFT MAPLE	4/4	2100	(2010-2320)	915	(835-985)	530	(465-605)
Unselected	5/4	2475	(2340-2645)	925	(835-1000)	625	(545-665)
	6/4	2695	(2490-2890)	1225	(1150-1310)	875	(805-955)
	8/4	2810	(2585-3025)	1350	(1260-1475)	910	(865-990)
RED OAK	4/4	1520	(**1420**-1675)	1115	(1055-1240)	795	(745-885)
	5/4	**1695 [-10]**	(1560-1815)	1295	(1210-1430)	875	(830-960)
	6/4	1955	(1815-2140)	**1375 [-20]**	(1325-1450)	1025	(975-1115)
	8/4	2000	(1815-2210)	1490	(1420-1630)	1115	(1035-1175)

Prices in this matrix are for kiln dried lumber **measured before kiln drying**. The first figure listed for each grade and thickness is the predominant index price; figures in parentheses are the prevailing range of index prices. Bold figures indicate change. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page. *© 2026 Hardwood Market Report*

		FAS		#1 Common		#2A Common	
WHITE OAK	4/4	3350	(**3115**-3730)	1480	(1395-1650)	1115	(1040-1230)
	5/4	4045	(3675-4325)	2095	(1975-2270)	1335	(1200-1400)
	6/4	4450	(4140-4815)	2440	(2280-2670)	1595	(1490-1695)
	8/4	4930	(4650-5395)	2975	(2720-3160)	1860	(1720-1960)
POPLAR	4/4	1300	(1210-1420)	700	(665-790)	460	(425-510)
	5/4	1370	(1325-1510)	790	(760-885)	560	(515-595)
	6/4	1455	(1350-1560)	860	(815-925)	650	(605-700)
	8/4	1460	(1365-1580)	865	(835-930)	675	(605-720)
WALNUT	4/4	4650	(**4335**-5115)	3160	(3000-3440)	2140	(1975-2290)
	5/4	**5035 [-45]**	**(4580-5395)**	**3210 [-35]**	(3025-3440)	2165	(2025-2325)
	6/4	**5190 [-70]**	**(4835-5695)**	**3490 [-45]**	**(3255-3745)**	2185	(2110-2420)
	8/4	**5415 [-70]**	**(5050-5905)**	3720	(3525-4110)	2300	(2210-2560)

APPALACHIAN COMMENTS (Cont'd from Page 7)

ed transactions warrant no changes to existing published green and kiln dried figures.

SOFT MAPLE: Sawmill output of both Soft Maple and Hard Maple was higher than in recent summers, partly because elevated log export volumes of certain other species resulted in more Maple logs available for sawing. Increased volumes relative to demand intensified competition and prompted price reductions. Supply and demand are more balanced in the fall than summer, however, with sales "stronger" for the common grades than for the uppers. Reported green prices are consistent with previous transactions, keeping all figures intact for both Sap&Btr and Unselected. However, downward bias is still evident in reported kiln dried Sap&Btr 4/4 Fas prices, and the listings are lowered. Meanwhile, information supports lifting the low-end ranges for Sap&Btr 4/4 #1C and #2A.

#2A&3A OAK: Demand for residential Oak flooring is presently in a lull, according to industry contacts. Flooring plant buyers are having no issues procuring #2A&3A Red Oak or White Oak at replacement volumes. With production surveys pointing at an uptick in total sawmill output in September—and with some mills receiving fewer purchase orders for White Oak from residential flooring operations—it is reasonable to expect 4/4 #2A&3A prices to decline. However, sales operations have more options for the same part of the log in the fall than at any other time of the year. Transactions warrant no reductions to the 4/4 through 8/4 #2A&3A Red Oak or White Oak listings this week, and the listing for 4/4 #2A Alone Red Oak also holds.

RED OAK: Red Oak production is sufficient to meet the combination of fair domestic demand alongside the slowdown in purchasing by China, lack of energy from Europe coming off its vacation season, and ongoing shipping issues to Middle Eastern markets. That said, Red Oak still appears on some sellers' lists of best-moving species, primarily for 4/4 Fas. But, nearly as many contacts list Red Oak among their worst-moving species, also for Fas. Downard price pressures are mostly prevalent for the upper grades. Information necessitates reductions to the listings for green 4/4 and 8/4 Fas&1f and kiln dried 5/4 Fas and 6/4 #1C. The only increases lift the low-end ranges for 4/4 Fas.

WHITE OAK: Mixed market conditions for White Oak continue. Sales remain sluggish for 7- and 8-foot lengths, while 9-foot and longer and specialty items draw decent interest. The downward price trends for several items pause, at least for this week. Prior pauses over several weeks have resulted in claims that price floors must have been reached or soon would be. However, limited competition for logs from stave markets has resulted in ample White Oak log decks at sawmills, and lumber production that has been more than adequate to meet the market's needs. Sawmills are currently finding homes for green

(Continued on Page 11)

KILN DRIED PRICES - APPALACHIAN AREA

Prices in this matrix are for kiln dried lumber **measured after kiln drying ("net tally")**. The first figure listed for each grade and thickness is the predominant index price; figures in parentheses are the prevailing range of index prices. Bold figures indicate change. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page. *© 2026 Hardwood Market Report*

		FAS (Net)		#1 Common (Net)		#2A Common (Net)	
ASH	4/4	2350	(2150-2510)	1450	(1300-1545)	980	(865-1045)
	5/4	2400	(2205-2575)	1490	(1370-1550)	1035	(975-1135)
	6/4	2600	(2400-2820)	1560	(1470-1700)	1150	(1100-1325)
	8/4	2815	(2550-3100)	1700	(1585-1825)	1315	(1200-1400)
BASSWOOD	4/4	1325	(1250-1470)	750	(700-805)	550	(520-620)
	5/4	1460	(1360-1575)	815	(760-860)	- - -	- - - - -
	9/4	1595	(1495-1715)	1000	(940-1080)	- - -	- - - - -
CHERRY	4/4	1735	(1605-1905)	1035	(945-1135)	665	(600-725)
	5/4	1920	(1675-1975)	1195	(1120-1300)	750	(695-820)
	6/4	1965	(1805-2120)	1280	(1200-1400)	- - -	- - - - -
	8/4	2165	(1860-2350)	1400	(1300-1585)	- - -	- - - - -
CHERRY	4/4	1775	(1625-1925)	1115	(1025-1215)	700	(655-775)
North Central	5/4	1925	(1725-2025)	1210	(1125-1300)	785	(740-880)
	6/4	1980	(1805-2150)	1400	(1260-1475)	- - -	- - - - -
	8/4	2175	(1900-2350)	1400	(1310-1600)	- - -	- - - - -
HICKORY	4/4	2125	(1950-2250)	1300	(1165-1375)	990	(890-1090)
HARD MAPLE	4/4	2125	(2000-2355)	1495	(1350-1590)	950	(890-1035)
#1&2 White	5/4	2480	(2300-2720)	1520	(1380-1600)	950	(885-1040)
	6/4	2800	(2630-3050)	1650	(1530-1730)	- - -	- - - - -
	8/4	3075	(2875-3350)	1700	(1610-1825)	- - -	- - - - -
HARD MAPLE	4/4	2020	(1880-2235)	1390	(1255-1480)	615	(600-685)
Unselected	5/4	2325	(2250-2625)	1405	(1310-1505)	765	(730-845)
	6/4	2625	(2495-2900)	1535	(1420-1600)	- - -	- - - - -
	8/4	2895	(2805-3215)	1575	(1475-1700)	- - -	- - - - -
SOFT MAPLE	4/4	**2370 [-30]**	(2225-2620)	1300	(**1225**-1375)	790	(**725**-900)
Sap&Btr	5/4	2750	(2550-2970)	1325	(1225-1425)	875	(800-925)
	6/4	3005	(2800-3225)	1525	(1425-1625)	990	(875-1060)
	8/4	3100	(2850-3350)	1620	(1510-1760)	1045	(980-1140)
SOFT MAPLE	4/4	2260	(2160-2495)	985	(900-1060)	570	(500-650)
Unselected	5/4	2660	(2515-2845)	995	(900-1075)	670	(585-715)
	6/4	2900	(2680-3110)	1315	(1235-1410)	940	(865-1025)
	8/4	3020	(2780-3250)	1450	(1355-1585)	980	(930-1065)
RED OAK	4/4	1635	(**1525**-1800)	1200	(1135-1335)	855	(800-950)
	5/4	**1825 [-10]**	(1675-1950)	1390	(1300-1535)	940	(890-1030)
	6/4	2100	(1950-2300)	**1480 [-20]**	(1425-1560)	1100	(1050-1200)
	8/4	2150	(1950-2375)	1600	(1525-1750)	1200	(1115-1265)

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		FAS (Net)		#1 Common (Net)		#2A Common (Net)	
WHITE OAK	4/4	3600	(**3350**-4010)	1590	(1500-1775)	1200	(1120-1320)
	5/4	4350	(3950-4650)	2250	(2125-2440)	1435	(1290-1505)
	6/4	4785	(4450-5175)	2625	(2450-2870)	1715	(1600-1825)
	8/4	5300	(5000-5800)	3200	(2925-3400)	2000	(1850-2110)
POPLAR	4/4	1400	(1300-1525)	750	(715-850)	495	(455-550)
	5/4	1475	(1425-1625)	850	(815-950)	600	(555-640)
	6/4	1565	(1450-1675)	925	(875-995)	700	(650-755)
	8/4	1570	(1470-1700)	930	(900-1000)	725	(650-775)
WALNUT	4/4	5000	(**4660**-5500)	3400	(3225-3700)	2300	(2125-2465)
	5/4	**5415 [-50]**	**(4925-5800)**	**3450 [-40]**	(3250-3700)	2330	(2175-2500)
	6/4	**5580 [-75]**	**(5200-6125)**	**3750 [-50]**	**(3500-4025)**	2350	(2270-2600)
	8/4	**5820 [-80]**	**(5430-6350)**	4000	(3790-4420)	2475	(2375-2750)

APPALACHIAN COMMENTS (Cont'd from Page 9)

production at prices consistent with the listings. Kiln dried transactions are occurring at prices well represented by nearly all listings and ranges. The lone exceptions lift the low-end ranges for 4/4 Fas.

POPLAR: Producers report steady domestic demand for Fas but sluggish sales of #1C and #2A to Vietnam and China. Most reported green prices are steady and hold the listings in check, but information warrants $20/MBF declines to the listings for 12/4 and 16/4 Fas&1f. Reports received this week result in all kiln dried figures carrying over from last week. The relative lack of change suggests a certain level of steadiness that sometimes characterizes Poplar prices. However, conversations with producers reveal rising concerns about potential supply shortages. An exporting concentration yard operator said its green receipts are down by one-third because some supplying mills are unwilling to purchase Poplar logs. "As a result, we don't get as much green as we usually get and that means we won't be loading some kilns," he explained. "Our kiln dried production does move out, but we have less of it to move. We would like to pay green mills more but we can't get more on the dry side."

WALNUT: Markets are absorbing total green Walnut production at steady prices that keep all green figures intact. However, current kiln dried supplies of certain thicker-stock #1C&Btr items outweigh demand, and this week's surveys confirm the shift toward excess supply. Kiln dried 4/4 through 8/4 #2A Walnut is trading at prices consistent with the listings or within the respective ranges. However, transactions warrant reductions to the listings and noted ranges for 5/4 and 6/4 #1C&Btr, and 8/4 Fas. Transactions also include higher numbers for 4/4 Fas that warrant bumps to the low ends of the ranges.

FRAMESTOCK, CANTS, TIES, & BOARD ROAD: Demand for Oak and Mixed Species framestock is keeping pace with limited developing supplies of well-air-dried material. No change to either range is required.

The 8.4% increase in US durable goods shipments year to date through August helps explain why pallet manufacturers have reported steady-to-stronger demand for their finished goods and similarly explains steady-to-stronger demand for cants this year. Reported cant prices lift the high end of the range in this issue.

Mills equipped to saw ties have switched from reducing production and stacking ties to moving their full production. Because higher reported tie prices remain within the existing ranges, no changes are warranted to the ranges.

Demand for board road material is meeting the market's needs. Reported prices hold in this edition following last week's increase to the listing and low-end range figure.

NORTHERN HARDWOODS

ASH

	FAS	#1C	#2A
4/4	1350	700	425
5/4	1480	775	485
6/4	1600	855	525
8/4	1750	900	550

ASPEN

	FAS	#1C	#2A	#2B
4/4	850	535	350	270

BASSWOOD

	FAS	#1C	#2A	#2B
4/4	720	365	220	180
5/4	780	390	230	190
6/4	840	415	240	200
8/4	865	450	250	205
9/4	865	460	255	- - -

BEECH

	FAS	#1C	#2A	#3A
4/4	730	475	330	265
5/4	815	565	380	305
6/4	835	635	415	345
8/4	855	650	420	345

FAS&1F ALONE ADD $0

BIRCH

	FAS	#1C	#2A	#3A
4/4	1025	625	395	320
5/4	1150	700	455	335
6/4	1200	805	465	345
8/4	1270	845	485	360

Red Birch add $305
Sap Birch add $140
FAS&SEL ALONE ADD $0

NORTHERN SOFT GREY ELM

	FAS	#1C	#2A	#2B
4/4	670	400	280	255

HARD MAPLE - #1&2 WHITE

	FAS	#1C	#2A
4/4	1600	1010	700
5/4	1750	1050	- - -
6/4	1850	1090	- - -
8/4	1930	1110	- - -

HARD MAPLE - UNSELECTED

	FAS	#1C	#2A	#3A
4/4	1515	910	505	435
5/4	1655	940	530	440
6/4	1735	965	565	440
8/4	1805	995	590	- - -

Sap 1-Face in cuttings Add $100
FAS&SEL ALONE ADD $0

SOFT MAPLE - SAP&BTR

	FAS	#1C	#2A
4/4	**1800 [-25]**	900	425
5/4	**1865 [-25]**	940	450
6/4	1905	985	480
8/4	1985	1025	500

SOFT MAPLE - UNSELECTED

	FAS	#1C	#2A	#2B
4/4	1600	790	380	285
5/4	1630	810	395	295
6/4	1655	865	430	300
8/4	1715	905	455	305

FAS&SEL ALONE ADD $0

RED OAK

	FAS	#1C	#2A	#3A
4/4	1185	790	525	435
5/4	1230	830	545	450
6/4	1315	875	565	465
8/4	1400	895	- - -	- - -

FAS&SEL ALONE
4/4 & 5/4 ADD $0
6/4 & 8/4 ADD $0

#2A ALONE
4/4 $530

WHITE OAK

	FAS	#1C	#2A	#3A
4/4	2300	950	520	420
5/4	2500	1000	545	455
6/4	2700	1070	- - -	- - -

FAS&SEL ALONE
4/4, 5/4, & 6/4 ADD $0

SEL PRICES $20/M LESS THAN FAS

CANTS - GREEN

	580	(530-640)

PALLET LBR - GREEN

4/4 x RW	345	(300-425)
5/4 x RW	355	(300-430)
6/4 x RW	420	(365-470)
4/4 x SW	420	(385-450)
5/4 x SW	435	(405-490)
6/4 x SW	490	(435-535)

TIES - 7x9 - GREEN

NORTHERN - 8½'

CROSSTIES (33.00-38.75) Per Pc.

BOARD ROAD - GREEN

	500	(445-625)

F. O. B. MILLS - NORTHERN AREA – Estimate of FOB Northern mill point average market prices for well manufactured Northern hardwoods in truckload and greater quantities. Stocks are random widths and lengths, green, rough, and graded in accordance with NHLA rules. Prices in US dollars per M'. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page.

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		FAS		#1 Common		#2A Common	
ASH	4/4	**1885 [-50]**	(1720-2140)	1295	(1165-1440)	885	(790-930)
ASPEN	4/4	1325	**(1165-1420)**	875	(835-975)	540	(485-605)
BASSWOOD	4/4	1275	(1165-1395)	745	(**630**-825)	525	(465-560)
	5/4	1360	(1255-1465)	765	(735-830)	550	(510-580)
	8/4	1480	(1395-1570)	940	(885-1070)	650	(595-700)
	9/4	1490	(1395-1570)	960	(885-1070)	670	(630-710)
YELLOW BIRCH	4/4	1350	(1255-1535)	885	(800-985)	650	(510-700)
HARD MAPLE	4/4	2140	(2000-2325)	1485	(1300-1580)	1045	(905-1115)
#1&2 White	5/4	2450	**(2115-2510)**	1490	**(1370-1580)**	- - -	- - - - -
	6/4	2750	(2420-2885)	1515	(1375-1590)	- - -	- - - - -
	8/4	3045	(2790-3230)	1570	(1470-1695)	- - -	- - - - -
HARD MAPLE	4/4	2025	(1910-2195)	1325	(1205-1455)	855	(745-930)
Unselected	5/4	2310	**(2040-2365)**	1355	**(1245-1455)**	890	(790-930)
SOFT MAPLE	4/4	**2300 [-50]**	(2095-2490)	1210	(1115-1395)	720	(650-790)
Sap&Btr	5/4	2535	(2370-2720)	1280	(1210-1425)	785	(725-885)
	6/4	2750	(2605-2925)	1370	(1300-1535)	875	(805-945)
	8/4	2890	(2765-3055)	1495	(1435-1620)	960	(885-1030)
SOFT MAPLE	4/4	**2165 [-45]**	(2030-2375)	1000	(930-1115)	520	(500-580)
Unselected							
RED OAK	4/4	1675	(1570-1785)	1230	(1140-1325)	930	(835-1025)
	5/4	1810	(1675-1860)	1345	(1280-1460)	930	(835-1025)
	6/4	2210	(2070-2405)	1430	(1360-1535)	- - -	- - - - -
WHITE OAK	4/4	3720	(3300-4090)	1745	(1580-1955)	**1150 [-15]**	(1070-1280)

Comments

It was fairly steady this week in terms of pricing in the Northern region, though there are some notable movements: The kiln dried 4/4 Fas Ash listings post their first decreases in more than five months, ending three straight months of persistent gains; and the listings for Fas Soft Maple slump further, with decreases to the green Sap&Btr 4/4 and 5/4 listings and the kiln dried 4/4 Fas listings in both color sorts.

High freight costs remain a major headache for market participants, and some contacts report difficulties with containership availability for their exports. The US on-highway diesel price averaged $6.20/gal on October 5, according to the US EIA, up from $3.81/gal in late February and $3.71/gal a year ago.

Log supply is steady or shrinking in much of the Northern region, and many market participants report extremely low availability. However, producers with their own logging crews are doing better in terms of supply, with some recent-

(Continued on Page 14)

NORTHERN COMMENTS (Cont'd from Page 13)

ly reporting full decks. Overall, dwindling log supply has been reported by numerous contacts across all three regions and is something to watch closely as winter approaches.

ASH: Kiln dried Ash, especially #1C&Btr, continues to move well for producers in the Northern region. Domestic demand is holding firm, and sizeable volumes are still heading to China, as was the case throughout this summer. One contact in the Upper Midwest, however, said they're having more difficulty moving 7-to-8-foot stock than 10-to-12-foot stock. In terms of pricing this week, a downward bias is observed in reported 4/4 Fas prices, necessitating a reduction of $55 per thousand board feet ($/MBF) to the net tally listing. While most producers did not cut sales prices, there was enough softness in the market to require this decrease. Still, at $2,025/MBF, the listing is $175/MBF higher now than at the start of 2026. All other green and kiln dried listings and ranges are steady this week.

ASPEN: Comments from Northern producers about kiln dried Aspen have varied of late. Some are experiencing a healthy market and are moving their production at steady-to-firmer prices, while others have had to reduce their offer prices in order to generate interest from buyers. Overall, a lower trading range is observed this week for 4/4 Fas stock, dropping both sides of the ranges. However, the mixed sentiment in the market holds that listing flat, despite the softer range. On the green side, consistent reported prices hold all the listings steady across all grades. A few market participants have told *HMR*/Fastmarkets that weak demand for pulpwood is helping keep production of the species tight by disincentivizing logging. The Northern green Aspen listings are up sizably since the start of the year, though they have been mostly steady since the spring, outside of a few bumps to the #2A listing.

BASSWOOD: The Basswood market is well balanced in the North, as low production is meeting limited demand. Reported prices for green stock have been mostly stable throughout 2026. Likewise, outside of some gains during the first quarter, there hasn't been much price movement for Northern kiln dried Basswood this year. The only adjustments this week are decreases to the kiln dried 4/4 #1C low-end range numbers. Some producers are struggling to sell the species, but those with established customer bases are moving their production at steady prices. Contacts have told *HMR*/Fastmarkets that not much #2A or #2B Basswood is being produced because low-grade logs are being used to cut pallet cants and lumber, which usually only happens when supplies derived from harder species are low.

HARD MAPLE: Hard Maple was one of the most frequently listed best-sellers by surveyed Northern producers during the summer, but recently it is more often listed as a worst-seller. Markets for the upper grades, both green and kiln dried, have been slumping since July/August amid excess supply and a slowdown in domestic purchasing. Demand for #1C and #2A has been stronger than for the upper grades, according to contacts, and, consequently, prices for those items have been more stable. This week, all Northern Hard Maple listings, both green and kiln dried, hold steady. However, lower trading ranges are observed for kiln dried 5/4 Fas and #1C in both color sorts, necessitating reductions to those numbers.

SOFT MAPLE: Excess supply continues to weigh on green and kiln dried upper grade Soft Maple prices in the Northern region. This week, the green Sap&Btr 4/4 and 5/4 Fas&Sel listings are reduced, along with the kiln dried 4/4 Fas listings in both color sorts. Otherwise, no adjustments are necessary for any green or kiln dried numbers. Prices for Soft Maple uppers have been sliding since the spring amid lackluster demand for Sap&Btr and Unselected stock. A bit of stability was observed in the late summer and early fall, but reported prices are again slipping this week. The kiln dried Fas net tally listing is down by $360/MBF since late April. Similar to Hard Maple, kiln dried #1C and #2A Soft Maple are moving better than Fas for Northern producers, with several contacts describing demand for those grades as "good" or "decent." One contact in the Upper Midwest told *HMR*/Fastmarkets they are oversold on kiln dried Sap&Btr #1C lumber.

RED OAK: All green and kiln dried Red Oak listings and range numbers are unmoved this week in the Northern region. The kiln dried Fas net tally listing has held steady at $1,800/MBF for more than a month following persistent declines during the second half of the summer. Broadly speaking, markets for Northern #1C&Btr Red Oak, both green and kiln dried, are soft. Domestic demand is decent though has slowed a bit from the summertime. However, the Chinese market is weak and highly price competitive. A rebound in Asia-bound exports is likely needed to reverse the downward trend evident in recent months. Conversely, markets for #2A&3A are steady-to-firmer due to tight supply.

WHITE OAK: This week, the kiln dried 4/4 #2A list-

KILN DRIED PRICES - NORTHERN AREA

Prices in this matrix are for kiln dried lumber **measured after kiln drying ("net tally")**. The first figure listed for each grade and thickness is the predominant index price; figures in parentheses are the prevailing range of index prices. Bold figures indicate change. Prices published in **Hardwood Market Report** are presented only as a guide. See statement on back page. *© 2026 Hardwood Market Report*

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		FAS (Net)		#1 Common (Net)		#2A Common (Net)	
ASH	4/4	**2025 [-55]**	(1850-2300)	1390	(1250-1550)	950	(850-1000)
ASPEN	4/4	1425	**(1250-1525)**	940	(900-1050)	580	(520-650)
BASSWOOD	4/4	1370	(1250-1500)	800	(**675**-885)	565	(500-600)
	5/4	1465	(1350-1575)	825	(790-890)	590	(550-625)
	8/4	1590	(1500-1690)	1010	(950-1150)	700	(640-750)
	9/4	1600	(1500-1690)	1030	(950-1150)	720	(680-765)
YELLOW BIRCH	4/4	1450	(1350-1650)	950	(860-1060)	700	(550-750)
HARD MAPLE	4/4	2300	(2150-2500)	1595	(1400-1700)	1125	(975-1200)
#1&2 White	5/4	2635	**(2275-2700)**	1600	**(1475-1700)**	- - -	- - - - -
	6/4	2955	(2600-3100)	1630	(1480-1710)	- - -	- - - - -
	8/4	3275	(3000-3475)	1690	(1580-1820)	- - -	- - - - -
HARD MAPLE	4/4	2180	(2055-2360)	1425	(1295-1565)	920	(800-1000)
Unselected	5/4	2485	**(2195-2545)**	1455	**(1340-1565)**	955	(850-1000)
SOFT MAPLE	4/4	**2475 [-50]**	(2250-2675)	1300	(1200-1500)	775	(700-850)
Sap&Btr	5/4	2725	(2550-2925)	1375	(1300-1530)	845	(780-950)
	6/4	2955	(2800-3145)	1475	(1400-1650)	940	(865-1015)
	8/4	3105	(2975-3285)	1610	(1545-1740)	1030	(950-1110)
SOFT MAPLE	4/4	**2330 [-45]**	(2185-2555)	1075	(1000-1200)	560	(535-625)
Unselected							
RED OAK	4/4	1800	(1690-1920)	1325	(1225-1425)	1000	(900-1100)
	5/4	1945	(1800-2000)	1445	(1375-1570)	1000	(900-1100)
	6/4	2375	(2225-2585)	1535	(1460-1650)	- - -	- - - - -
WHITE OAK	4/4	4000	(3550-4400)	1875	(1700-2100)	**1235 [-15]**	(1150-1375)

ings are reduced, the only adjustments to any Northern White Oak numbers. Prices for Northern green #1C&Btr White Oak have been fairly steady since the middle of the summer, as a long-awaited price floor may have finally been reached following more than a year-and-a-half of persistent declines. While reported green Fas&Sel prices have yet to show any upward bias, the 4/4 #1C listing posted its first gain since June 2024 last week; green #2A&3A prices also rose during the latter part of the summer due to tightened supply. On the dry side, Fas is the only grade with much energy from a producer's perspective; some are seeing strong demand for the grade, and recent reported prices have broadly been steady-to-firmer.

PALLET LUMBER, CANTS, TIES, & BOARD ROAD:

The complexion of Northern industrial markets did not change much this week. Pallet cants, pallet lumber, and crossties continue to move well for regional producers at consistent prices, and firmness in those markets is eating into production of grade lumber. This week, no adjustments are necessary for any pallet material listings or ranges or the 7x9 crosstie range.

The board road listing and range are also unmoved in the Northern region, with contacts reporting steady market conditions. Much of the upturn in board road activity is concentrated in the South.

OAK STRIP FLOORING

Figures in the Appalachian and Southern area columns are estimates of manufacturers' **predominant** prices for unfinished Oak strip flooring; prices in the other column are estimates of **prevailing industry ranges** of manufacturers' prices. Variations in prices are due, in part, to differences in freight, the nature of markets, volumes ordered and shipped, etc. Prices are for truckload quantities graded in accordance with rules or comparable standards set forth by NOFMA. **Prices are in US Dollars per square foot (SF) and are net of dealer discount fees and commissions.** Figures in bold print signify price changes. Prices in **Hardwood Market Report** are presented only as a guide. See statement on back page.

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3/4 x 2-1/4"	APPALACHIAN		SOUTHERN		PREVAILING RANGE	
SEL&BTR WHITE OAK	**3.27**	**(-.03)**	**3.27**	**(-.03)**	**3.11-3.40**	**(-.05/-.05)**
SEL&BTR RED OAK	2.75		2.65		2.55-**2.82**	**(NC/-.03)**
No. 1 COM WHITE OAK	2.15		2.15		2.00-2.25	
No. 1 COM RED OAK	2.09		1.95		1.87-2.15	
No. 2 COM WHITE OAK	**0.93**	**(-.02)**	**0.93**	**(-.02)**	**0.80-1.15**	**(-.05/-.05)**
No. 2 COM RED OAK	**0.99**	**(-.05)**	0.79		0.70-1.10	

3/4 x 3-1/4"	APPALACHIAN		SOUTHERN		PREVAILING RANGE	
SEL&BTR WHITE OAK	**3.29**	**(-.03)**	**3.29**	**(-.02)**	3.06-**3.37**	**(NC/-.03)**
SEL&BTR RED OAK	2.58		2.50		**2.36**-2.62	**(-.04/NC)**
No. 1 COM WHITE OAK	2.36		2.36		2.25-2.53	
No. 1 COM RED OAK	1.92		1.62		1.55-1.95	
No. 2 COM WHITE OAK	**1.42**	**(-.03)**	1.14		1.10-**1.45**	**(NC/-.05)**
No. 2 COM RED OAK	1.15		1.07		1.00-1.22	

Private expenditures on new single-family housing construction and remodeling rose 1.2% in August from July but were 5.4% lower than a year earlier. Of the total $766.5 billion invested in August (seasonally adjusted annual rate), $403.3 billion went to new single-family units. That amount was up 0.2% from July but down 3.5% from a year ago. Investments in new single-family housing and remodeling are important to demand for Oak strip flooring. The latter accounts for the largest share of Oak flooring sales, while the former is a sizeable demand driver as well.

Although spending levels remain elevated by historical standards, they have been trending lower since October 2024, with dollars falling off noticeably in April 2026 and hovering at three-year lows in subsequent months. This decline coincides with mortgage rates turning higher in April and surging to a nearly three-year high of 7.40% in early October. This interplay could be coincidence but appears to be correlation.

Considering the majority of private residential construction dollars are earmarked for new housing, trends in permits and in the backlog of homes under construction bear watching. Seasonal weather factors will also come into play soon in the Northeast and Midwest. In August, single-family new home building permits were at a seasonally adjusted annual rate of 878,000 units—a 12-month low—while 589,000 units were under various stages of construction, an amount that has been very stable all year.

Single-family home completions fell for the second straight month in August, to the slowest pace of the year. A declining rate of completions means fewer single-family homes are finishing construction. The latter stages of construction are when flooring installations occur. Accordingly, a decline in that stage portends reduced demand for hardwood flooring, slower shipments to distributors, and, potentially, price decreases unless production aligns with demand.

Following four decent months, flooring market energy has dissipated in October. Some contacts are reporting their first demand lulls since the Fourth of July holiday period. Overall orders remain more consistent for Red Oak than White Oak flooring. Downward pressures are once again evident in reported Sel&Btr White Oak prices, prompting reductions to all listings and most range figures.

COMPARATIVE PRICES

Unfinished Oak Strip Flooring and Green 4/4 #2A Oak Lumber

SOUTHERN REGION

3/4 x 2¼"

	CURRENT	30 DAYS	60 DAYS	90 DAYS	6 MOS	1 YR	2 YRS	5 YRS
SEL&BTR WHITE OAK	**3.27**	3.30	3.33	3.40	3.68	3.70	3.60	4.30
SEL&BTR RED OAK	**2.65**	2.65	2.59	2.53	2.45	2.50	2.45	4.13
No. 1 COM WHITE OAK	**2.15**	2.12	2.09	2.07	2.02	1.95	1.85	3.65
No. 1 COM RED OAK	**1.95**	1.95	1.95	1.95	1.92	1.98	1.85	3.55
No. 2 COM WHITE OAK	**0.93**	0.95	0.95	0.95	0.95	0.93	0.90	2.25
No. 2 COM RED OAK	**0.79**	0.81	0.83	0.85	0.88	0.90	0.70	2.20

3/4 x 3¼"

	CURRENT	30 DAYS	60 DAYS	90 DAYS	6 MOS	1 YR	2 YRS	5 YRS
SEL&BTR WHITE OAK	**3.29**	3.32	3.41	3.41	3.66	3.70	3.50	4.32
SEL&BTR RED OAK	**2.50**	2.50	2.45	2.40	2.20	2.22	2.10	4.13
No. 1 COM WHITE OAK	**2.36**	2.33	2.33	2.33	2.25	2.22	2.05	3.75
No. 1 COM RED OAK	**1.62**	1.62	1.55	1.55	1.63	1.70	1.75	3.57
No. 2 COM WHITE OAK	**1.14**	1.14	1.12	1.12	1.10	1.12	1.00	2.55
No. 2 COM RED OAK	**1.07**	1.07	1.07	1.05	1.00	1.01	0.95	2.45

4/4 #2A

	CURRENT	30 DAYS	60 DAYS	90 DAYS	6 MOS	1 YR	2 YRS	5 YRS
RED OAK	**455**	455	440	425	425	480	445	845
WHITE OAK	**505**	505	495	495	495	530	505	855

APPALACHIAN REGION

3/4 x 2¼"

	CURRENT	30 DAYS	60 DAYS	90 DAYS	6 MOS	1 YR	2 YRS	5 YRS
SEL&BTR WHITE OAK	**3.27**	3.30	3.33	3.43	3.68	3.66	3.60	4.30
SEL&BTR RED OAK	**2.75**	2.75	2.73	2.69	2.68	2.67	2.55	4.13
No. 1 COM WHITE OAK	**2.15**	2.12	2.09	2.07	2.05	2.06	2.05	3.65
No. 1 COM RED OAK	**2.09**	2.09	2.07	2.07	2.07	2.14	1.93	3.55
No. 2 COM WHITE OAK	**0.93**	0.95	0.93	0.88	1.07	1.07	0.90	2.25
No. 2 COM RED OAK	**0.99**	1.04	1.03	1.01	1.01	0.99	0.75	2.20

3/4 x 3¼"

	CURRENT	30 DAYS	60 DAYS	90 DAYS	6 MOS	1 YR	2 YRS	5 YRS
SEL&BTR WHITE OAK	**3.29**	3.32	3.41	3.46	3.68	3.70	3.55	4.32
SEL&BTR RED OAK	**2.58**	2.58	2.54	2.50	2.43	2.44	2.45	4.13
No. 1 COM WHITE OAK	**2.36**	2.33	2.40	2.45	2.45	2.35	2.35	3.75
No. 1 COM RED OAK	**1.92**	1.92	1.90	1.80	1.93	1.95	1.90	3.57
No. 2 COM WHITE OAK	**1.42**	1.45	1.38	1.35	1.40	1.27	1.00	2.60
No. 2 COM RED OAK	**1.15**	1.15	1.15	1.15	1.15	1.22	0.95	2.50

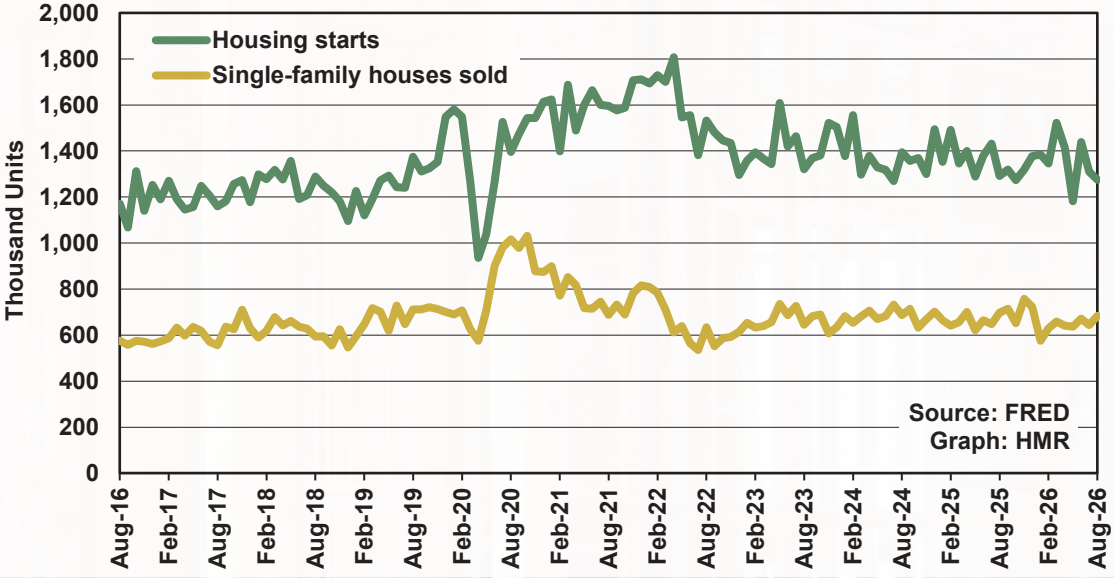
4/4 #2A

	CURRENT	30 DAYS	60 DAYS	90 DAYS	6 MOS	1 YR	2 YRS	5 YRS
RED OAK	**545**	535	535	535	555	605	450	970
WHITE OAK	**520**	520	520	545	560	580	545	975

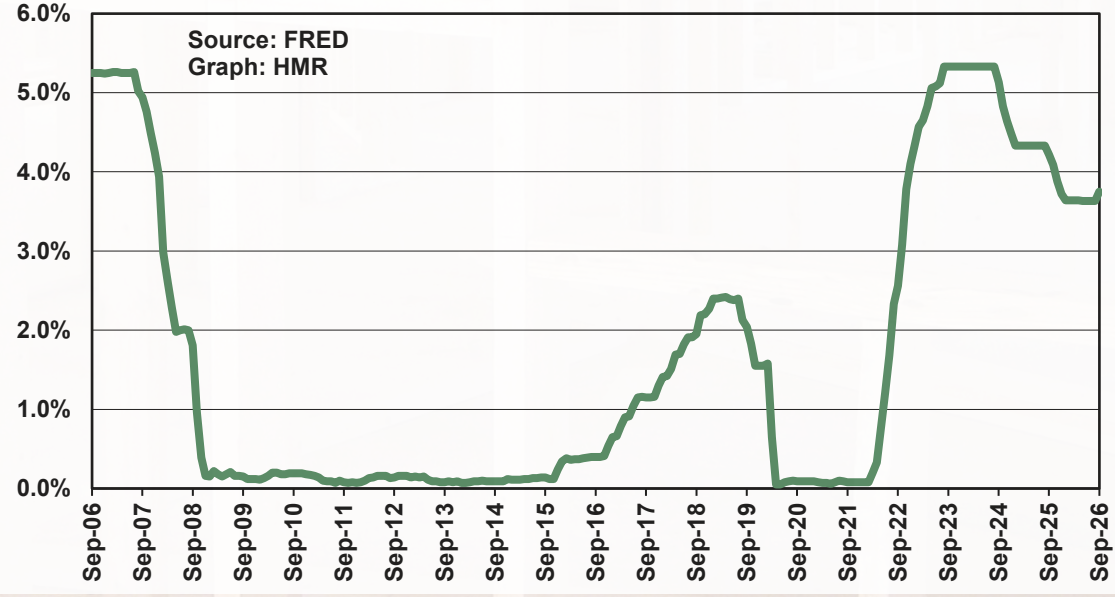
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40M 4/4 1 Com Brown
30M' 4/4 2 Com

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7M' 4/4 2B Com

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15M' 4/4 FAS/1F 11"&Wider

POPLAR Cont'd
100M' 4/4 FAS/1F
30M' 4/4 1 Com
8M' 4/4 2B Com
14M' 5/4 FAS/1F
5M' 5/4 1 Com
0M' 6/4 FAS/1F
2M' 6/4 1 Com
20M' 8/4 FAS/1F
1M' 8/4 1 Com
3M' 8/4 2A Com

RED OAK • APPALACHIAN
30M' 4/4 FAS/1F
12M' 4/4 FAS/1F 7'
15M' 4/4 FAS/1F 11"&Wider
100M' 4/4 1 Com
0M' 5/4 FAS/1F
0M' 5/4 1 Com
0M' 5/4 2A Com
2M' 5/4 3A/2B Com
5M' 6/4 FAS/1F
5M' 6/4 1 Com
3M' 6/4 2A Com
18M' 8/4 FAS/1F
0M' 8/4 1 Com

RED OAK • APPALACHIAN Cont´d
5M' 8/4 2A Com

RED OAK • OFF COLOR
20M' 4/4 FAS/1F
30M' 4/4 1 Com
6M' 5/4 FAS/1F
3M' 5/4 1 Com
3N' 6/4 FAS/1F
4M' 8/4 FAS/1F
1M' 8/4 1 Com

WALNUT Steamed
3M' 4/4 FAS/1F 6'
10M' 4/4 FAS/1F 8'
10M' 4/4 FAS/1F 10'
5M' 4/4 FAS/1F 12'
12M' 4/4 FAS/1F 14'
5M' 4/4 FAS/1F 16'
3M' 4/4 1 Com
12M' 4/4 2 Com
3M' 8/4 FAS/1F

WHITE OAK
30M' 4/4 1 Com

WHITE OAK -POST OAK
30M' 4/4 1 Com

WHITE OAK • OFF COLOR
60M' 4/4 FAS/1F
30M' 4/4 1 Com

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2 T/L 4/4 PRIME
1 T/L 8/4 PRIME

RED OAK
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2 T/L 4/4 1C
6,000' 7/4 PRIME

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4/4	White Oak	#1 Com	4/4	Hard Maple	#2 Com Unselected
4/4	White Oak	#2 Com	4/4	Poplar	FAS/1F
5/4	White Oak	PRIME	4/4	Poplar	#1Com
6/4	White Oak	PRIME	4/4	Poplar	#2Com
8/4	White Oak	PRIME	5/4	Poplar	FAS/1F
4/4	Red Oak	FAS/1F	5/4	Poplar	FAS/1F Stain
5/4	Red Oak	FAS/1F	6/4	Poplar	FAS/1F
8/4	Red Oak	FAS/1F	6/4	Poplar	FAS/1F Stain
4/4	Hickory	FAS/1F	8/4	Poplar	FAS/1F
8/4	Hickory	FAS/1F	10/4	Poplar	FAS/1F
4/4	Ash	#1Com	12/4	Poplar	FAS/1F
4/4	Ash	#2Com	8/4	Walnut	FAS/1F

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9/4 Basswood	FAS	4,889'	4/4 W. Oak	1 Com 4"+	18,000
4/4 Cherry	FAS	4,000'	4/4 W. Oak	5/6' 6"+ Clear	5,000'
4/4 Cherry	1 Com	12,000'			
4/4 H.Maple	FAS Unsel.	5,000'	**SPECIALS**		
4/4 H.Maple	1 Com Unsel.	10,000'	4/4 HICKORY	FAS	7,500'
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4/4 FAS	BROWN HARD MAPLE	11,000'	6/4 FAS	POPLAR	29,000'
4/4 FAS	RED OAK 12"&WIDER	16,000'	8/4 FAS	POPLAR	25,000'

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14M'	5/4	Rustic	

BASSWOOD

3M'	5/4	FAS/SEL	11-12'

Y BIRCH

3M'	4/4	FAS/SEL	Sap&Btr

CHERRY

15M'	4/4	PRM-W	9"+ W 90/50 + Red
13M'	8/4	FAS/SEL	90/50 Red
13M'	8/4	1C	90/50 Red
4M'	8/4	2AC	Unselected

HARD MAPLE

12M'	4/4	FAS/SEL	1+2 White
2M'	4/4	FAS/SEL 6"	6-6.49"1+2 White
2.5M'	4/4	FAS/SEL 5"	5-5.49"1+2 White
1M'	4/4	PRM-W	9.5"+, 11"Avg
12M'	4/4	FAS/SEL	Brown
24M'	4/4	2AC	Sap&Btr
12M'	4/4	2AC	Brown
24M'	5/4	FAS/F1F	1+2 White
4M'	5/4	FAS/SEL 6"	6-6.49"1+2 White
6M'	5/4	FAS/SEL 5"	5-5.49" 1+2 White
24M'	5/4	1C	Sap&Btr

Y POPLAR

24M'	4/4	FAS/F1F	
12M'	4/4	PRM-W	11"+Wider
6M'	4/4	FAS/SEL	Stain
14M'	4/4	2C	

SOFT MAPLE

15M'	4/4	FAS/SEL	Brown 15/16"
15M'	4/4	SEL 7'	Sap&Btr 15/16"
10M'	4/4	SEL-N	Sap&Btr
32M'	4/4	2AC	Sap&Btr
14M'	5/4	FAS/SEL	Sap & Btr
6M'	5/4	1C&Btr	Ambrosia
3M'	5/4	1C&Btr	Wormy
5M'	5/4	1C&Btr	Curly
5.5M'	8/4	FAS/SEL	Stain 1 15/16"
28M'	8/4	1C&Btr	Wormy

WHITE OAK

7M'	4/4	Rustic W	9" + Wider
12M'	4/4	Rustic	

RIPPED 2 EDGE

SOFT MAPLE

3.5M'	4/4	SEL	Sap + 2.65" R2E

CHERRY

2.5M'	4/4	FAS/SEL	RED 2.625" R2E

Custom Rip to Width options Available upon request.

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1 T/L	4/4	1F+	Hard Maple White	3 WEEKS	1 T/L	4/4	1C	Red Oak	1 WEEK
1 T/L	4/4	1F+	Poplar	PROMPT	1 T/L	4/4	2C	Red Oak	1 WEEK
1 T/L	4/4	1C	Poplar	PROMPT	2 T/L's	4/4	3A	Red Oak	PROMPT
1 T/L	5/4	1F+	Poplar	2 WEEKS	1 T/L	4/4	1F+	Soft Maple Unsel	3 WEEKS
1 T/L	6/4	1F+	Poplar	2 WEEKS	1 T/L	4/4	1F+	White Oak	2 WEEKS
1 T/L	6/4	1C	Poplar	2 WEEKS	1 T/L	6/4	1F+	White Oak Heavy 10'	PROMPT
1 T/L	4/4	1F+	Red Oak	1 WEEK					

All Material is KD - Rough

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51 Parrott Street Ext., P.O. Box 951
Mount Vernon, OH 43050
Contact: Charlie Brenneman,
Doug Brenneman Jr.
Telephone: 740-397-0573 • Fax: 740-392-9498

KD Lumber

Ash
4/4, 6/4 & 8/4 FAS/Sel
4/4 1C
5/4 2AC

Cherry
4/4, 5/4, 6/4 & 8/4 FAS/Sel 90/50 Red
4/4 FAS/Sel Sappy

Hard Maple
4/4 FAS/Sel 1&2W

Hard Maple cont'd
4/4 2AC 1&2W
4/4 1C&Btr Brown
5/4 1C 1&2W
5/4 1C&Btr Brown
5/4 2AC 1&2W

Hickory
4/4 2AC
5/4 1C
5/4 2AC
5/4 Rustic

Poplar
5/4 1C

Red Oak
4/4, 5/4 & 7/4 FAB
5/4 1C

Soft Maple
4/4, 5/4 & 6/4 2AC
4/4 & 6/4 1C&Btr WHND
5/4 1C
6/4, 8/4 FAS/Sel
8/4 1C

White Oak
4/4, 5/4, 6/4 & 8/4 FAS/Sel
4/4 & 5/4 1C
5/4 RUSTIC
4/4 & 5/4 QTRD

AMERICAN HARDWOOD LOG STEWARDSHIP COUNCIL



PROTECTING THE FUTURE OF THE AMERICAN HARDWOOD LUMBER INDUSTRY

★ ★ ★

The American Hardwood Log Stewardship Council is working to stop unfair competition from foreign log buyers and support American hardwood lumber businesses, workers, and communities.

1. STOP UNFAIR COMPETITION
Working hard to stop unfair competition from foreign log buyers at no cost to industry members.

2. ADVOCATING IN DC
We have been traveling to DC and meeting with political members to deliver the realities of the industry.

3. REDUCE LOG EXPORT
For the first time ever, more logs were exported from the U.S. in the past year than hardwood lumber. Support efforts to level out the playing field and reduce log exports.

4. PREVENT UNFAIR TRADE PRACTICES
Many foreign log buyers are practicing unfair trade practices to undercut American businesses.

5. PROTECT OUR INDUSTRY
We need to protect the hardwood industry for national security and future generations.

6. STOP THE INDUSTRY DECLINE
Multiple primary and secondary producers are going out of business as a result of log exports.

WE NEED POWER IN NUMBERS!

CONTACT YOUR LOCAL CONGRESS MEMBER TODAY AND URGE THEM TO HELP THE HARDWOOD LUMBER INDUSTRY!

IF YOU NEED INFORMATION ON WHO YOUR LOCAL REPRESENTATIVE IS PLEASE CONTACT **DREAMA REESE** AT **614-462-2290** OR EMAIL DREAMAKAYREESE@GMAIL.COM BETWEEN 8A.M. - 4 P.M. MONDAY - FRIDAY

HMR Import Newsletter™
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Importers are dealing with increased border agent issues at US ports as the tropical market continues to deal with an uncertain economic outlook. Ben Stanley looks at the issues.

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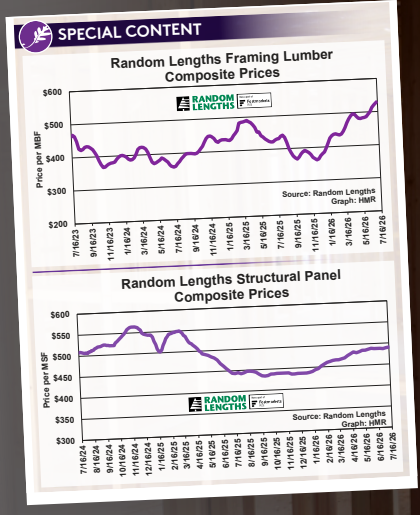
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SPECIAL CONTENT



Coming up next week ...

Random Lengths framing lumber and structural panel composite prices.

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