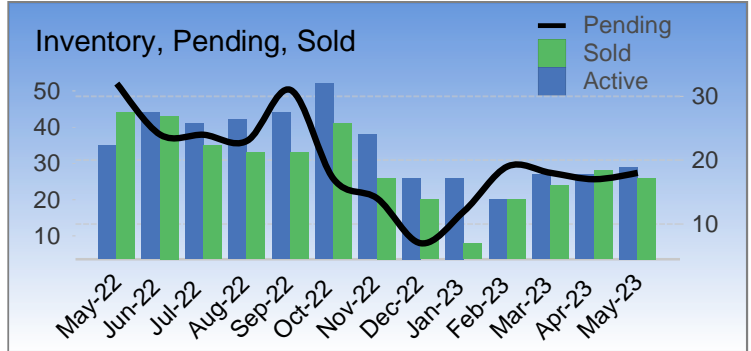


## Market Activity Summary:

- Inventory: 29 units were listed for sale as of the last day of May - approximately 1.1 months of inventory.
- Sales Activity: 26 units were sold during May
- Median Sales Price: \$1,300,000 during May
- Average price per sq.ft. in May was \$819
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 111% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	29	18	26	1.1	\$1,497,499	\$1,300,000	\$1,393,346	23	\$779	\$819	111%
Apr-23	27	17	28	1.1	\$1,354,324	\$1,350,000	\$1,312,535	18	\$755	\$804	110%
Mar-23	27	18	24	1.6	\$1,258,729	\$1,300,000	\$1,332,112	14	\$713	\$850	116%
Feb-23	20	19	20	1.3	\$1,176,120	\$1,163,500	\$1,177,650	25	\$689	\$845	112%
Jan-23	26	12	8	1.4	\$999,344	\$1,237,500	\$1,242,384	34	\$758	\$679	104%
Dec-22	26	7	20	0.9	\$1,109,716	\$1,337,500	\$1,434,699	29	\$723	\$764	104%
Nov-22	38	14	26	1.1	\$1,176,897	\$1,350,000	\$1,360,277	22	\$746	\$759	107%
Oct-22	52	17	41	1.5	\$1,408,710	\$1,362,000	\$1,420,336	19	\$741	\$817	112%
Sep-22	44	31	33	1.3	\$1,326,174	\$1,375,000	\$1,386,340	35	\$741	\$800	109%
Aug-22	42	23	33	1.2	\$1,304,866	\$1,625,000	\$1,514,075	15	\$751	\$770	113%
Jul-22	41	24	35	1.0	\$1,374,788	\$1,456,000	\$1,480,721	18	\$742	\$895	117%
Jun-22	44	24	43	1.0	\$1,323,845	\$1,500,000	\$1,500,127	14	\$729	\$909	123%
May-22	35	32	44	0.9	\$1,303,747	\$1,650,000	\$1,689,095	11	\$768	\$924	126%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	26	-40.9%	\$1,497,499	14.9%	\$1,300,000	-21.2%	\$1,393,346	-17.5%	23	109%	111%
May-22	44	10%	\$1,303,747	-2.25%	\$1,650,000	17.9%	\$1,689,095	15.9%	11	22.2%	126%
May-21	40	135%	\$1,333,755	13.2%	\$1,400,000	21.7%	\$1,457,259	17.6%	9	-57.1%	124%

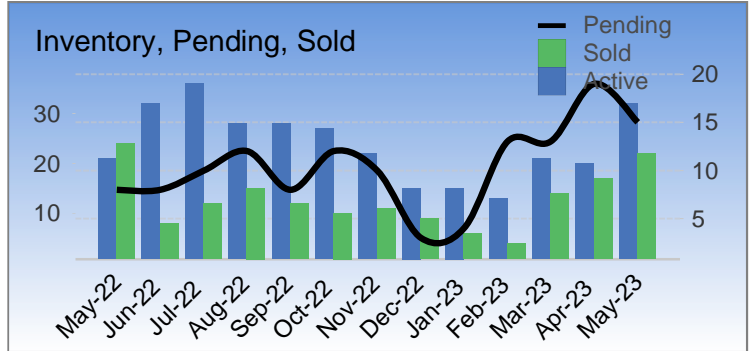
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	1	0	1
\$500-599K	0	1	0	1	1
\$600-699K	0	1	2	2	2
\$700-799K	4	1	6	3	5
\$800-899K	5	1	3	7	13
\$900-999K	10	5	9	5	20
\$1-1.299M	32	24	47	34	49
\$1.3-1.699M	33	66	70	15	31
\$1.7-1.999M	9	14	16	4	4
\$2-2.999M	2	23	13	2	2
>3M	0	3	0	0	0
Total	95	139	167	73	128

## Presented by:

## Market Activity Summary:

- Inventory: 32 units were listed for sale as of the last day of May - approximately 1.8 months of inventory.
- Sales Activity: 22 units were sold during May
- Median Sales Price: \$2,464,000 during May
- Average price per sq.ft. in May was \$811
- Average Days-on-Market (DOM) is approximately 28 days
- Sold over Asking: On average, buyers paid 103% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	32	15	22	1.8	\$3,301,938	\$2,464,000	\$2,884,411	28	\$917	\$811	103%
Apr-23	20	19	17	1.8	\$2,921,460	\$3,069,000	\$3,052,699	29	\$993	\$789	99%
Mar-23	21	13	14	2.6	\$3,243,339	\$2,329,400	\$2,612,878	11	\$889	\$803	99%
Feb-23	13	13	4	2.1	\$3,207,453	\$2,470,500	\$2,597,750	18	\$837	\$867	102%
Jan-23	15	4	6	1.7	\$3,788,879	\$2,850,000	\$2,786,166	27	\$850	\$679	97%
Dec-22	15	3	9	1.5	\$3,799,500	\$2,090,000	\$2,711,666	29	\$880	\$722	96%
Nov-22	22	10	11	2.0	\$3,689,892	\$2,235,000	\$2,546,818	31	\$889	\$807	97%
Oct-22	27	12	10	2.2	\$3,143,044	\$2,412,000	\$2,391,900	45	\$892	\$714	97%
Sep-22	28	8	12	2.2	\$3,433,416	\$2,890,000	\$3,597,816	40	\$904	\$764	98%
Aug-22	28	12	15	2.4	\$2,999,038	\$2,220,000	\$2,815,033	25	\$841	\$773	98%
Jul-22	36	10	12	2.5	\$3,479,279	\$2,849,500	\$2,983,416	13	\$850	\$925	101%
Jun-22	32	8	8	2.0	\$3,194,199	\$2,900,000	\$3,103,112	11	\$838	\$851	104%
May-22	21	8	24	1.0	\$2,858,320	\$3,050,500	\$3,124,875	11	\$860	\$881	105%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	22	-8.33%	\$3,301,938	15.5%	\$2,464,000	-19.2%	\$2,884,411	-7.7%	28	155%	103%
May-22	24	-33.3%	\$2,858,320	15.8%	\$3,050,500	26.6%	\$3,124,875	17.2%	11	22.2%	105%
May-21	36	260%	\$2,468,844	-12.5%	\$2,410,000	14.1%	\$2,665,533	22.6%	9	-25%	109%

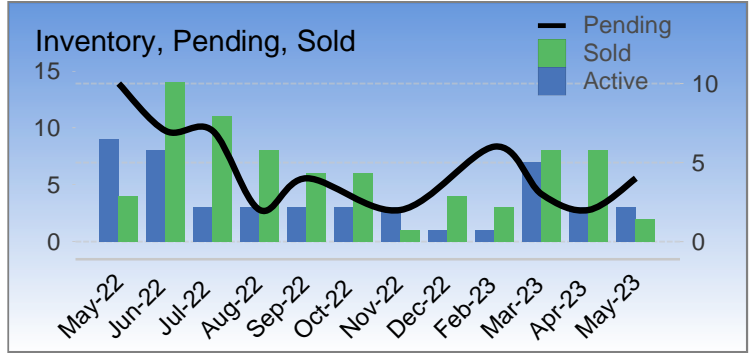
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	0	0
\$800-899K	0	0	0	0	0
\$900-999K	0	0	0	0	0
\$1-1.299M	0	0	1	4	9
\$1.3-1.699M	3	1	9	14	23
\$1.7-1.999M	9	6	12	10	18
\$2-2.999M	24	32	68	23	28
>3M	23	43	34	4	4
Total	59	82	124	55	82

Presented by:

## Market Activity Summary:

- Inventory: 3 units were listed for sale as of the last day of May - approximately 0.5 months of inventory.
- Sales Activity: 2 units were sold during May
- Median Sales Price: \$1,160,000 during May
- Average price per sq.ft. in May was \$1,023
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 141% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	3	4	2	0.5	\$1,132,666	\$1,160,000	\$1,160,000	13	\$929	\$1,023	141%
Apr-23	3	2	8	0.5	\$792,666	\$1,325,000	\$1,478,875	21	\$857	\$1,047	123%
Mar-23	7	3	8	1.9	\$1,089,177	\$1,450,000	\$1,451,250	9	\$733	\$1,040	138%
Feb-23	1	6	3	0.4	\$1,015,500	\$1,270,000	\$1,460,000	7	\$881	\$842	102%
Dec-22	1	0	4	0.3	\$1,399,000	\$1,300,000	\$1,292,900	18	\$1,387	\$1,024	126%
Nov-22	3	2	1	0.7	\$1,034,500	\$950,000	\$950,000	12	\$870	\$791	106%
Oct-22	3	0	6	0.5	\$1,296,500	\$1,112,500	\$1,171,000	9	\$841	\$1,074	123%
Sep-22	3	4	6	0.4	\$947,500	\$1,109,500	\$1,134,833	32	\$898	\$953	105%
Aug-22	3	2	8	0.4	\$1,114,333	\$1,525,000	\$1,593,750	18	\$827	\$937	111%
Jul-22	3	7	11	0.3	\$1,226,571	\$1,485,000	\$1,469,989	20	\$858	\$991	116%
Jun-22	8	7	14	0.9	\$1,247,100	\$1,640,000	\$1,553,928	10	\$889	\$1,163	121%
May-22	9	10	4	1.2	\$1,304,119	\$1,680,000	\$1,707,000	10	\$901	\$1,158	151%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	2	-50%	\$1,132,666	-13.1%	\$1,160,000	-31%	\$1,160,000	-32%	13	30%	141%
May-22	4	-73.3%	\$1,304,119	17.1%	\$1,680,000	7.35%	\$1,707,000	11.4%	10	-16.7%	151%
May-21	15	66.7%	\$1,114,000	-14.6%	\$1,565,000	15.9%	\$1,532,366	12.7%	12	-25%	127%

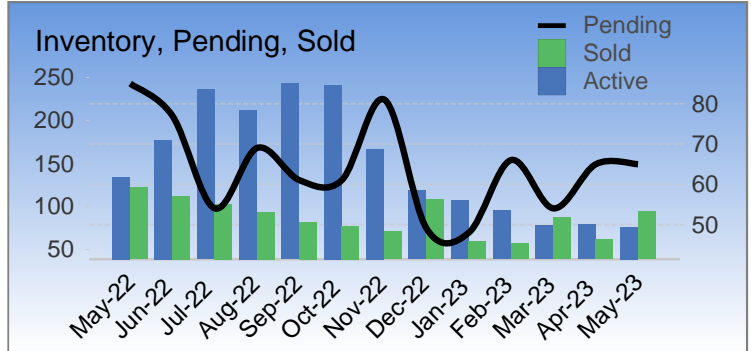
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	1	0	0
\$700-799K	0	0	0	0	2
\$800-899K	1	1	2	0	4
\$900-999K	0	0	2	3	5
\$1-1.299M	8	8	10	6	10
\$1.3-1.699M	6	14	15	7	7
\$1.7-1.999M	0	4	8	2	0
\$2-2.999M	4	3	5	1	1
>3M	0	0	0	0	0
Total	19	30	43	19	29

Presented by:

## Market Activity Summary:

- Inventory: 82 units were listed for sale as of the last day of May - approximately 1.0 months of inventory.
- Sales Activity: 94 units were sold during May
- Median Sales Price: \$641,250 during May
- Average price per sq.ft. in May was \$348
- Average Days-on-Market (DOM) is approximately 27 days
- Sold over Asking: On average, buyers paid 102% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	76	65	94	1.0	\$651,396	\$641,250	\$630,926	27	\$320	\$348	102%
Apr-23	79	65	61	1.3	\$653,040	\$660,000	\$624,851	33	\$314	\$323	102%
Mar-23	78	54	87	1.2	\$613,332	\$605,000	\$603,717	41	\$323	\$340	101%
Feb-23	95	66	57	1.3	\$622,689	\$610,000	\$622,804	51	\$322	\$311	99%
Jan-23	107	48	59	1.4	\$680,973	\$605,000	\$599,693	43	\$321	\$321	100%
Dec-22	118	49	108	1.4	\$618,730	\$597,000	\$619,614	44	\$325	\$320	99%
Nov-22	167	81	71	2.3	\$620,857	\$600,000	\$613,619	32	\$327	\$343	100%
Oct-22	241	61	77	2.9	\$659,033	\$625,000	\$640,815	41	\$326	\$353	99%
Sep-22	243	61	82	2.6	\$659,047	\$627,500	\$649,818	35	\$329	\$343	100%
Aug-22	212	69	93	2.1	\$636,793	\$639,000	\$650,325	23	\$337	\$363	99%
Jul-22	236	54	103	2.1	\$676,203	\$647,000	\$658,399	21	\$340	\$364	102%
Jun-22	177	77	112	1.6	\$643,970	\$657,500	\$677,766	18	\$353	\$379	102%
May-22	134	85	122	1.1	\$668,732	\$686,000	\$700,136	17	\$349	\$377	105%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	94	-23%	\$651,396	-2.59%	\$641,250	-6.52%	\$630,926	-9.89%	27	58.8%	102%
May-22	122	29.8%	\$668,732	15%	\$686,000	9.76%	\$700,136	10.5%	17	113%	105%
May-21	94	28.8%	\$581,350	16.8%	\$625,000	24.5%	\$633,635	28.7%	8	-50%	109%

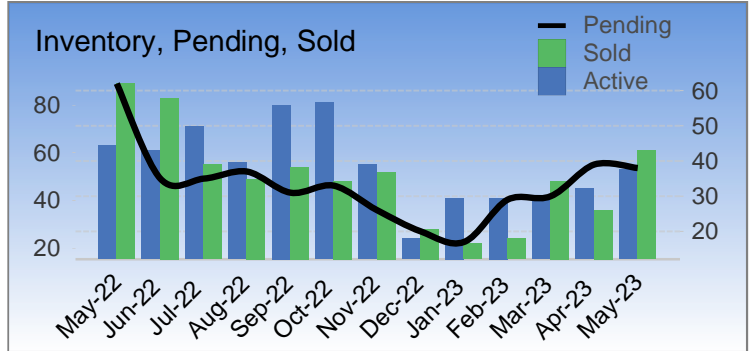
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	70	41	108	231	275
\$500-599K	77	76	135	116	115
\$600-699K	106	153	99	26	28
\$700-799K	66	116	50	5	3
\$800-899K	14	92	22	1	0
\$900-999K	5	21	6	0	0
\$1-1.299M	2	13	0	0	0
\$1.3-1.699M	0	1	0	0	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	340	513	420	379	421

Presented by:

## Market Activity Summary:

- Inventory: 53 units were listed for sale as of the last day of May - approximately 1.1 months of inventory.
- Sales Activity: 61 units were sold during May
- Median Sales Price: \$1,640,000 during May
- Average price per sq.ft. in May was \$951
- Average Days-on-Market (DOM) is approximately 17 days
- Sold over Asking: On average, buyers paid 120% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	53	38	61	1.1	\$1,471,002	\$1,640,000	\$1,688,973	17	\$830	\$951	120%
Apr-23	45	39	36	1.3	\$1,570,894	\$1,605,500	\$1,739,194	17	\$842	\$948	118%
Mar-23	40	30	48	1.3	\$1,530,480	\$1,505,000	\$1,610,697	25	\$826	\$933	116%
Feb-23	41	29	24	1.7	\$1,484,067	\$1,545,000	\$1,729,625	29	\$846	\$895	115%
Jan-23	41	17	22	1.2	\$1,576,753	\$1,357,500	\$1,562,886	38	\$871	\$784	107%
Dec-22	24	20	28	0.6	\$1,602,357	\$1,387,000	\$1,524,910	33	\$868	\$892	109%
Nov-22	55	26	52	1.1	\$1,310,451	\$1,472,500	\$1,589,730	19	\$810	\$887	113%
Oct-22	81	33	48	1.6	\$1,394,955	\$1,480,000	\$1,506,135	24	\$826	\$922	112%
Sep-22	80	31	54	1.5	\$1,461,573	\$1,650,000	\$1,676,720	20	\$818	\$965	118%
Aug-22	56	37	49	0.9	\$1,451,331	\$1,520,000	\$1,701,714	20	\$852	\$932	121%
Jul-22	71	35	55	0.9	\$1,450,062	\$1,600,000	\$1,753,525	15	\$858	\$1,018	123%
Jun-22	61	35	83	0.8	\$1,550,537	\$1,700,000	\$1,887,243	13	\$810	\$1,074	135%
May-22	63	62	89	0.8	\$1,473,211	\$1,870,000	\$2,110,370	17	\$835	\$1,110	137%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	61	-31.5%	\$1,471,002	-0.15%	\$1,640,000	-12.3%	\$1,688,973	-20%	17	0%	120%
May-22	89	39.1%	\$1,473,211	6.71%	\$1,870,000	23.4%	\$2,110,370	22.6%	17	13.3%	137%
May-21	64	100%	\$1,380,518	-19.8%	\$1,515,000	12.2%	\$1,720,718	15.8%	15	7.14%	128%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	3	0
\$500-599K	5	0	0	3	5
\$600-699K	3	0	0	0	9
\$700-799K	24	3	3	11	21
\$800-899K	15	6	23	26	37
\$900-999K	17	16	45	24	66
\$1-1.299M	90	93	133	123	173
\$1.3-1.699M	137	210	271	128	260
\$1.7-1.999M	100	153	118	43	55
\$2-2.999M	85	211	131	51	53
>3M	26	96	45	3	6
Total	502	788	769	415	685

## Presented by:



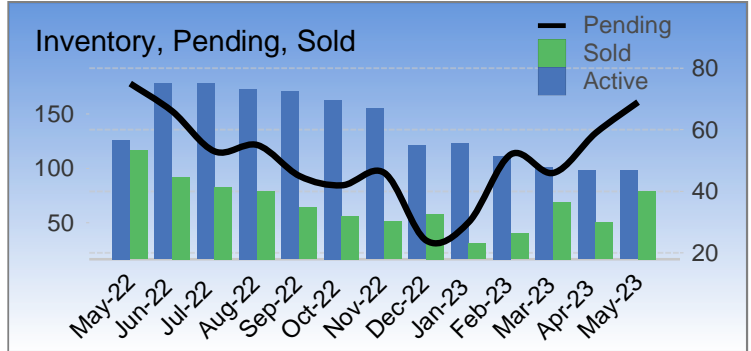
Includes Berkeley and Kensington

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 99 units were listed for sale as of the last day of May - approximately 1.5 months of inventory.
- Sales Activity: 79 units were sold during May
- Median Sales Price: \$820,000 during May
- Average price per sq.ft. in May was \$385
- Average Days-on-Market (DOM) is approximately 34 days
- Sold over Asking: On average, buyers paid 99% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	98	69	79	1.5	\$897,088	\$820,000	\$876,357	34	\$443	\$385	99%
Apr-23	98	59	50	1.9	\$888,506	\$890,000	\$951,771	48	\$446	\$369	98%
Mar-23	101	46	69	2.2	\$909,523	\$746,000	\$804,598	34	\$471	\$362	99%
Feb-23	111	52	40	2.6	\$825,639	\$760,000	\$817,825	43	\$486	\$356	100%
Jan-23	123	30	31	2.7	\$967,003	\$758,000	\$788,572	58	\$469	\$354	96%
Dec-22	121	24	58	2.2	\$1,130,643	\$775,500	\$835,735	51	\$451	\$352	98%
Nov-22	155	46	51	2.8	\$848,343	\$760,000	\$781,969	45	\$419	\$372	98%
Oct-22	163	42	56	2.5	\$901,540	\$836,250	\$929,239	43	\$429	\$389	98%
Sep-22	171	45	64	2.3	\$903,751	\$786,500	\$790,523	38	\$421	\$383	99%
Aug-22	173	55	79	2.1	\$973,280	\$825,000	\$857,164	31	\$417	\$392	99%
Jul-22	178	53	83	1.9	\$848,068	\$825,000	\$874,951	22	\$409	\$407	99%
Jun-22	178	66	92	1.8	\$891,131	\$887,500	\$913,656	16	\$424	\$403	101%
May-22	126	75	116	1.2	\$899,821	\$930,000	\$958,941	12	\$449	\$396	104%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	79	-31.9%	\$897,088	-0.304%	\$820,000	-11.8%	\$876,357	-8.61%	34	183%	99%
May-22	116	-0.855%	\$899,821	10.9%	\$930,000	17.7%	\$958,941	15.8%	12	-7.69%	104%
May-21	117	85.7%	\$811,606	17.1%	\$790,000	24.4%	\$828,130	28.5%	13	-66.7%	106%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	28	17	78	252	332
\$500-599K	87	102	278	389	458
\$600-699K	196	181	396	280	331
\$700-799K	229	314	352	181	194
\$800-899K	167	257	258	87	88
\$900-999K	76	241	224	22	22
\$1-1.299M	110	322	210	29	33
\$1.3-1.699M	49	127	46	3	3
\$1.7-1.999M	5	13	3	0	1
\$2-2.999M	4	7	8	2	1
>3M	1	0	4	0	0
Total	952	1581	1857	1245	1463

Presented by:

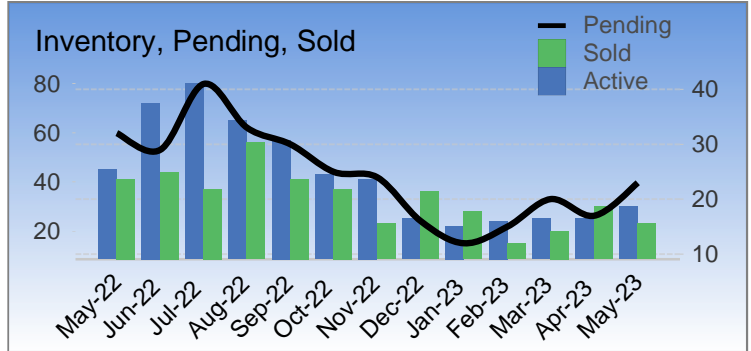
Includes Brentwood, Bethel Island, Byron, and Knightsen

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 30 units were listed for sale as of the last day of May - approximately 1.2 months of inventory.
- Sales Activity: 23 units were sold during May
- Median Sales Price: \$1,220,000 during May
- Average price per sq.ft. in May was \$631
- Average Days-on-Market (DOM) is approximately 25 days
- Sold over Asking: On average, buyers paid 103% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	30	23	23	1.2	\$1,347,727	\$1,220,000	\$1,277,260	25	\$720	\$631	103%
Apr-23	25	17	30	1.2	\$1,435,785	\$1,295,000	\$1,294,653	24	\$757	\$655	105%
Mar-23	25	20	20	1.2	\$1,327,193	\$1,191,000	\$1,276,900	20	\$698	\$623	105%
Feb-23	24	15	15	1.0	\$1,208,343	\$1,075,000	\$1,121,366	36	\$756	\$690	101%
Jan-23	22	12	28	0.8	\$1,429,541	\$1,050,000	\$1,165,696	32	\$707	\$650	98%
Dec-22	25	16	36	0.9	\$1,126,050	\$1,018,000	\$1,110,749	32	\$780	\$679	102%
Nov-22	41	24	23	1.2	\$1,070,497	\$1,100,000	\$1,150,864	28	\$753	\$643	99%
Oct-22	43	25	37	1.0	\$1,066,981	\$1,200,000	\$1,190,524	27	\$765	\$667	102%
Sep-22	57	30	41	1.3	\$1,263,802	\$1,020,000	\$1,184,730	28	\$725	\$663	99%
Aug-22	65	33	56	1.4	\$1,316,799	\$1,140,000	\$1,196,892	26	\$707	\$669	99%
Jul-22	80	41	37	2.0	\$1,410,743	\$1,155,000	\$1,169,618	18	\$712	\$710	102%
Jun-22	72	29	44	1.8	\$1,241,932	\$1,430,000	\$1,473,416	14	\$697	\$775	108%
May-22	45	32	41	1.2	\$1,273,131	\$1,400,000	\$1,398,216	9	\$723	\$814	111%

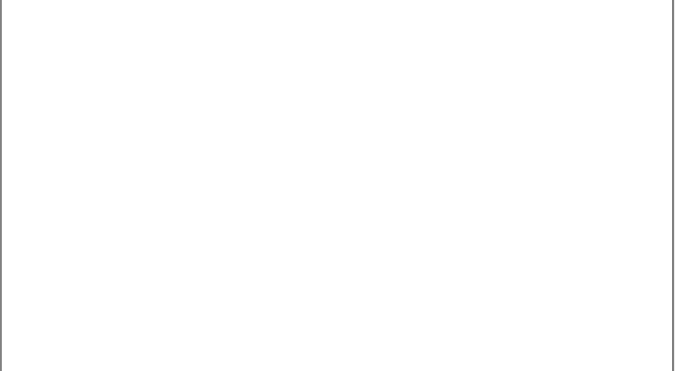
## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	23	-43.9%	\$1,347,727	5.86%	\$1,220,000	-12.9%	\$1,277,260	-8.65%	25	178%	103%
May-22	41	-26.8%	\$1,273,131	11.4%	\$1,400,000	17.3%	\$1,398,216	10.6%	9	-30.8%	111%
May-21	56	69.7%	\$1,142,600	10.8%	\$1,194,000	17.6%	\$1,263,998	29.3%	13	-40.9%	113%

## Sales Activity and Price Trends

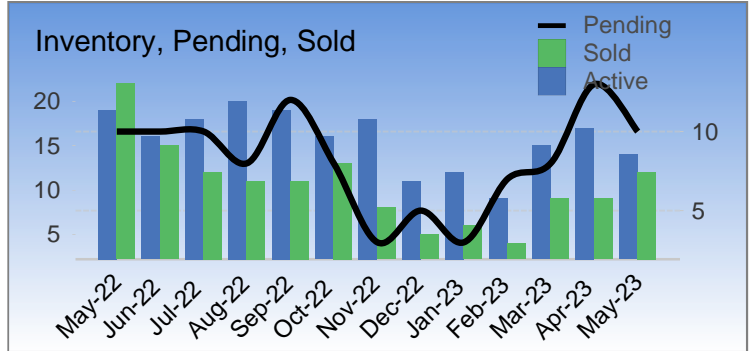
Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	1
\$500-599K	0	0	0	2	6
\$600-699K	1	1	3	11	23
\$700-799K	5	4	14	23	32
\$800-899K	9	6	27	26	30
\$900-999K	20	7	20	23	21
\$1-1.299M	29	44	67	53	41
\$1.3-1.699M	32	67	58	6	12
\$1.7-1.999M	8	20	6	1	0
\$2-2.999M	0	10	3	0	0
>3M	1	0	1	0	0
Total	105	159	199	145	166

## Presented by:



## Market Activity Summary:

- Inventory: 18 units were listed for sale as of the last day of May - approximately 1.8 months of inventory.
- Sales Activity: 12 units were sold during May
- Median Sales Price: \$1,087,500 during May
- Average price per sq.ft. in May was \$588
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 106% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	14	10	12	1.8	\$1,329,307	\$1,087,500	\$1,121,325	22	\$539	\$588	106%
Apr-23	17	13	9	2.3	\$1,236,799	\$1,215,000	\$1,177,021	16	\$542	\$569	111%
Mar-23	15	8	9	2.4	\$1,146,857	\$1,221,000	\$1,175,444	19	\$514	\$528	103%
Feb-23	9	7	4	1.8	\$1,210,985	\$1,200,050	\$1,147,525	79	\$530	\$573	106%
Jan-23	12	3	6	1.9	\$1,319,557	\$1,055,000	\$1,121,666	32	\$546	\$496	99%
Dec-22	11	5	5	1.4	\$1,087,933	\$1,090,000	\$1,140,200	38	\$562	\$491	102%
Nov-22	18	3	8	1.7	\$1,212,362	\$1,015,000	\$1,010,875	34	\$544	\$493	99%
Oct-22	16	8	13	1.4	\$1,129,099	\$1,030,000	\$1,026,153	29	\$542	\$481	98%
Sep-22	19	12	11	1.7	\$1,261,318	\$1,075,000	\$1,085,272	18	\$538	\$522	99%
Aug-22	20	8	11	1.6	\$1,163,579	\$1,024,950	\$1,122,268	48	\$536	\$491	101%
Jul-22	18	10	12	1.1	\$1,120,993	\$1,096,000	\$1,176,000	20	\$514	\$532	104%
Jun-22	16	10	15	1.0	\$1,065,500	\$1,250,000	\$1,179,266	10	\$494	\$554	106%
May-22	19	10	22	1.1	\$1,161,041	\$1,460,000	\$1,374,159	13	\$495	\$575	109%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	12	-45.5%	\$1,329,307	14.5%	\$1,087,500	-25.5%	\$1,121,325	-18.4%	22	69.2%	106%
May-22	22	100%	\$1,161,041	4.18%	\$1,460,000	30.4%	\$1,374,159	21.1%	13	160%	109%
May-21	11	57.1%	\$1,114,438	18.2%	\$1,120,000	24.4%	\$1,134,818	29.9%	5	-78.3%	114%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	1	5
\$600-699K	0	0	3	4	6
\$700-799K	1	2	8	8	10
\$800-899K	5	2	6	9	22
\$900-999K	4	9	13	9	9
\$1-1.299M	18	18	30	5	14
\$1.3-1.699M	7	32	8	2	1
\$1.7-1.999M	1	4	0	0	0
\$2-2.999M	0	1	0	0	0
>3M	0	0	0	0	0
Total	36	68	68	38	67

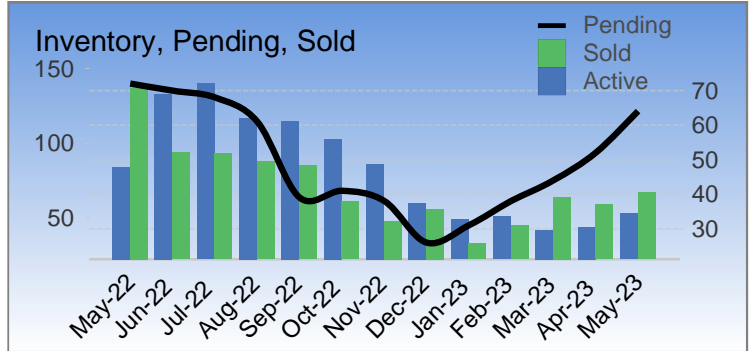
Presented by:





## Market Activity Summary:

- Inventory: 55 units were listed for sale as of the last day of May - approximately 0.9 months of inventory.
- Sales Activity: 67 units were sold during May
- Median Sales Price: \$840,000 during May
- Average price per sq.ft. in May was \$533
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 104% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	53	64	67	0.9	\$887,612	\$840,000	\$873,623	13	\$535	\$533	104%
Apr-23	44	52	59	0.8	\$856,766	\$775,000	\$840,317	14	\$508	\$551	104%
Mar-23	42	44	64	1.0	\$848,600	\$792,500	\$822,976	22	\$508	\$554	102%
Feb-23	51	38	45	1.2	\$815,075	\$810,000	\$820,856	42	\$548	\$515	100%
Jan-23	49	31	33	1.2	\$841,819	\$800,000	\$816,060	47	\$510	\$494	99%
Dec-22	60	26	56	1.1	\$830,296	\$797,000	\$794,634	33	\$511	\$492	99%
Nov-22	86	38	48	1.3	\$798,021	\$762,500	\$807,687	32	\$528	\$508	99%
Oct-22	103	41	61	1.3	\$872,089	\$742,000	\$775,561	26	\$541	\$505	99%
Sep-22	115	39	85	1.3	\$793,553	\$805,000	\$848,585	29	\$532	\$521	99%
Aug-22	117	61	88	1.3	\$851,709	\$792,500	\$824,801	22	\$535	\$529	101%
Jul-22	140	68	93	1.3	\$869,155	\$850,000	\$887,036	18	\$533	\$547	101%
Jun-22	133	70	94	1.1	\$837,567	\$875,000	\$940,292	11	\$552	\$581	106%
May-22	84	72	137	0.7	\$921,134	\$885,000	\$943,880	10	\$549	\$621	110%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	67	-51.1%	\$887,612	-3.64%	\$840,000	-5.08%	\$873,623	-7.44%	13	30%	104%
May-22	137	15.1%	\$921,134	13.4%	\$885,000	4.12%	\$943,880	8.37%	10	42.9%	110%
May-21	119	113%	\$812,283	15.6%	\$850,000	28.2%	\$870,953	27.6%	7	-66.7%	112%

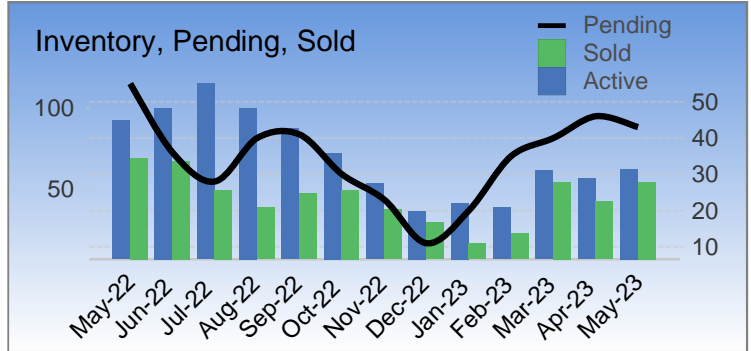
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	6	8	14	52	92
\$500-599K	30	16	48	151	257
\$600-699K	82	110	213	164	266
\$700-799K	123	150	216	120	118
\$800-899K	111	174	206	55	82
\$900-999K	74	137	135	33	13
\$1-1.299M	74	194	140	33	40
\$1.3-1.699M	27	132	34	4	5
\$1.7-1.999M	1	24	0	0	0
\$2-2.999M	0	1	0	0	0
>3M	0	0	2	0	0
Total	528	946	1008	612	873

## Presented by:

## Market Activity Summary:

- Inventory: 63 units were listed for sale as of the last day of May - approximately 1.3 months of inventory.
- Sales Activity: 54 units were sold during May
- Median Sales Price: \$2,003,750 during May
- Average price per sq.ft. in May was \$773
- Average Days-on-Market (DOM) is approximately 16 days
- Sold over Asking: On average, buyers paid 101% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	62	43	54	1.3	\$2,311,877	\$2,003,750	\$2,129,241	16	\$782	\$773	101%
Apr-23	56	46	42	1.4	\$2,258,549	\$1,900,000	\$2,045,366	16	\$802	\$768	101%
Mar-23	61	40	54	2.0	\$2,240,677	\$2,015,000	\$2,093,356	30	\$798	\$754	99%
Feb-23	38	35	22	1.7	\$2,456,134	\$1,894,000	\$1,876,547	30	\$821	\$738	99%
Jan-23	41	20	16	1.5	\$2,125,006	\$1,692,500	\$2,357,000	27	\$778	\$726	97%
Dec-22	36	11	29	0.9	\$2,217,082	\$1,710,000	\$1,905,409	35	\$792	\$685	96%
Nov-22	53	23	37	1.2	\$2,291,140	\$2,100,000	\$2,113,418	30	\$791	\$719	95%
Oct-22	72	30	49	1.7	\$2,255,039	\$1,830,000	\$2,045,451	32	\$793	\$752	98%
Sep-22	87	41	47	2.0	\$2,217,777	\$2,070,000	\$2,097,510	27	\$787	\$764	98%
Aug-22	100	40	38	2.0	\$2,337,026	\$2,000,000	\$2,181,740	22	\$795	\$778	98%
Jul-22	115	28	49	1.9	\$2,312,886	\$2,000,000	\$2,122,215	19	\$792	\$800	100%
Jun-22	100	36	67	1.5	\$2,242,346	\$2,330,000	\$2,525,751	19	\$826	\$864	106%
May-22	92	55	69	1.3	\$2,405,777	\$2,408,000	\$2,560,151	10	\$844	\$913	110%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	54	-21.7%	\$2,311,877	-3.9%	\$2,003,750	-16.8%	\$2,129,241	-16.8%	16	60%	101%
May-22	69	-34.3%	\$2,405,777	22.2%	\$2,408,000	28.4%	\$2,560,151	26.3%	10	25%	110%
May-21	105	184%	\$1,968,622	14%	\$1,875,000	36.4%	\$2,027,705	44.3%	8	-66.7%	111%

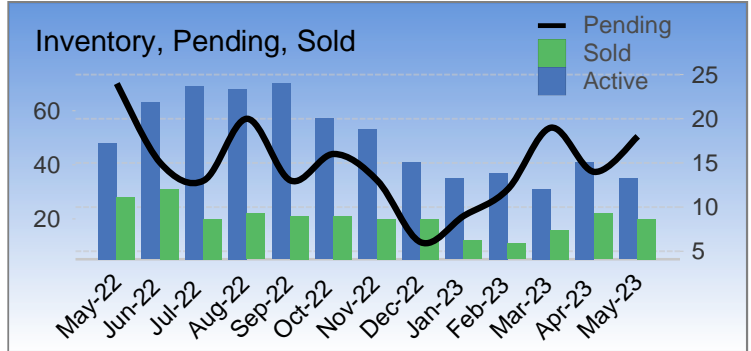
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	3
\$700-799K	0	0	0	9	0
\$800-899K	0	0	9	15	27
\$900-999K	3	0	18	27	48
\$1-1.299M	36	21	112	190	243
\$1.3-1.699M	106	64	420	305	298
\$1.7-1.999M	162	126	300	74	126
\$2-2.999M	228	460	420	75	125
>3M	75	244	153	22	20
Total	610	915	1432	717	890

## Presented by:

## Market Activity Summary:

- Inventory: 36 units were listed for sale as of the last day of May - approximately 1.9 months of inventory.
- Sales Activity: 20 units were sold during May
- Median Sales Price: \$876,750 during May
- Average price per sq.ft. in May was \$380
- Average Days-on-Market (DOM) is approximately 26 days
- Sold over Asking: On average, buyers paid 99% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	35	18	20	1.9	\$1,033,705	\$876,750	\$979,463	26	\$453	\$380	99%
Apr-23	41	14	22	2.6	\$990,534	\$844,000	\$892,242	39	\$439	\$364	99%
Mar-23	31	19	16	2.5	\$1,078,966	\$800,000	\$962,625	54	\$464	\$341	96%
Feb-23	37	12	11	2.7	\$1,106,056	\$710,000	\$745,363	68	\$448	\$278	100%
Jan-23	35	9	12	2.1	\$1,146,243	\$750,000	\$974,000	51	\$418	\$330	98%
Dec-22	41	6	20	2.1	\$1,281,589	\$725,000	\$850,300	46	\$396	\$355	98%
Nov-22	53	13	20	2.6	\$858,009	\$892,500	\$987,665	53	\$375	\$350	98%
Oct-22	57	16	21	2.7	\$1,116,882	\$785,000	\$824,654	49	\$384	\$331	97%
Sep-22	70	13	21	3.4	\$1,027,904	\$910,000	\$894,904	37	\$377	\$404	97%
Aug-22	68	20	22	2.8	\$1,006,762	\$837,500	\$948,363	26	\$392	\$394	98%
Jul-22	69	13	20	2.7	\$984,054	\$839,450	\$922,970	30	\$414	\$371	100%
Jun-22	63	15	31	2.2	\$960,266	\$835,000	\$989,925	28	\$422	\$390	99%
May-22	48	24	28	1.7	\$1,164,555	\$832,505	\$976,500	22	\$447	\$368	100%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	20	-28.6%	\$1,033,705	-11.2%	\$876,750	5.31%	\$979,463	0.303%	26	18.2%	99%
May-22	28	-49.1%	\$1,164,555	29.7%	\$832,505	-2.06%	\$976,500	0.744%	22	37.5%	100%
May-21	55	139%	\$897,849	32.5%	\$850,000	33.9%	\$969,290	45.3%	16	-72.4%	104%

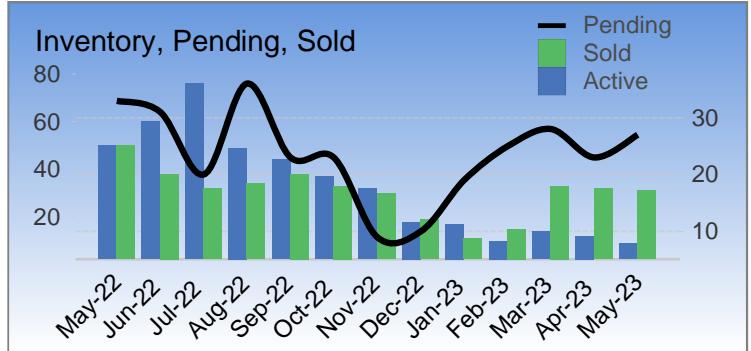
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	1	4	12	23
\$500-599K	1	2	21	48	53
\$600-699K	14	12	36	43	29
\$700-799K	18	41	51	10	11
\$800-899K	19	26	29	6	5
\$900-999K	2	10	18	3	4
\$1-1.299M	11	15	22	6	6
\$1.3-1.699M	3	9	11	3	0
\$1.7-1.999M	2	1	3	0	1
\$2-2.999M	1	4	0	0	1
>3M	1	0	1	0	0
Total	72	121	196	131	133

Presented by:

## Market Activity Summary:

- Inventory: 9 units were listed for sale as of the last day of May - approximately 0.3 months of inventory.
- Sales Activity: 31 units were sold during May
- Median Sales Price: \$1,540,000 during May
- Average price per sq.ft. in May was \$764
- Average Days-on-Market (DOM) is approximately 8 days
- Sold over Asking: On average, buyers paid 105% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	9	27	31	0.3	\$1,664,512	\$1,540,000	\$1,677,828	8	\$752	\$764	105%
Apr-23	12	23	32	0.5	\$1,711,330	\$1,535,000	\$1,636,809	14	\$743	\$741	103%
Mar-23	14	28	33	0.8	\$1,650,356	\$1,457,000	\$1,653,130	29	\$728	\$720	102%
Feb-23	10	25	15	0.7	\$1,558,304	\$1,420,000	\$1,552,042	18	\$703	\$727	104%
Jan-23	17	19	11	0.9	\$1,792,059	\$1,350,000	\$1,491,808	69	\$699	\$734	96%
Dec-22	18	10	19	0.7	\$1,960,910	\$1,360,000	\$1,412,105	36	\$675	\$655	97%
Nov-22	32	9	30	1.0	\$1,815,342	\$1,192,500	\$1,354,330	37	\$710	\$713	97%
Oct-22	37	23	33	1.1	\$1,655,508	\$1,390,000	\$1,600,294	36	\$717	\$676	97%
Sep-22	44	23	38	1.3	\$1,581,877	\$1,525,000	\$1,577,552	26	\$727	\$711	99%
Aug-22	49	36	34	1.5	\$1,562,448	\$1,552,500	\$1,580,464	13	\$718	\$695	99%
Jul-22	76	20	32	1.9	\$1,678,306	\$1,555,000	\$1,749,593	22	\$741	\$753	98%
Jun-22	60	31	38	1.4	\$1,798,202	\$1,537,500	\$1,693,026	12	\$742	\$822	103%
May-22	50	33	50	1.1	\$1,766,388	\$1,825,000	\$1,947,196	8	\$762	\$878	113%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	31	-38%	\$1,664,512	-5.77%	\$1,540,000	-15.6%	\$1,677,828	-13.8%	8	0%	105%
May-22	50	-19.4%	\$1,766,388	21.2%	\$1,825,000	26.5%	\$1,947,196	27.8%	8	33.3%	113%
May-21	62	170%	\$1,457,325	14.8%	\$1,442,500	31.7%	\$1,524,161	35.6%	6	-76%	114%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	7	16
\$800-899K	0	0	5	16	34
\$900-999K	3	2	10	23	28
\$1-1.299M	29	11	70	56	78
\$1.3-1.699M	44	62	71	26	38
\$1.7-1.999M	13	45	34	2	2
\$2-2.999M	25	46	15	1	1
>3M	2	7	1	0	0
Total	116	173	206	131	197

## Presented by:

## Market Activity Summary:

- Inventory: 8 units were listed for sale as of the last day of May - approximately 0.6 months of inventory.
- Sales Activity: 17 units were sold during May
- Median Sales Price: \$1,210,000 during May
- Average price per sq.ft. in May was \$786
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 117% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	8	14	17	0.6	\$1,171,188	\$1,210,000	\$1,269,382	19	\$632	\$786	117%
Apr-23	8	10	10	0.7	\$1,032,990	\$1,100,000	\$1,113,500	22	\$608	\$843	113%
Mar-23	9	6	16	0.9	\$1,013,569	\$1,155,000	\$1,198,750	29	\$596	\$739	110%
Feb-23	8	10	7	0.8	\$1,151,431	\$1,400,000	\$1,387,857	11	\$643	\$762	112%
Jan-23	10	3	13	0.7	\$1,075,307	\$920,000	\$1,090,769	40	\$680	\$707	106%
Dec-22	3	12	14	0.2	\$1,298,269	\$1,079,000	\$1,116,642	28	\$604	\$717	108%
Nov-22	16	11	19	0.9	\$1,023,000	\$1,236,000	\$1,213,684	18	\$691	\$701	109%
Oct-22	22	14	19	1.2	\$1,181,952	\$1,200,000	\$1,334,473	20	\$656	\$713	112%
Sep-22	24	16	16	1.4	\$1,311,184	\$1,287,500	\$1,412,500	17	\$665	\$872	120%
Aug-22	22	12	22	1.4	\$1,081,738	\$1,275,000	\$1,349,674	20	\$663	\$826	117%
Jul-22	25	14	15	1.6	\$1,188,730	\$1,175,000	\$1,228,600	20	\$656	\$810	117%
Jun-22	19	14	14	1.0	\$1,175,555	\$1,375,000	\$1,441,728	12	\$822	\$926	135%
May-22	16	8	19	0.8	\$1,100,152	\$1,432,000	\$1,354,368	12	\$708	\$933	135%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	17	-10.5%	\$1,171,188	6.46%	\$1,210,000	-15.5%	\$1,269,382	-6.27%	19	58.3%	117%
May-22	19	-9.52%	\$1,100,152	-1.06%	\$1,432,000	4.15%	\$1,354,368	1.44%	12	50%	135%
May-21	21	50%	\$1,111,994	4.9%	\$1,375,000	55.8%	\$1,335,190	47.8%	8	-38.5%	137%

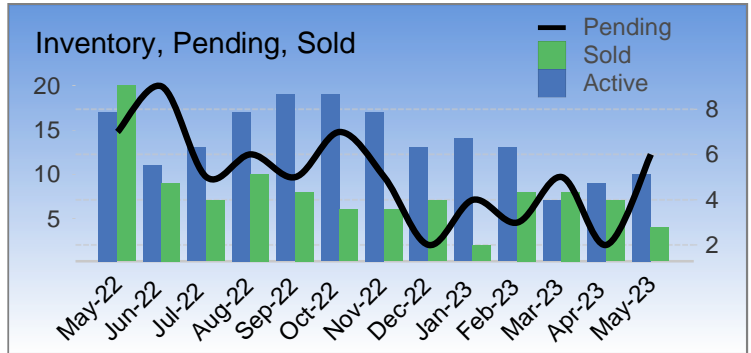
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	1	0
\$500-599K	0	0	1	1	0
\$600-699K	2	1	1	1	6
\$700-799K	5	2	4	8	13
\$800-899K	7	2	7	14	9
\$900-999K	7	4	5	17	6
\$1-1.299M	15	21	22	11	20
\$1.3-1.699M	21	30	27	5	5
\$1.7-1.999M	4	13	9	0	0
\$2-2.999M	1	3	2	0	1
>3M	0	1	0	0	0
Total	62	77	78	58	60

Presented by:

## Market Activity Summary:

- Inventory: 12 units were listed for sale as of the last day of May - approximately 1.9 months of inventory.
- Sales Activity: 4 units were sold during May
- Median Sales Price: \$840,000 during May
- Average price per sq.ft. in May was \$429
- Average Days-on-Market (DOM) is approximately 18 days
- Sold over Asking: On average, buyers paid 103% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	10	6	4	1.9	\$768,694	\$840,000	\$765,750	18	\$461	\$429	103%
Apr-23	9	2	7	1.2	\$903,833	\$610,000	\$682,285	37	\$432	\$462	106%
Mar-23	7	5	8	1.3	\$674,625	\$837,500	\$811,875	45	\$410	\$416	99%
Feb-23	13	3	8	2.8	\$662,690	\$707,109	\$729,422	40	\$439	\$499	100%
Jan-23	14	4	2	3.0	\$781,111	\$730,000	\$730,000	15	\$412	\$545	98%
Dec-22	13	2	7	2.1	\$862,222	\$740,000	\$717,000	51	\$466	\$436	97%
Nov-22	17	5	6	2.6	\$799,139	\$867,000	\$844,833	30	\$459	\$417	100%
Oct-22	19	7	6	2.4	\$1,041,999	\$743,500	\$703,166	29	\$468	\$498	97%
Sep-22	19	5	8	2.4	\$859,495	\$866,000	\$818,875	26	\$453	\$516	101%
Aug-22	17	6	10	2.0	\$764,350	\$677,500	\$678,488	14	\$508	\$542	104%
Jul-22	13	5	7	1.1	\$798,079	\$815,000	\$811,428	20	\$535	\$491	98%
Jun-22	11	9	9	0.8	\$773,930	\$815,000	\$903,932	23	\$553	\$588	106%
May-22	17	7	20	1.3	\$952,752	\$772,500	\$775,228	23	\$555	\$566	108%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	4	-80%	\$768,694	-19.3%	\$840,000	8.74%	\$765,750	-1.22%	18	-21.7%	103%
May-22	20	66.7%	\$952,752	35.6%	\$772,500	5.09%	\$775,228	3.26%	23	76.9%	108%
May-21	12	50%	\$702,493	11%	\$735,050	36.1%	\$750,758	33%	13	0%	112%

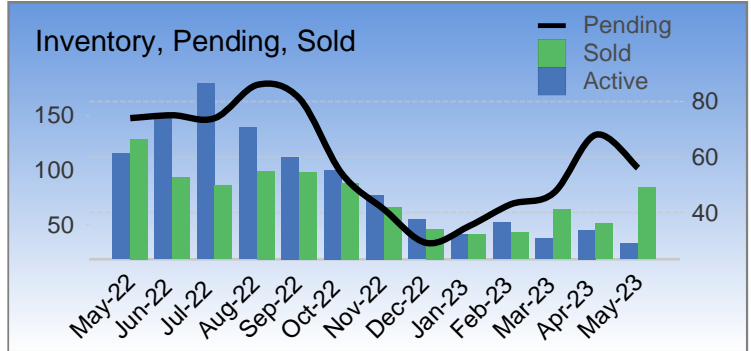
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	3	2	1	8	9
\$500-599K	5	0	2	9	17
\$600-699K	5	13	11	9	9
\$700-799K	3	11	7	5	11
\$800-899K	6	13	8	1	3
\$900-999K	4	10	4	0	1
\$1-1.299M	3	4	4	0	0
\$1.3-1.699M	0	0	0	0	0
\$1.7-1.999M	0	1	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	29	54	37	32	50

Presented by:

## Market Activity Summary:

- Inventory: 35 units were listed for sale as of the last day of May - approximately 0.5 months of inventory.
- Sales Activity: 84 units were sold during May
- Median Sales Price: \$1,600,500 during May
- Average price per sq.ft. in May was \$998
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 108% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	33	56	84	0.5	\$1,878,610	\$1,600,500	\$1,739,923	13	\$1,091	\$998	108%
Apr-23	45	68	51	0.9	\$1,743,638	\$1,480,000	\$1,571,180	13	\$960	\$950	106%
Mar-23	37	47	64	0.8	\$1,639,150	\$1,510,000	\$1,661,382	19	\$906	\$944	104%
Feb-23	52	43	43	1.2	\$1,609,218	\$1,460,000	\$1,488,967	31	\$906	\$903	101%
Jan-23	41	35	41	0.8	\$1,767,250	\$1,300,000	\$1,521,088	27	\$879	\$909	99%
Dec-22	55	29	46	0.9	\$1,509,346	\$1,380,000	\$1,538,569	23	\$893	\$894	97%
Nov-22	77	41	66	0.9	\$1,544,882	\$1,437,500	\$1,539,913	26	\$884	\$902	98%
Oct-22	100	54	88	1.1	\$1,847,354	\$1,437,500	\$1,593,993	27	\$898	\$915	99%
Sep-22	112	81	98	1.2	\$1,678,807	\$1,510,001	\$1,633,373	24	\$918	\$930	100%
Aug-22	139	86	99	1.5	\$1,698,197	\$1,488,000	\$1,599,486	23	\$919	\$932	98%
Jul-22	179	74	86	1.8	\$1,755,726	\$1,625,000	\$1,760,391	14	\$937	\$964	103%
Jun-22	147	75	93	1.3	\$1,721,041	\$1,700,000	\$1,783,232	13	\$930	\$1,004	107%
May-22	115	74	128	0.9	\$1,720,330	\$1,740,000	\$1,908,686	9	\$927	\$1,076	114%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	84	-34.4%	\$1,878,610	9.2%	\$1,600,500	-8.02%	\$1,739,923	-8.84%	13	44.4%	108%
May-22	128	-6.57%	\$1,720,330	8.24%	\$1,740,000	20%	\$1,908,686	22.1%	9	0%	114%
May-21	137	191%	\$1,589,321	12.1%	\$1,450,000	27.2%	\$1,563,397	28.5%	9	-65.4%	113%

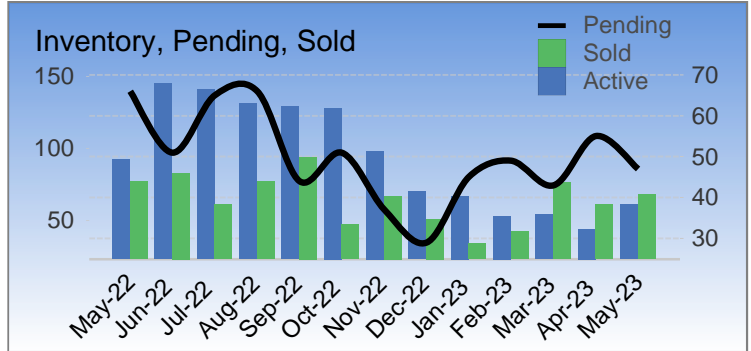
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	1	0	0	2	4
\$700-799K	1	0	2	12	16
\$800-899K	8	2	5	23	45
\$900-999K	12	3	21	25	75
\$1-1.299M	55	30	170	133	189
\$1.3-1.699M	111	180	205	70	95
\$1.7-1.999M	34	119	52	15	23
\$2-2.999M	35	114	73	31	33
>3M	13	36	13	5	5
Total	270	484	541	316	485

## Presented by:

## Market Activity Summary:

- Inventory: 62 units were listed for sale as of the last day of May - approximately 0.9 months of inventory.
- Sales Activity: 68 units were sold during May
- Median Sales Price: \$918,000 during May
- Average price per sq.ft. in May was \$627
- Average Days-on-Market (DOM) is approximately 18 days
- Sold over Asking: On average, buyers paid 105% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	61	47	68	0.9	\$1,032,142	\$918,000	\$1,061,824	18	\$655	\$627	105%
Apr-23	44	55	61	0.8	\$997,237	\$835,000	\$948,325	22	\$643	\$649	104%
Mar-23	54	43	76	1.2	\$1,007,873	\$877,500	\$1,001,810	30	\$687	\$604	103%
Feb-23	53	49	42	1.4	\$962,419	\$872,500	\$955,893	27	\$674	\$611	101%
Jan-23	67	45	34	1.4	\$974,826	\$852,500	\$856,334	40	\$684	\$575	98%
Dec-22	70	29	51	1.3	\$962,633	\$830,000	\$911,635	34	\$647	\$578	99%
Nov-22	98	37	67	1.5	\$1,123,260	\$849,000	\$904,480	35	\$633	\$597	99%
Oct-22	128	51	47	1.9	\$920,752	\$900,000	\$986,893	29	\$621	\$643	101%
Sep-22	129	44	94	1.7	\$1,064,055	\$870,000	\$951,398	27	\$630	\$614	100%
Aug-22	131	66	77	1.9	\$1,025,570	\$900,000	\$973,711	24	\$638	\$645	102%
Jul-22	141	65	61	2.0	\$992,652	\$900,000	\$1,031,079	17	\$644	\$628	103%
Jun-22	145	51	83	1.9	\$1,043,909	\$950,000	\$1,065,255	16	\$673	\$711	107%
May-22	92	66	77	1.2	\$1,005,594	\$1,130,000	\$1,207,191	13	\$690	\$721	114%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	68	-11.7%	\$1,032,142	2.64%	\$918,000	-18.8%	\$1,061,824	-12%	18	38.5%	105%
May-22	77	8.45%	\$1,005,594	7.2%	\$1,130,000	23.5%	\$1,207,191	19.4%	13	-7.14%	114%
May-21	71	42%	\$938,071	21.3%	\$915,000	30.1%	\$1,010,918	37.8%	14	-39.1%	112%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	1	2	12	15
\$500-599K	5	1	4	20	50
\$600-699K	14	12	34	84	125
\$700-799K	49	22	71	59	94
\$800-899K	76	53	72	31	50
\$900-999K	25	42	52	17	11
\$1-1.299M	48	110	44	19	27
\$1.3-1.699M	23	72	29	4	12
\$1.7-1.999M	7	9	9	2	1
\$2-2.999M	5	13	5	0	0
>3M	0	0	0	0	0
Total	252	335	322	248	385

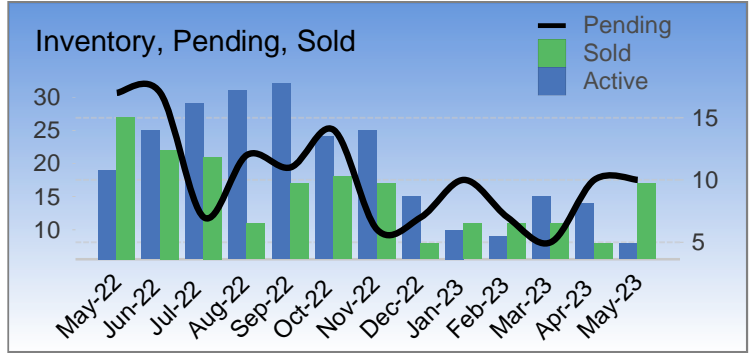
Presented by:





## Market Activity Summary:

- Inventory: 14 units were listed for sale as of the last day of May - approximately 1.2 months of inventory.
- Sales Activity: 17 units were sold during May
- Median Sales Price: \$900,000 during May
- Average price per sq.ft. in May was \$401
- Average Days-on-Market (DOM) is approximately 24 days
- Sold over Asking: On average, buyers paid 102% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	8	10	17	1.2	\$729,933	\$900,000	\$833,352	24	\$407	\$401	102%
Apr-23	14	10	8	1.8	\$883,431	\$950,000	\$937,492	44	\$428	\$416	102%
Mar-23	15	5	11	1.4	\$859,585	\$830,000	\$853,409	25	\$439	\$463	102%
Feb-23	9	7	11	1.0	\$800,983	\$755,000	\$751,454	46	\$447	\$412	101%
Jan-23	10	10	11	0.8	\$756,735	\$745,000	\$723,500	28	\$474	\$431	100%
Dec-22	15	7	8	1.1	\$697,158	\$710,500	\$748,625	29	\$464	\$475	100%
Nov-22	25	6	17	1.4	\$835,723	\$745,000	\$752,411	22	\$455	\$456	102%
Oct-22	24	14	18	1.7	\$761,075	\$867,500	\$899,444	25	\$448	\$456	101%
Sep-22	32	11	17	2.1	\$837,953	\$830,000	\$814,644	20	\$447	\$429	102%
Aug-22	31	12	11	1.8	\$772,081	\$852,000	\$847,000	24	\$456	\$436	103%
Jul-22	29	7	21	1.3	\$905,883	\$890,000	\$867,860	18	\$429	\$458	103%
Jun-22	25	17	22	1.3	\$851,992	\$897,500	\$898,414	20	\$425	\$484	105%
May-22	19	17	27	1.1	\$851,757	\$920,000	\$899,230	15	\$408	\$522	106%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	17	-37%	\$729,933	-14.3%	\$900,000	-2.17%	\$833,352	-7.33%	24	60%	102%
May-22	27	22.7%	\$851,757	-4.39%	\$920,000	13%	\$899,230	10.6%	15	36.4%	106%
May-21	22	69.2%	\$890,887	32.7%	\$814,000	6.41%	\$813,085	15.8%	11	-54.2%	109%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	12	6	11	36	53
\$500-599K	14	3	28	48	91
\$600-699K	24	28	46	70	94
\$700-799K	51	66	77	65	72
\$800-899K	36	61	75	34	18
\$900-999K	46	78	39	0	1
\$1-1.299M	16	74	44	0	0
\$1.3-1.699M	0	13	3	0	0
\$1.7-1.999M	0	1	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	199	330	323	253	329

Presented by:

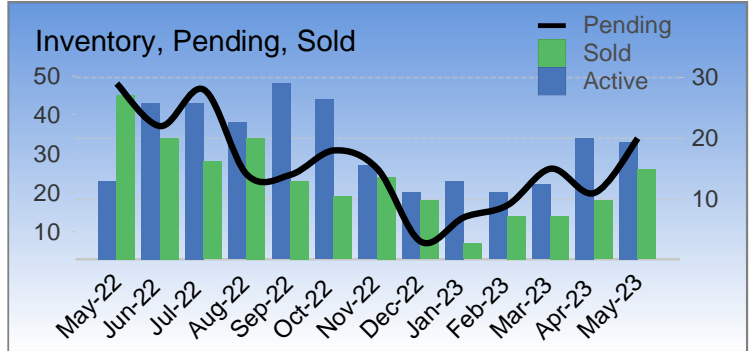
Includes Hercules and Rodeo

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 33 units were listed for sale as of the last day of May - approximately 1.7 months of inventory.
- Sales Activity: 26 units were sold during May
- Median Sales Price: \$2,302,500 during May
- Average price per sq.ft. in May was \$865
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 100% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	33	20	26	1.7	\$2,457,027	\$2,302,500	\$2,335,969	23	\$888	\$865	100%
Apr-23	34	11	18	2.2	\$2,922,166	\$2,475,000	\$2,653,500	7	\$857	\$907	106%
Mar-23	22	15	14	1.9	\$2,626,211	\$1,780,758	\$1,983,512	22	\$804	\$869	102%
Feb-23	20	9	14	1.5	\$2,699,875	\$1,880,000	\$2,335,000	16	\$821	\$818	100%
Jan-23	23	7	7	1.4	\$1,872,493	\$1,500,000	\$1,660,571	62	\$826	\$688	97%
Dec-22	20	3	18	1.0	\$1,692,857	\$1,700,000	\$2,032,777	53	\$827	\$766	98%
Nov-22	27	15	24	1.2	\$1,884,714	\$1,700,000	\$2,120,914	18	\$850	\$807	100%
Oct-22	44	18	19	1.7	\$2,580,281	\$1,350,000	\$1,847,578	26	\$833	\$800	102%
Sep-22	48	14	23	1.7	\$2,119,922	\$1,879,000	\$2,344,165	17	\$831	\$849	103%
Aug-22	38	14	34	1.2	\$2,184,913	\$1,862,500	\$2,107,766	20	\$845	\$919	99%
Jul-22	43	28	28	1.2	\$2,555,763	\$1,995,000	\$2,529,285	15	\$889	\$908	103%
Jun-22	43	22	34	1.2	\$2,219,939	\$2,032,500	\$2,235,294	10	\$873	\$959	109%
May-22	23	29	45	0.6	\$2,269,340	\$2,700,000	\$2,666,301	9	\$882	\$1,057	115%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	26	-42.2%	\$2,457,027	8.27%	\$2,302,500	-14.7%	\$2,335,969	-12.4%	23	156%	100%
May-22	45	4.65%	\$2,269,340	9.43%	\$2,700,000	22.7%	\$2,666,301	12.9%	9	-18.2%	115%
May-21	43	126%	\$2,073,702	-0.273%	\$2,200,000	18.9%	\$2,361,015	19.3%	11	-21.4%	110%

## Sales Activity and Price Trends

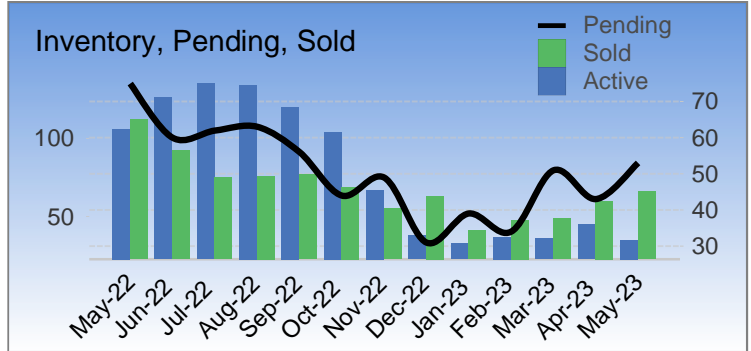
Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	0	0
\$800-899K	0	0	0	1	0
\$900-999K	1	1	1	4	6
\$1-1.299M	9	4	11	9	15
\$1.3-1.699M	12	20	42	20	26
\$1.7-1.999M	13	25	39	16	19
\$2-2.999M	26	50	46	16	38
>3M	15	47	27	6	7
Total	76	147	166	72	111

## Presented by:



## Market Activity Summary:

- Inventory: 35 units were listed for sale as of the last day of May - approximately 0.6 months of inventory.
- Sales Activity: 66 units were sold during May
- Median Sales Price: \$1,157,500 during May
- Average price per sq.ft. in May was \$680
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 105% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	35	53	66	0.6	\$1,655,685	\$1,157,500	\$1,323,060	13	\$827	\$680	105%
Apr-23	45	43	60	0.9	\$1,296,602	\$1,229,500	\$1,269,671	16	\$673	\$647	104%
Mar-23	36	51	49	0.8	\$1,377,838	\$1,110,101	\$1,227,920	17	\$650	\$697	103%
Feb-23	37	34	48	0.7	\$1,270,974	\$1,037,500	\$1,166,360	21	\$701	\$657	101%
Jan-23	33	39	41	0.6	\$1,173,010	\$1,075,000	\$1,140,704	38	\$721	\$642	99%
Dec-22	38	31	63	0.6	\$1,414,933	\$989,000	\$1,127,803	31	\$737	\$645	98%
Nov-22	67	49	55	1.0	\$1,196,956	\$1,125,000	\$1,237,795	26	\$692	\$631	99%
Oct-22	104	44	69	1.4	\$1,293,693	\$1,125,000	\$1,217,852	37	\$711	\$647	98%
Sep-22	120	56	77	1.6	\$1,355,219	\$1,188,000	\$1,340,623	37	\$709	\$662	97%
Aug-22	134	63	76	1.7	\$1,430,552	\$1,122,500	\$1,242,448	26	\$704	\$651	98%
Jul-22	135	62	75	1.5	\$1,330,402	\$1,170,000	\$1,261,089	19	\$701	\$681	101%
Jun-22	126	60	92	1.2	\$1,350,181	\$1,200,000	\$1,369,522	10	\$719	\$749	106%
May-22	106	75	112	1.0	\$1,350,592	\$1,427,500	\$1,515,640	9	\$736	\$790	112%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	66	-41.1%	\$1,655,685	22.6%	\$1,157,500	-18.9%	\$1,323,060	-12.7%	13	44.4%	105%
May-22	112	-11.8%	\$1,350,592	16.7%	\$1,427,500	28.6%	\$1,515,640	18.5%	9	28.6%	112%
May-21	127	210%	\$1,157,265	18%	\$1,110,000	38.9%	\$1,278,597	48.8%	7	-56.3%	111%

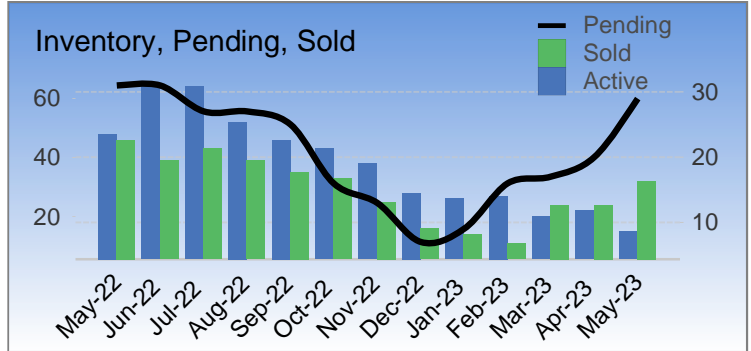
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	1	1	0	0	1
\$500-599K	0	0	2	6	9
\$600-699K	2	1	12	38	64
\$700-799K	11	9	17	70	108
\$800-899K	20	15	65	55	57
\$900-999K	40	34	91	39	30
\$1-1.299M	88	139	148	40	48
\$1.3-1.699M	57	133	95	14	38
\$1.7-1.999M	10	34	27	6	4
\$2-2.999M	14	48	24	3	1
>3M	2	5	0	0	1
Total	245	419	481	271	361

## Presented by:

## Market Activity Summary:

- Inventory: units were listed for sale as of the last day of May - approximately months of inventory.
- Sales Activity: units were sold during May
- Median Sales Price: during May
- Average price per sq.ft. in May was
- Average Days-on-Market (DOM) is approximately days
- Sold over Asking: On average, buyers paid 104% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	15	29	32	0.6	\$879,372	\$847,500	\$852,882	21	\$486	\$527	104%
Apr-23	22	20	24	1.2	\$894,120	\$779,500	\$856,629	21	\$552	\$509	100%
Mar-23	20	17	24	1.2	\$909,338	\$760,000	\$751,537	17	\$528	\$508	104%
Feb-23	27	16	11	1.9	\$705,061	\$807,000	\$839,058	27	\$545	\$437	103%
Jan-23	26	9	14	1.4	\$872,727	\$715,000	\$758,563	38	\$513	\$480	99%
Dec-22	28	7	16	1.2	\$722,894	\$749,900	\$809,073	32	\$480	\$506	98%
Nov-22	38	13	25	1.2	\$815,383	\$833,950	\$849,015	34	\$490	\$488	98%
Oct-22	43	16	33	1.3	\$906,411	\$719,000	\$744,589	31	\$484	\$495	99%
Sep-22	46	25	35	1.2	\$897,571	\$733,750	\$819,812	35	\$518	\$471	100%
Aug-22	52	27	39	1.3	\$877,894	\$767,500	\$842,575	30	\$550	\$493	99%
Jul-22	64	27	43	1.5	\$887,153	\$859,000	\$863,776	21	\$535	\$519	101%
Jun-22	65	31	39	1.5	\$846,775	\$875,000	\$955,882	11	\$529	\$593	106%
May-22	48	31	46	1.1	\$908,698	\$867,500	\$952,685	13	\$546	\$560	107%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	32	-30.4%	\$879,372	-3.23%	\$847,500	-2.31%	\$852,882	-10.5%	21	61.5%	104%
May-22	46	6.98%	\$908,698	8.34%	\$867,500	6.12%	\$952,685	12.4%	13	30%	107%
May-21	43	126%	\$838,723	5.68%	\$817,500	22%	\$847,669	27.7%	10	-37.5%	109%

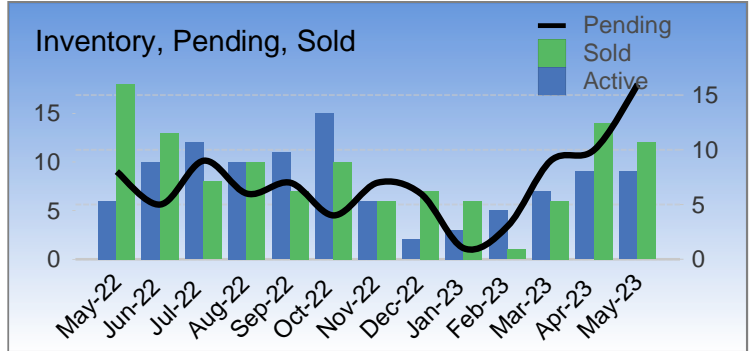
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	32	5	26	36	116
\$500-599K	23	27	52	72	119
\$600-699K	45	43	91	78	113
\$700-799K	53	93	102	50	83
\$800-899K	64	118	107	54	42
\$900-999K	39	99	83	21	24
\$1-1.299M	33	102	53	0	12
\$1.3-1.699M	12	60	24	3	0
\$1.7-1.999M	6	9	6	3	0
\$2-2.999M	3	9	9	0	0
>3M	0	0	0	0	0
Total	310	565	553	317	509

## Presented by:

## Market Activity Summary:

- Inventory: 9 units were listed for sale as of the last day of May - approximately 0.8 months of inventory.
- Sales Activity: 12 units were sold during May
- Median Sales Price: \$1,865,000 during May
- Average price per sq.ft. in May was \$878
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 104% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	9	16	12	0.8	\$1,972,164	\$1,865,000	\$1,892,958	19	\$791	\$878	104%
Apr-23	9	10	14	1.3	\$2,026,731	\$1,952,500	\$2,153,761	9	\$792	\$854	105%
Mar-23	7	9	6	1.8	\$1,908,599	\$2,062,500	\$2,165,000	25	\$788	\$897	107%
Feb-23	5	3	1	1.1	\$2,419,000	\$2,625,000	\$2,625,000	4	\$808	\$845	104%
Jan-23	3	1	6	0.5	\$2,215,000	\$1,715,000	\$1,654,166	49	\$792	\$781	100%
Dec-22	2	6	7	0.3	\$1,564,300	\$1,700,000	\$1,885,514	21	\$888	\$698	97%
Nov-22	6	7	6	0.8	\$1,562,250	\$1,782,500	\$1,975,333	24	\$830	\$824	102%
Oct-22	15	4	10	1.7	\$2,008,700	\$2,215,000	\$2,249,500	18	\$821	\$808	102%
Sep-22	11	7	7	1.3	\$1,942,727	\$1,788,800	\$1,909,685	29	\$829	\$810	104%
Aug-22	10	6	10	1.0	\$2,337,000	\$2,062,500	\$2,147,400	13	\$781	\$830	99%
Jul-22	12	9	8	0.9	\$1,980,468	\$1,565,500	\$1,551,875	16	\$787	\$808	100%
Jun-22	10	5	13	0.7	\$2,161,666	\$2,330,000	\$2,269,230	9	\$826	\$995	112%
May-22	6	8	18	0.4	\$2,064,725	\$2,397,500	\$2,383,031	8	\$824	\$894	116%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	12	-33.3%	\$1,972,164	-4.48%	\$1,865,000	-22.2%	\$1,892,958	-20.6%	19	138%	104%
May-22	18	-33.3%	\$2,064,725	14.7%	\$2,397,500	22.9%	\$2,383,031	21.2%	8	-11.1%	116%
May-21	27	286%	\$1,800,800	17.8%	\$1,950,000	30.8%	\$1,966,814	25.7%	9	-69%	109%

## Sales Activity and Price Trends

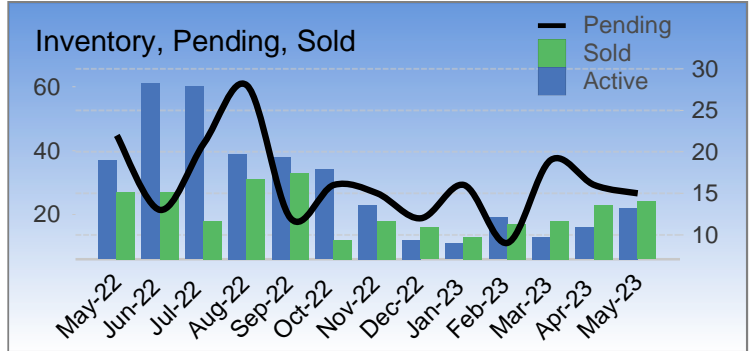
Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	1
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	0	0
\$800-899K	0	2	0	3	3
\$900-999K	4	1	1	7	13
\$1-1.299M	15	4	36	46	68
\$1.3-1.699M	61	60	143	114	125
\$1.7-1.999M	60	68	150	53	73
\$2-2.999M	92	174	168	49	73
>3M	25	95	49	11	9
Total	257	404	547	283	365

Presented by:



## Market Activity Summary:

- Inventory: 23 units were listed for sale as of the last day of May - approximately 1.1 months of inventory.
- Sales Activity: 24 units were sold during May
- Median Sales Price: \$1,300,500 during May
- Average price per sq.ft. in May was \$826
- Average Days-on-Market (DOM) is approximately 11 days
- Sold over Asking: On average, buyers paid 107% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	22	15	24	1.1	\$1,259,695	\$1,300,500	\$1,342,070	11	\$773	\$826	107%
Apr-23	16	16	23	0.9	\$1,281,969	\$1,205,000	\$1,227,821	12	\$794	\$785	105%
Mar-23	13	19	18	0.9	\$1,224,017	\$1,142,500	\$1,207,277	19	\$814	\$780	100%
Feb-23	19	9	17	1.2	\$1,218,601	\$1,155,000	\$1,186,058	19	\$795	\$789	102%
Jan-23	11	16	13	0.7	\$1,259,097	\$1,098,000	\$1,071,589	37	\$837	\$726	96%
Dec-22	12	12	16	0.9	\$1,113,590	\$1,132,500	\$1,189,937	22	\$792	\$701	100%
Nov-22	23	15	18	1.1	\$1,105,342	\$1,125,000	\$1,165,000	33	\$793	\$768	97%
Oct-22	34	16	12	1.4	\$1,206,089	\$1,085,000	\$1,194,583	28	\$808	\$801	98%
Sep-22	38	12	33	1.4	\$1,248,060	\$1,258,000	\$1,300,999	32	\$807	\$804	98%
Aug-22	39	28	31	1.5	\$1,314,158	\$1,191,000	\$1,280,870	25	\$780	\$781	99%
Jul-22	60	21	18	2.5	\$1,313,928	\$1,455,000	\$1,474,777	14	\$796	\$811	102%
Jun-22	61	13	27	1.9	\$1,331,074	\$1,300,000	\$1,379,156	11	\$798	\$885	109%
May-22	37	22	27	1.0	\$1,320,176	\$1,550,000	\$1,665,462	8	\$817	\$918	115%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	24	-11.1%	\$1,259,695	-4.58%	\$1,300,500	-16.1%	\$1,342,070	-19.4%	11	37.5%	107%
May-22	27	-50.9%	\$1,320,176	23.2%	\$1,550,000	28.1%	\$1,665,462	32.5%	8	-42.9%	115%
May-21	55	206%	\$1,071,503	-9.34%	\$1,210,000	29.1%	\$1,256,697	26.2%	14	-6.67%	110%

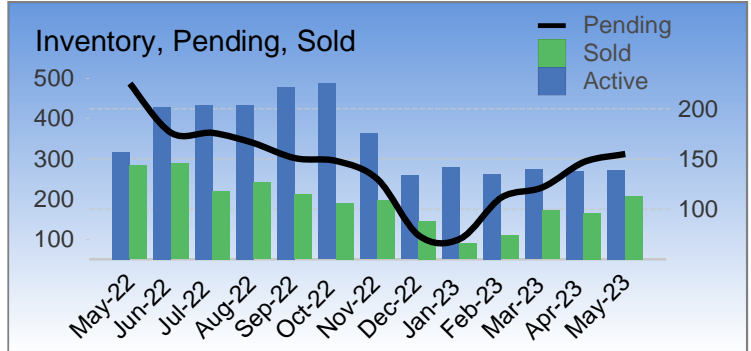
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	1	6
\$700-799K	3	0	1	11	14
\$800-899K	7	0	10	17	41
\$900-999K	11	1	20	15	26
\$1-1.299M	38	32	86	30	31
\$1.3-1.699M	26	70	50	9	7
\$1.7-1.999M	2	9	7	0	0
\$2-2.999M	3	19	0	0	0
>3M	0	0	0	0	0
Total	90	131	174	83	125

Presented by:

## Market Activity Summary:

- Inventory: 285 units were listed for sale as of the last day of May - approximately 1.6 months of inventory.
- Sales Activity: 208 units were sold during May
- Median Sales Price: \$1,080,000 during May
- Average price per sq.ft. in May was \$714
- Average Days-on-Market (DOM) is approximately 27 days
- Sold over Asking: On average, buyers paid 112% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	272	155	208	1.6	\$1,105,255	\$1,080,000	\$1,257,024	27	\$623	\$714	112%
Apr-23	270	147	165	1.9	\$1,224,071	\$970,000	\$1,195,687	29	\$611	\$663	112%
Mar-23	273	122	172	2.3	\$1,155,262	\$1,050,000	\$1,235,865	31	\$606	\$692	111%
Feb-23	262	112	110	2.3	\$1,128,958	\$845,000	\$1,095,526	38	\$587	\$680	108%
Jan-23	278	71	90	2.0	\$1,100,221	\$750,000	\$966,897	38	\$579	\$596	104%
Dec-22	258	74	145	1.5	\$867,572	\$850,000	\$1,030,024	37	\$542	\$630	105%
Nov-22	363	130	196	1.8	\$1,110,700	\$1,055,000	\$1,196,716	28	\$591	\$669	110%
Oct-22	487	148	190	2.3	\$1,158,366	\$1,100,500	\$1,337,913	26	\$594	\$703	111%
Sep-22	478	151	212	2.2	\$1,588,931	\$1,010,250	\$1,217,733	26	\$578	\$682	110%
Aug-22	434	166	240	1.8	\$1,128,610	\$1,100,000	\$1,261,880	22	\$587	\$703	111%
Jul-22	434	176	220	1.7	\$1,062,520	\$1,160,000	\$1,285,359	20	\$581	\$744	118%
Jun-22	429	176	288	1.6	\$1,092,277	\$1,300,000	\$1,405,365	18	\$599	\$782	123%
May-22	317	225	283	1.2	\$1,145,573	\$1,210,000	\$1,441,604	17	\$612	\$802	125%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	208	-26.5%	\$1,105,255	-3.52%	\$1,080,000	-10.7%	\$1,257,024	-12.8%	27	58.8%	112%
May-22	283	-15%	\$1,145,573	12.1%	\$1,210,000	0.833%	\$1,441,604	8.88%	17	6.25%	125%
May-21	333	141%	\$1,022,180	-10.8%	\$1,200,000	37.5%	\$1,324,042	17.9%	16	-30.4%	122%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	189	132	309	252	585
\$500-599K	234	252	339	234	363
\$600-699K	198	283	270	193	240
\$700-799K	178	219	264	156	285
\$800-899K	126	213	325	204	235
\$900-999K	132	222	276	117	159
\$1-1.299M	304	454	565	299	435
\$1.3-1.699M	336	533	692	236	278
\$1.7-1.999M	146	283	228	66	111
\$2-2.999M	141	317	315	87	147
>3M	45	117	96	42	31
Total	2029	3025	3679	1886	2869

Presented by:

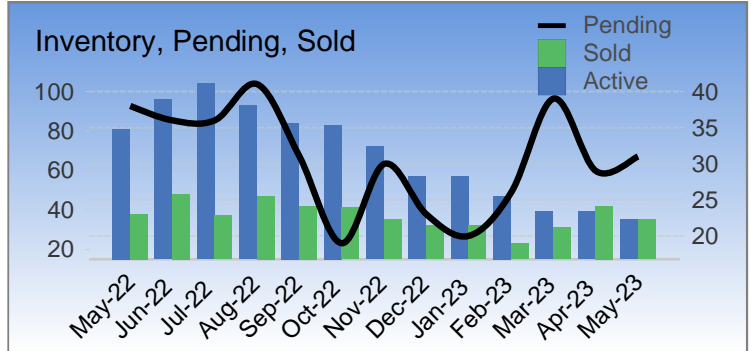
Custom geography for Oakland RES includes Oakland, Emeryville, Piedmont

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 35 units were listed for sale as of the last day of May - approximately 1.0 months of inventory.
- Sales Activity: 35 units were sold during May
- Median Sales Price: \$700,000 during May
- Average price per sq.ft. in May was \$346
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 103% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	35	31	35	1.0	\$771,051	\$700,000	\$706,973	22	\$348	\$346	103%
Apr-23	39	29	42	1.3	\$741,757	\$686,147	\$680,563	36	\$328	\$331	101%
Mar-23	39	39	31	1.4	\$712,677	\$674,990	\$663,161	40	\$370	\$328	99%
Feb-23	47	26	23	1.7	\$705,949	\$640,000	\$646,194	30	\$311	\$341	99%
Jan-23	57	20	32	1.8	\$710,577	\$632,537	\$636,471	36	\$320	\$353	101%
Dec-22	57	23	32	1.6	\$667,687	\$605,000	\$647,530	55	\$334	\$360	98%
Nov-22	72	30	35	1.9	\$702,517	\$631,460	\$666,496	37	\$337	\$343	99%
Oct-22	83	19	41	2.0	\$661,869	\$660,000	\$672,935	35	\$351	\$343	99%
Sep-22	84	31	42	2.0	\$681,205	\$650,000	\$678,156	29	\$345	\$363	101%
Aug-22	93	41	47	2.1	\$716,702	\$660,000	\$707,646	31	\$352	\$361	99%
Jul-22	104	36	37	2.5	\$717,268	\$697,600	\$741,030	29	\$351	\$399	100%
Jun-22	96	36	48	2.2	\$726,063	\$721,500	\$754,591	19	\$364	\$377	102%
May-22	81	38	38	1.7	\$728,224	\$700,000	\$722,816	10	\$371	\$398	103%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	35	-7.89%	\$771,051	5.88%	\$700,000	0%	\$706,973	-2.19%	22	120%	103%
May-22	38	-15.6%	\$728,224	13.1%	\$700,000	3.7%	\$722,816	0.912%	10	42.9%	103%
May-21	45	50%	\$643,848	13.9%	\$675,000	34.3%	\$716,286	35.5%	7	-75.9%	109%

## Sales Activity and Price Trends

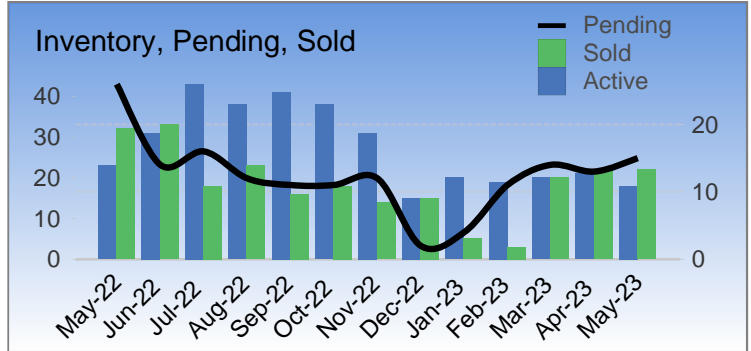
Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	8	5	16	70	101
\$500-599K	32	22	74	59	60
\$600-699K	50	60	65	25	24
\$700-799K	43	58	38	7	10
\$800-899K	15	35	19	3	0
\$900-999K	2	20	4	1	0
\$1-1.299M	0	11	9	0	0
\$1.3-1.699M	0	3	1	0	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	150	214	226	165	195

## Presented by:



## Market Activity Summary:

- Inventory: 18 units were listed for sale as of the last day of May - approximately 0.8 months of inventory.
- Sales Activity: 22 units were sold during May
- Median Sales Price: \$1,940,000 during May
- Average price per sq.ft. in May was \$834
- Average Days-on-Market (DOM) is approximately 20 days
- Sold over Asking: On average, buyers paid 104% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	18	15	22	0.8	\$2,286,478	\$1,940,000	\$2,254,852	20	\$823	\$834	104%
Apr-23	21	13	22	1.4	\$2,198,038	\$1,990,000	\$2,052,954	24	\$768	\$803	103%
Mar-23	20	14	20	2.1	\$2,271,777	\$1,887,500	\$2,076,525	39	\$813	\$812	99%
Feb-23	19	11	3	2.5	\$2,432,076	\$1,210,000	\$1,300,000	30	\$796	\$657	107%
Jan-23	20	4	5	1.8	\$2,242,846	\$1,650,000	\$1,661,448	53	\$754	\$682	95%
Dec-22	15	2	15	1.0	\$2,800,000	\$2,130,000	\$2,297,266	37	\$755	\$742	98%
Nov-22	31	12	14	1.9	\$2,308,750	\$1,642,500	\$1,825,571	30	\$764	\$719	95%
Oct-22	38	11	18	2.0	\$2,343,899	\$1,892,500	\$1,962,777	39	\$791	\$823	99%
Sep-22	41	11	16	2.2	\$2,417,962	\$2,075,000	\$2,155,500	21	\$778	\$807	100%
Aug-22	38	12	23	1.5	\$2,212,565	\$2,226,000	\$2,390,434	21	\$774	\$858	103%
Jul-22	43	16	18	1.6	\$2,333,649	\$1,883,000	\$2,101,222	17	\$802	\$913	105%
Jun-22	31	14	33	0.9	\$2,449,128	\$2,395,000	\$2,522,926	23	\$828	\$902	109%
May-22	23	26	32	0.8	\$2,034,768	\$2,395,500	\$2,545,781	26	\$808	\$918	114%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	22	-31.3%	\$2,286,478	12.4%	\$1,940,000	-19%	\$2,254,852	-11.4%	20	-23.1%	104%
May-22	32	-39.6%	\$2,034,768	-7.03%	\$2,395,500	16.9%	\$2,545,781	13%	26	117%	114%
May-21	53	212%	\$2,188,694	3.37%	\$2,050,000	26.2%	\$2,252,840	21.3%	12	-50%	112%

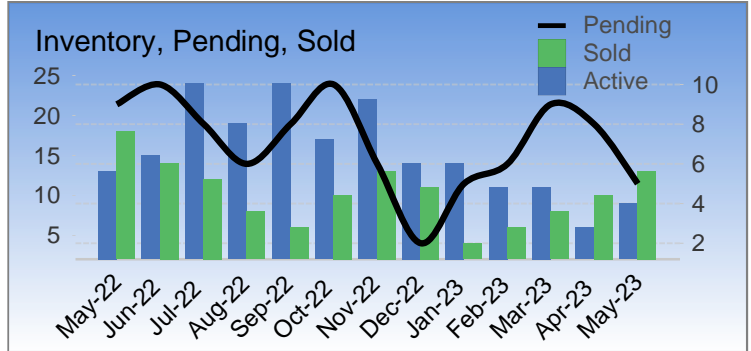
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	1
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	0	0
\$800-899K	0	2	0	2	3
\$900-999K	0	0	0	3	1
\$1-1.299M	6	0	4	13	11
\$1.3-1.699M	19	19	29	25	42
\$1.7-1.999M	14	19	42	16	15
\$2-2.999M	21	34	47	12	23
>3M	7	21	16	5	2
Total	67	95	138	76	98

## Presented by:

## Market Activity Summary:

- Inventory: 10 units were listed for sale as of the last day of May - approximately 1.0 months of inventory.
- Sales Activity: 13 units were sold during May
- Median Sales Price: \$795,000 during May
- Average price per sq.ft. in May was \$476
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 105% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	9	5	13	1.0	\$758,522	\$795,000	\$808,307	31	\$465	\$476	105%
Apr-23	6	8	10	1.0	\$700,544	\$745,000	\$751,340	36	\$521	\$526	101%
Mar-23	11	9	8	1.8	\$754,658	\$743,000	\$763,500	21	\$465	\$451	102%
Feb-23	11	6	6	1.7	\$728,648	\$678,943	\$682,147	28	\$467	\$498	99%
Jan-23	14	5	4	1.5	\$724,737	\$615,000	\$618,750	69	\$483	\$507	98%
Dec-22	14	2	11	1.2	\$724,333	\$710,000	\$712,454	25	\$518	\$498	100%
Nov-22	22	6	13	2.3	\$741,976	\$775,000	\$801,923	47	\$483	\$445	99%
Oct-22	17	10	10	2.6	\$717,612	\$722,500	\$728,700	27	\$505	\$511	102%
Sep-22	24	8	6	3.0	\$737,155	\$837,500	\$859,833	28	\$486	\$414	102%
Aug-22	19	6	8	1.7	\$770,989	\$737,500	\$734,375	15	\$492	\$482	103%
Jul-22	24	8	12	1.6	\$806,592	\$783,500	\$750,041	21	\$470	\$521	103%
Jun-22	15	10	14	0.9	\$756,461	\$822,500	\$837,785	18	\$494	\$550	107%
May-22	13	9	18	0.8	\$811,288	\$846,000	\$884,905	17	\$506	\$581	110%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	13	-27.8%	\$758,522	-6.5%	\$795,000	-6.03%	\$808,307	-8.66%	31	82.4%	105%
May-22	18	0%	\$811,288	11.8%	\$846,000	1.74%	\$884,905	7.15%	17	70%	110%
May-21	18	157%	\$725,788	13%	\$831,500	39%	\$825,833	37.4%	10	-61.5%	112%

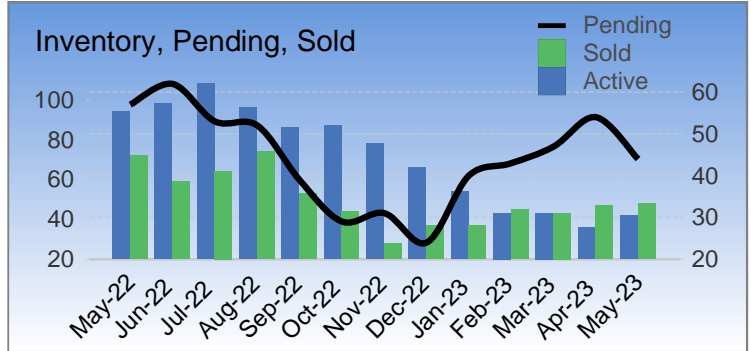
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	1	0	2	3	7
\$500-599K	1	1	7	17	28
\$600-699K	8	3	7	13	20
\$700-799K	18	23	25	3	1
\$800-899K	9	19	11	0	3
\$900-999K	3	11	5	0	0
\$1-1.299M	0	5	4	0	0
\$1.3-1.699M	0	1	0	0	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	40	63	61	36	59

Presented by:

## Market Activity Summary:

- Inventory: 47 units were listed for sale as of the last day of May - approximately 1.0 months of inventory.
- Sales Activity: 48 units were sold during May
- Median Sales Price: \$617,500 during May
- Average price per sq.ft. in May was \$375
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 103% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	42	44	48	1.0	\$636,420	\$617,500	\$615,110	19	\$361	\$375	103%
Apr-23	36	54	47	0.8	\$612,187	\$615,000	\$627,714	31	\$368	\$384	102%
Mar-23	43	47	43	1.1	\$636,823	\$580,000	\$614,907	41	\$369	\$372	101%
Feb-23	43	43	45	1.1	\$606,582	\$540,000	\$596,978	42	\$368	\$353	100%
Jan-23	54	40	37	1.7	\$645,860	\$535,000	\$562,968	31	\$367	\$369	99%
Dec-22	66	24	37	1.8	\$545,554	\$599,950	\$614,219	49	\$376	\$363	99%
Nov-22	78	31	28	1.9	\$607,358	\$619,975	\$628,711	53	\$375	\$342	98%
Oct-22	87	29	44	1.6	\$652,354	\$560,000	\$600,078	35	\$366	\$377	99%
Sep-22	86	39	53	1.4	\$634,334	\$615,000	\$613,296	28	\$357	\$386	100%
Aug-22	96	52	74	1.5	\$606,926	\$602,500	\$618,732	26	\$366	\$387	100%
Jul-22	108	53	64	1.7	\$610,591	\$630,000	\$680,955	21	\$376	\$409	102%
Jun-22	98	62	59	1.5	\$625,605	\$658,170	\$661,154	23	\$380	\$379	101%
May-22	94	57	72	1.4	\$681,207	\$647,000	\$667,609	15	\$360	\$401	103%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	48	-33.3%	\$636,420	-6.57%	\$617,500	-4.56%	\$615,110	-7.86%	19	26.7%	103%
May-22	72	35.8%	\$681,207	15.3%	\$647,000	6.94%	\$667,609	5.86%	15	50%	103%
May-21	53	32.5%	\$590,974	29%	\$605,000	33.4%	\$630,679	35.1%	10	-41.2%	111%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	143	113	154	408	584
\$500-599K	170	193	234	118	136
\$600-699K	155	259	157	65	75
\$700-799K	42	127	69	22	14
\$800-899K	28	83	73	0	0
\$900-999K	33	46	18	0	0
\$1-1.299M	5	35	0	0	0
\$1.3-1.699M	0	0	0	0	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	576	856	705	613	809

Presented by:

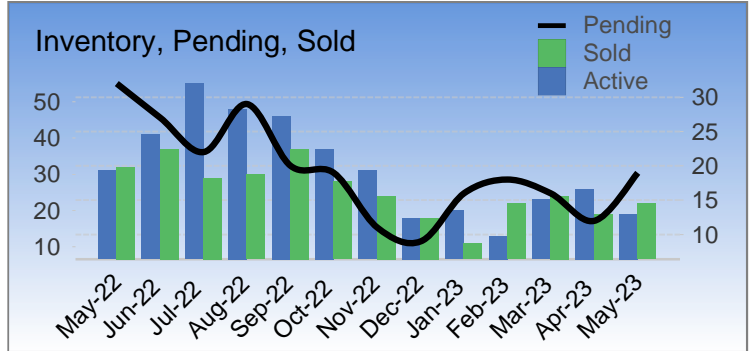
Includes Pittsburg and Bay Point

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 20 units were listed for sale as of the last day of May - approximately 0.9 months of inventory.
- Sales Activity: 22 units were sold during May
- Median Sales Price: \$1,125,000 during May
- Average price per sq.ft. in May was \$681
- Average Days-on-Market (DOM) is approximately 20 days
- Sold over Asking: On average, buyers paid 106% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	19	19	22	0.9	\$1,086,643	\$1,125,000	\$1,117,031	20	\$601	\$681	106%
Apr-23	26	12	19	1.2	\$1,064,695	\$1,220,200	\$1,236,905	13	\$630	\$693	105%
Mar-23	23	16	24	1.2	\$1,167,114	\$935,000	\$993,566	13	\$626	\$626	101%
Feb-23	13	18	22	0.8	\$1,029,704	\$1,057,000	\$1,028,631	34	\$622	\$615	100%
Jan-23	20	16	11	1.2	\$1,071,245	\$989,000	\$1,067,272	42	\$587	\$606	101%
Dec-22	18	9	18	0.8	\$1,192,190	\$1,075,000	\$1,118,694	35	\$570	\$616	100%
Nov-22	31	11	24	1.1	\$1,112,390	\$927,500	\$1,000,583	22	\$571	\$621	100%
Oct-22	37	19	28	1.2	\$1,103,029	\$930,000	\$987,455	24	\$599	\$640	100%
Sep-22	46	20	37	1.4	\$1,005,134	\$1,065,000	\$1,085,054	28	\$605	\$681	100%
Aug-22	48	29	30	1.5	\$1,044,522	\$1,127,500	\$1,147,148	27	\$632	\$612	100%
Jul-22	55	22	29	1.7	\$1,143,478	\$1,100,000	\$1,136,541	18	\$659	\$628	101%
Jun-22	41	27	37	1.2	\$1,085,579	\$1,190,000	\$1,203,783	10	\$613	\$730	108%
May-22	31	32	32	0.9	\$1,108,915	\$1,287,500	\$1,226,196	9	\$631	\$786	115%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	22	-31.3%	\$1,086,643	-2.01%	\$1,125,000	-12.6%	\$1,117,031	-8.9%	20	122%	106%
May-22	32	-5.88%	\$1,108,915	10.3%	\$1,287,500	11%	\$1,226,196	4.86%	9	28.6%	115%
May-21	34	25.9%	\$1,005,512	12.4%	\$1,160,000	40.8%	\$1,169,367	35.1%	7	-53.3%	116%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	3	3	0
\$500-599K	2	0	2	10	18
\$600-699K	17	6	23	51	50
\$700-799K	21	24	62	49	57
\$800-899K	37	39	53	36	69
\$900-999K	30	29	78	39	63
\$1-1.299M	99	117	195	27	57
\$1.3-1.699M	51	99	78	15	0
\$1.7-1.999M	3	30	3	3	0
\$2-2.999M	3	0	0	0	0
>3M	0	0	0	0	0
Total	263	344	497	233	314

## Presented by:



Includes Pleasant Hill and Pacheco

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 36 units were listed for sale as of the last day of May - approximately 0.9 months of inventory.
- Sales Activity: 55 units were sold during May
- Median Sales Price: \$1,800,000 during May
- Average price per sq.ft. in May was \$854
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 104% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	36	42	55	0.9	\$2,297,274	\$1,800,000	\$1,883,445	13	\$906	\$854	104%
Apr-23	40	51	33	1.4	\$2,063,210	\$1,750,000	\$1,897,272	9	\$880	\$853	104%
Mar-23	41	34	32	1.7	\$2,200,709	\$1,848,500	\$2,048,625	18	\$876	\$793	100%
Feb-23	38	27	20	2.0	\$2,468,734	\$1,491,000	\$1,701,425	36	\$853	\$768	99%
Jan-23	27	22	19	1.1	\$2,144,483	\$1,480,000	\$1,652,612	43	\$851	\$754	98%
Dec-22	35	18	21	1.1	\$2,241,429	\$1,537,000	\$1,555,333	36	\$811	\$745	96%
Nov-22	39	22	35	1.0	\$1,831,286	\$1,630,000	\$1,779,436	42	\$792	\$747	95%
Oct-22	58	33	38	1.2	\$2,121,968	\$1,599,000	\$1,884,507	28	\$824	\$770	98%
Sep-22	85	39	48	1.5	\$2,050,414	\$1,600,000	\$1,830,473	31	\$822	\$795	96%
Aug-22	80	40	57	1.3	\$1,975,623	\$1,580,000	\$1,705,921	25	\$825	\$797	98%
Jul-22	88	52	61	1.3	\$1,834,337	\$1,705,000	\$1,889,860	18	\$841	\$840	98%
Jun-22	91	59	69	1.4	\$2,155,484	\$1,750,000	\$2,001,955	14	\$836	\$888	102%
May-22	73	54	74	1.2	\$1,985,243	\$2,012,500	\$2,372,822	8	\$866	\$948	110%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	55	-25.7%	\$2,297,274	15.7%	\$1,800,000	-10.6%	\$1,883,445	-20.6%	13	62.5%	104%
May-22	74	-24.5%	\$1,985,243	26.7%	\$2,012,500	19.6%	\$2,372,822	24.2%	8	-11.1%	110%
May-21	98	250%	\$1,566,863	9.5%	\$1,682,500	38.8%	\$1,909,788	28.2%	9	-81.3%	111%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	4
\$500-599K	0	0	0	4	0
\$600-699K	0	0	2	2	6
\$700-799K	0	0	8	8	7
\$800-899K	3	0	3	21	36
\$900-999K	0	3	35	72	129
\$1-1.299M	64	9	216	201	302
\$1.3-1.699M	164	165	387	93	150
\$1.7-1.999M	119	158	108	45	51
\$2-2.999M	69	225	214	54	66
>3M	39	120	74	9	15
Total	458	680	1047	509	766

## Presented by:



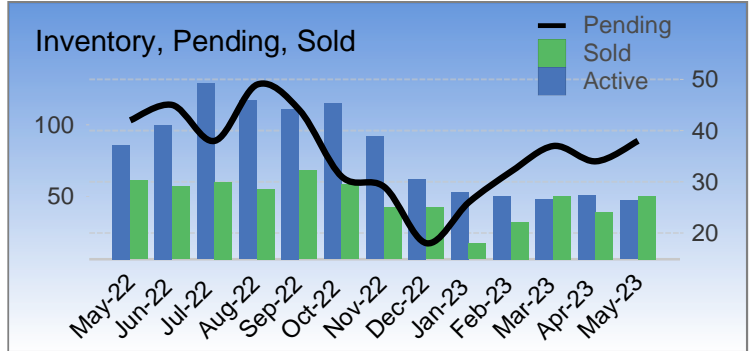
Includes Pleasanton and Sunol

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 49 units were listed for sale as of the last day of May - approximately 1.1 months of inventory.
- Sales Activity: 50 units were sold during May
- Median Sales Price: \$624,444 during May
- Average price per sq.ft. in May was \$535
- Average Days-on-Market (DOM) is approximately 32 days
- Sold over Asking: On average, buyers paid 108% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	47	38	50	1.1	\$736,263	\$624,444	\$673,710	32	\$521	\$535	108%
Apr-23	51	34	39	1.3	\$768,329	\$680,000	\$758,868	31	\$496	\$491	105%
Mar-23	48	37	50	1.6	\$714,303	\$637,500	\$674,370	35	\$490	\$479	102%
Feb-23	50	32	32	1.8	\$721,572	\$660,000	\$699,968	45	\$463	\$482	101%
Jan-23	53	26	17	1.6	\$648,849	\$633,000	\$700,294	50	\$464	\$469	99%
Dec-22	62	18	42	1.3	\$885,888	\$647,500	\$720,595	43	\$484	\$527	100%
Nov-22	92	29	42	1.8	\$669,543	\$665,500	\$724,393	25	\$494	\$514	102%
Oct-22	115	31	58	2.0	\$730,236	\$675,000	\$729,401	29	\$509	\$547	103%
Sep-22	111	44	68	1.9	\$700,088	\$691,250	\$706,996	30	\$501	\$499	102%
Aug-22	117	49	55	2.1	\$720,842	\$730,000	\$813,078	21	\$503	\$534	105%
Jul-22	129	38	60	2.2	\$731,164	\$652,500	\$688,510	22	\$499	\$566	107%
Jun-22	100	45	57	1.7	\$725,074	\$818,888	\$860,995	16	\$512	\$590	110%
May-22	86	42	61	1.4	\$751,218	\$805,000	\$834,499	16	\$531	\$557	111%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	50	-18%	\$736,263	-1.99%	\$624,444	-22.4%	\$673,710	-19.3%	32	100%	108%
May-22	61	-8.96%	\$751,218	8.6%	\$805,000	14.1%	\$834,499	14.5%	16	0%	111%
May-21	67	63.4%	\$691,729	12.3%	\$705,430	24.9%	\$729,046	20.8%	16	0%	116%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	103	88	142	256	318
\$500-599K	123	121	224	192	232
\$600-699K	129	120	166	109	144
\$700-799K	84	164	97	62	113
\$800-899K	48	99	109	92	66
\$900-999K	25	95	81	55	15
\$1-1.299M	78	163	61	27	23
\$1.3-1.699M	36	51	33	14	5
\$1.7-1.999M	4	22	12	4	0
\$2-2.999M	1	6	4	5	1
>3M	0	1	0	0	0
Total	631	930	929	816	917

Presented by:

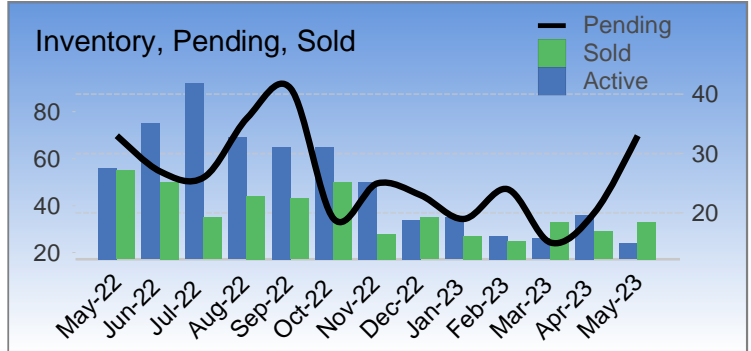
Includes Richmond, North Richmond and Point Richmond

© 2023, Bay East Association of REALTORS®. Reprinted by permission of Bay East Association of REALTORS®. Powered by Aculist and Bay East Association of REALTORS®. The Bay East Housing Reports are based in whole or in part on data supplied by the Bay East Association of REALTORS®, its Multiple Listing Service (MLS) and Data Shares. Neither the Association nor its MLS and Data Shares guarantee or are in any way responsible for its accuracy. Data in this report may not reflect all real estate activity in the market....

Deemed reliable but not guaranteed

## Market Activity Summary:

- Inventory: 24 units were listed for sale as of the last day of May - approximately 0.8 months of inventory.
- Sales Activity: 33 units were sold during May
- Median Sales Price: \$925,000 during May
- Average price per sq.ft. in May was \$587
- Average Days-on-Market (DOM) is approximately 21 days
- Sold over Asking: On average, buyers paid 107% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	24	33	33	0.8	\$852,986	\$925,000	\$991,184	21	\$717	\$587	107%
Apr-23	36	20	29	1.3	\$927,078	\$838,000	\$887,340	18	\$657	\$613	105%
Mar-23	26	15	33	1.1	\$840,814	\$840,000	\$861,272	19	\$669	\$638	104%
Feb-23	27	24	25	1.0	\$847,971	\$778,000	\$812,120	38	\$658	\$641	103%
Jan-23	35	19	27	1.2	\$846,392	\$790,000	\$799,685	26	\$627	\$563	101%
Dec-22	34	23	35	1.0	\$842,907	\$847,000	\$872,753	36	\$644	\$575	99%
Nov-22	50	25	28	1.3	\$850,630	\$849,000	\$905,571	21	\$623	\$602	103%
Oct-22	65	19	50	1.5	\$849,261	\$870,875	\$901,671	38	\$612	\$582	100%
Sep-22	65	41	43	1.6	\$890,999	\$810,000	\$867,534	31	\$600	\$635	104%
Aug-22	69	36	44	1.6	\$859,194	\$825,000	\$869,477	23	\$625	\$612	102%
Jul-22	92	26	35	2.0	\$888,191	\$950,000	\$1,034,385	17	\$630	\$687	112%
Jun-22	75	27	50	1.4	\$872,195	\$891,000	\$1,013,789	14	\$631	\$683	113%
May-22	56	33	55	1.1	\$933,647	\$1,030,000	\$1,066,498	9	\$621	\$747	117%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	33	-40%	\$852,986	-8.64%	\$925,000	-10.2%	\$991,184	-7.06%	21	133%	107%
May-22	55	-5.17%	\$933,647	14.1%	\$1,030,000	16.4%	\$1,066,498	16.7%	9	-25%	117%
May-21	58	123%	\$818,365	8.15%	\$885,000	23.5%	\$913,882	24.4%	12	-14.3%	114%

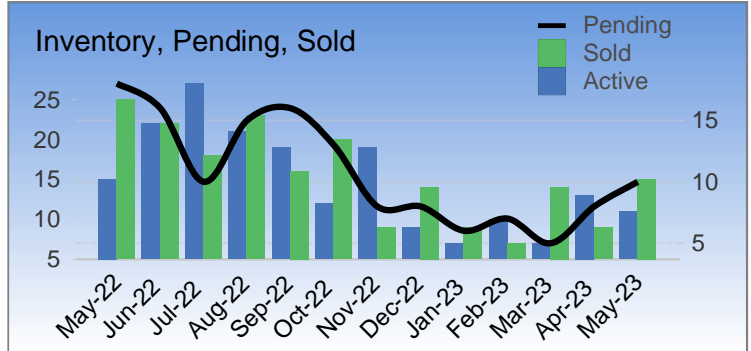
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	4	0	2	3	25
\$500-599K	11	5	12	22	84
\$600-699K	28	13	41	84	192
\$700-799K	88	51	104	118	104
\$800-899K	97	90	159	28	55
\$900-999K	37	109	99	20	20
\$1-1.299M	51	151	84	14	21
\$1.3-1.699M	12	63	10	2	2
\$1.7-1.999M	2	6	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	330	488	511	291	503

Presented by:

## Market Activity Summary:

- Inventory: 11 units were listed for sale as of the last day of May - approximately 0.9 months of inventory.
- Sales Activity: 15 units were sold during May
- Median Sales Price: \$830,000 during May
- Average price per sq.ft. in May was \$579
- Average Days-on-Market (DOM) is approximately 15 days
- Sold over Asking: On average, buyers paid 105% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	11	10	15	0.9	\$790,298	\$830,000	\$859,920	15	\$628	\$579	105%
Apr-23	13	8	9	1.3	\$822,284	\$840,000	\$884,444	13	\$651	\$578	106%
Mar-23	7	5	14	0.7	\$839,765	\$820,000	\$817,642	17	\$552	\$635	103%
Feb-23	10	7	7	1.2	\$788,149	\$770,000	\$804,285	13	\$624	\$611	104%
Jan-23	7	6	9	0.8	\$773,759	\$745,000	\$749,305	50	\$572	\$628	96%
Dec-22	9	8	14	0.6	\$879,983	\$770,000	\$767,642	17	\$600	\$635	100%
Nov-22	19	8	9	1.3	\$787,000	\$838,000	\$829,444	21	\$654	\$641	102%
Oct-22	12	13	20	0.6	\$731,186	\$802,500	\$819,550	26	\$595	\$623	101%
Sep-22	19	16	16	1.0	\$803,944	\$757,500	\$774,437	22	\$606	\$637	100%
Aug-22	21	15	23	1.0	\$772,416	\$830,000	\$825,478	25	\$607	\$630	101%
Jul-22	27	10	18	1.3	\$830,625	\$849,500	\$831,888	23	\$617	\$663	103%
Jun-22	22	16	22	1.0	\$860,876	\$860,000	\$902,329	14	\$619	\$727	107%
May-22	15	18	25	0.9	\$862,971	\$975,000	\$957,111	8	\$616	\$740	110%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	15	-40%	\$790,298	-8.42%	\$830,000	-14.9%	\$859,920	-10.2%	15	87.5%	105%
May-22	25	66.7%	\$862,971	10.3%	\$975,000	13.4%	\$957,111	11%	8	-11.1%	110%
May-21	15	50%	\$782,239	10.5%	\$860,000	19%	\$862,166	17.6%	9	-35.7%	110%

## Sales Activity and Price Trends

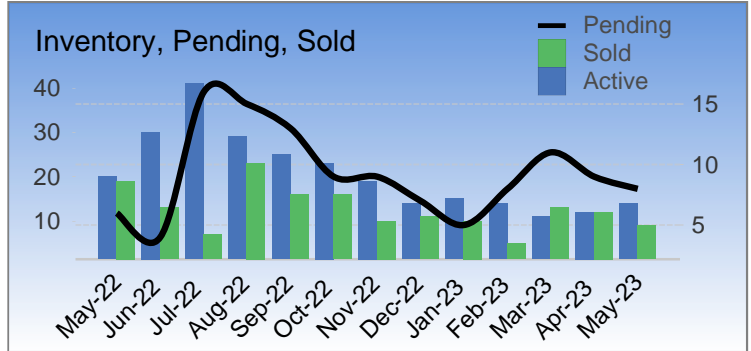
Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	1	5
\$500-599K	1	1	0	2	20
\$600-699K	4	1	9	18	52
\$700-799K	16	7	24	28	14
\$800-899K	19	22	31	2	1
\$900-999K	5	19	13	0	0
\$1-1.299M	5	23	0	0	1
\$1.3-1.699M	0	1	0	0	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	50	74	77	51	93

## Presented by:



## Market Activity Summary:

- Inventory: 14 units were listed for sale as of the last day of May - approximately 1.2 months of inventory.
- Sales Activity: 9 units were sold during May
- Median Sales Price: \$700,000 during May
- Average price per sq.ft. in May was \$584
- Average Days-on-Market (DOM) is approximately 34 days
- Sold over Asking: On average, buyers paid 107% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	14	8	9	1.2	\$577,166	\$700,000	\$665,666	34	\$548	\$584	107%
Apr-23	12	9	12	1.2	\$634,495	\$697,500	\$660,500	20	\$504	\$512	106%
Mar-23	11	11	13	1.2	\$588,579	\$574,900	\$592,992	41	\$502	\$509	100%
Feb-23	14	8	5	1.8	\$636,617	\$525,000	\$513,275	39	\$527	\$412	102%
Jan-23	15	5	10	1.5	\$550,352	\$550,000	\$562,850	37	\$516	\$458	97%
Dec-22	14	7	11	1.3	\$518,622	\$565,000	\$571,727	35	\$521	\$484	103%
Nov-22	19	9	10	1.5	\$598,789	\$522,500	\$552,190	32	\$505	\$464	99%
Oct-22	23	9	16	1.3	\$650,317	\$610,000	\$624,125	39	\$500	\$505	98%
Sep-22	25	13	16	1.7	\$648,821	\$660,000	\$621,025	24	\$495	\$516	101%
Aug-22	29	15	23	2.1	\$603,304	\$615,000	\$614,021	25	\$516	\$529	101%
Jul-22	41	16	7	3.3	\$631,458	\$610,000	\$635,707	22	\$529	\$509	104%
Jun-22	30	4	13	1.9	\$573,109	\$670,000	\$644,923	17	\$536	\$540	107%
May-22	20	6	19	1.0	\$655,759	\$690,000	\$682,035	18	\$505	\$582	110%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	9	-52.6%	\$577,166	-12%	\$700,000	1.45%	\$665,666	-2.4%	34	88.9%	107%
May-22	19	11.8%	\$655,759	14.2%	\$690,000	19%	\$682,035	14.3%	18	38.5%	110%
May-21	17	467%	\$574,037	13.4%	\$580,000	14.9%	\$596,529	40.4%	13	160%	107%

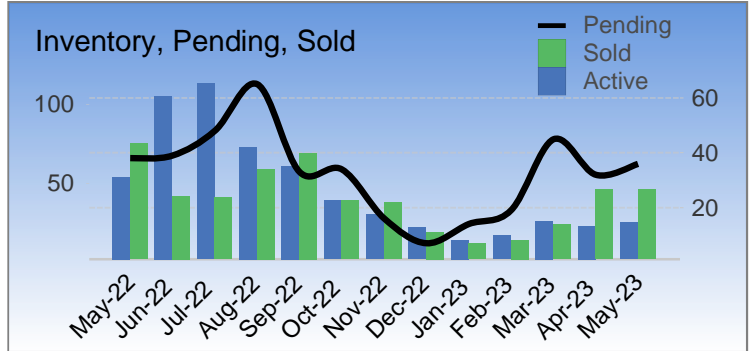
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	6	7	13	15	51
\$500-599K	18	10	31	20	19
\$600-699K	7	26	21	6	3
\$700-799K	13	24	7	1	2
\$800-899K	2	7	3	0	1
\$900-999K	0	1	1	0	0
\$1-1.299M	0	0	0	0	0
\$1.3-1.699M	0	0	0	0	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	46	75	76	42	76

Presented by:

## Market Activity Summary:

- Inventory: 25 units were listed for sale as of the last day of May - approximately 0.6 months of inventory.
- Sales Activity: 46 units were sold during May
- Median Sales Price: \$1,770,000 during May
- Average price per sq.ft. in May was \$774
- Average Days-on-Market (DOM) is approximately 10 days
- Sold over Asking: On average, buyers paid 104% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	25	36	46	0.6	\$2,034,463	\$1,770,000	\$1,856,750	10	\$704	\$774	104%
Apr-23	23	32	46	0.8	\$2,039,996	\$1,735,000	\$1,849,500	21	\$723	\$777	105%
Mar-23	26	45	24	1.6	\$1,785,818	\$1,793,500	\$1,866,970	15	\$748	\$771	103%
Feb-23	17	19	14	1.1	\$1,799,062	\$1,607,500	\$1,613,196	51	\$733	\$728	98%
Jan-23	14	14	12	0.7	\$1,788,480	\$1,516,500	\$1,730,000	19	\$751	\$714	97%
Dec-22	22	7	19	0.7	\$1,926,544	\$1,500,000	\$1,611,052	43	\$751	\$697	95%
Nov-22	30	16	38	0.6	\$1,533,342	\$1,587,500	\$1,640,282	26	\$755	\$715	97%
Oct-22	39	34	39	0.7	\$1,801,823	\$1,720,000	\$1,816,307	28	\$744	\$718	98%
Sep-22	61	33	69	1.1	\$1,956,751	\$1,760,000	\$1,820,376	31	\$745	\$756	98%
Aug-22	73	65	59	1.6	\$1,846,182	\$1,800,000	\$1,844,918	28	\$754	\$711	97%
Jul-22	113	48	41	2.1	\$1,848,309	\$1,750,000	\$1,929,128	20	\$759	\$754	99%
Jun-22	105	39	42	1.6	\$1,973,316	\$1,987,500	\$2,057,404	12	\$772	\$827	105%
May-22	54	38	75	0.7	\$2,027,958	\$2,150,000	\$2,233,191	7	\$777	\$874	113%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	46	-38.7%	\$2,034,463	0.321%	\$1,770,000	-17.7%	\$1,856,750	-16.9%	10	42.9%	104%
May-22	75	-29.2%	\$2,027,958	30.4%	\$2,150,000	37.8%	\$2,233,191	33.3%	7	16.7%	113%
May-21	106	293%	\$1,555,442	19.9%	\$1,560,000	42.5%	\$1,675,318	46.7%	6	-70%	114%

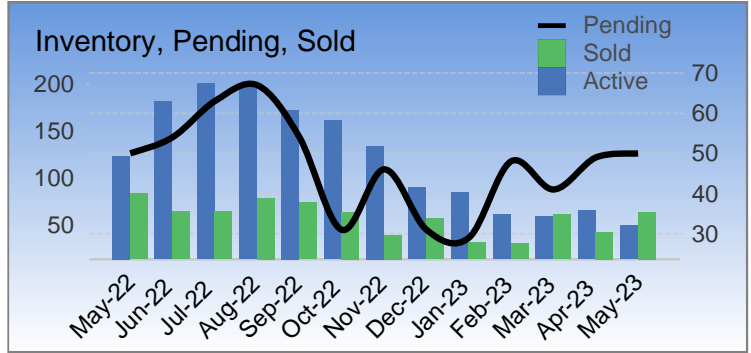
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	1
\$600-699K	0	0	1	1	6
\$700-799K	0	0	1	5	2
\$800-899K	1	1	2	10	7
\$900-999K	0	0	2	27	38
\$1-1.299M	9	7	52	71	128
\$1.3-1.699M	52	43	154	50	69
\$1.7-1.999M	31	69	62	8	10
\$2-2.999M	37	135	50	8	8
>3M	5	25	2	0	0
Total	135	280	326	180	269

Presented by:

## Market Activity Summary:

- Inventory: 55 units were listed for sale as of the last day of May - approximately 1.0 months of inventory.
- Sales Activity: 64 units were sold during May
- Median Sales Price: \$696,500 during May
- Average price per sq.ft. in May was \$351
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 100% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	50	50	64	1.0	\$787,590	\$696,500	\$701,539	22	\$439	\$351	100%
Apr-23	66	49	43	1.6	\$733,444	\$725,000	\$714,169	32	\$406	\$360	99%
Mar-23	59	41	61	1.5	\$765,454	\$705,000	\$720,445	44	\$407	\$346	100%
Feb-23	61	48	31	1.6	\$812,088	\$650,000	\$700,101	49	\$404	\$339	98%
Jan-23	85	29	32	2.0	\$752,467	\$685,000	\$678,489	67	\$386	\$336	97%
Dec-22	90	31	57	1.7	\$688,782	\$699,000	\$730,200	48	\$389	\$336	98%
Nov-22	134	46	40	2.3	\$797,149	\$672,500	\$695,380	41	\$377	\$341	98%
Oct-22	161	31	64	2.2	\$775,582	\$670,000	\$675,384	41	\$371	\$356	99%
Sep-22	172	54	74	2.4	\$763,766	\$695,000	\$722,522	31	\$368	\$355	98%
Aug-22	197	67	79	2.9	\$776,182	\$700,000	\$753,503	29	\$374	\$349	98%
Jul-22	200	63	65	2.9	\$777,110	\$749,950	\$773,696	21	\$375	\$382	99%
Jun-22	181	54	65	2.3	\$786,100	\$742,000	\$817,847	13	\$379	\$399	103%
May-22	123	50	84	1.4	\$821,666	\$855,000	\$887,648	10	\$388	\$407	105%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	64	-23.8%	\$787,590	-4.15%	\$696,500	-18.5%	\$701,539	-21%	22	120%	100%
May-22	84	-10.6%	\$821,666	10.9%	\$855,000	26.2%	\$887,648	26.2%	10	11.1%	105%
May-21	94	49.2%	\$740,736	21.8%	\$677,500	31.6%	\$703,275	37.5%	9	-65.4%	110%

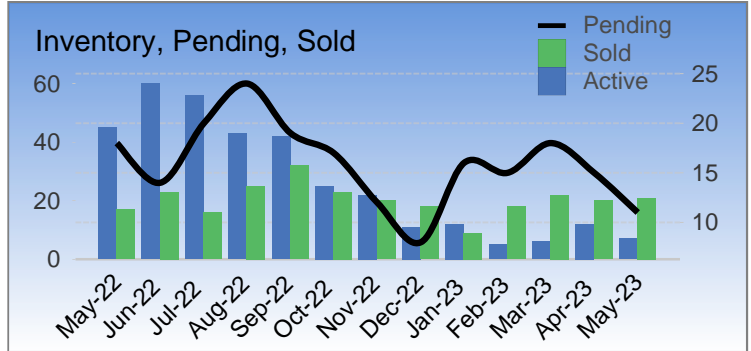
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	18	14	53	150	224
\$500-599K	47	30	88	129	119
\$600-699K	49	62	82	34	38
\$700-799K	51	83	66	14	5
\$800-899K	30	70	36	4	4
\$900-999K	17	42	12	5	3
\$1-1.299M	12	51	10	5	1
\$1.3-1.699M	0	16	3	1	0
\$1.7-1.999M	0	2	3	0	0
\$2-2.999M	0	2	0	0	0
>3M	0	0	0	0	0
Total	224	372	353	342	394

Presented by:

## Market Activity Summary:

- Inventory: 8 units were listed for sale as of the last day of May - approximately 0.4 months of inventory.
- Sales Activity: 21 units were sold during May
- Median Sales Price: \$1,360,000 during May
- Average price per sq.ft. in May was \$781
- Average Days-on-Market (DOM) is approximately 8 days
- Sold over Asking: On average, buyers paid 105% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	7	11	21	0.4	\$1,323,889	\$1,360,000	\$1,414,687	8	\$753	\$781	105%
Apr-23	12	15	20	0.7	\$1,349,479	\$1,288,000	\$1,298,949	8	\$755	\$792	105%
Mar-23	6	18	22	0.4	\$1,284,119	\$1,290,000	\$1,293,818	24	\$663	\$785	106%
Feb-23	5	15	18	0.3	\$1,260,563	\$1,340,000	\$1,328,272	14	\$657	\$758	101%
Jan-23	12	16	9	0.8	\$1,335,636	\$1,306,500	\$1,203,055	49	\$753	\$718	97%
Dec-22	11	8	18	0.6	\$1,088,667	\$1,225,000	\$1,271,277	27	\$740	\$750	101%
Nov-22	22	12	20	0.9	\$1,297,718	\$1,242,500	\$1,323,945	31	\$785	\$689	96%
Oct-22	25	17	23	1.0	\$1,297,752	\$1,410,000	\$1,355,056	26	\$780	\$719	99%
Sep-22	42	19	32	1.8	\$1,337,723	\$1,299,500	\$1,302,503	31	\$764	\$729	98%
Aug-22	43	24	25	2.2	\$1,277,101	\$1,323,000	\$1,312,740	34	\$757	\$748	95%
Jul-22	56	20	16	3.0	\$1,442,460	\$1,357,500	\$1,462,812	20	\$769	\$807	101%
Jun-22	60	14	23	2.9	\$1,291,986	\$1,370,000	\$1,382,173	14	\$803	\$832	107%
May-22	45	18	17	2.0	\$1,429,294	\$1,590,000	\$1,450,529	11	\$787	\$905	111%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	21	23.5%	\$1,323,889	-7.37%	\$1,360,000	-14.5%	\$1,414,687	-2.47%	8	-27.3%	105%
May-22	17	-59.5%	\$1,429,294	22.1%	\$1,590,000	22.5%	\$1,450,529	11.8%	11	37.5%	111%
May-21	42	282%	\$1,171,023	14.5%	\$1,297,500	15.3%	\$1,297,468	20.9%	8	-33.3%	118%

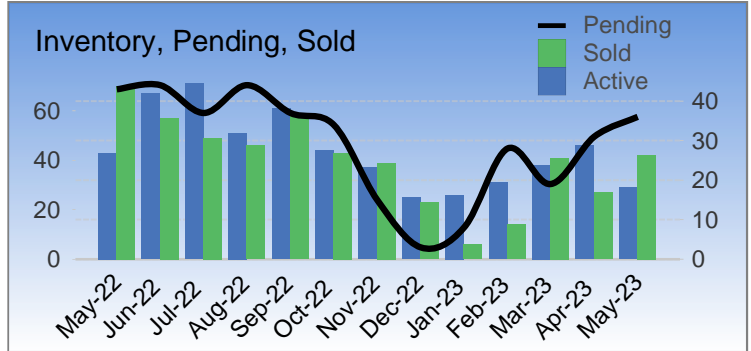
## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	1	2	1
\$600-699K	0	0	2	5	7
\$700-799K	0	2	7	9	27
\$800-899K	6	2	13	16	34
\$900-999K	10	4	9	18	30
\$1-1.299M	23	18	53	24	31
\$1.3-1.699M	38	47	43	3	11
\$1.7-1.999M	6	18	6	0	0
\$2-2.999M	3	15	1	0	0
>3M	0	1	0	0	0
Total	86	107	135	77	141

Presented by:

## Market Activity Summary:

- Inventory: 33 units were listed for sale as of the last day of May - approximately 0.9 months of inventory.
- Sales Activity: 42 units were sold during May
- Median Sales Price: \$1,607,500 during May
- Average price per sq.ft. in May was \$742
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 106% of list price in May



## Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
May-23	29	36	42	0.9	\$1,748,199	\$1,607,500	\$1,776,547	13	\$751	\$742	106%
Apr-23	46	31	27	1.7	\$1,849,362	\$1,425,000	\$1,532,888	18	\$725	\$793	101%
Mar-23	38	19	41	1.9	\$1,689,377	\$1,515,000	\$1,576,325	20	\$756	\$729	102%
Feb-23	31	28	14	2.2	\$1,820,599	\$1,480,000	\$1,644,744	23	\$736	\$687	104%
Jan-23	26	8	6	1.2	\$1,859,978	\$1,430,000	\$1,741,660	42	\$714	\$678	101%
Dec-22	25	3	23	0.7	\$2,073,646	\$1,450,000	\$1,462,978	24	\$712	\$707	100%
Nov-22	37	15	39	0.8	\$1,693,766	\$1,425,000	\$1,451,718	20	\$722	\$723	99%
Oct-22	44	34	43	1.0	\$1,525,222	\$1,500,000	\$1,565,754	22	\$725	\$731	101%
Sep-22	61	37	59	1.2	\$1,607,306	\$1,480,000	\$1,602,584	22	\$716	\$762	99%
Aug-22	51	44	46	1.0	\$1,560,427	\$1,402,500	\$1,486,396	20	\$733	\$765	101%
Jul-22	71	37	49	1.2	\$1,634,094	\$1,649,000	\$1,770,431	13	\$746	\$821	104%
Jun-22	67	44	57	1.1	\$1,753,642	\$1,571,040	\$1,692,676	10	\$734	\$841	109%
May-22	43	43	70	0.8	\$1,748,718	\$1,718,000	\$1,905,735	9	\$795	\$811	113%

## Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-23	42	-40%	\$1,748,199	-0.0297%	\$1,607,500	-6.43%	\$1,776,547	-6.78%	13	44.4%	106%
May-22	70	-12.5%	\$1,748,718	22.4%	\$1,718,000	12.5%	\$1,905,735	21.9%	9	-35.7%	113%
May-21	80	105%	\$1,429,202	9.32%	\$1,526,750	35.8%	\$1,563,910	38.4%	14	-26.3%	111%

## Sales Activity and Price Trends

Price Range	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	2	0	4	2	2
\$700-799K	0	0	6	16	16
\$800-899K	2	2	14	24	44
\$900-999K	2	6	32	50	60
\$1-1.299M	48	44	156	118	192
\$1.3-1.699M	98	154	230	84	90
\$1.7-1.999M	54	100	106	22	24
\$2-2.999M	32	104	58	4	4
>3M	8	26	6	2	2
Total	246	436	612	322	434

## Presented by:

