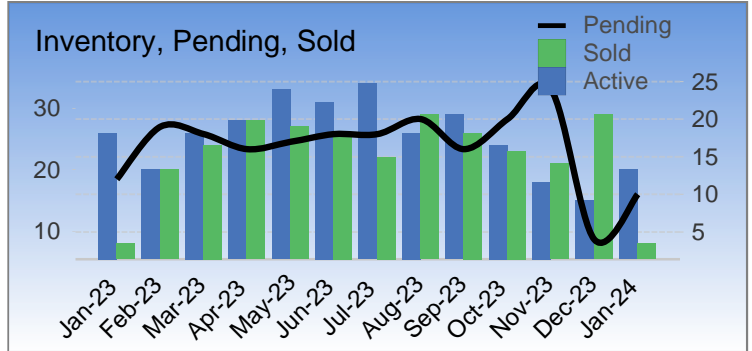


Market Activity Summary:

- Inventory: 20 units were listed for sale as of the last day of January - approximately 1.0 months of inventory.
- Sales Activity: 8 units were sold during January,
- Median Sales Price: \$1,102,500 during January
- Average price per sq.ft. in January was \$835
- Average Days-on-Market (DOM) is approximately 64 days
- Sold over Asking: On average, buyers paid 104% of list price in January



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
Jan-24	20	10	8	1.0	\$1,029,624	\$1,102,500	\$1,098,125	64	\$645	\$835	104%
Dec-23	15	4	29	0.7	\$1,227,203	\$1,305,000	\$1,336,456	24	\$679	\$741	110%
Nov-23	18	24	21	0.8	\$1,236,005	\$1,300,000	\$1,377,434	15	\$644	\$857	114%
Oct-23	24	20	23	0.9	\$1,227,078	\$1,400,000	\$1,397,130	20	\$618	\$815	115%
Sep-23	29	16	26	1.1	\$1,207,423	\$1,281,750	\$1,331,758	21	\$684	\$822	112%
Aug-23	26	20	29	1.1	\$1,194,965	\$1,355,000	\$1,340,260	18	\$670	\$842	114%
Jul-23	34	18	22	1.4	\$1,259,999	\$1,387,500	\$1,460,763	12	\$704	\$821	117%
Jun-23	31	18	26	1.1	\$1,304,803	\$1,505,500	\$1,500,211	16	\$700	\$833	116%
May-23	33	17	27	1.3	\$1,248,703	\$1,300,000	\$1,388,037	22	\$768	\$826	113%
Apr-23	28	16	28	1.2	\$1,213,071	\$1,350,000	\$1,312,535	18	\$743	\$804	110%
Mar-23	26	18	24	1.5	\$1,162,539	\$1,300,000	\$1,332,112	14	\$709	\$850	116%
Feb-23	20	19	20	1.3	\$1,057,219	\$1,163,500	\$1,177,650	25	\$682	\$845	112%
Jan-23	26	12	8	1.4	\$1,208,932	\$1,237,500	\$1,242,384	34	\$754	\$679	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
Jan-24	8	0%	\$1,213,389	21.4%	\$1,102,500	-10.9%	\$1,098,125	-11.6%	64	88.2%	104%
Jan-23	8	-55.6%	\$999,344	-25.1%	\$1,237,500	-20.2%	\$1,242,384	-21%	34	70%	104%
Jan-22	18	-25%	\$1,334,846	18%	\$1,550,000	26.8%	\$1,571,961	24%	20	33.3%	114%

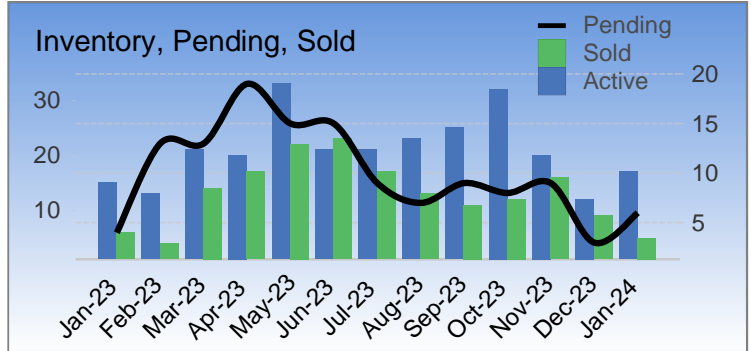
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	1	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	3	0
\$800-899K	1	0	2	1	1
\$900-999K	0	2	1	1	0
\$1-1.299M	3	4	2	9	5
\$1.3-1.699M	2	2	8	7	2
\$1.7-1.999M	1	0	1	1	0
\$2-2.999M	0	0	4	2	0
>3M	0	0	0	0	0
Total	8	8	18	24	8

Presented by:

Market Activity Summary:

- Inventory: 17 units were listed for sale as of the last day of January - approximately 1.7 months of inventory.
- Sales Activity: 5 units were sold during January,
- Median Sales Price: \$2,225,000 during January
- Average price per sq.ft. in January was \$744
- Average Days-on-Market (DOM) is approximately 55 days
- Sold over Asking: On average, buyers paid 98% of list price in January



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
Jan-24	17	6	5	1.7	\$2,199,800	\$2,225,000	\$2,155,000	55	\$941	\$744	98%
Dec-23	12	3	9	1.1	\$2,661,811	\$2,650,000	\$2,584,333	25	\$905	\$795	97%
Nov-23	20	9	16	1.5	\$2,662,375	\$2,025,000	\$2,623,750	28	\$904	\$745	100%
Oct-23	32	8	12	2.7	\$2,377,899	\$2,325,000	\$2,456,611	13	\$877	\$810	107%
Sep-23	25	9	11	1.8	\$2,217,722	\$2,170,000	\$2,225,727	13	\$896	\$839	101%
Aug-23	23	7	13	1.3	\$2,470,615	\$2,610,000	\$2,484,615	20	\$851	\$849	101%
Jul-23	21	9	17	1.0	\$2,690,994	\$2,575,000	\$2,739,000	21	\$917	\$856	103%
Jun-23	21	15	23	1.0	\$3,131,000	\$3,025,000	\$3,100,347	15	\$924	\$860	101%
May-23	33	15	22	1.9	\$2,871,813	\$2,464,000	\$2,895,775	28	\$917	\$823	104%
Apr-23	20	19	17	1.8	\$3,092,452	\$3,069,000	\$3,052,699	29	\$989	\$789	99%
Mar-23	21	13	14	2.6	\$2,643,485	\$2,329,400	\$2,612,878	11	\$886	\$803	99%
Feb-23	13	13	4	2.1	\$2,548,250	\$2,470,500	\$2,597,750	18	\$831	\$867	102%
Jan-23	15	4	6	1.7	\$2,856,833	\$2,850,000	\$2,786,166	27	\$845	\$679	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	5	-16.7%	\$3,236,066	-13.4%	\$2,225,000	-21.9%	\$2,155,000	-22.7%	55	104%	98%
Jan-23	6	-33.3%	\$3,738,879	35%	\$2,850,000	-5.32%	\$2,786,166	-14.1%	27	-28.9%	97%
Jan-22	9	-18.2%	\$2,769,461	13.3%	\$3,010,000	41%	\$3,241,666	36.8%	38	-13.6%	105%

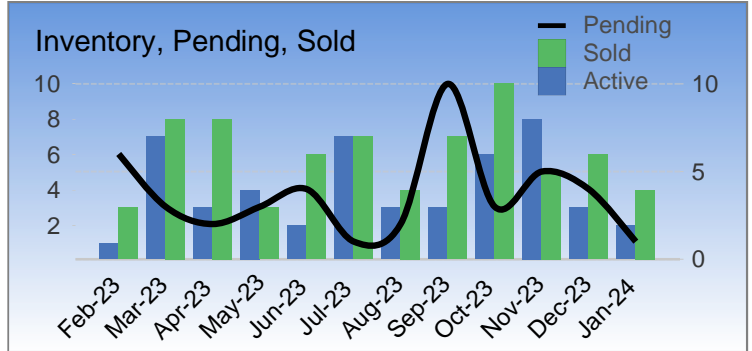
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	0	1	1
\$1.3-1.699M	0	1	0	1	1
\$1.7-1.999M	2	1	1	2	1
\$2-2.999M	3	1	3	4	2
>3M	0	3	5	3	2
Total	5	6	9	11	7

Presented by:

Market Activity Summary:

- Inventory: 2 units were listed for sale as of the last day of January - approximately 0.4 months of inventory.
- Sales Activity: 4 units were sold during January,
- Median Sales Price: \$1,242,500 during January
- Average price per sq.ft. in January was \$981
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 118% of list price in January



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
Jan-24	2	1	4	0.4	\$1,067,972	\$1,242,500	\$1,235,000	19	\$636	\$981	118%
Dec-23	3	4	6	0.4	\$1,090,000	\$1,074,500	\$1,103,833	23	\$824	\$905	102%
Nov-23	8	5	5	1.1	\$1,243,200	\$1,490,000	\$1,525,800	12	\$865	\$1,091	121%
Oct-23	6	3	10	0.9	\$1,279,100	\$1,435,000	\$1,665,500	11	\$825	\$1,075	129%
Sep-23	3	10	7	0.5	\$1,220,285	\$1,450,000	\$1,476,142	10	\$784	\$1,076	121%
Aug-23	3	2	4	0.7	\$1,320,000	\$1,676,500	\$1,700,750	12	\$767	\$1,126	129%
Jul-23	7	1	7	1.3	\$1,010,285	\$1,200,000	\$1,285,714	10	\$856	\$1,082	126%
Jun-23	2	4	6	0.4	\$1,146,000	\$1,300,500	\$1,483,500	10	\$870	\$1,179	130%
May-23	4	3	3	0.6	\$783,000	\$1,110,000	\$1,080,000	13	\$904	\$1,061	138%
Apr-23	3	2	8	0.5	\$1,191,375	\$1,325,000	\$1,478,875	21	\$857	\$1,047	123%
Mar-23	7	3	8	1.9	\$1,061,875	\$1,450,000	\$1,451,250	9	\$733	\$1,040	138%
Feb-23	1	6	3	0.4	\$1,420,000	\$1,270,000	\$1,460,000	7	\$881	\$842	102%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	4	-33.3%	\$1,100,000	-1.42%	\$1,242,500	-12.7%	\$1,235,000	-14.3%	19	46.2%	118%
Jan-22	6	20%	\$1,115,857	-14%	\$1,422,500	43%	\$1,440,833	21.1%	13	44.4%	129%

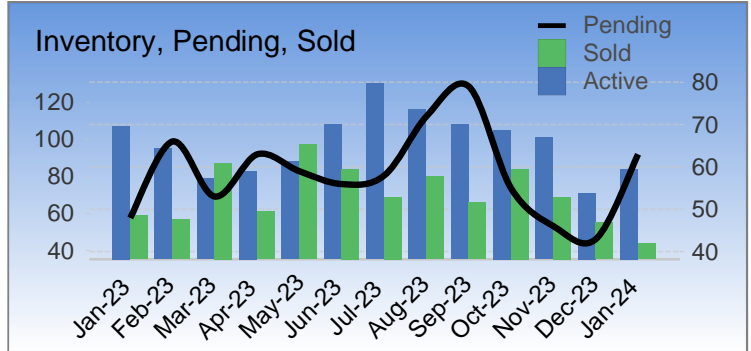
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	0	0	2	0
\$1-1.299M	1	0	3	0	0
\$1.3-1.699M	2	0	2	2	2
\$1.7-1.999M	0	0	1	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	4	0	6	5	2

Presented by:

Market Activity Summary:

- Inventory: 87 units were listed for sale as of the last day of January - approximately 1.6 months of inventory.
- Sales Activity: 44 units were sold during January,
- Median Sales Price: \$619,500 during January
- Average price per sq.ft. in January was \$345
- Average Days-on-Market (DOM) is approximately 32 days
- Sold over Asking: On average, buyers paid 101% of list price in January



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
Jan-24	84	63	44	1.6	\$616,005	\$619,500	\$621,188	32	\$352	\$345	101%
Dec-23	71	43	55	1.0	\$628,814	\$630,000	\$630,117	27	\$335	\$336	101%
Nov-23	101	46	69	1.4	\$635,338	\$642,000	\$646,397	32	\$331	\$333	102%
Oct-23	105	55	84	1.4	\$619,645	\$635,000	\$630,111	27	\$331	\$351	102%
Sep-23	108	79	66	1.5	\$568,661	\$586,500	\$583,053	20	\$331	\$359	103%
Aug-23	116	72	80	1.5	\$635,675	\$650,000	\$647,562	27	\$333	\$329	102%
Jul-23	130	58	69	1.6	\$634,289	\$637,000	\$647,547	16	\$330	\$338	103%
Jun-23	108	56	84	1.4	\$624,810	\$650,000	\$639,961	21	\$321	\$336	103%
May-23	88	59	97	1.1	\$623,518	\$645,000	\$632,737	27	\$323	\$348	102%
Apr-23	83	63	61	1.3	\$616,765	\$660,000	\$624,851	33	\$315	\$323	102%
Mar-23	79	53	87	1.2	\$601,468	\$605,000	\$603,717	41	\$322	\$340	101%
Feb-23	95	66	57	1.3	\$627,486	\$610,000	\$622,804	51	\$321	\$311	99%
Jan-23	107	48	59	1.4	\$602,861	\$605,000	\$599,693	43	\$321	\$321	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
Jan-24	44	-25.4%	\$636,469	-6.54%	\$619,500	2.4%	\$621,188	3.58%	32	-25.6%	101%
Jan-23	59	-35.2%	\$680,973	4.65%	\$605,000	-7.63%	\$599,693	-8.21%	43	105%	100%
Jan-22	91	26.4%	\$650,742	18.2%	\$655,000	15.2%	\$653,356	13.5%	21	61.5%	103%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	2	10	11	16	51
\$500-599K	17	17	15	28	20
\$600-699K	18	22	35	17	3
\$700-799K	5	9	21	9	2
\$800-899K	1	1	6	2	0
\$900-999K	1	0	3	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	44	59	91	72	76

Presented by:

Market Activity Summary:

- Inventory: 34 units were listed for sale as of the last day of January - approximately 1.1 months of inventory.
- Sales Activity: 25 units were sold during January,
- Median Sales Price: \$1,250,001 during January
- Average price per sq.ft. in January was \$785
- Average Days-on-Market (DOM) is approximately 32 days
- Sold over Asking: On average, buyers paid 109% of list price in January



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
Jan-24	33	17	25	1.1	\$1,451,559	\$1,250,001	\$1,529,980	32	\$769	\$785	109%
Dec-23	25	16	19	0.6	\$1,289,842	\$1,350,000	\$1,451,842	24	\$820	\$753	114%
Nov-23	40	20	52	0.8	\$1,375,134	\$1,472,500	\$1,620,055	19	\$783	\$906	118%
Oct-23	59	38	46	1.5	\$1,298,975	\$1,448,500	\$1,517,391	20	\$794	\$917	120%
Sep-23	69	31	44	1.5	\$1,404,068	\$1,555,000	\$1,682,148	19	\$827	\$954	122%
Aug-23	49	26	33	1.0	\$1,367,475	\$1,430,000	\$1,584,963	21	\$795	\$960	117%
Jul-23	45	22	59	0.8	\$1,313,423	\$1,490,000	\$1,496,126	29	\$825	\$884	115%
Jun-23	46	39	51	0.9	\$1,393,534	\$1,600,000	\$1,698,301	17	\$823	\$963	123%
May-23	63	37	61	1.3	\$1,410,686	\$1,640,000	\$1,688,973	17	\$817	\$951	120%
Apr-23	48	38	36	1.4	\$1,478,638	\$1,605,500	\$1,739,194	17	\$824	\$948	118%
Mar-23	42	30	48	1.3	\$1,396,600	\$1,505,000	\$1,610,697	25	\$822	\$933	116%
Feb-23	43	29	24	1.8	\$1,507,041	\$1,545,000	\$1,729,625	29	\$841	\$895	115%
Jan-23	43	17	22	1.3	\$1,493,131	\$1,357,500	\$1,562,886	38	\$867	\$784	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
Jan-24	25	13.6%	\$1,595,776	1.3%	\$1,250,001	-7.92%	\$1,529,980	-2.11%	32	-15.8%	109%
Jan-23	22	-21.4%	\$1,575,264	16.9%	\$1,357,500	-15.9%	\$1,562,886	-19.3%	38	58.3%	107%
Jan-22	28	-22.2%	\$1,347,918	-10.4%	\$1,613,750	15.3%	\$1,935,910	36.3%	24	-7.69%	120%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	1	1	0	0	1
\$800-899K	2	3	0	5	4
\$900-999K	2	2	1	3	3
\$1-1.299M	8	2	6	4	6
\$1.3-1.699M	3	9	8	16	7
\$1.7-1.999M	4	1	4	6	2
\$2-2.999M	4	3	6	1	0
>3M	1	1	3	1	1
Total	25	22	28	36	25

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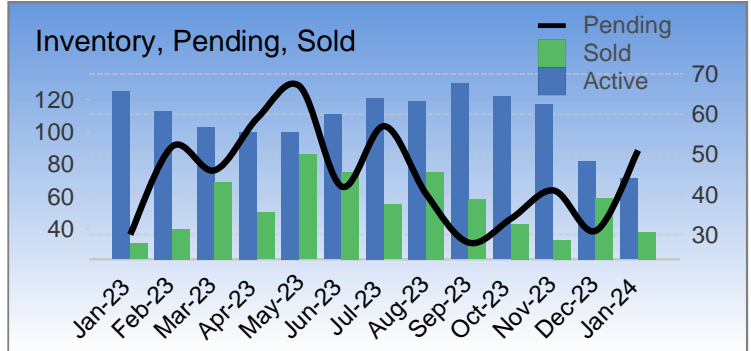
Includes Berkeley and Kensington

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Market Activity Summary:

- Inventory: 74 units were listed for sale as of the last day of January - approximately 1.7 months of inventory.
- Sales Activity: 38 units were sold during January,
- Median Sales Price: \$741,500 during January
- Average price per sq.ft. in January was \$381
- Average Days-on-Market (DOM) is approximately 42 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	71	51	38	1.7	\$776,110	\$741,500	\$766,065	42	\$501	\$381	99%
Dec-23	82	31	59	1.8	\$899,117	\$780,000	\$881,322	45	\$482	\$390	99%
Nov-23	117	41	33	2.6	\$845,930	\$825,000	\$850,161	37	\$455	\$402	101%
Oct-23	122	34	43	2.1	\$827,833	\$750,000	\$829,942	33	\$449	\$400	100%
Sep-23	130	28	58	2.1	\$827,972	\$770,325	\$833,553	24	\$435	\$375	101%
Aug-23	119	40	75	1.8	\$804,647	\$770,000	\$804,066	25	\$438	\$395	100%
Jul-23	121	57	55	1.7	\$893,265	\$870,000	\$892,123	28	\$448	\$368	100%
Jun-23	111	42	75	1.6	\$831,786	\$805,000	\$841,514	34	\$443	\$378	101%
May-23	100	67	86	1.5	\$886,510	\$818,500	\$872,799	33	\$442	\$383	99%
Apr-23	100	59	50	1.9	\$980,130	\$890,000	\$951,771	48	\$447	\$369	98%
Mar-23	103	46	69	2.3	\$820,473	\$746,000	\$804,598	34	\$473	\$362	99%
Feb-23	113	52	40	2.7	\$823,487	\$760,000	\$817,825	43	\$487	\$356	100%
Jan-23	125	30	31	2.7	\$820,123	\$758,000	\$788,572	58	\$470	\$354	96%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	38	22.6%	\$946,207	-3.38%	\$741,500	-2.18%	\$766,065	-2.85%	42	-27.6%	99%
Jan-23	31	-46.6%	\$979,342	3.69%	\$758,000	-11.9%	\$788,572	-9.65%	58	263%	96%
Jan-22	58	-17.1%	\$944,522	19.1%	\$860,000	20.3%	\$872,837	13.4%	16	-42.9%	103%

Sales Activity and Price Trends

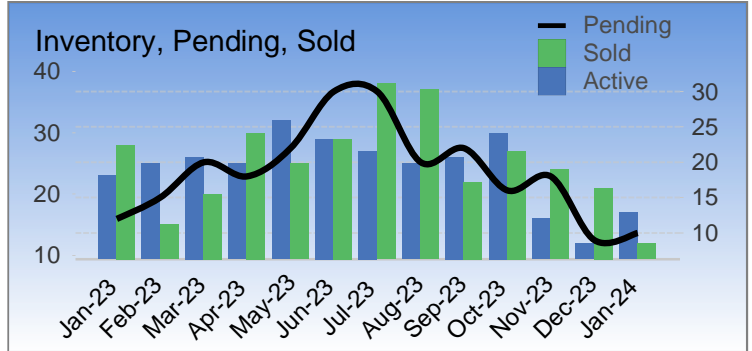
Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	1	3	1	6	12
\$500-599K	4	1	6	12	15
\$600-699K	10	7	5	14	10
\$700-799K	10	8	12	13	9
\$800-899K	7	4	10	9	4
\$900-999K	2	2	11	7	0
\$1-1.299M	4	5	11	4	3
\$1.3-1.699M	0	1	1	5	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	1	0	1
>3M	0	0	0	0	0
Total	38	31	58	70	54

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Includes Brentwood, Bethel Island, Byron, and Knightsen
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Market Activity Summary:

- Inventory: 19 units were listed for sale as of the last day of January - approximately 1.0 months of inventory.
- Sales Activity: 12 units were sold during January,
- Median Sales Price: \$1,026,800 during January
- Average price per sq.ft. in January was \$704
- Average Days-on-Market (DOM) is approximately 25 days
- Sold over Asking: On average, buyers paid 101% of list price in January



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
Jan-24	17	10	12	1.0	\$1,099,790	\$1,026,800	\$1,114,632	25	\$669	\$704	101%
Dec-23	12	9	21	0.5	\$1,145,357	\$1,200,000	\$1,172,435	25	\$630	\$698	103%
Nov-23	16	18	24	0.7	\$1,133,907	\$1,100,000	\$1,147,282	13	\$662	\$710	102%
Oct-23	30	16	27	1.1	\$1,247,327	\$1,230,000	\$1,304,844	21	\$775	\$682	106%
Sep-23	26	22	22	0.8	\$1,130,619	\$1,180,000	\$1,191,409	16	\$738	\$719	106%
Aug-23	25	20	37	0.7	\$1,218,637	\$1,230,000	\$1,254,339	32	\$758	\$691	105%
Jul-23	27	30	38	0.9	\$1,186,079	\$1,227,000	\$1,266,623	11	\$739	\$679	107%
Jun-23	29	30	29	1.0	\$1,274,745	\$1,290,000	\$1,331,741	28	\$742	\$691	105%
May-23	32	22	25	1.3	\$1,266,880	\$1,220,000	\$1,303,720	24	\$696	\$632	104%
Apr-23	25	18	30	1.2	\$1,248,010	\$1,295,000	\$1,294,653	24	\$743	\$655	105%
Mar-23	26	20	20	1.3	\$1,228,333	\$1,191,000	\$1,276,900	20	\$687	\$623	105%
Feb-23	25	15	15	1.0	\$1,116,733	\$1,075,000	\$1,121,366	36	\$746	\$690	101%
Jan-23	23	12	28	0.8	\$1,203,158	\$1,050,000	\$1,165,696	32	\$698	\$650	98%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	12	-57.1%	\$1,218,733	-14.7%	\$1,026,800	-2.21%	\$1,114,632	-4.38%	25	-21.9%	101%
Jan-23	28	21.7%	\$1,429,541	24.3%	\$1,050,000	-12.5%	\$1,165,696	-6.09%	32	60%	98%
Jan-22	23	-41%	\$1,149,976	19.3%	\$1,200,000	14.3%	\$1,241,347	11.8%	20	81.8%	110%

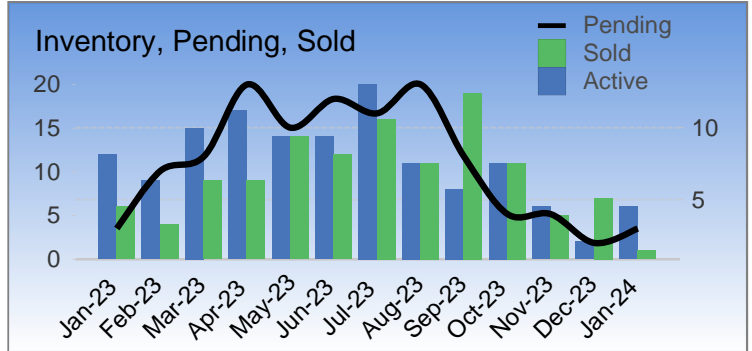
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	1	3
\$700-799K	0	1	1	5	2
\$800-899K	1	3	1	5	8
\$900-999K	4	9	2	4	7
\$1-1.299M	4	5	9	14	8
\$1.3-1.699M	3	8	9	9	1
\$1.7-1.999M	0	2	1	0	0
\$2-2.999M	0	0	0	1	0
>3M	0	0	0	0	0
Total	12	28	23	39	29

Presented by:

Market Activity Summary:

- Inventory: 6 units were listed for sale as of the last day of January - approximately 1.4 months of inventory.
- Sales Activity: 1 units were sold during January,
- Median Sales Price: \$975,000 during January
- Average price per sq.ft. in January was \$536
- Average Days-on-Market (DOM) is approximately 17 days
- Sold over Asking: On average, buyers paid 98% of list price in January



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
Jan-24	6	3	1	1.4	\$999,950	\$975,000	\$975,000	17	\$552	\$536	98%
Dec-23	2	2	7	0.3	\$1,207,142	\$1,118,000	\$1,187,571	24	\$541	\$474	99%
Nov-23	6	4	5	0.6	\$1,041,500	\$934,000	\$1,071,800	13	\$508	\$511	103%
Oct-23	11	4	11	0.8	\$1,145,909	\$1,050,000	\$1,118,090	30	\$494	\$462	98%
Sep-23	8	8	19	0.6	\$1,084,283	\$1,040,000	\$1,094,704	17	\$528	\$502	101%
Aug-23	11	13	11	0.8	\$1,090,090	\$1,120,000	\$1,139,363	17	\$451	\$533	104%
Jul-23	20	11	16	1.4	\$1,352,850	\$1,337,793	\$1,332,955	37	\$505	\$513	99%
Jun-23	14	12	12	1.2	\$1,280,574	\$1,270,000	\$1,300,241	20	\$515	\$548	102%
May-23	14	10	14	1.7	\$1,044,050	\$1,062,500	\$1,101,135	20	\$518	\$580	106%
Apr-23	17	13	9	2.3	\$1,069,200	\$1,215,000	\$1,177,021	16	\$540	\$569	111%
Mar-23	15	8	9	2.4	\$1,149,211	\$1,221,000	\$1,175,444	19	\$513	\$528	103%
Feb-23	9	7	4	1.8	\$1,082,000	\$1,200,050	\$1,147,525	79	\$528	\$573	106%
Jan-23	12	3	6	1.9	\$1,133,950	\$1,055,000	\$1,121,666	32	\$546	\$496	99%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	1	-83.3%	\$1,348,875	2.22%	\$975,000	-7.58%	\$975,000	-13.1%	17	-46.9%	98%
Jan-23	6	-33.3%	\$1,319,557	12.3%	\$1,055,000	-0.472%	\$1,121,666	-6.92%	32	100%	99%
Jan-22	9	-18.2%	\$1,175,000	17.4%	\$1,060,000	9.28%	\$1,205,000	27%	16	33.3%	107%

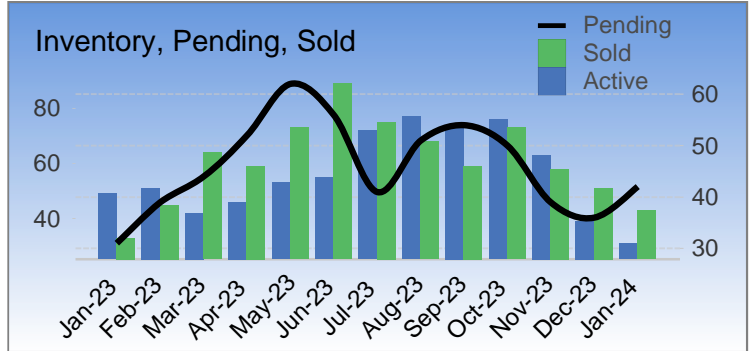
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	1	1
\$700-799K	0	0	1	2	2
\$800-899K	0	1	2	2	1
\$900-999K	1	0	0	1	0
\$1-1.299M	0	3	3	4	2
\$1.3-1.699M	0	2	1	1	1
\$1.7-1.999M	0	0	2	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	1	6	9	11	7

Presented by:

Market Activity Summary:

- Inventory: 32 units were listed for sale as of the last day of January - approximately 0.6 months of inventory.
- Sales Activity: 43 units were sold during January,
- Median Sales Price: \$798,000 during January
- Average price per sq.ft. in January was \$544
- Average Days-on-Market (DOM) is approximately 28 days
- Sold over Asking: On average, buyers paid 104% of list price in January



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
Jan-24	31	42	43	0.6	\$794,360	\$798,000	\$811,927	28	\$536	\$544	104%
Dec-23	39	36	51	0.6	\$853,882	\$810,000	\$857,615	29	\$530	\$527	101%
Nov-23	63	39	58	1.0	\$792,668	\$772,500	\$814,444	17	\$519	\$530	103%
Oct-23	76	50	73	1.2	\$855,840	\$801,000	\$869,857	23	\$512	\$516	103%
Sep-23	74	54	59	1.1	\$870,482	\$815,000	\$891,059	14	\$522	\$562	102%
Aug-23	77	51	68	1.0	\$817,626	\$814,500	\$839,660	15	\$531	\$534	103%
Jul-23	72	41	75	0.9	\$830,625	\$835,000	\$845,147	15	\$518	\$532	102%
Jun-23	55	56	89	0.8	\$836,108	\$840,000	\$865,809	14	\$500	\$541	104%
May-23	53	62	73	0.8	\$839,208	\$840,000	\$873,339	13	\$517	\$527	104%
Apr-23	46	52	59	0.9	\$812,836	\$775,000	\$840,317	14	\$504	\$551	104%
Mar-23	42	44	64	1.0	\$804,007	\$792,500	\$822,976	22	\$508	\$554	102%
Feb-23	51	39	45	1.2	\$819,629	\$810,000	\$820,856	42	\$548	\$515	100%
Jan-23	49	31	33	1.2	\$829,750	\$800,000	\$816,060	47	\$510	\$494	99%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	43	30.3%	\$828,702	-1.56%	\$798,000	-0.25%	\$811,927	-0.506%	28	-40.4%	104%
Jan-23	33	-35.3%	\$841,819	2.92%	\$800,000	-3.03%	\$816,060	-4.44%	47	292%	99%
Jan-22	51	-22.7%	\$817,942	10.4%	\$825,000	11.1%	\$853,987	13.3%	12	-7.69%	107%

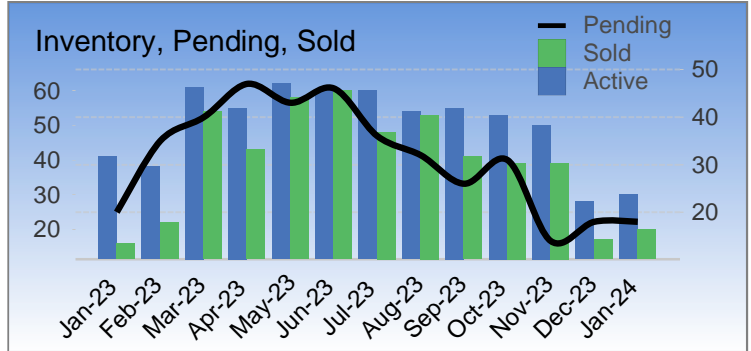
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	1	1	0	4	8
\$500-599K	1	2	2	1	16
\$600-699K	8	5	6	19	15
\$700-799K	13	8	14	21	12
\$800-899K	9	7	11	14	6
\$900-999K	6	8	10	1	2
\$1-1.299M	3	1	6	5	0
\$1.3-1.699M	2	1	2	1	1
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	43	33	51	66	60

Presented by:

Market Activity Summary:

- Inventory: 30 units were listed for sale as of the last day of January - approximately 1.2 months of inventory.
- Sales Activity: 20 units were sold during January,
- Median Sales Price: \$1,913,000 during January
- Average price per sq.ft. in January was \$779
- Average Days-on-Market (DOM) is approximately 30 days
- Sold over Asking: On average, buyers paid 102% of list price in January



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
Jan-24	30	18	20	1.2	\$2,105,669	\$1,913,000	\$2,112,650	30	\$790	\$779	102%
Dec-23	28	18	17	0.9	\$2,595,708	\$2,200,000	\$2,580,182	36	\$960	\$755	100%
Nov-23	50	14	39	1.3	\$2,015,053	\$2,000,000	\$2,000,515	22	\$822	\$782	100%
Oct-23	53	31	39	1.2	\$2,270,220	\$2,025,000	\$2,270,760	24	\$811	\$796	100%
Sep-23	55	26	41	1.2	\$2,087,833	\$2,075,000	\$2,128,000	15	\$819	\$804	102%
Aug-23	54	32	53	1.0	\$2,191,870	\$1,995,000	\$2,189,937	19	\$809	\$788	100%
Jul-23	60	36	48	1.1	\$2,125,654	\$2,120,000	\$2,155,854	12	\$817	\$789	102%
Jun-23	60	46	60	1.1	\$2,365,374	\$2,080,000	\$2,348,896	16	\$797	\$796	100%
May-23	62	43	58	1.2	\$2,132,796	\$2,003,750	\$2,141,256	17	\$784	\$768	101%
Apr-23	55	47	43	1.4	\$2,072,441	\$1,900,000	\$2,078,381	16	\$800	\$767	101%
Mar-23	61	40	54	2.0	\$2,121,594	\$2,015,000	\$2,093,356	30	\$797	\$754	99%
Feb-23	38	35	22	1.7	\$1,905,397	\$1,894,000	\$1,876,547	30	\$819	\$738	99%
Jan-23	41	20	16	1.5	\$2,357,774	\$1,692,500	\$2,357,000	27	\$777	\$726	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	20	25%	\$2,357,708	11%	\$1,913,000	13%	\$2,112,650	-10.4%	30	11.1%	102%
Jan-23	16	-57.9%	\$2,125,006	-5.05%	\$1,692,500	-18.9%	\$2,357,000	-1.5%	27	80%	97%
Jan-22	38	-26.9%	\$2,238,120	15.9%	\$2,086,500	31.3%	\$2,392,940	23.7%	15	-44.4%	112%

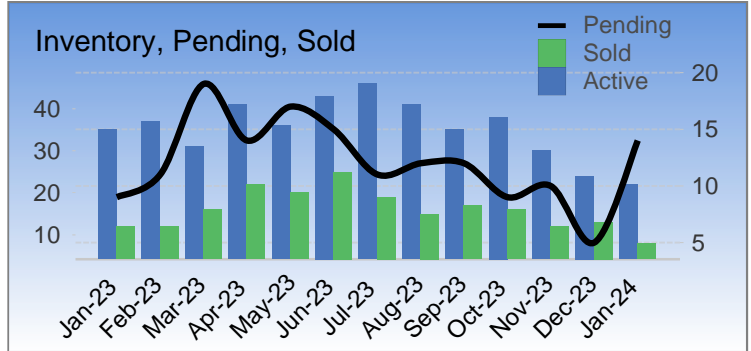
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	2
\$800-899K	0	0	0	2	1
\$900-999K	0	0	0	3	4
\$1-1.299M	1	1	2	4	8
\$1.3-1.699M	5	7	6	20	8
\$1.7-1.999M	5	2	8	9	2
\$2-2.999M	7	4	14	7	4
>3M	2	2	8	7	1
Total	20	16	38	52	30

Presented by:

Market Activity Summary:

- Inventory: 23 units were listed for sale as of the last day of January - approximately 2.1 months of inventory.
- Sales Activity: 8 units were sold during January,
- Median Sales Price: \$778,500 during January
- Average price per sq.ft. in January was \$289
- Average Days-on-Market (DOM) is approximately 50 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	22	14	8	2.1	\$790,118	\$778,500	\$783,125	50	\$418	\$289	99%
Dec-23	24	5	13	1.8	\$879,068	\$835,000	\$869,461	30	\$407	\$360	99%
Nov-23	30	10	12	2.0	\$835,139	\$781,250	\$828,958	49	\$385	\$360	99%
Oct-23	38	9	16	2.4	\$1,021,468	\$867,500	\$980,170	71	\$369	\$363	97%
Sep-23	35	12	17	2.1	\$992,917	\$827,000	\$961,323	41	\$376	\$372	98%
Aug-23	41	12	15	2.2	\$918,933	\$815,000	\$909,466	24	\$391	\$377	100%
Jul-23	46	11	19	2.3	\$1,063,204	\$900,000	\$1,064,578	25	\$401	\$376	100%
Jun-23	43	15	25	1.9	\$870,839	\$785,000	\$869,220	21	\$414	\$366	100%
May-23	36	17	20	1.9	\$1,004,181	\$876,750	\$979,463	26	\$430	\$380	99%
Apr-23	41	14	22	2.5	\$907,879	\$844,000	\$892,242	39	\$433	\$364	99%
Mar-23	31	19	16	2.4	\$1,055,314	\$800,000	\$962,625	54	\$460	\$341	96%
Feb-23	37	11	12	2.6	\$1,004,165	\$730,000	\$949,916	68	\$446	\$286	98%
Jan-23	35	9	12	2.1	\$992,912	\$750,000	\$974,000	51	\$415	\$330	98%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	8	-33.3%	\$950,730	-17.1%	\$778,500	3.8%	\$783,125	-19.6%	50	-1.96%	99%
Jan-23	12	-52%	\$1,146,606	24%	\$750,000	-6.02%	\$974,000	6.33%	51	24.4%	98%
Jan-22	25	-30.6%	\$924,847	22.5%	\$798,000	8.94%	\$915,980	20.4%	41	41.4%	100%

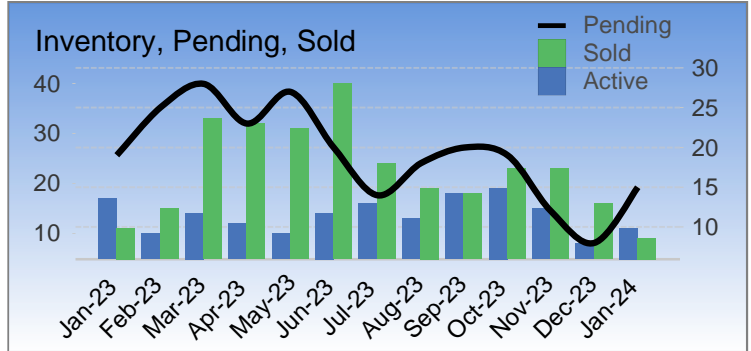
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	2	3
\$500-599K	0	0	1	6	7
\$600-699K	0	4	4	7	4
\$700-799K	7	4	8	10	3
\$800-899K	0	2	5	4	2
\$900-999K	1	0	3	4	1
\$1-1.299M	0	1	2	2	1
\$1.3-1.699M	0	0	1	0	0
\$1.7-1.999M	0	0	0	1	0
\$2-2.999M	0	0	1	0	0
>3M	0	1	0	0	0
Total	8	12	25	36	21

Presented by:

Market Activity Summary:

- Inventory: 11 units were listed for sale as of the last day of January - approximately 0.7 months of inventory.
- Sales Activity: 9 units were sold during January,
- Median Sales Price: \$1,428,628 during January
- Average price per sq.ft. in January was \$790
- Average Days-on-Market (DOM) is approximately 25 days
- Sold over Asking: On average, buyers paid 102% of list price in January



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
Jan-24	11	15	9	0.7	\$1,351,765	\$1,428,628	\$1,372,347	25	\$801	\$790	102%
Dec-23	8	8	16	0.4	\$1,719,742	\$1,650,000	\$1,738,493	16	\$736	\$769	101%
Nov-23	15	12	23	0.7	\$1,791,321	\$1,730,000	\$1,808,918	19	\$743	\$698	101%
Oct-23	19	19	23	1.0	\$1,728,405	\$1,600,000	\$1,756,573	14	\$752	\$757	102%
Sep-23	18	20	18	0.9	\$1,843,604	\$1,752,500	\$1,867,583	13	\$708	\$778	103%
Aug-23	13	18	19	0.5	\$2,032,281	\$2,100,000	\$2,093,888	10	\$693	\$802	104%
Jul-23	16	14	24	0.5	\$1,612,539	\$1,517,500	\$1,728,666	10	\$737	\$822	108%
Jun-23	14	20	40	0.4	\$1,659,738	\$1,690,003	\$1,756,750	8	\$727	\$756	107%
May-23	10	27	31	0.3	\$1,609,478	\$1,540,000	\$1,677,828	8	\$756	\$764	105%
Apr-23	12	23	32	0.5	\$1,613,371	\$1,535,000	\$1,636,809	14	\$740	\$741	103%
Mar-23	14	28	33	0.8	\$1,654,982	\$1,457,000	\$1,653,130	29	\$728	\$720	102%
Feb-23	10	25	15	0.7	\$1,513,501	\$1,420,000	\$1,552,042	18	\$703	\$727	104%
Jan-23	17	19	11	0.9	\$1,551,424	\$1,350,000	\$1,491,808	69	\$699	\$734	96%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	9	-18.2%	\$1,563,232	-12.8%	\$1,428,628	5.82%	\$1,372,347	-8.01%	25	-63.8%	102%
Jan-23	11	-50%	\$1,792,059	19%	\$1,350,000	-20.6%	\$1,491,808	-18.3%	69	1.05e+03%	96%
Jan-22	22	-37.1%	\$1,505,648	11.9%	\$1,700,000	36%	\$1,825,772	40.1%	6	-45.5%	112%

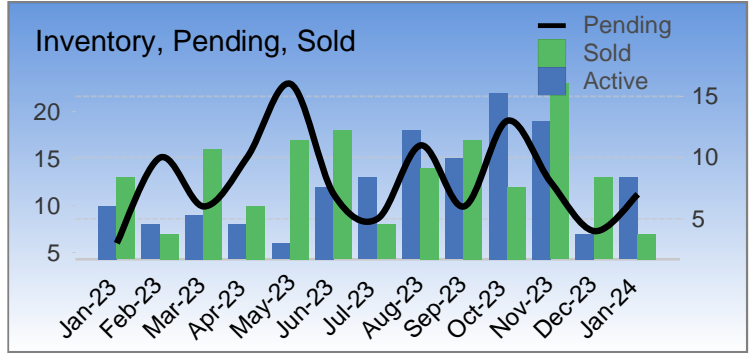
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	1
\$800-899K	0	0	0	2	1
\$900-999K	0	0	1	4	5
\$1-1.299M	3	3	4	15	4
\$1.3-1.699M	6	6	6	8	1
\$1.7-1.999M	0	0	5	5	0
\$2-2.999M	0	2	5	1	0
>3M	0	0	1	0	0
Total	9	11	22	35	12

Presented by:

Market Activity Summary:

- Inventory: 14 units were listed for sale as of the last day of January - approximately 1.0 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$1,078,000 during January
- Average price per sq.ft. in January was \$602
- Average Days-on-Market (DOM) is approximately 47 days
- Sold over Asking: On average, buyers paid 105% of list price in January



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
Jan-24	13	7	7	1.0	\$1,043,857	\$1,078,000	\$1,078,285	47	\$683	\$602	105%
Dec-23	7	4	13	0.4	\$1,101,299	\$1,184,000	\$1,208,769	25	\$664	\$736	111%
Nov-23	19	8	23	1.1	\$1,079,386	\$1,105,000	\$1,207,977	17	\$643	\$773	115%
Oct-23	22	13	12	1.5	\$962,333	\$1,087,500	\$1,131,666	22	\$633	\$880	119%
Sep-23	15	6	17	1.2	\$937,526	\$941,500	\$1,119,529	21	\$604	\$835	121%
Aug-23	18	11	14	1.4	\$999,667	\$910,000	\$1,101,829	26	\$665	\$818	109%
Jul-23	13	5	8	0.9	\$1,075,375	\$1,392,500	\$1,324,250	11	\$731	\$782	125%
Jun-23	12	7	18	0.8	\$1,066,497	\$1,237,500	\$1,243,555	13	\$767	\$815	118%
May-23	6	16	17	0.5	\$1,096,529	\$1,210,000	\$1,269,382	19	\$566	\$786	117%
Apr-23	8	10	10	0.7	\$996,789	\$1,100,000	\$1,113,500	22	\$599	\$843	113%
Mar-23	9	6	16	0.9	\$1,098,212	\$1,155,000	\$1,198,750	29	\$596	\$739	110%
Feb-23	8	10	7	0.8	\$1,240,714	\$1,400,000	\$1,387,857	11	\$643	\$762	112%
Jan-23	10	3	13	0.7	\$1,032,137	\$920,000	\$1,090,769	40	\$680	\$707	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
Jan-24	7	-46.2%	\$1,088,516	1.23%	\$1,078,000	17.2%	\$1,078,285	-1.14%	47	17.5%	105%
Jan-23	13	44.4%	\$1,075,307	-4%	\$920,000	-31.9%	\$1,090,769	-27.6%	40	11.1%	106%
Jan-22	9	0%	\$1,120,104	7.68%	\$1,350,000	31.1%	\$1,505,555	36.7%	36	260%	124%

Sales Activity and Price Trends

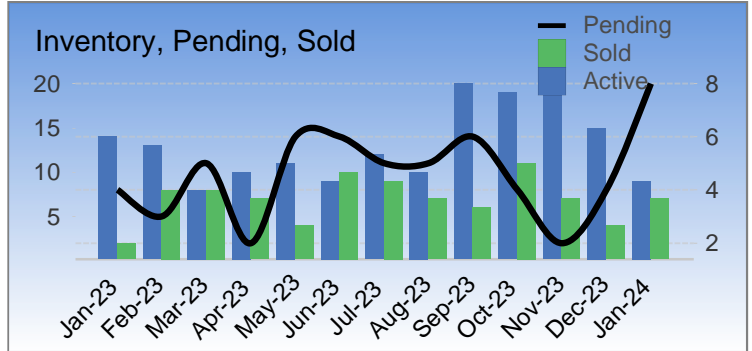
Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	2	0	0	1
\$700-799K	0	1	1	1	3
\$800-899K	0	2	0	2	2
\$900-999K	3	3	0	0	2
\$1-1.299M	3	1	2	4	1
\$1.3-1.699M	1	3	3	2	1
\$1.7-1.999M	0	1	1	0	0
\$2-2.999M	0	0	2	0	0
>3M	0	0	0	0	0
Total	7	13	9	9	10

Presented by:



Market Activity Summary:

- Inventory: 9 units were listed for sale as of the last day of January - approximately 1.5 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$685,000 during January
- Average price per sq.ft. in January was \$377
- Average Days-on-Market (DOM) is approximately 26 days
- Sold over Asking: On average, buyers paid 102% of list price in January



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
Jan-24	9	8	7	1.5	\$649,742	\$685,000	\$663,000	26	\$525	\$377	102%
Dec-23	15	4	4	2.3	\$857,250	\$712,500	\$870,000	54	\$543	\$559	104%
Nov-23	19	2	7	2.4	\$745,142	\$716,000	\$806,428	28	\$553	\$504	108%
Oct-23	19	4	11	2.5	\$759,090	\$749,000	\$800,454	24	\$533	\$521	105%
Sep-23	20	6	6	2.9	\$723,973	\$735,000	\$745,083	36	\$508	\$555	103%
Aug-23	10	5	7	1.2	\$750,128	\$740,000	\$775,714	24	\$501	\$578	103%
Jul-23	12	5	9	1.6	\$719,315	\$750,000	\$718,111	43	\$544	\$478	100%
Jun-23	9	6	10	1.3	\$840,684	\$894,000	\$883,488	27	\$468	\$470	105%
May-23	11	6	4	2.1	\$740,747	\$840,000	\$765,750	18	\$465	\$429	103%
Apr-23	10	2	7	1.3	\$655,000	\$610,000	\$682,285	37	\$439	\$462	106%
Mar-23	8	5	8	1.5	\$825,611	\$837,500	\$811,875	45	\$422	\$416	99%
Feb-23	13	3	8	2.8	\$733,227	\$707,109	\$729,422	40	\$439	\$499	100%
Jan-23	14	4	2	3.0	\$747,000	\$730,000	\$730,000	15	\$412	\$545	98%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	7	250%	\$714,499	-8.53%	\$685,000	-6.16%	\$663,000	-9.18%	26	73.3%	102%
Jan-23	2	-81.8%	\$781,111	-8.1%	\$730,000	7.35%	\$730,000	-11.6%	15	-6.25%	98%
Jan-22	11	37.5%	\$849,985	11.2%	\$680,000	-11.1%	\$825,454	8.04%	16	-11.1%	114%

Sales Activity and Price Trends

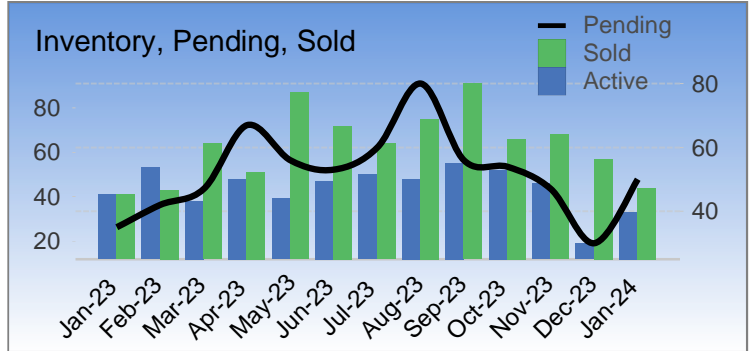
Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	1	0	1	0	2
\$500-599K	1	1	0	0	2
\$600-699K	2	0	6	3	4
\$700-799K	1	0	0	3	2
\$800-899K	2	1	2	0	0
\$900-999K	0	0	0	2	0
\$1-1.299M	0	0	1	0	0
\$1.3-1.699M	0	0	0	0	0
\$1.7-1.999M	0	0	1	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	7	2	11	8	10

Presented by:



Market Activity Summary:

- Inventory: 34 units were listed for sale as of the last day of January - approximately 0.6 months of inventory.
- Sales Activity: 44 units were sold during January,
- Median Sales Price: \$1,560,000 during January
- Average price per sq.ft. in January was \$993
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 106% of list price in January



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
Jan-24	33	50	44	0.6	\$1,714,332	\$1,560,000	\$1,804,452	22	\$1,020	\$993	106%
Dec-23	19	30	57	0.3	\$1,541,234	\$1,511,562	\$1,608,546	15	\$946	\$999	105%
Nov-23	46	47	68	0.6	\$1,645,158	\$1,520,000	\$1,697,108	15	\$947	\$997	104%
Oct-23	52	54	66	0.7	\$1,770,692	\$1,710,000	\$1,868,206	14	\$941	\$1,002	106%
Sep-23	55	56	91	0.8	\$1,750,465	\$1,675,000	\$1,856,582	12	\$1,007	\$977	107%
Aug-23	48	80	75	0.7	\$1,603,435	\$1,611,700	\$1,713,447	15	\$996	\$992	108%
Jul-23	50	60	64	0.7	\$1,653,920	\$1,623,000	\$1,755,139	12	\$979	\$997	106%
Jun-23	47	53	72	0.7	\$1,803,696	\$1,640,500	\$1,901,673	13	\$1,055	\$998	107%
May-23	39	56	87	0.6	\$1,625,425	\$1,601,000	\$1,735,716	13	\$1,091	\$996	108%
Apr-23	48	67	51	0.9	\$1,499,249	\$1,480,000	\$1,571,180	13	\$969	\$950	106%
Mar-23	38	47	64	0.8	\$1,618,379	\$1,510,000	\$1,661,382	19	\$914	\$944	104%
Feb-23	53	42	43	1.2	\$1,479,241	\$1,460,000	\$1,488,967	31	\$914	\$903	101%
Jan-23	41	35	41	0.8	\$1,549,439	\$1,300,000	\$1,521,088	27	\$891	\$909	99%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	44	7.32%	\$1,827,190	3.39%	\$1,560,000	20%	\$1,804,452	18.6%	22	-18.5%	106%
Jan-23	41	-35.9%	\$1,767,250	2.52%	\$1,300,000	-20.7%	\$1,521,088	-16.8%	27	125%	99%
Jan-22	64	-31.2%	\$1,723,790	16.8%	\$1,640,000	26.6%	\$1,828,882	20.4%	12	-42.9%	114%

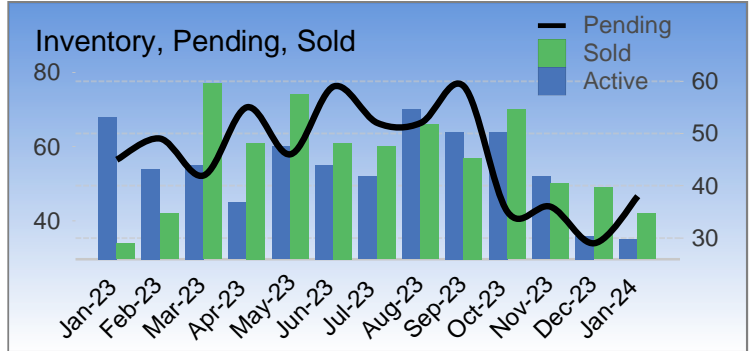
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	7
\$800-899K	0	2	1	4	4
\$900-999K	0	4	2	5	5
\$1-1.299M	8	13	6	38	23
\$1.3-1.699M	16	12	25	21	7
\$1.7-1.999M	8	2	15	9	4
\$2-2.999M	9	6	11	12	3
>3M	3	2	4	4	1
Total	44	41	64	93	54

Presented by:

Market Activity Summary:

- Inventory: 37 units were listed for sale as of the last day of January - approximately 0.8 months of inventory.
- Sales Activity: 42 units were sold during January,
- Median Sales Price: \$895,500 during January
- Average price per sq.ft. in January was \$644
- Average Days-on-Market (DOM) is approximately 36 days
- Sold over Asking: On average, buyers paid 103% of list price in January



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
Jan-24	35	38	42	0.8	\$1,007,243	\$895,500	\$1,030,846	36	\$632	\$644	103%
Dec-23	36	29	49	0.6	\$1,070,692	\$960,000	\$1,081,883	18	\$660	\$630	101%
Nov-23	52	36	50	0.9	\$1,016,454	\$897,500	\$1,035,537	18	\$668	\$623	103%
Oct-23	64	35	70	1.1	\$966,195	\$922,500	\$996,181	19	\$648	\$636	103%
Sep-23	64	59	57	1.1	\$1,015,075	\$970,000	\$1,069,673	13	\$631	\$642	107%
Aug-23	70	52	66	1.2	\$988,745	\$917,500	\$1,030,689	16	\$633	\$654	105%
Jul-23	52	52	60	0.8	\$996,103	\$910,000	\$1,041,481	20	\$652	\$640	106%
Jun-23	55	59	61	0.9	\$960,155	\$920,000	\$1,014,491	16	\$636	\$656	107%
May-23	60	46	74	0.9	\$998,291	\$905,000	\$1,046,190	18	\$636	\$628	105%
Apr-23	45	55	61	0.8	\$909,897	\$835,000	\$948,325	22	\$626	\$649	104%
Mar-23	55	42	77	1.2	\$976,940	\$875,000	\$998,734	30	\$674	\$605	103%
Feb-23	54	49	42	1.4	\$943,435	\$872,500	\$955,893	27	\$667	\$611	101%
Jan-23	68	45	34	1.4	\$875,238	\$852,500	\$856,334	40	\$678	\$575	98%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	42	23.5%	\$1,083,801	11.7%	\$895,500	5.04%	\$1,030,846	20.4%	36	-10%	103%
Jan-23	34	-35.8%	\$970,349	1.52%	\$852,500	-11.2%	\$856,334	-17%	40	100%	98%
Jan-22	53	-19.7%	\$955,812	10.9%	\$960,000	16.4%	\$1,031,177	8.98%	20	11.1%	108%

Sales Activity and Price Trends

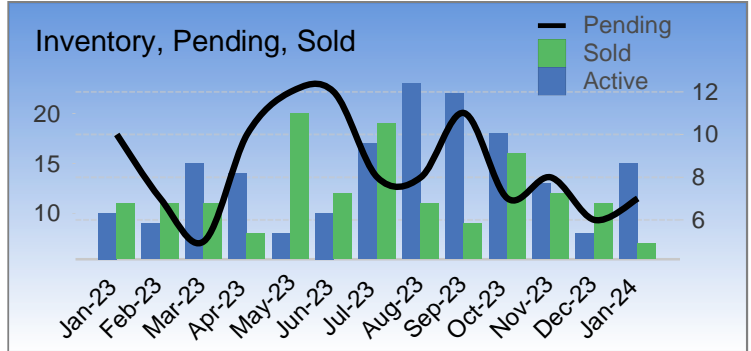
Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	1	0	1
\$500-599K	0	0	0	0	6
\$600-699K	3	5	1	11	19
\$700-799K	6	7	6	16	8
\$800-899K	12	10	14	18	5
\$900-999K	7	6	9	4	6
\$1-1.299M	7	6	14	7	5
\$1.3-1.699M	3	0	6	5	0
\$1.7-1.999M	2	0	0	5	0
\$2-2.999M	2	0	2	0	0
>3M	0	0	0	0	0
Total	42	34	53	66	50

Presented by:



Market Activity Summary:

- Inventory: 15 units were listed for sale as of the last day of January - approximately 1.5 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$775,000 during January
- Average price per sq.ft. in January was \$427
- Average Days-on-Market (DOM) is approximately 46 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	15	7	7	1.5	\$831,669	\$775,000	\$823,914	46	\$474	\$427	99%
Dec-23	8	6	11	0.6	\$811,671	\$800,000	\$855,004	21	\$476	\$437	106%
Nov-23	13	8	12	1.1	\$851,729	\$869,033	\$844,838	37	\$457	\$438	100%
Oct-23	18	7	16	1.7	\$739,687	\$787,500	\$764,312	33	\$464	\$437	105%
Sep-23	22	11	9	1.9	\$753,411	\$753,000	\$768,977	23	\$422	\$467	102%
Aug-23	23	8	11	1.6	\$926,717	\$875,000	\$953,545	28	\$437	\$456	103%
Jul-23	17	8	19	1.1	\$753,736	\$825,000	\$793,894	15	\$454	\$460	106%
Jun-23	10	12	12	1.1	\$793,329	\$801,000	\$805,141	16	\$429	\$462	102%
May-23	8	12	20	0.8	\$817,444	\$910,000	\$838,100	25	\$418	\$425	102%
Apr-23	14	10	8	1.8	\$926,875	\$950,000	\$937,492	44	\$430	\$416	102%
Mar-23	15	5	11	1.4	\$831,615	\$830,000	\$853,409	25	\$439	\$463	102%
Feb-23	9	7	11	1.0	\$742,626	\$755,000	\$751,454	46	\$447	\$412	101%
Jan-23	10	10	11	0.8	\$729,872	\$745,000	\$723,500	28	\$474	\$431	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
Jan-24	7	-36.4%	\$792,734	4.76%	\$775,000	4.03%	\$823,914	13.9%	46	64.3%	99%
Jan-23	11	-26.7%	\$756,735	-8.53%	\$745,000	-10.2%	\$723,500	-10.1%	28	115%	100%
Jan-22	15	-21.1%	\$827,325	6.27%	\$830,000	4.4%	\$804,894	4.83%	13	-13.3%	110%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	1	1	1	1	4
\$500-599K	0	1	1	1	2
\$600-699K	1	2	1	2	4
\$700-799K	2	5	4	6	1
\$800-899K	2	0	2	7	1
\$900-999K	0	2	4	1	0
\$1-1.299M	0	0	2	1	0
\$1.3-1.699M	1	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	7	11	15	19	12

Presented by:

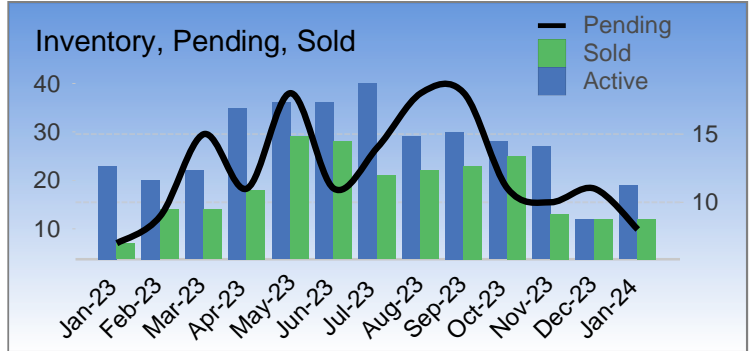
Includes Hercules and Rodeo

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Market Activity Summary:

- Inventory: 19 units were listed for sale as of the last day of January - approximately 1.5 months of inventory.
- Sales Activity: 12 units were sold during January,
- Median Sales Price: \$1,325,000 during January
- Average price per sq.ft. in January was \$730
- Average Days-on-Market (DOM) is approximately 38 days
- Sold over Asking: On average, buyers paid 101% of list price in January



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
Jan-24	19	8	12	1.5	\$1,498,500	\$1,325,000	\$1,497,136	38	\$879	\$730	101%
Dec-23	12	11	12	0.7	\$2,019,250	\$1,607,500	\$2,004,285	32	\$863	\$725	102%
Nov-23	27	10	13	1.4	\$2,063,076	\$1,820,000	\$2,037,538	28	\$865	\$787	100%
Oct-23	28	11	25	1.2	\$2,014,440	\$1,750,000	\$2,006,900	27	\$847	\$809	101%
Sep-23	30	18	23	1.4	\$1,922,217	\$1,785,000	\$1,952,304	33	\$850	\$785	103%
Aug-23	29	18	22	1.2	\$2,522,318	\$1,735,500	\$2,569,845	22	\$804	\$874	103%
Jul-23	40	14	21	1.5	\$2,023,995	\$1,745,000	\$2,077,884	25	\$809	\$850	103%
Jun-23	36	11	28	1.4	\$2,558,357	\$1,967,500	\$2,547,107	26	\$845	\$834	100%
May-23	36	18	29	1.8	\$2,343,793	\$2,300,000	\$2,314,317	21	\$863	\$881	100%
Apr-23	35	11	18	2.3	\$2,557,261	\$2,475,000	\$2,653,500	7	\$839	\$907	106%
Mar-23	22	15	14	1.9	\$1,977,785	\$1,780,758	\$1,983,512	22	\$799	\$869	102%
Feb-23	20	9	14	1.5	\$2,325,920	\$1,880,000	\$2,335,000	16	\$821	\$818	100%
Jan-23	23	7	7	1.4	\$1,698,857	\$1,500,000	\$1,660,571	62	\$826	\$688	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	12	71.4%	\$2,690,398	43.7%	\$1,325,000	-11.7%	\$1,497,136	-9.84%	38	-38.7%	101%
Jan-23	7	-46.2%	\$1,872,493	-29.6%	\$1,500,000	-19.4%	\$1,660,571	-38.1%	62	67.6%	97%
Jan-22	13	-38.1%	\$2,660,285	25.7%	\$1,860,000	12.7%	\$2,683,846	25.8%	37	-5.13%	113%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	1	1	0	0	2
\$1-1.299M	4	2	0	5	0
\$1.3-1.699M	2	1	5	6	4
\$1.7-1.999M	3	1	4	1	2
\$2-2.999M	2	2	3	6	2
>3M	0	0	1	3	1
Total	12	7	13	21	11

Presented by:



Market Activity Summary:

- Inventory: 32 units were listed for sale as of the last day of January - approximately 0.9 months of inventory.
- Sales Activity: 25 units were sold during January,
- Median Sales Price: \$1,250,000 during January
- Average price per sq.ft. in January was \$695
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 101% of list price in January



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
Jan-24	32	31	25	0.9	\$1,226,864	\$1,250,000	\$1,236,079	23	\$771	\$695	101%
Dec-23	20	19	36	0.5	\$1,165,503	\$1,148,750	\$1,190,937	15	\$802	\$697	103%
Nov-23	40	28	44	0.8	\$1,263,508	\$1,125,000	\$1,269,235	21	\$730	\$670	101%
Oct-23	40	41	55	0.7	\$1,216,837	\$1,200,000	\$1,273,772	13	\$747	\$701	105%
Sep-23	52	37	53	0.9	\$1,283,917	\$1,241,000	\$1,330,868	13	\$747	\$708	104%
Aug-23	50	44	59	0.8	\$1,390,497	\$1,335,000	\$1,460,703	13	\$728	\$712	106%
Jul-23	50	33	53	0.8	\$1,209,204	\$1,126,000	\$1,272,937	11	\$741	\$735	106%
Jun-23	40	44	73	0.6	\$1,289,640	\$1,200,000	\$1,346,999	10	\$835	\$715	105%
May-23	39	50	70	0.7	\$1,267,218	\$1,152,500	\$1,313,971	14	\$811	\$689	105%
Apr-23	47	43	60	0.9	\$1,226,456	\$1,229,500	\$1,269,671	16	\$673	\$647	104%
Mar-23	38	51	49	0.8	\$1,198,200	\$1,110,101	\$1,227,920	17	\$653	\$697	103%
Feb-23	39	34	48	0.8	\$1,159,238	\$1,037,500	\$1,166,360	21	\$702	\$657	101%
Jan-23	35	39	41	0.7	\$1,162,983	\$1,075,000	\$1,140,704	38	\$721	\$642	99%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	25	-39%	\$1,425,645	21.5%	\$1,250,000	16.3%	\$1,236,079	8.36%	23	-39.5%	101%
Jan-23	41	-18%	\$1,173,010	1.82%	\$1,075,000	-11.5%	\$1,140,704	-13.9%	38	153%	99%
Jan-22	50	-15.3%	\$1,152,045	12%	\$1,215,000	20.5%	\$1,324,482	22.8%	15	25%	109%

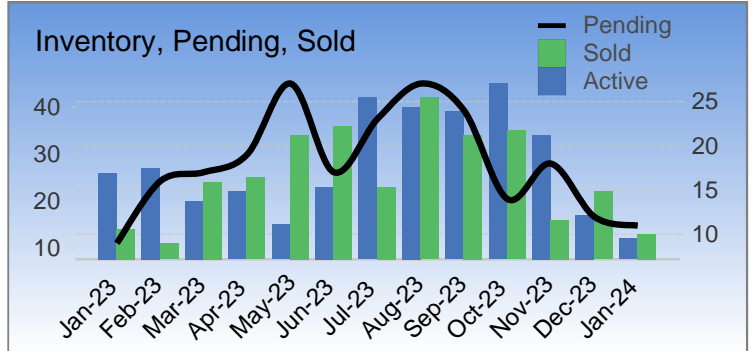
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	1	0	0	0
\$500-599K	0	0	0	1	1
\$600-699K	0	2	1	4	9
\$700-799K	2	2	3	1	12
\$800-899K	1	4	4	12	10
\$900-999K	3	9	4	11	8
\$1-1.299M	11	13	17	16	9
\$1.3-1.699M	5	7	13	11	2
\$1.7-1.999M	2	1	4	2	1
\$2-2.999M	1	2	3	1	1
>3M	0	0	1	0	0
Total	25	41	50	59	53

Presented by:

Market Activity Summary:

- Inventory: units were listed for sale as of the last day of January - approximately months of inventory.
- Sales Activity: 13 units were sold during January,
- Median Sales Price: \$835,000 during January
- Average price per sq.ft. in January was \$470
- Average Days-on-Market (DOM) is approximately 32 days
- Sold over Asking: On average, buyers paid 102% of list price in January



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
Jan-24	12	11	13	0.7	\$843,307	\$835,000	\$851,676	32	\$554	\$470	102%
Dec-23	17	12	22	0.8	\$819,709	\$810,000	\$824,201	31	\$500	\$496	101%
Nov-23	34	18	16	1.2	\$850,796	\$821,500	\$857,937	23	\$465	\$498	101%
Oct-23	45	14	35	1.2	\$903,180	\$802,500	\$903,144	28	\$473	\$529	100%
Sep-23	39	24	34	1.2	\$789,717	\$790,000	\$812,824	14	\$464	\$525	104%
Aug-23	40	27	42	1.2	\$826,987	\$872,500	\$845,756	13	\$485	\$523	101%
Jul-23	42	23	23	1.4	\$913,334	\$779,000	\$906,840	33	\$489	\$496	101%
Jun-23	23	17	36	0.8	\$868,431	\$815,500	\$899,907	19	\$492	\$547	104%
May-23	15	27	34	0.6	\$830,874	\$850,000	\$863,833	20	\$473	\$530	104%
Apr-23	22	19	25	1.2	\$849,560	\$765,250	\$848,357	21	\$544	\$510	100%
Mar-23	20	17	24	1.2	\$720,775	\$760,000	\$751,537	17	\$521	\$508	104%
Feb-23	27	16	11	1.9	\$825,697	\$807,000	\$839,058	27	\$539	\$437	103%
Jan-23	26	9	14	1.4	\$773,559	\$715,000	\$758,563	38	\$508	\$480	99%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	13	-7.14%	\$790,087	-9.47%	\$835,000	16.8%	\$851,676	12.3%	32	-15.8%	102%
Jan-23	14	-57.6%	\$872,727	-10.3%	\$715,000	-15.9%	\$758,563	-10.6%	38	124%	99%
Jan-22	33	3.13%	\$973,427	29.6%	\$850,500	18.1%	\$848,537	4.56%	17	13.3%	104%

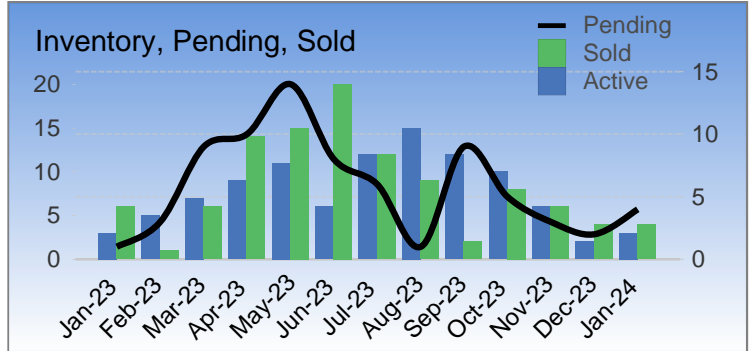
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	3	1	2	2
\$500-599K	1	1	5	4	3
\$600-699K	2	2	4	7	4
\$700-799K	3	3	5	9	6
\$800-899K	2	3	7	6	4
\$900-999K	2	0	7	2	0
\$1-1.299M	3	2	5	4	0
\$1.3-1.699M	0	1	1	0	1
\$1.7-1.999M	0	0	1	0	1
\$2-2.999M	0	0	0	1	0
>3M	0	0	0	0	0
Total	13	15	36	35	21

Presented by:

Market Activity Summary:

- Inventory: 3 units were listed for sale as of the last day of January - approximately 0.6 months of inventory.
- Sales Activity: 4 units were sold during January,
- Median Sales Price: \$1,675,000 during January
- Average price per sq.ft. in January was \$792
- Average Days-on-Market (DOM) is approximately 15 days
- Sold over Asking: On average, buyers paid 104% of list price in January



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
Jan-24	3	4	4	0.6	\$1,709,700	\$1,675,000	\$1,749,950	15	\$684	\$792	104%
Dec-23	2	2	4	0.3	\$2,005,222	\$1,917,500	\$1,927,475	51	\$706	\$721	96%
Nov-23	6	3	6	1.1	\$1,675,980	\$1,648,000	\$1,717,666	36	\$763	\$847	103%
Oct-23	10	5	8	1.6	\$1,852,875	\$1,685,000	\$1,863,125	20	\$796	\$764	100%
Sep-23	12	9	2	1.6	\$2,922,500	\$2,925,000	\$2,925,000	20	\$803	\$848	101%
Aug-23	15	1	9	1.1	\$2,067,333	\$2,105,000	\$2,096,111	21	\$771	\$843	101%
Jul-23	12	6	12	0.8	\$1,828,666	\$1,760,000	\$1,878,083	12	\$825	\$780	103%
Jun-23	6	8	20	0.4	\$2,046,644	\$2,103,000	\$2,149,336	10	\$775	\$868	106%
May-23	11	14	15	0.9	\$1,781,600	\$1,735,000	\$1,854,366	17	\$763	\$879	104%
Apr-23	9	10	14	1.3	\$2,082,440	\$1,952,500	\$2,153,761	9	\$792	\$854	105%
Mar-23	7	9	6	1.8	\$2,014,166	\$2,062,500	\$2,165,000	25	\$788	\$897	107%
Feb-23	5	3	1	1.1	\$2,525,000	\$2,625,000	\$2,625,000	4	\$808	\$845	104%
Jan-23	3	1	6	0.5	\$1,663,833	\$1,715,000	\$1,654,166	49	\$792	\$781	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
Jan-24	4	-33.3%	\$1,926,125	-13%	\$1,675,000	-2.33%	\$1,749,950	5.79%	15	-69.4%	104%
Jan-23	6	20%	\$2,215,000	8.12%	\$1,715,000	-8.53%	\$1,654,166	-25%	49	880%	100%
Jan-22	5	-64.3%	\$2,048,579	17.6%	\$1,875,000	14.1%	\$2,207,000	32%	5	-80%	116%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	1	0	0	1	1
\$1.3-1.699M	2	2	1	6	5
\$1.7-1.999M	0	4	2	5	1
\$2-2.999M	1	0	1	2	2
>3M	0	0	1	0	0
Total	4	6	5	14	9

Presented by:

Market Activity Summary:

- Inventory: 6 units were listed for sale as of the last day of January - approximately 0.4 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$1,720,000 during January
- Average price per sq.ft. in January was \$768
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 102% of list price in January



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
Jan-24	5	14	7	0.4	\$1,639,119	\$1,720,000	\$1,665,857	23	\$713	\$768	102%
Dec-23	8	4	15	0.5	\$1,274,399	\$1,280,000	\$1,271,459	13	\$814	\$808	101%
Nov-23	13	8	19	0.7	\$1,226,245	\$1,288,000	\$1,244,116	19	\$747	\$848	101%
Oct-23	11	16	18	0.6	\$1,380,229	\$1,412,775	\$1,411,308	8	\$824	\$775	102%
Sep-23	16	14	25	0.7	\$1,287,657	\$1,310,004	\$1,343,084	16	\$785	\$843	105%
Aug-23	18	17	28	0.7	\$1,243,238	\$1,337,500	\$1,327,321	11	\$757	\$823	107%
Jul-23	16	21	23	0.6	\$1,210,979	\$1,200,000	\$1,275,304	13	\$778	\$810	106%
Jun-23	19	15	27	0.8	\$1,257,832	\$1,360,000	\$1,347,370	19	\$786	\$849	108%
May-23	22	15	24	1.1	\$1,264,768	\$1,300,500	\$1,342,070	11	\$772	\$826	107%
Apr-23	16	16	23	0.9	\$1,173,203	\$1,205,000	\$1,227,821	12	\$791	\$785	105%
Mar-23	13	19	18	0.9	\$1,208,318	\$1,142,500	\$1,207,277	19	\$814	\$780	100%
Feb-23	19	9	17	1.2	\$1,158,836	\$1,155,000	\$1,186,058	19	\$795	\$789	102%
Jan-23	11	16	13	0.7	\$1,113,110	\$1,098,000	\$1,071,589	37	\$837	\$726	96%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	7	-46.2%	\$1,341,098	6.51%	\$1,720,000	56.6%	\$1,665,857	55.5%	23	-37.8%	102%
Jan-23	13	-38.1%	\$1,259,097	1.18%	\$1,098,000	-17.1%	\$1,071,589	-22.2%	37	311%	96%
Jan-22	21	-16%	\$1,244,465	9.79%	\$1,325,000	16.7%	\$1,377,551	16.1%	9	-10%	117%

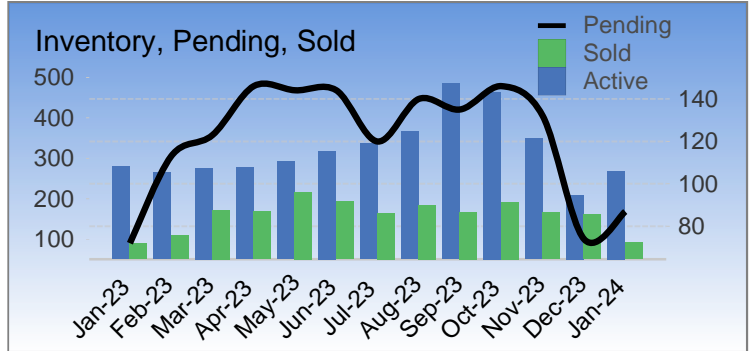
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	3
\$800-899K	0	3	0	4	2
\$900-999K	0	3	1	3	5
\$1-1.299M	1	5	5	10	2
\$1.3-1.699M	2	2	14	7	0
\$1.7-1.999M	3	0	0	1	0
\$2-2.999M	1	0	1	0	0
>3M	0	0	0	0	1
Total	7	13	21	25	13

Presented by:

Market Activity Summary:

- Inventory: 272 units were listed for sale as of the last day of January - approximately 1.9 months of inventory.
- Sales Activity: 92 units were sold during January,
- Median Sales Price: \$732,500 during January
- Average price per sq.ft. in January was \$551
- Average Days-on-Market (DOM) is approximately 46 days
- Sold over Asking: On average, buyers paid 104% of list price in January



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
Jan-24	268	87	92	1.9	\$810,386	\$732,500	\$849,431	46	\$574	\$551	104%
Dec-23	209	74	161	1.2	\$1,097,708	\$955,000	\$1,144,322	31	\$569	\$631	106%
Nov-23	349	132	166	2.0	\$1,062,745	\$1,050,000	\$1,172,029	28	\$558	\$635	110%
Oct-23	464	146	192	2.6	\$1,085,350	\$1,129,000	\$1,221,594	23	\$583	\$712	112%
Sep-23	485	135	167	2.9	\$1,097,026	\$1,125,000	\$1,242,376	28	\$583	\$709	112%
Aug-23	366	140	185	2.1	\$1,031,237	\$975,000	\$1,133,867	28	\$575	\$654	110%
Jul-23	336	120	165	1.8	\$1,073,888	\$1,020,000	\$1,193,431	22	\$577	\$682	112%
Jun-23	318	144	193	1.7	\$1,146,646	\$1,075,000	\$1,294,574	21	\$605	\$706	113%
May-23	292	144	217	1.6	\$1,109,388	\$1,050,000	\$1,240,767	29	\$610	\$704	112%
Apr-23	278	146	169	1.9	\$1,044,711	\$950,000	\$1,181,505	29	\$602	\$658	112%
Mar-23	276	123	172	2.3	\$1,114,569	\$1,050,000	\$1,235,865	31	\$602	\$692	111%
Feb-23	265	113	110	2.4	\$1,003,737	\$845,000	\$1,095,526	38	\$586	\$680	108%
Jan-23	279	72	90	2.0	\$937,056	\$750,000	\$966,897	38	\$577	\$596	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
Jan-24	92	2.22%	\$1,035,402	-5.85%	\$732,500	-2.33%	\$849,431	-12.1%	46	21.1%	104%
Jan-23	90	-33.3%	\$1,099,790	10.1%	\$750,000	-20.2%	\$966,897	-12.1%	38	22.6%	104%
Jan-22	135	-35.1%	\$998,475	0.831%	\$940,000	7.74%	\$1,099,777	4.87%	31	14.8%	111%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	18	12	9	19	28
\$500-599K	14	16	18	25	22
\$600-699K	7	12	11	17	15
\$700-799K	15	9	16	20	11
\$800-899K	6	6	9	26	13
\$900-999K	4	1	13	18	7
\$1-1.299M	15	17	21	33	14
\$1.3-1.699M	8	6	17	28	10
\$1.7-1.999M	2	5	8	8	4
\$2-2.999M	3	4	11	8	1
>3M	0	2	2	5	1
Total	92	90	135	207	126

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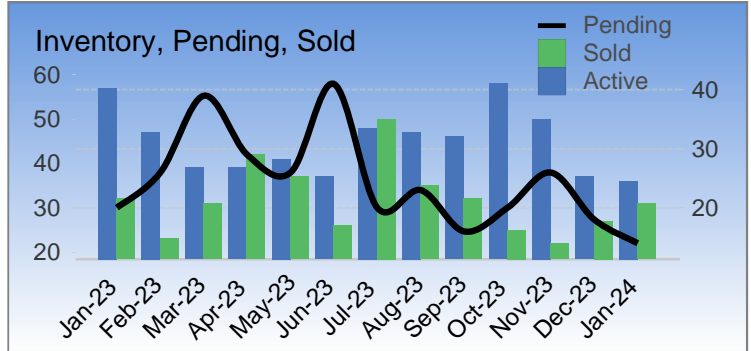
Custom geography for Oakland RES includes Oakland, Emeryville, Piedmont

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Market Activity Summary:

- Inventory: 37 units were listed for sale as of the last day of January - approximately 1.4 months of inventory.
- Sales Activity: 31 units were sold during January,
- Median Sales Price: \$740,000 during January
- Average price per sq.ft. in January was \$338
- Average Days-on-Market (DOM) is approximately 50 days
- Sold over Asking: On average, buyers paid 100% of list price in January



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
Jan-24	36	14	31	1.4	\$740,790	\$740,000	\$739,895	50	\$420	\$338	100%
Dec-23	37	18	27	1.6	\$669,084	\$660,000	\$672,094	56	\$388	\$361	100%
Nov-23	50	26	22	1.9	\$664,593	\$640,500	\$664,010	25	\$358	\$373	100%
Oct-23	58	20	25	1.9	\$700,492	\$689,000	\$700,997	26	\$358	\$339	100%
Sep-23	46	16	32	1.2	\$681,015	\$672,500	\$685,310	24	\$352	\$349	101%
Aug-23	47	23	35	1.3	\$715,227	\$695,000	\$717,985	20	\$362	\$340	101%
Jul-23	48	20	50	1.3	\$708,811	\$683,000	\$716,132	23	\$366	\$337	101%
Jun-23	37	41	26	1.1	\$746,611	\$722,500	\$766,534	15	\$380	\$377	103%
May-23	41	26	37	1.1	\$691,522	\$700,000	\$706,553	23	\$334	\$344	103%
Apr-23	39	29	42	1.3	\$676,770	\$686,147	\$680,563	36	\$327	\$331	101%
Mar-23	39	39	31	1.4	\$667,856	\$674,990	\$663,161	40	\$369	\$328	99%
Feb-23	47	26	23	1.7	\$652,772	\$640,000	\$646,194	30	\$311	\$341	99%
Jan-23	57	20	32	1.8	\$636,147	\$632,537	\$636,471	36	\$320	\$353	101%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	31	-3.13%	\$777,905	9.48%	\$740,000	17%	\$739,895	16.2%	50	38.9%	100%
Jan-23	32	-38.5%	\$710,577	-7.73%	\$632,537	-13.6%	\$636,471	-13.5%	36	44%	101%
Jan-22	52	-1.89%	\$770,144	26.7%	\$732,450	22.1%	\$735,572	22.2%	25	78.6%	103%

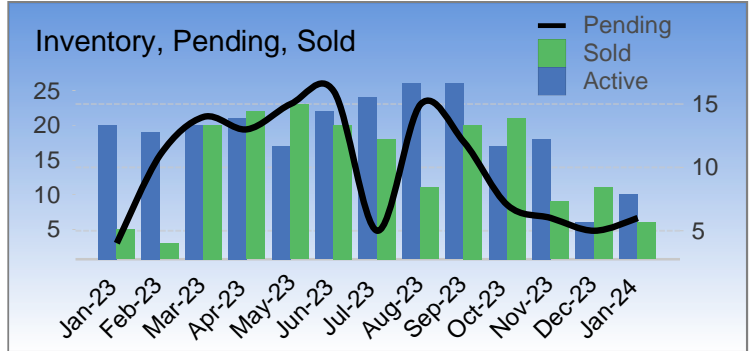
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	2	4	2	8	9
\$500-599K	3	9	7	18	21
\$600-699K	7	11	13	20	2
\$700-799K	8	6	15	5	2
\$800-899K	5	1	11	1	0
\$900-999K	4	0	2	0	2
\$1-1.299M	2	1	2	1	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	31	32	52	53	36

Presented by:

Market Activity Summary:

- Inventory: 10 units were listed for sale as of the last day of January - approximately 1.2 months of inventory.
- Sales Activity: 6 units were sold during January,
- Median Sales Price: \$2,000,000 during January
- Average price per sq.ft. in January was \$750
- Average Days-on-Market (DOM) is approximately 33 days
- Sold over Asking: On average, buyers paid 108% of list price in January



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
Jan-24	10	6	6	1.2	\$1,960,000	\$2,000,000	\$2,012,500	33	\$889	\$750	108%
Dec-23	6	5	11	0.4	\$1,854,727	\$1,600,000	\$1,805,454	20	\$856	\$774	98%
Nov-23	18	6	9	1.1	\$1,733,000	\$2,011,000	\$1,787,250	24	\$822	\$742	105%
Oct-23	17	7	21	1.0	\$2,110,809	\$2,000,000	\$2,092,904	26	\$799	\$773	101%
Sep-23	26	12	20	1.6	\$2,115,800	\$2,002,500	\$2,142,000	19	\$817	\$812	103%
Aug-23	26	15	11	1.6	\$2,161,817	\$2,200,000	\$2,201,363	19	\$802	\$790	103%
Jul-23	24	5	18	1.2	\$2,394,777	\$2,550,000	\$2,442,333	24	\$739	\$849	103%
Jun-23	22	16	20	1.0	\$1,909,300	\$1,925,000	\$2,046,150	14	\$793	\$880	107%
May-23	17	15	23	0.8	\$2,177,347	\$2,030,000	\$2,265,510	20	\$794	\$836	104%
Apr-23	21	13	22	1.4	\$2,004,681	\$1,990,000	\$2,052,954	24	\$755	\$803	103%
Mar-23	20	14	20	2.1	\$2,086,600	\$1,887,500	\$2,076,525	39	\$809	\$812	99%
Feb-23	19	11	3	2.5	\$1,216,000	\$1,210,000	\$1,300,000	30	\$796	\$657	107%
Jan-23	20	4	5	1.8	\$1,753,400	\$1,650,000	\$1,661,448	53	\$754	\$682	95%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	6	20%	\$2,516,206	12.2%	\$2,000,000	21.2%	\$2,012,500	21.1%	33	-37.7%	108%
Jan-23	5	-37.5%	\$2,242,846	40.4%	\$1,650,000	-5.04%	\$1,661,448	-17.3%	53	212%	95%
Jan-22	8	-38.5%	\$1,597,000	-23.3%	\$1,737,500	-6.99%	\$2,009,375	3.25%	17	-52.8%	103%

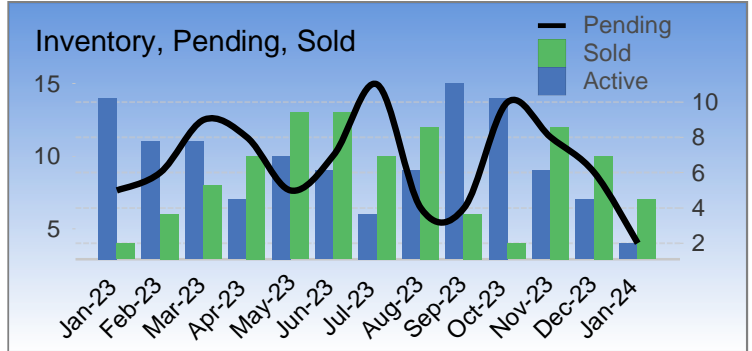
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 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	1
\$1-1.299M	2	1	0	0	4
\$1.3-1.699M	0	3	2	5	3
\$1.7-1.999M	1	0	4	3	4
\$2-2.999M	2	1	1	4	1
>3M	1	0	1	1	1
Total	6	5	8	13	14

Presented by:

Market Activity Summary:

- Inventory: 4 units were listed for sale as of the last day of January - approximately 0.4 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$800,000 during January
- Average price per sq.ft. in January was \$451
- Average Days-on-Market (DOM) is approximately 41 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	4	2	7	0.4	\$787,414	\$800,000	\$777,142	41	\$472	\$451	99%
Dec-23	7	6	10	0.8	\$755,494	\$763,500	\$763,100	36	\$446	\$424	101%
Nov-23	9	8	12	1.2	\$755,666	\$797,500	\$783,190	21	\$435	\$537	104%
Oct-23	14	10	4	1.9	\$803,474	\$790,000	\$843,972	16	\$457	\$501	105%
Sep-23	15	4	6	1.6	\$894,563	\$873,000	\$935,500	15	\$497	\$512	104%
Aug-23	9	4	12	0.8	\$726,570	\$765,500	\$747,729	17	\$476	\$504	103%
Jul-23	6	11	10	0.5	\$694,877	\$730,000	\$735,630	21	\$493	\$483	106%
Jun-23	9	7	13	0.8	\$800,299	\$760,000	\$791,615	33	\$477	\$477	99%
May-23	10	5	13	1.1	\$773,518	\$795,000	\$808,307	31	\$480	\$476	105%
Apr-23	7	8	10	1.1	\$745,290	\$745,000	\$751,340	36	\$531	\$526	101%
Mar-23	11	9	8	1.8	\$749,867	\$743,000	\$763,500	21	\$465	\$451	102%
Feb-23	11	6	6	1.7	\$690,483	\$678,943	\$682,147	28	\$467	\$498	99%
Jan-23	14	5	4	1.5	\$630,737	\$615,000	\$618,750	69	\$483	\$507	98%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	7	75%	\$711,000	-1.9%	\$800,000	30.1%	\$777,142	25.6%	41	-40.6%	99%
Jan-23	4	-50%	\$724,737	-11.5%	\$615,000	-17.9%	\$618,750	-18.8%	69	393%	98%
Jan-22	8	-46.7%	\$818,888	17.5%	\$749,000	7%	\$762,250	10.9%	14	-50%	112%

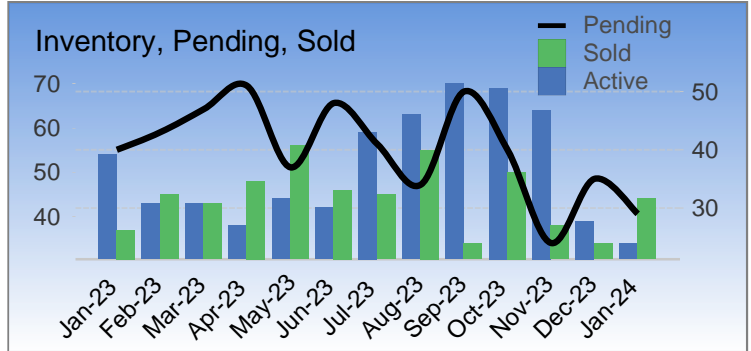
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	1	0	1	1
\$500-599K	0	1	0	1	2
\$600-699K	1	0	0	5	2
\$700-799K	2	2	6	7	0
\$800-899K	4	0	2	0	0
\$900-999K	0	0	0	0	0
\$1-1.299M	0	0	0	1	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	7	4	8	15	5

Presented by:

Market Activity Summary:

- Inventory: 34 units were listed for sale as of the last day of January - approximately 0.9 months of inventory.
- Sales Activity: 44 units were sold during January,
- Median Sales Price: \$629,863 during January
- Average price per sq.ft. in January was \$362
- Average Days-on-Market (DOM) is approximately 50 days
- Sold over Asking: On average, buyers paid 100% of list price in January



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
Jan-24	34	29	44	0.9	\$649,105	\$629,863	\$649,048	50	\$383	\$362	100%
Dec-23	39	35	34	1.1	\$589,840	\$575,000	\$596,682	18	\$369	\$376	102%
Nov-23	64	24	38	1.6	\$655,588	\$704,495	\$663,201	30	\$356	\$356	101%
Oct-23	69	40	50	1.5	\$577,951	\$604,000	\$587,012	20	\$354	\$389	102%
Sep-23	70	50	34	1.6	\$602,839	\$592,500	\$609,088	19	\$358	\$378	101%
Aug-23	63	34	55	1.3	\$611,002	\$629,000	\$623,207	19	\$354	\$380	102%
Jul-23	59	41	45	1.3	\$626,738	\$625,000	\$642,811	17	\$367	\$380	103%
Jun-23	42	48	46	0.9	\$606,592	\$613,500	\$620,449	11	\$353	\$373	103%
May-23	44	37	56	1.0	\$590,077	\$615,000	\$607,219	18	\$358	\$385	103%
Apr-23	38	51	48	0.9	\$611,246	\$612,500	\$624,324	30	\$368	\$383	102%
Mar-23	43	47	43	1.1	\$610,892	\$580,000	\$614,907	41	\$369	\$372	101%
Feb-23	43	43	45	1.1	\$596,435	\$540,000	\$596,978	42	\$367	\$353	100%
Jan-23	54	40	37	1.7	\$569,666	\$535,000	\$562,968	31	\$367	\$369	99%

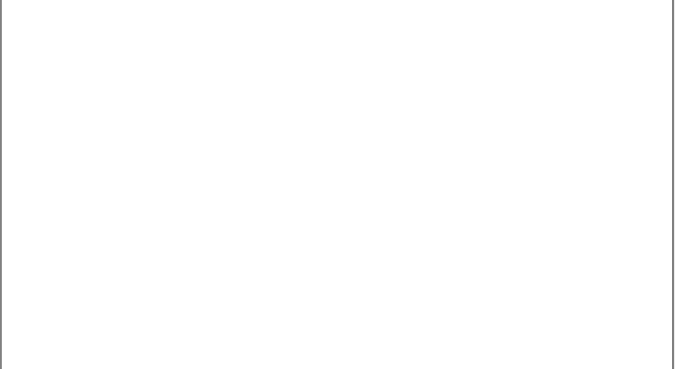
Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	44	18.9%	\$655,821	1.67%	\$629,863	17.7%	\$649,048	15.3%	50	61.3%	100%
Jan-23	37	-38.3%	\$645,060	-3.89%	\$535,000	-17.7%	\$562,968	-16.5%	31	3.33%	99%
Jan-22	60	46.3%	\$671,183	17.6%	\$650,000	13%	\$674,191	20.6%	30	173%	104%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	5	13	5	12	31
\$500-599K	13	10	14	16	8
\$600-699K	13	9	23	8	8
\$700-799K	6	2	6	5	1
\$800-899K	6	1	5	0	0
\$900-999K	0	2	5	0	0
\$1-1.299M	1	0	2	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	44	37	60	41	48

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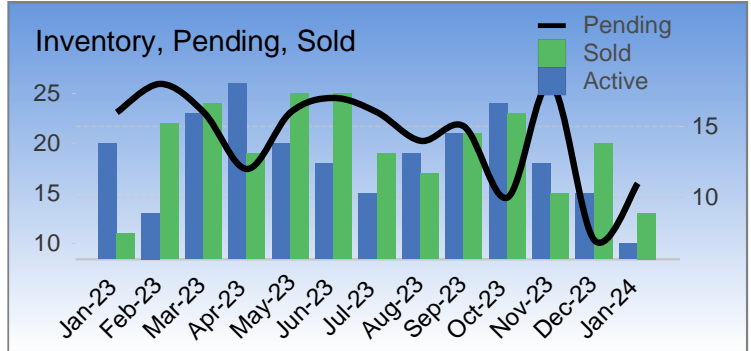
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Deemed reliable but not guaranteed

Market Activity Summary:

- Inventory: 10 units were listed for sale as of the last day of January - approximately 0.6 months of inventory.
- Sales Activity: 13 units were sold during January,
- Median Sales Price: \$1,150,000 during January
- Average price per sq.ft. in January was \$612
- Average Days-on-Market (DOM) is approximately 36 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	10	11	13	0.6	\$1,181,262	\$1,150,000	\$1,165,848	36	\$580	\$612	99%
Dec-23	15	7	20	0.8	\$1,084,295	\$958,500	\$1,076,600	26	\$570	\$614	100%
Nov-23	18	18	15	0.9	\$958,550	\$940,000	\$980,933	18	\$579	\$609	103%
Oct-23	24	10	23	1.2	\$1,164,430	\$1,145,000	\$1,172,426	22	\$617	\$622	101%
Sep-23	21	15	21	1.2	\$1,176,310	\$1,125,000	\$1,197,366	14	\$562	\$644	102%
Aug-23	19	14	17	1.0	\$1,232,823	\$1,325,000	\$1,272,411	17	\$570	\$597	103%
Jul-23	15	16	19	0.7	\$1,144,657	\$1,200,000	\$1,177,599	15	\$611	\$665	103%
Jun-23	18	17	25	0.9	\$1,102,694	\$1,105,000	\$1,154,860	10	\$581	\$695	105%
May-23	20	16	25	0.9	\$1,017,568	\$1,084,000	\$1,082,024	18	\$584	\$702	106%
Apr-23	26	12	19	1.2	\$1,187,684	\$1,220,200	\$1,236,905	13	\$627	\$693	105%
Mar-23	23	16	24	1.2	\$979,283	\$935,000	\$993,566	13	\$623	\$626	101%
Feb-23	13	18	22	0.8	\$1,029,939	\$1,057,000	\$1,028,631	34	\$622	\$615	100%
Jan-23	20	16	11	1.2	\$1,051,450	\$989,000	\$1,067,272	42	\$587	\$606	101%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	13	18.2%	\$1,127,195	5.22%	\$1,150,000	16.3%	\$1,165,848	9.24%	36	-14.3%	99%
Jan-23	11	-26.7%	\$1,071,245	1.8%	\$989,000	-14%	\$1,067,272	-4.88%	42	180%	101%
Jan-22	15	-54.5%	\$1,052,254	7.58%	\$1,150,000	21.1%	\$1,122,066	18.7%	15	-51.6%	108%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	1	1
\$500-599K	0	0	0	1	2
\$600-699K	1	0	0	1	2
\$700-799K	3	2	3	6	1
\$800-899K	0	2	2	6	1
\$900-999K	1	2	1	4	3
\$1-1.299M	4	4	4	11	1
\$1.3-1.699M	3	0	4	3	0
\$1.7-1.999M	0	0	1	0	0
\$2-2.999M	1	1	0	0	0
>3M	0	0	0	0	0
Total	13	11	15	33	11

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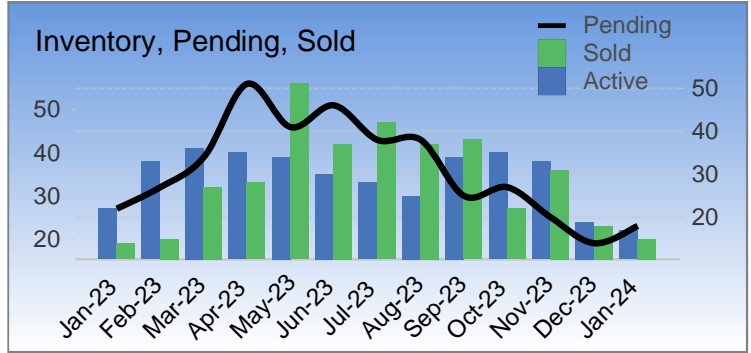
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Deemed reliable but not guaranteed

Market Activity Summary:

- Inventory: 22 units were listed for sale as of the last day of January - approximately 0.8 months of inventory.
- Sales Activity: 20 units were sold during January,
- Median Sales Price: \$1,725,000 during January
- Average price per sq.ft. in January was \$856
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 100% of list price in January



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
Jan-24	22	18	20	0.8	\$2,489,241	\$1,725,000	\$2,458,081	31	\$829	\$856	100%
Dec-23	24	14	23	0.9	\$1,701,516	\$1,501,000	\$1,739,647	14	\$841	\$847	104%
Nov-23	38	20	36	1.1	\$1,842,494	\$1,706,000	\$1,872,159	12	\$841	\$811	102%
Oct-23	40	27	27	1.2	\$2,040,654	\$1,735,000	\$2,064,753	14	\$851	\$816	102%
Sep-23	39	25	43	0.9	\$1,971,236	\$1,725,000	\$1,993,600	11	\$836	\$848	102%
Aug-23	30	38	42	0.7	\$2,090,983	\$1,855,000	\$2,085,044	16	\$844	\$856	100%
Jul-23	33	38	47	0.7	\$1,953,506	\$1,825,000	\$2,020,170	12	\$827	\$877	105%
Jun-23	35	46	42	0.8	\$1,859,515	\$1,690,000	\$1,930,478	13	\$864	\$858	105%
May-23	39	41	56	1.0	\$1,815,542	\$1,797,500	\$1,870,794	13	\$886	\$859	104%
Apr-23	40	51	33	1.4	\$1,840,535	\$1,750,000	\$1,897,272	9	\$869	\$853	104%
Mar-23	41	34	32	1.7	\$2,072,874	\$1,848,500	\$2,048,625	18	\$868	\$793	100%
Feb-23	38	27	20	2.0	\$1,743,289	\$1,491,000	\$1,701,425	36	\$850	\$768	99%
Jan-23	27	22	19	1.1	\$1,693,505	\$1,480,000	\$1,652,612	43	\$851	\$754	98%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	20	5.26%	\$2,265,603	5.65%	\$1,725,000	16.6%	\$2,458,081	48.7%	31	-27.9%	100%
Jan-23	19	-20.8%	\$2,144,483	7.66%	\$1,480,000	-18.9%	\$1,652,612	-13.8%	43	514%	98%
Jan-22	24	-52%	\$1,991,834	41%	\$1,825,000	29.2%	\$1,917,625	20.8%	7	-41.7%	111%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	1	0
\$700-799K	0	0	0	0	0
\$800-899K	0	0	0	0	1
\$900-999K	0	0	0	2	3
\$1-1.299M	2	6	1	16	12
\$1.3-1.699M	8	9	9	16	2
\$1.7-1.999M	1	2	7	3	4
\$2-2.999M	4	0	5	10	2
>3M	5	2	2	2	1
Total	20	19	24	50	25

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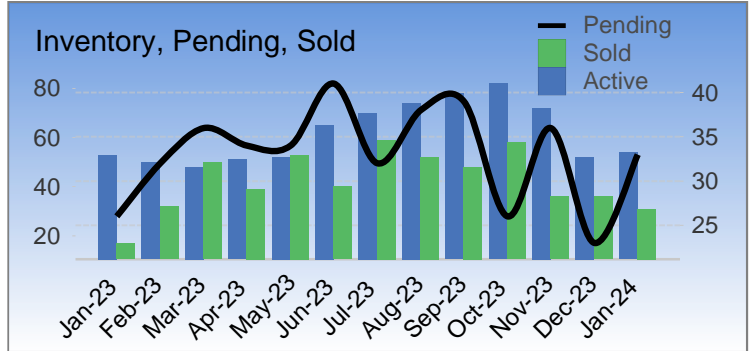
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Deemed reliable but not guaranteed

Market Activity Summary:

- Inventory: 56 units were listed for sale as of the last day of January - approximately 1.6 months of inventory.
- Sales Activity: 31 units were sold during January,
- Median Sales Price: \$585,000 during January
- Average price per sq.ft. in January was \$537
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 103% of list price in January



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
Jan-24	54	33	31	1.6	\$562,707	\$585,000	\$581,346	31	\$537	\$537	103%
Dec-23	52	23	36	1.3	\$625,700	\$558,000	\$632,650	27	\$549	\$495	102%
Nov-23	72	36	36	1.6	\$691,933	\$680,000	\$730,775	18	\$547	\$483	106%
Oct-23	82	26	58	1.6	\$636,370	\$625,000	\$659,452	19	\$526	\$503	104%
Sep-23	78	39	48	1.5	\$745,809	\$692,800	\$789,714	19	\$518	\$557	106%
Aug-23	74	38	52	1.5	\$736,872	\$712,500	\$776,307	22	\$500	\$567	106%
Jul-23	70	32	59	1.5	\$670,579	\$705,000	\$718,408	21	\$498	\$552	107%
Jun-23	65	41	40	1.6	\$726,850	\$735,000	\$778,004	22	\$498	\$526	108%
May-23	52	34	53	1.1	\$624,966	\$618,888	\$668,878	32	\$512	\$532	107%
Apr-23	51	34	39	1.3	\$722,126	\$680,000	\$758,868	31	\$485	\$491	105%
Mar-23	48	36	50	1.6	\$661,397	\$637,500	\$674,370	35	\$490	\$479	102%
Feb-23	50	32	32	1.8	\$692,354	\$660,000	\$699,968	45	\$463	\$482	101%
Jan-23	53	26	17	1.6	\$707,105	\$633,000	\$700,294	50	\$464	\$469	99%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	31	82.4%	\$708,038	9.16%	\$585,000	-7.58%	\$581,346	-17%	31	-38%	103%
Jan-23	17	-58.5%	\$648,599	-1.56%	\$633,000	-6.91%	\$700,294	0.555%	50	138%	99%
Jan-22	41	-19.6%	\$658,901	10.7%	\$680,000	17.2%	\$696,432	8.1%	21	-8.7%	107%

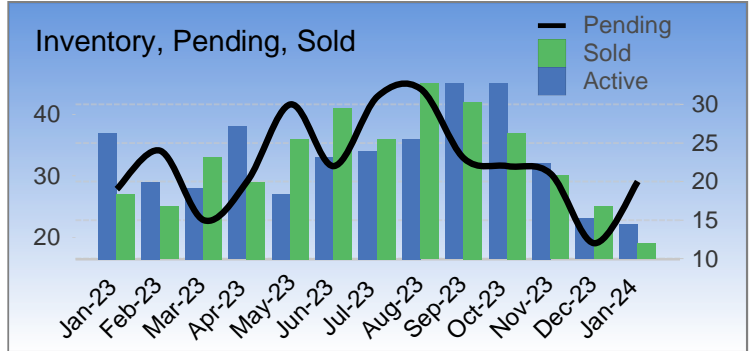
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	8	2	2	12	17
\$500-599K	10	5	10	17	14
\$600-699K	7	3	9	7	7
\$700-799K	4	2	10	5	3
\$800-899K	2	2	6	4	2
\$900-999K	0	0	2	5	3
\$1-1.299M	0	3	2	0	0
\$1.3-1.699M	0	0	0	0	1
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	1	0
>3M	0	0	0	0	0
Total	31	17	41	51	47

Presented by:

Market Activity Summary:

- Inventory: 23 units were listed for sale as of the last day of January - approximately 0.9 months of inventory.
- Sales Activity: 19 units were sold during January,
- Median Sales Price: \$805,000 during January
- Average price per sq.ft. in January was \$602
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 105% of list price in January



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
Jan-24	22	20	19	0.9	\$820,205	\$805,000	\$859,726	23	\$667	\$602	105%
Dec-23	23	12	25	0.8	\$860,957	\$800,000	\$866,045	25	\$650	\$643	101%
Nov-23	32	21	30	0.9	\$847,689	\$844,000	\$871,216	16	\$676	\$604	103%
Oct-23	45	22	37	1.1	\$886,290	\$850,000	\$938,351	18	\$648	\$642	105%
Sep-23	45	23	42	1.1	\$795,704	\$840,000	\$857,533	12	\$669	\$683	108%
Aug-23	36	32	45	0.9	\$887,027	\$900,000	\$952,151	15	\$650	\$610	107%
Jul-23	34	31	36	0.9	\$879,627	\$837,500	\$936,131	18	\$663	\$627	108%
Jun-23	33	22	41	1.0	\$857,557	\$865,000	\$919,914	10	\$651	\$666	108%
May-23	27	30	36	0.8	\$929,850	\$937,500	\$999,475	22	\$679	\$582	107%
Apr-23	38	20	29	1.3	\$845,922	\$838,000	\$887,340	18	\$637	\$613	105%
Mar-23	28	15	33	1.2	\$832,284	\$840,000	\$861,272	19	\$645	\$638	104%
Feb-23	29	24	25	1.1	\$785,950	\$778,000	\$812,120	38	\$643	\$641	103%
Jan-23	37	19	27	1.3	\$795,097	\$790,000	\$799,685	26	\$618	\$563	101%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	19	-29.6%	\$836,390	-1.18%	\$805,000	1.9%	\$859,726	7.51%	23	-11.5%	105%
Jan-23	27	-28.9%	\$846,392	-1.72%	\$790,000	-13.9%	\$799,685	-16%	26	73.3%	101%
Jan-22	38	-5%	\$861,182	11.7%	\$917,500	16%	\$952,494	18%	15	36.4%	111%

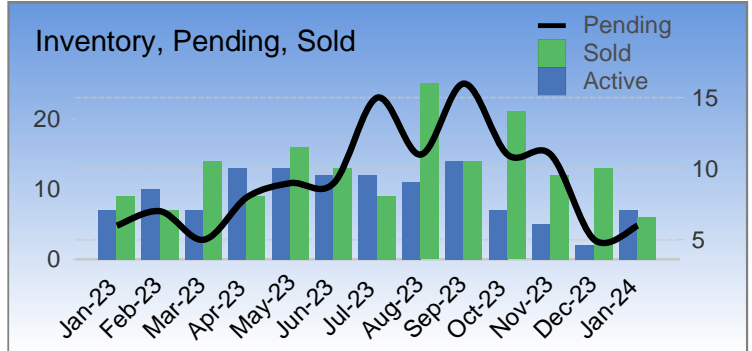
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	1	0	0	1
\$500-599K	0	1	0	0	2
\$600-699K	4	2	1	5	10
\$700-799K	4	10	8	15	5
\$800-899K	5	8	4	12	3
\$900-999K	2	3	14	6	3
\$1-1.299M	3	2	9	2	0
\$1.3-1.699M	1	0	1	0	1
\$1.7-1.999M	0	0	1	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	19	27	38	40	25

Presented by:

Market Activity Summary:

- Inventory: 7 units were listed for sale as of the last day of January - approximately 0.7 months of inventory.
- Sales Activity: 6 units were sold during January,
- Median Sales Price: \$779,444 during January
- Average price per sq.ft. in January was \$673
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 103% of list price in January



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
Jan-24	7	6	6	0.7	\$740,166	\$779,444	\$762,148	19	\$722	\$673	103%
Dec-23	2	5	13	0.2	\$808,692	\$856,000	\$860,769	15	\$540	\$694	107%
Nov-23	5	11	12	0.3	\$778,240	\$795,000	\$800,437	17	\$608	\$638	104%
Oct-23	7	11	21	0.4	\$770,408	\$810,000	\$822,852	12	\$651	\$652	107%
Sep-23	14	16	14	0.9	\$788,134	\$844,250	\$818,964	13	\$607	\$692	104%
Aug-23	11	11	25	0.7	\$839,260	\$870,000	\$877,868	17	\$599	\$642	105%
Jul-23	12	15	9	1.0	\$768,222	\$818,000	\$791,444	17	\$644	\$764	103%
Jun-23	12	9	13	1.0	\$780,598	\$850,000	\$829,138	10	\$629	\$646	106%
May-23	13	9	16	1.0	\$803,162	\$829,400	\$837,425	14	\$624	\$574	104%
Apr-23	13	8	9	1.3	\$832,320	\$840,000	\$884,444	13	\$644	\$578	106%
Mar-23	7	5	14	0.7	\$797,559	\$820,000	\$817,642	17	\$539	\$635	103%
Feb-23	10	7	7	1.2	\$779,414	\$770,000	\$804,285	13	\$616	\$611	104%
Jan-23	7	6	9	0.8	\$779,444	\$745,000	\$749,305	50	\$559	\$628	96%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	6	-33.3%	\$897,407	16%	\$779,444	4.62%	\$762,148	1.71%	19	-62%	103%
Jan-23	9	-25%	\$773,759	-9.08%	\$745,000	-16.8%	\$749,305	-13.2%	50	257%	96%
Jan-22	12	-47.8%	\$851,069	14.6%	\$895,000	17.3%	\$863,342	14%	14	-17.6%	105%

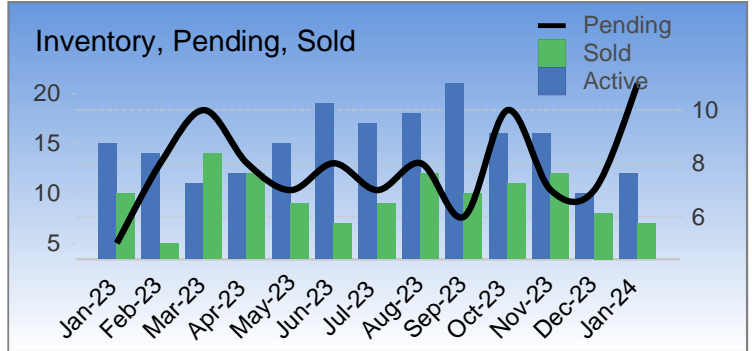
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	1	1	0	0
\$600-699K	1	1	1	5	9
\$700-799K	4	5	1	9	5
\$800-899K	1	1	3	9	0
\$900-999K	0	1	4	0	0
\$1-1.299M	0	0	2	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	6	9	12	23	14

Presented by:

Market Activity Summary:

- Inventory: 13 units were listed for sale as of the last day of January - approximately 1.4 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$550,000 during January
- Average price per sq.ft. in January was \$478
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 108% of list price in January



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
Jan-24	12	11	7	1.4	\$524,828	\$550,000	\$555,428	22	\$530	\$478	108%
Dec-23	10	7	8	1.0	\$547,647	\$540,000	\$555,085	21	\$476	\$524	102%
Nov-23	16	7	12	1.5	\$545,316	\$575,000	\$559,500	18	\$467	\$475	105%
Oct-23	16	10	11	1.5	\$614,272	\$650,000	\$642,000	30	\$503	\$508	104%
Sep-23	21	6	10	2.1	\$578,599	\$611,000	\$594,900	18	\$486	\$530	102%
Aug-23	18	8	12	2.0	\$598,241	\$590,000	\$605,083	31	\$514	\$506	101%
Jul-23	17	7	9	2.0	\$653,419	\$685,000	\$682,829	32	\$527	\$554	104%
Jun-23	19	8	7	2.0	\$572,500	\$640,000	\$604,285	16	\$529	\$519	105%
May-23	15	7	9	1.3	\$627,416	\$700,000	\$665,666	34	\$554	\$584	107%
Apr-23	12	8	12	1.2	\$628,074	\$697,500	\$660,500	20	\$509	\$512	106%
Mar-23	11	10	14	1.1	\$586,267	\$564,950	\$588,850	39	\$507	\$518	100%
Feb-23	14	8	5	1.8	\$509,280	\$525,000	\$513,275	39	\$531	\$412	102%
Jan-23	15	5	10	1.5	\$578,680	\$550,000	\$562,850	37	\$514	\$458	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	7	-30%	\$606,481	10.2%	\$550,000	0%	\$555,428	-1.32%	22	-40.5%	108%
Jan-23	10	11.1%	\$550,352	-12.6%	\$550,000	-3.51%	\$562,850	-7.43%	37	85%	97%
Jan-22	9	0%	\$629,640	10.1%	\$570,000	8.57%	\$608,000	16.5%	20	-16.7%	103%

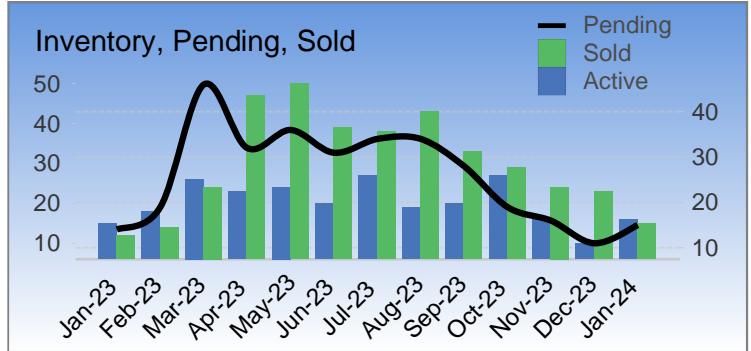
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	3	2	0	3	8
\$500-599K	1	4	5	6	8
\$600-699K	2	2	2	0	2
\$700-799K	1	2	2	0	0
\$800-899K	0	0	0	0	0
\$900-999K	0	0	0	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	7	10	9	9	18

Presented by:

Market Activity Summary:

- Inventory: 16 units were listed for sale as of the last day of January - approximately 0.8 months of inventory.
- Sales Activity: 15 units were sold during January,
- Median Sales Price: \$1,680,000 during January
- Average price per sq.ft. in January was \$793
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 102% of list price in January



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
Jan-24	16	15	15	0.8	\$1,749,103	\$1,680,000	\$1,779,600	31	\$808	\$793	102%
Dec-23	10	11	23	0.4	\$1,647,616	\$1,550,000	\$1,650,519	17	\$789	\$816	100%
Nov-23	16	16	24	0.6	\$1,887,270	\$1,699,000	\$1,899,229	19	\$776	\$744	101%
Oct-23	27	19	29	0.8	\$1,914,749	\$1,839,001	\$1,929,739	13	\$764	\$758	101%
Sep-23	20	28	33	0.5	\$1,800,338	\$1,770,000	\$1,833,322	14	\$737	\$754	102%
Aug-23	19	34	43	0.5	\$1,739,802	\$1,680,000	\$1,791,255	12	\$689	\$819	104%
Jul-23	27	34	38	0.6	\$1,930,453	\$1,862,500	\$1,962,009	14	\$729	\$764	103%
Jun-23	20	31	39	0.4	\$1,832,038	\$1,850,000	\$1,898,074	11	\$704	\$783	104%
May-23	24	36	50	0.6	\$1,775,885	\$1,760,000	\$1,848,258	10	\$704	\$774	104%
Apr-23	23	32	47	0.8	\$1,775,521	\$1,715,000	\$1,832,489	22	\$724	\$774	105%
Mar-23	26	46	24	1.6	\$1,826,306	\$1,793,500	\$1,866,970	15	\$750	\$771	103%
Feb-23	18	19	14	1.2	\$1,645,928	\$1,607,500	\$1,613,196	51	\$727	\$728	98%
Jan-23	15	14	12	0.7	\$1,789,800	\$1,516,500	\$1,730,000	19	\$742	\$714	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	15	25%	\$1,661,666	-4.78%	\$1,680,000	10.8%	\$1,779,600	2.87%	31	63.2%	102%
Jan-23	12	-58.6%	\$1,745,040	0.867%	\$1,516,500	-28.3%	\$1,730,000	-19.4%	19	171%	97%
Jan-22	29	-19.4%	\$1,730,046	23.5%	\$2,115,000	56.4%	\$2,146,258	47.3%	7	-50%	112%

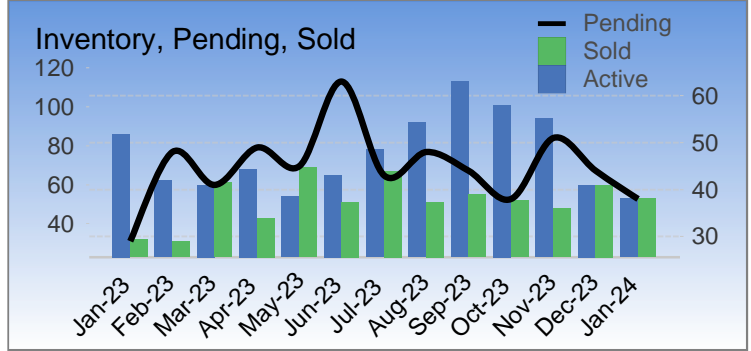
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	1	1
\$700-799K	1	0	0	1	3
\$800-899K	0	0	0	0	4
\$900-999K	0	0	0	0	2
\$1-1.299M	1	2	1	12	7
\$1.3-1.699M	6	6	3	14	6
\$1.7-1.999M	3	1	8	4	1
\$2-2.999M	4	2	15	4	3
>3M	0	1	2	0	0
Total	15	12	29	36	27

Presented by:

Market Activity Summary:

- Inventory: 54 units were listed for sale as of the last day of January - approximately 1.0 months of inventory.
- Sales Activity: 53 units were sold during January,
- Median Sales Price: \$686,500 during January
- Average price per sq.ft. in January was \$371
- Average Days-on-Market (DOM) is approximately 49 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	53	38	53	1.0	\$707,221	\$686,500	\$702,114	49	\$526	\$371	99%
Dec-23	60	44	60	1.1	\$752,206	\$703,500	\$739,738	25	\$521	\$367	99%
Nov-23	94	51	48	1.8	\$753,931	\$700,000	\$752,138	26	\$454	\$384	100%
Oct-23	101	38	52	2.1	\$732,928	\$680,000	\$730,461	20	\$407	\$383	100%
Sep-23	113	44	55	2.0	\$799,522	\$749,000	\$798,298	22	\$436	\$364	100%
Aug-23	92	48	51	1.7	\$755,608	\$714,020	\$749,759	24	\$445	\$363	100%
Jul-23	78	43	67	1.3	\$748,973	\$710,000	\$756,777	15	\$418	\$376	102%
Jun-23	65	63	51	1.3	\$715,244	\$699,950	\$718,491	21	\$427	\$366	101%
May-23	54	45	69	1.0	\$710,135	\$700,000	\$704,398	22	\$429	\$349	100%
Apr-23	68	49	43	1.7	\$727,334	\$725,000	\$716,058	32	\$404	\$361	99%
Mar-23	60	41	61	1.5	\$725,286	\$705,000	\$720,445	44	\$406	\$346	100%
Feb-23	62	48	31	1.6	\$718,409	\$650,000	\$700,101	49	\$403	\$339	98%
Jan-23	86	29	32	2.0	\$703,405	\$685,000	\$678,489	67	\$385	\$336	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	53	65.6%	\$742,630	-1.25%	\$686,500	0.219%	\$702,114	3.48%	49	-26.9%	99%
Jan-23	32	-54.3%	\$752,022	-6.45%	\$685,000	-8.97%	\$678,489	-11.9%	67	253%	97%
Jan-22	70	29.6%	\$803,842	29.6%	\$752,500	28.6%	\$770,571	17.7%	19	-24%	103%

Sales Activity and Price Trends

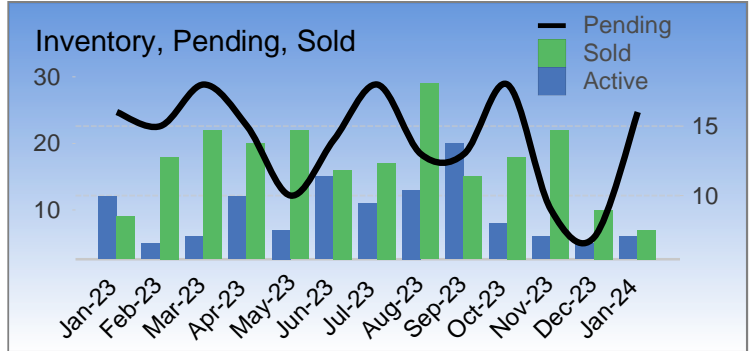
Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	4	4	5	14	42
\$500-599K	11	7	7	16	26
\$600-699K	13	7	14	6	6
\$700-799K	11	7	15	8	0
\$800-899K	8	4	17	3	0
\$900-999K	3	1	5	3	0
\$1-1.299M	3	2	6	1	2
\$1.3-1.699M	0	0	0	3	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	1	0	0
>3M	0	0	0	0	0
Total	53	32	70	54	76

Presented by:



Market Activity Summary:

- Inventory: 6 units were listed for sale as of the last day of January - approximately 0.5 months of inventory.
- Sales Activity: 7 units were sold during January,
- Median Sales Price: \$1,250,000 during January
- Average price per sq.ft. in January was \$765
- Average Days-on-Market (DOM) is approximately 21 days
- Sold over Asking: On average, buyers paid 99% of list price in January



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
Jan-24	6	16	7	0.5	\$1,130,992	\$1,250,000	\$1,119,285	21	\$774	\$765	99%
Dec-23	5	7	10	0.3	\$1,147,172	\$1,142,500	\$1,215,900	10	\$745	\$767	106%
Nov-23	6	9	22	0.3	\$1,312,618	\$1,290,000	\$1,335,631	20	\$763	\$767	102%
Oct-23	8	18	18	0.4	\$1,262,148	\$1,229,000	\$1,333,916	15	\$757	\$813	106%
Sep-23	20	13	15	1.0	\$1,386,845	\$1,450,000	\$1,460,555	14	\$786	\$844	106%
Aug-23	13	13	29	0.6	\$1,337,603	\$1,325,000	\$1,390,344	15	\$797	\$790	104%
Jul-23	11	18	17	0.6	\$1,341,210	\$1,425,000	\$1,433,058	9	\$758	\$825	108%
Jun-23	15	14	16	0.8	\$1,222,104	\$1,352,500	\$1,291,437	9	\$770	\$795	105%
May-23	7	10	22	0.4	\$1,345,662	\$1,375,000	\$1,415,156	8	\$748	\$790	106%
Apr-23	12	15	20	0.7	\$1,239,886	\$1,288,000	\$1,298,949	8	\$755	\$792	105%
Mar-23	6	18	22	0.4	\$1,229,225	\$1,290,000	\$1,293,818	24	\$663	\$785	106%
Feb-23	5	15	18	0.3	\$1,318,476	\$1,340,000	\$1,328,272	14	\$657	\$758	101%
Jan-23	12	16	9	0.8	\$1,243,988	\$1,306,500	\$1,203,055	49	\$753	\$718	97%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	7	-22.2%	\$1,275,230	-4.52%	\$1,250,000	-4.32%	\$1,119,285	-6.96%	21	-57.1%	99%
Jan-23	9	-60.9%	\$1,335,636	-1.23%	\$1,306,500	-16.2%	\$1,203,055	-19%	49	277%	97%
Jan-22	23	9.52%	\$1,352,207	36.5%	\$1,560,000	47.2%	\$1,484,734	35.4%	13	62.5%	114%

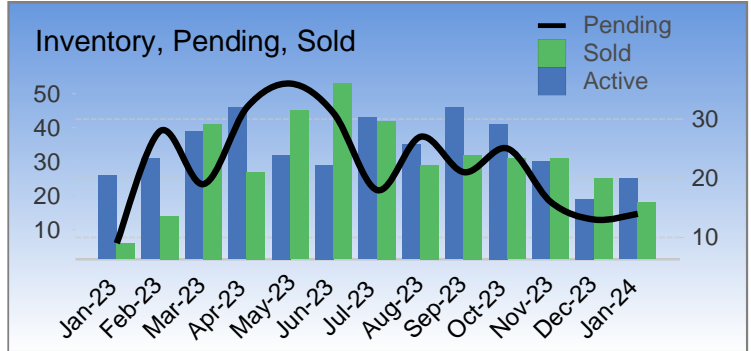
Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	1	1
\$700-799K	1	0	0	1	1
\$800-899K	1	2	0	2	4
\$900-999K	1	0	3	4	2
\$1-1.299M	1	2	4	9	2
\$1.3-1.699M	3	5	10	4	1
\$1.7-1.999M	0	0	5	0	0
\$2-2.999M	0	0	1	0	0
>3M	0	0	0	0	0
Total	7	9	23	21	11

Presented by:

Market Activity Summary:

- Inventory: 26 units were listed for sale as of the last day of January - approximately 1.1 months of inventory.
- Sales Activity: 18 units were sold during January,
- Median Sales Price: \$1,462,500 during January
- Average price per sq.ft. in January was \$683
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 101% of list price in January



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
Jan-24	25	14	18	1.1	\$1,471,550	\$1,462,500	\$1,476,330	31	\$772	\$683	101%
Dec-23	19	13	25	0.7	\$1,406,631	\$1,400,000	\$1,424,908	21	\$804	\$715	102%
Nov-23	30	16	31	1.0	\$1,597,193	\$1,420,000	\$1,600,580	17	\$737	\$718	101%
Oct-23	41	25	31	1.4	\$1,510,864	\$1,511,250	\$1,526,294	17	\$780	\$756	102%
Sep-23	46	21	32	1.4	\$1,652,668	\$1,465,000	\$1,689,765	22	\$754	\$768	104%
Aug-23	35	27	29	0.8	\$1,448,618	\$1,400,000	\$1,484,896	18	\$775	\$760	103%
Jul-23	43	18	42	0.9	\$1,666,356	\$1,505,000	\$1,729,309	16	\$792	\$753	105%
Jun-23	29	31	53	0.7	\$1,590,820	\$1,527,000	\$1,649,294	24	\$769	\$746	104%
May-23	32	36	45	0.9	\$1,720,608	\$1,615,000	\$1,793,666	19	\$744	\$731	106%
Apr-23	46	32	27	1.7	\$1,509,621	\$1,425,000	\$1,532,888	18	\$723	\$793	101%
Mar-23	39	19	41	1.9	\$1,553,619	\$1,515,000	\$1,576,325	20	\$757	\$729	102%
Feb-23	31	28	14	2.2	\$1,642,777	\$1,480,000	\$1,644,744	23	\$735	\$687	104%
Jan-23	26	9	6	1.2	\$1,701,910	\$1,430,000	\$1,741,660	42	\$714	\$678	101%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jan-24	18	200%	\$1,640,957	-11.8%	\$1,462,500	2.27%	\$1,476,330	-15.2%	31	-26.2%	101%
Jan-23	6	-82.4%	\$1,859,978	16.3%	\$1,430,000	-8.04%	\$1,741,660	8.76%	42	223%	101%
Jan-22	34	-19%	\$1,599,724	13%	\$1,555,000	24.6%	\$1,601,389	22.5%	13	-50%	110%

Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	1	0	0	1	0
\$700-799K	0	0	0	2	0
\$800-899K	0	0	1	1	2
\$900-999K	0	0	1	7	8
\$1-1.299M	4	2	5	12	10
\$1.3-1.699M	9	2	12	12	5
\$1.7-1.999M	3	1	12	5	4
\$2-2.999M	1	0	2	2	0
>3M	0	1	1	0	0
Total	18	6	34	42	29

Presented by: