

Alameda: Detached Single-Family Homes

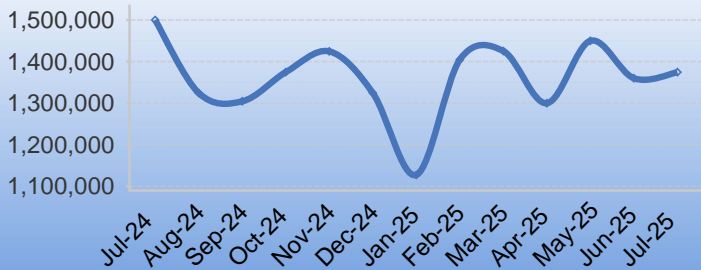
July 2025

Market Activity Summary:

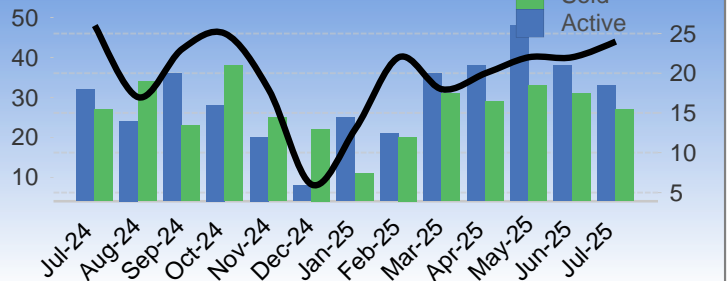
- Inventory: 33 units were listed for sale as of the last day of July - approximately 1.1 months of inventory.
- Sales Activity: 27 units were sold during July,
- Median Sales Price: \$1,375,000 during July
- Average price per sq.ft. in July was \$816
- Average Days-on-Market (DOM) is approximately 27 days
- Sold over Asking: On average, buyers paid 111% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	33	24	27	1.1	\$1,248,259	\$1,375,000	\$1,384,938	27	\$749	\$816	111%
Jun-25	38	22	31	1.3	\$1,370,687	\$1,360,000	\$1,508,944	17	\$756	\$847	111%
May-25	48	22	33	1.5	\$1,320,538	\$1,450,000	\$1,499,236	14	\$776	\$866	115%
Apr-25	38	20	29	1.5	\$1,201,379	\$1,300,000	\$1,357,120	16	\$744	\$821	113%
Mar-25	36	18	31	1.7	\$1,261,258	\$1,426,000	\$1,426,754	19	\$728	\$838	115%
Feb-25	21	22	20	1.2	\$1,151,550	\$1,405,000	\$1,335,820	13	\$725	\$852	117%
Jan-25	25	13	11	1.3	\$1,261,330	\$1,128,000	\$1,326,340	19	\$689	\$785	108%
Dec-24	8	6	22	0.3	\$1,433,172	\$1,324,500	\$1,505,545	35	\$766	\$722	108%
Nov-24	20	18	25	0.7	\$1,295,539	\$1,425,000	\$1,444,635	24	\$794	\$796	112%
Oct-24	28	25	38	0.9	\$1,204,102	\$1,375,000	\$1,348,492	24	\$761	\$800	114%
Sep-24	36	23	23	1.3	\$1,263,995	\$1,305,000	\$1,357,429	21	\$670	\$738	108%
Aug-24	24	17	34	0.8	\$1,278,761	\$1,325,000	\$1,370,852	22	\$678	\$788	108%
Jul-24	32	26	27	1.2	\$1,411,106	\$1,500,000	\$1,527,292	13	\$695	\$829	110%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	27	0%	\$1,411,256	3.28%	\$1,375,000	-8.33%	\$1,384,938	-9.32%	27	108%	111%
Jul-24	27	22.7%	\$1,366,496	10.1%	\$1,500,000	8.11%	\$1,527,292	4.55%	13	8.33%	110%
Jul-23	22	-37.1%	\$1,240,781	-9.75%	\$1,387,500	-4.7%	\$1,460,763	-1.35%	12	-33.3%	117%

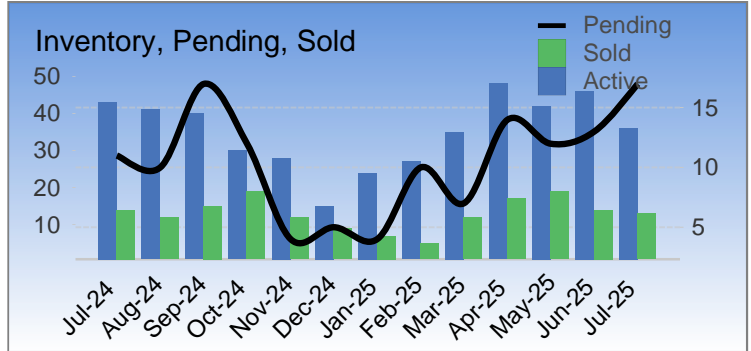
Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	1	0	1	1
\$500-599K	0	1	0	1	0
\$600-699K	3	1	0	3	1
\$700-799K	6	3	8	2	6
\$800-899K	6	5	7	7	4
\$900-999K	7	5	15	6	9
\$1-1.299M	48	37	45	43	45
\$1.3-1.699M	74	66	52	94	82
\$1.7-1.999M	26	22	18	31	18
\$2-2.999M	11	10	10	36	14
>3M	1	2	0	3	1
Total	182	153	155	227	181

Presented by:

Market Activity Summary:

- Inventory: 36 units were listed for sale as of the last day of July - approximately 2.5 months of inventory.
- Sales Activity: 13 units were sold during July,
- Median Sales Price: \$3,150,000 during July
- Average price per sq.ft. in July was \$840
- Average Days-on-Market (DOM) is approximately 28 days
- Sold over Asking: On average, buyers paid 101% of list price in July



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
Jul-25	36	17	13	2.5	\$2,902,076	\$3,150,000	\$2,911,233	28	\$869	\$840	101%
Jun-25	46	13	14	2.9	\$2,698,628	\$2,499,000	\$2,682,000	32	\$864	\$808	99%
May-25	42	12	19	2.8	\$2,870,315	\$2,810,000	\$2,916,447	16	\$865	\$866	102%
Apr-25	48	14	17	4.2	\$2,362,411	\$2,325,000	\$2,432,823	15	\$849	\$830	104%
Mar-25	35	7	12	4.4	\$3,223,750	\$2,889,625	\$3,208,604	29	\$881	\$882	100%
Feb-25	27	10	5	3.9	\$3,019,200	\$2,563,888	\$3,027,777	56	\$880	\$801	100%
Jan-25	24	4	7	2.6	\$2,165,000	\$2,200,000	\$2,290,946	35	\$812	\$748	106%
Dec-24	15	5	9	1.1	\$3,653,666	\$2,550,000	\$3,240,555	61	\$877	\$721	93%
Nov-24	28	4	12	1.8	\$2,462,583	\$2,475,000	\$2,390,416	42	\$812	\$769	97%
Oct-24	30	12	19	2.0	\$3,007,565	\$3,100,000	\$2,934,052	26	\$836	\$828	98%
Sep-24	40	17	15	2.9	\$3,028,200	\$3,156,000	\$2,941,716	26	\$883	\$795	98%
Aug-24	41	10	12	2.8	\$2,710,333	\$2,350,000	\$2,774,083	22	\$824	\$989	104%
Jul-24	43	11	14	2.3	\$2,952,067	\$2,675,000	\$2,907,493	28	\$872	\$889	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
Jul-25	13	-7.14%	\$2,912,963	-7.14%	\$3,150,000	17.8%	\$2,911,233	0.129%	28	0%	101%
Jul-24	14	-17.6%	\$3,136,964	22.3%	\$2,675,000	3.88%	\$2,907,493	6.15%	28	33.3%	99%
Jul-23	17	41.7%	\$2,565,447	-26.3%	\$2,575,000	-9.63%	\$2,739,000	-8.19%	21	61.5%	103%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 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	0	0	0	0
\$1-1.299M	0	0	1	0	1
\$1.3-1.699M	7	2	8	2	12
\$1.7-1.999M	8	9	13	7	20
\$2-2.999M	41	49	38	41	114
>3M	30	33	43	54	52
Total	87	93	103	104	199

Presented by:

Albany: Detached Single-Family Homes

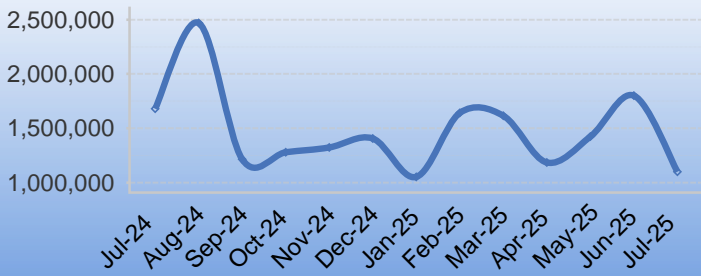
July 2025

Market Activity Summary:

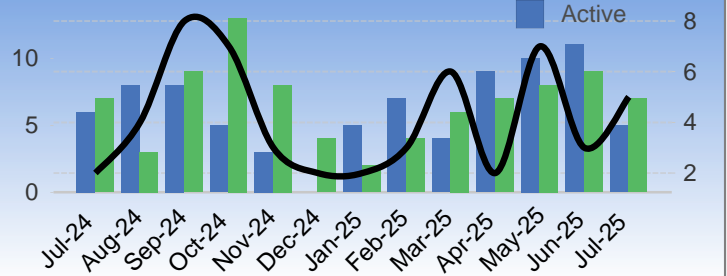
- Inventory: 5 units were listed for sale as of the last day of July - approximately 0.6 months of inventory.
- Sales Activity: 7 units were sold during July,
- Median Sales Price: \$1,100,000 during July
- Average price per sq.ft. in July was \$1,083
- Average Days-on-Market (DOM) is approximately 13 days
- Sold over Asking: On average, buyers paid 127% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	5	5	7	0.6	\$1,083,285	\$1,100,000	\$1,373,428	13	\$835	\$1,083	127%
Jun-25	11	3	9	1.4	\$1,167,888	\$1,800,000	\$1,701,444	15	\$817	\$1,168	142%
May-25	10	7	8	1.4	\$1,205,250	\$1,425,000	\$1,555,000	17	\$875	\$1,184	128%
Apr-25	9	2	7	1.6	\$1,073,142	\$1,185,000	\$1,272,142	26	\$862	\$992	120%
Mar-25	4	6	6	1.0	\$1,195,666	\$1,615,100	\$1,681,700	12	\$851	\$1,009	142%
Feb-25	7	3	4	2.1	\$1,187,500	\$1,643,500	\$1,612,500	10	\$826	\$1,111	136%
Jan-25	5	2	2	1.1	\$924,500	\$1,055,000	\$1,055,000	80	\$878	\$1,060	114%
Dec-24	0	2	4	0.0	\$1,057,500	\$1,406,500	\$1,368,250	21	-	\$1,048	130%
Nov-24	3	3	8	0.3	\$1,088,250	\$1,325,000	\$1,411,305	11	\$972	\$1,082	129%
Oct-24	5	7	13	0.6	\$1,094,738	\$1,280,000	\$1,299,691	18	\$977	\$972	116%
Sep-24	8	8	9	1.3	\$1,242,222	\$1,215,000	\$1,421,666	34	\$879	\$929	115%
Aug-24	8	4	3	1.4	\$1,536,333	\$2,470,000	\$2,140,000	12	\$811	\$1,062	137%
Jul-24	6	2	7	0.8	\$1,223,571	\$1,680,000	\$1,496,428	17	\$911	\$1,009	121%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	7	0%	\$1,076,000	-17.3%	\$1,100,000	-34.5%	\$1,373,428	-8.22%	13	-23.5%	127%
Jul-24	7	0%	\$1,300,800	13.3%	\$1,680,000	40%	\$1,496,428	16.4%	17	70%	121%
Jul-23	7	-36.4%	\$1,148,444	-6.37%	\$1,200,000	-19.2%	\$1,285,714	-12.5%	10	-50%	126%

Sales Activity and Price Trends

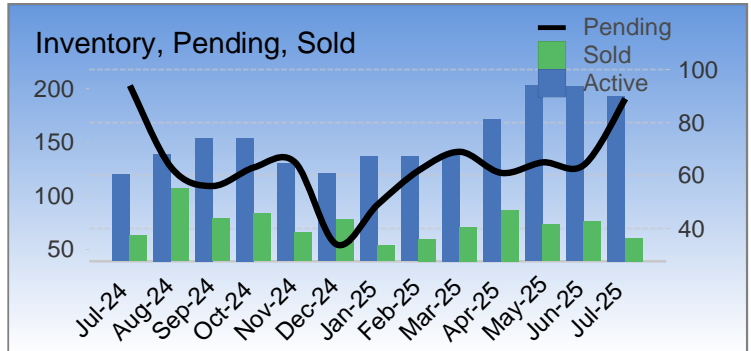
Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	1	0	0	0
\$600-699K	0	2	0	0	1
\$700-799K	0	0	0	1	0
\$800-899K	2	1	2	1	2
\$900-999K	2	5	4	1	4
\$1-1.299M	15	10	11	12	16
\$1.3-1.699M	10	12	11	26	18
\$1.7-1.999M	7	4	0	11	10
\$2-2.999M	6	7	7	4	6
>3M	1	0	0	0	0
Total	43	42	35	56	57

Presented by:

Market Activity Summary:



- Inventory: 193 units were listed for sale as of the last day of July - approximately 2.9 months of inventory.
- Sales Activity: 61 units were sold during July,
- Median Sales Price: \$575,000 during July
- Average price per sq.ft. in July was \$362
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 102% of list price in July



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
Jul-25	193	89	61	2.9	\$579,094	\$575,000	\$585,295	23	\$331	\$362	102%
Jun-25	202	64	76	2.6	\$598,734	\$590,000	\$604,550	27	\$338	\$347	101%
May-25	203	65	73	2.7	\$619,728	\$610,000	\$622,585	33	\$338	\$344	101%
Apr-25	172	61	87	2.4	\$643,559	\$636,000	\$647,017	30	\$337	\$340	101%
Mar-25	139	69	71	2.3	\$610,854	\$610,000	\$614,417	36	\$333	\$341	101%
Feb-25	137	62	60	2.2	\$619,219	\$600,000	\$625,329	33	\$327	\$355	102%
Jan-25	137	49	54	2.1	\$600,778	\$589,000	\$600,156	41	\$328	\$337	100%
Dec-24	121	34	78	1.6	\$619,911	\$630,000	\$627,192	33	\$336	\$331	101%
Nov-24	130	65	66	1.8	\$594,232	\$607,500	\$600,535	23	\$336	\$352	101%
Oct-24	154	63	84	1.7	\$595,717	\$620,000	\$604,086	25	\$335	\$353	102%
Sep-24	154	56	79	1.9	\$628,443	\$630,000	\$633,929	26	\$344	\$361	102%
Aug-24	139	63	107	1.6	\$633,060	\$640,000	\$636,977	24	\$347	\$349	101%
Jul-24	120	94	63	1.5	\$645,061	\$631,000	\$651,148	21	\$344	\$352	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
Jul-25	61	-3.17%	\$648,990	3.81%	\$575,000	-8.87%	\$585,295	-10.1%	23	9.52%	102%
Jul-24	63	-8.7%	\$625,153	-1.42%	\$631,000	-0.942%	\$651,148	0.556%	21	31.3%	101%
Jul-23	69	-33%	\$634,190	-6.21%	\$637,000	-1.55%	\$647,547	-1.65%	16	-23.8%	103%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	74	55	88	63	134
\$500-599K	149	132	112	128	198
\$600-699K	143	150	175	226	160
\$700-799K	74	110	98	173	86
\$800-899K	29	37	31	122	52
\$900-999K	9	10	7	43	11
\$1-1.299M	4	1	3	16	1
\$1.3-1.699M	0	0	0	1	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	482	495	514	772	642

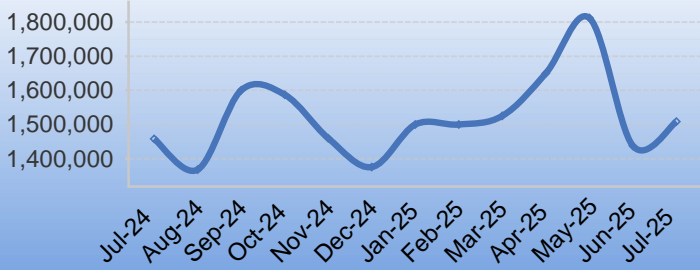
Presented by:

Market Activity Summary:

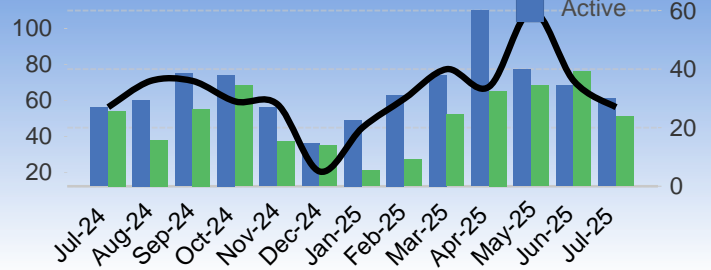
- Inventory: 61 units were listed for sale as of the last day of July - approximately 1.0 months of inventory.
- Sales Activity: 51 units were sold during July,
- Median Sales Price: \$1,508,000 during July
- Average price per sq.ft. in July was \$916
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 121% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	61	27	51	1.0	\$1,556,938	\$1,508,000	\$1,831,078	22	\$768	\$916	121%
Jun-25	68	36	76	1.0	\$1,389,802	\$1,437,500	\$1,596,177	22	\$766	\$885	117%
May-25	77	60	68	1.3	\$1,614,332	\$1,812,500	\$1,944,919	23	\$744	\$922	124%
Apr-25	110	34	65	2.3	\$1,444,676	\$1,650,000	\$1,780,427	19	\$781	\$992	125%
Mar-25	74	40	52	2.2	\$1,452,770	\$1,525,000	\$1,776,926	16	\$760	\$930	125%
Feb-25	63	30	27	2.3	\$1,296,072	\$1,500,000	\$1,597,888	17	\$754	\$908	123%
Jan-25	49	20	21	1.6	\$1,462,857	\$1,500,000	\$1,532,835	40	\$782	\$818	106%
Dec-24	36	5	35	0.8	\$1,331,800	\$1,375,000	\$1,540,885	32	\$756	\$836	115%
Nov-24	56	28	37	1.1	\$1,334,398	\$1,460,000	\$1,590,314	26	\$810	\$890	120%
Oct-24	74	29	68	1.4	\$1,380,564	\$1,587,500	\$1,698,109	20	\$802	\$961	125%
Sep-24	75	36	55	1.6	\$1,398,123	\$1,600,000	\$1,675,626	22	\$765	\$866	120%
Aug-24	60	36	38	1.3	\$1,266,723	\$1,367,500	\$1,506,032	22	\$787	\$967	122%
Jul-24	56	27	54	1.0	\$1,401,440	\$1,457,500	\$1,652,313	21	\$722	\$921	119%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	51	-5.56%	\$1,375,658	3.92%	\$1,508,000	3.46%	\$1,831,078	10.8%	22	4.76%	121%
Jul-24	54	-8.47%	\$1,323,777	-17.4%	\$1,457,500	-2.18%	\$1,652,313	10.4%	21	-27.6%	119%
Jul-23	59	7.27%	\$1,603,602	10.6%	\$1,490,000	-6.87%	\$1,496,126	-14.7%	29	93.3%	115%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	1	0	0	0	0
\$500-599K	0	1	2	0	0
\$600-699K	3	2	3	0	0
\$700-799K	10	6	10	2	2
\$800-899K	11	11	8	4	7
\$900-999K	19	18	15	8	18
\$1-1.299M	61	68	54	48	48
\$1.3-1.699M	95	93	92	122	128
\$1.7-1.999M	62	37	52	88	48
\$2-2.999M	72	73	54	113	50
>3M	26	16	11	46	15
Total	360	325	301	431	316

Presented by:

Includes Berkeley and Kensington

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Brentwood: Detached Single-Family Homes

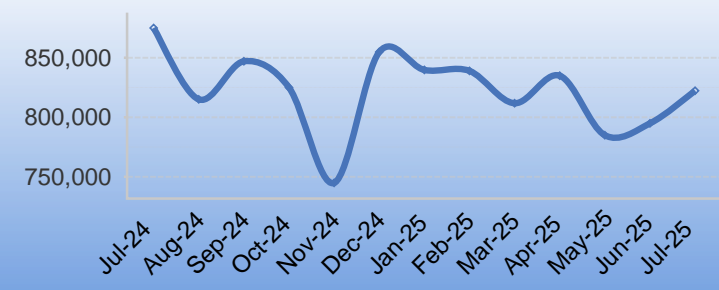
July 2025

Market Activity Summary:

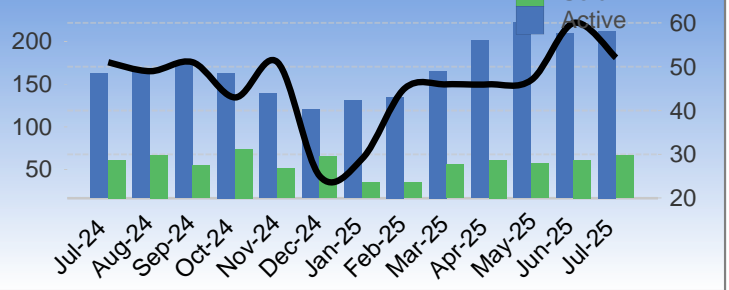
- Inventory: 212 units were listed for sale as of the last day of July - approximately 3.7 months of inventory.
- Sales Activity: 66 units were sold during July,
- Median Sales Price: \$822,500 during July
- Average price per sq.ft. in July was \$377
- Average Days-on-Market (DOM) is approximately 49 days
- Sold over Asking: On average, buyers paid 99% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	212	52	66	3.7	\$861,103	\$822,500	\$850,763	49	\$428	\$377	99%
Jun-25	209	60	61	3.7	\$906,666	\$795,000	\$894,727	30	\$428	\$387	99%
May-25	222	47	57	3.9	\$885,100	\$785,000	\$871,373	41	\$430	\$411	99%
Apr-25	201	46	61	4.0	\$868,965	\$835,000	\$861,781	28	\$438	\$401	99%
Mar-25	165	46	56	4.0	\$854,849	\$812,000	\$848,241	42	\$464	\$402	100%
Feb-25	135	45	35	3.0	\$908,671	\$839,000	\$908,829	28	\$489	\$407	100%
Jan-25	131	29	35	2.6	\$869,000	\$840,000	\$848,772	46	\$499	\$417	98%
Dec-24	120	25	65	1.9	\$955,811	\$855,000	\$940,077	42	\$499	\$381	99%
Nov-24	139	51	51	2.4	\$861,555	\$745,000	\$850,536	35	\$492	\$401	99%
Oct-24	163	43	74	2.5	\$908,685	\$825,000	\$901,306	39	\$477	\$389	99%
Sep-24	175	51	55	2.9	\$908,894	\$847,000	\$895,883	39	\$483	\$396	99%
Aug-24	166	49	67	2.6	\$897,465	\$815,000	\$874,072	32	\$505	\$371	98%
Jul-24	162	51	61	2.4	\$910,912	\$875,000	\$919,360	19	\$511	\$400	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
Jul-25	66	8.2%	\$917,540	0.587%	\$822,500	-6%	\$850,763	-7.46%	49	158%	99%
Jul-24	61	10.9%	\$912,188	5.36%	\$875,000	0.575%	\$919,360	3.05%	19	-32.1%	101%
Jul-23	55	-33.7%	\$865,799	2.09%	\$870,000	5.45%	\$892,123	1.96%	28	27.3%	100%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	8	5	11	7	26
\$500-599K	31	32	28	38	84
\$600-699K	58	58	73	55	118
\$700-799K	75	86	81	113	137
\$800-899K	67	74	75	109	123
\$900-999K	58	65	48	99	112
\$1-1.299M	45	72	62	142	87
\$1.3-1.699M	21	25	25	51	18
\$1.7-1.999M	4	2	2	5	2
\$2-2.999M	4	4	1	3	3
>3M	0	0	0	2	1
Total	371	423	406	624	711

Presented by:

Includes Brentwood, Bethel Island, Byron, and Knightsen

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Castro Valley: Detached Single-Family Homes

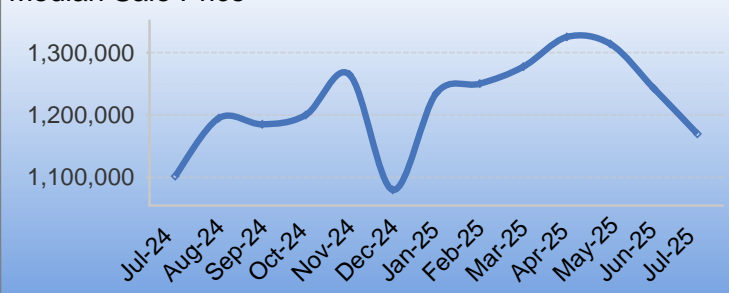
July 2025

Market Activity Summary:

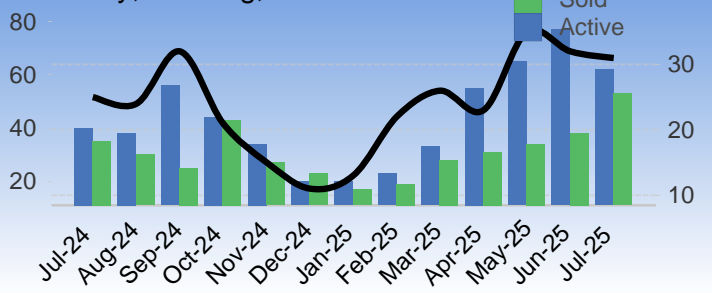
- Inventory: 62 units were listed for sale as of the last day of July - approximately 1.6 months of inventory.
- Sales Activity: 53 units were sold during July,
- Median Sales Price: \$1,170,000 during July
- Average price per sq.ft. in July was \$679
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 99% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	62	31	53	1.6	\$1,212,891	\$1,170,000	\$1,193,989	23	\$705	\$679	99%
Jun-25	77	32	38	2.3	\$1,217,986	\$1,242,500	\$1,241,839	27	\$709	\$724	102%
May-25	65	35	34	2.1	\$1,332,866	\$1,314,000	\$1,377,854	16	\$748	\$716	104%
Apr-25	55	23	31	2.1	\$1,370,467	\$1,325,000	\$1,430,991	21	\$713	\$708	105%
Mar-25	33	26	28	1.5	\$1,220,666	\$1,277,500	\$1,289,279	22	\$702	\$736	106%
Feb-25	23	22	19	1.2	\$1,249,385	\$1,250,000	\$1,277,130	30	\$742	\$710	103%
Jan-25	20	13	17	0.9	\$1,321,965	\$1,235,000	\$1,353,612	26	\$739	\$751	103%
Dec-24	20	11	23	0.6	\$1,155,898	\$1,080,000	\$1,171,817	46	\$764	\$709	102%
Nov-24	34	15	27	1.2	\$1,269,824	\$1,265,000	\$1,304,481	19	\$756	\$718	103%
Oct-24	44	21	43	1.3	\$1,192,870	\$1,200,000	\$1,252,289	17	\$736	\$705	105%
Sep-24	56	32	25	1.9	\$1,191,817	\$1,185,000	\$1,238,547	20	\$704	\$746	104%
Aug-24	38	24	30	1.2	\$1,233,966	\$1,195,000	\$1,257,484	20	\$745	\$709	102%
Jul-24	40	25	35	1.1	\$1,206,896	\$1,102,000	\$1,216,053	23	\$721	\$703	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
Jul-25	53	51.4%	\$1,251,060	-5.78%	\$1,170,000	6.17%	\$1,193,989	-1.81%	23	0%	99%
Jul-24	35	-7.89%	\$1,327,789	2.08%	\$1,102,000	-10.2%	\$1,216,053	-3.99%	23	109%	101%
Jul-23	38	2.7%	\$1,300,691	-7.8%	\$1,227,000	6.23%	\$1,266,623	8.29%	11	-38.9%	107%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	1	0	0
\$500-599K	0	0	0	0	0
\$600-699K	1	0	2	2	2
\$700-799K	8	6	6	5	17
\$800-899K	20	10	16	14	31
\$900-999K	30	21	30	15	24
\$1-1.299M	63	60	52	76	85
\$1.3-1.699M	70	53	57	94	88
\$1.7-1.999M	19	15	15	28	13
\$2-2.999M	7	3	5	18	6
>3M	2	1	1	0	1
Total	220	169	185	252	267

Presented by:

Market Activity Summary:

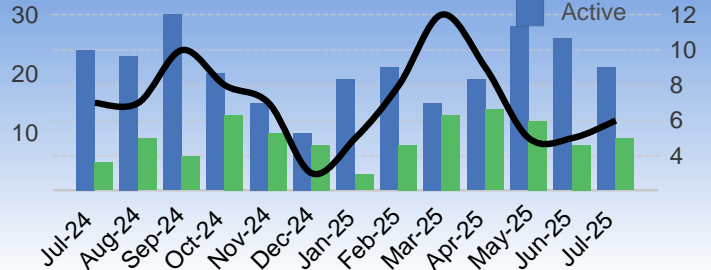
- Inventory: 21 units were listed for sale as of the last day of July - approximately 2.3 months of inventory.
- Sales Activity: 9 units were sold during July,
- Median Sales Price: \$1,250,000 during July
- Average price per sq.ft. in July was \$506
- Average Days-on-Market (DOM) is approximately 16 days
- Sold over Asking: On average, buyers paid 98% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	21	6	9	2.3	\$1,259,877	\$1,250,000	\$1,242,777	16	\$513	\$506	98%
Jun-25	26	5	8	2.3	\$1,215,112	\$1,132,500	\$1,190,375	32	\$523	\$528	98%
May-25	28	5	12	2.2	\$1,256,729	\$1,200,000	\$1,291,666	9	\$499	\$543	104%
Apr-25	19	9	14	1.6	\$1,255,778	\$1,150,900	\$1,253,244	30	\$502	\$581	100%
Mar-25	15	12	13	1.9	\$1,119,923	\$1,070,000	\$1,141,230	20	\$505	\$526	102%
Feb-25	21	8	8	3.5	\$1,054,181	\$1,092,500	\$1,077,375	12	\$549	\$547	102%
Jan-25	19	5	3	2.7	\$899,000	\$893,000	\$893,666	57	\$511	\$527	99%
Dec-24	10	3	8	1.0	\$1,131,612	\$1,100,000	\$1,127,487	30	\$503	\$462	100%
Nov-24	15	7	10	1.6	\$1,054,289	\$1,037,500	\$1,055,399	26	\$522	\$464	100%
Oct-24	20	8	13	2.1	\$1,198,000	\$1,070,000	\$1,216,846	39	\$517	\$535	102%
Sep-24	30	10	6	4.5	\$972,166	\$912,500	\$989,500	20	\$515	\$535	102%
Aug-24	23	7	9	3.0	\$1,104,111	\$1,050,000	\$1,136,555	35	\$508	\$574	103%
Jul-24	24	7	5	3.0	\$1,325,400	\$1,300,000	\$1,327,000	12	\$492	\$497	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
Jul-25	9	80%	\$1,193,272	6.21%	\$1,250,000	-3.85%	\$1,242,777	-6.35%	16	33.3%	98%
Jul-24	5	-68.8%	\$1,123,486	-0.934%	\$1,300,000	-2.83%	\$1,327,000	-0.447%	12	-67.6%	100%
Jul-23	16	33.3%	\$1,134,077	1.17%	\$1,337,793	22.1%	\$1,332,955	13.3%	37	85%	99%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	3
\$700-799K	3	1	1	3	8
\$800-899K	11	4	5	6	10
\$900-999K	8	6	6	12	16
\$1-1.299M	27	13	31	30	42
\$1.3-1.699M	13	17	26	43	23
\$1.7-1.999M	2	4	1	5	0
\$2-2.999M	3	2	0	1	0
>3M	0	0	0	0	0
Total	67	47	70	100	102

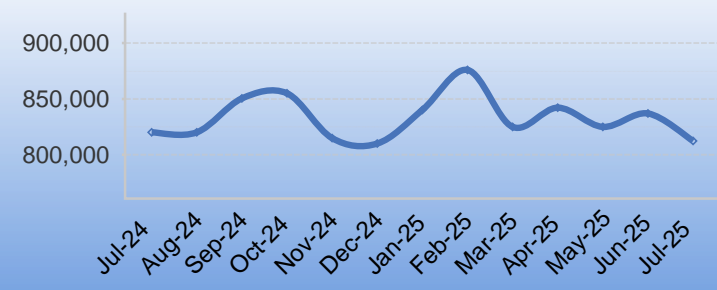
Presented by:

Market Activity Summary:

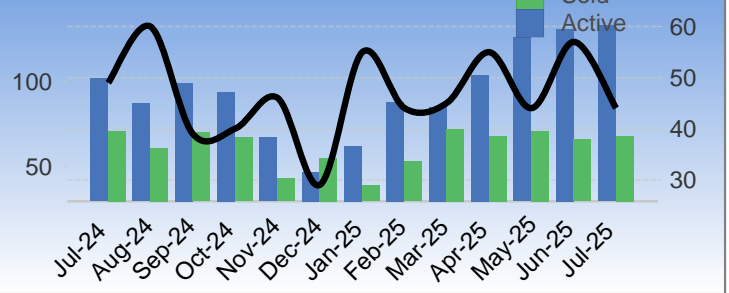
- Inventory: 133 units were listed for sale as of the last day of July - approximately 2.1 months of inventory.
- Sales Activity: 68 units were sold during July,
- Median Sales Price: \$812,500 during July
- Average price per sq.ft. in July was \$516
- Average Days-on-Market (DOM) is approximately 23 days
- Sold over Asking: On average, buyers paid 100% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	133	44	68	2.1	\$860,655	\$812,500	\$862,132	23	\$543	\$516	100%
Jun-25	131	57	66	2.0	\$868,895	\$837,000	\$876,754	26	\$532	\$564	101%
May-25	126	44	71	1.8	\$850,711	\$825,000	\$857,439	20	\$538	\$549	101%
Apr-25	104	55	68	1.7	\$857,385	\$842,250	\$869,571	20	\$540	\$542	101%
Mar-25	85	45	72	1.6	\$863,283	\$825,000	\$889,166	15	\$525	\$554	103%
Feb-25	88	44	53	1.8	\$920,076	\$876,000	\$953,726	21	\$548	\$552	103%
Jan-25	62	55	39	1.4	\$838,391	\$840,000	\$850,016	34	\$519	\$532	102%
Dec-24	47	29	55	0.9	\$874,631	\$810,000	\$882,267	36	\$523	\$567	101%
Nov-24	67	46	43	1.2	\$849,989	\$814,888	\$858,711	20	\$534	\$533	101%
Oct-24	94	40	67	1.5	\$871,430	\$855,000	\$878,498	23	\$546	\$530	101%
Sep-24	99	39	70	1.5	\$870,920	\$850,500	\$883,500	26	\$538	\$546	102%
Aug-24	87	60	61	1.2	\$885,867	\$820,000	\$895,375	22	\$545	\$519	101%
Jul-24	102	49	71	1.3	\$867,978	\$820,000	\$887,538	19	\$539	\$544	103%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	68	-4.23%	\$904,362	7.24%	\$812,500	-0.915%	\$862,132	-2.86%	23	21.1%	100%
Jul-24	71	-5.33%	\$843,302	0.145%	\$820,000	-1.8%	\$887,538	5.02%	19	26.7%	103%
Jul-23	75	-18.5%	\$842,084	-3.11%	\$835,000	-2.34%	\$845,147	-5.17%	15	-16.7%	102%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	7	6	7	6	8
\$500-599K	17	16	32	17	30
\$600-699K	62	74	58	72	138
\$700-799K	101	109	100	116	146
\$800-899K	84	95	92	143	178
\$900-999K	61	59	70	101	101
\$1-1.299M	78	76	60	133	104
\$1.3-1.699M	25	36	19	68	32
\$1.7-1.999M	2	3	0	12	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	1	1
Total	437	474	438	669	738

Presented by:

Danville: Detached Single-Family Homes

July 2025

Market Activity Summary:

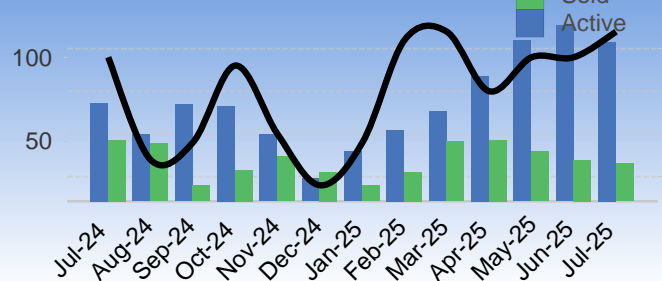
- Inventory: 109 units were listed for sale as of the last day of July - approximately 2.8 months of inventory.
- Sales Activity: 37 units were sold during July,
- Median Sales Price: \$2,150,000 during July
- Average price per sq.ft. in July was \$772
- Average Days-on-Market (DOM) is approximately 21 days
- Sold over Asking: On average, buyers paid 98% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	109	37	37	2.8	\$2,191,775	\$2,150,000	\$2,142,991	21	\$823	\$772	98%
Jun-25	119	34	39	2.8	\$2,269,556	\$2,050,000	\$2,258,405	16	\$831	\$815	100%
May-25	110	34	44	2.3	\$2,367,505	\$2,200,000	\$2,356,239	17	\$847	\$826	100%
Apr-25	89	30	51	2.0	\$2,305,266	\$2,300,000	\$2,331,394	16	\$854	\$848	101%
Mar-25	68	37	50	1.9	\$2,299,574	\$2,142,500	\$2,319,390	8	\$862	\$831	101%
Feb-25	57	36	32	1.9	\$2,267,215	\$2,184,000	\$2,307,060	19	\$883	\$827	102%
Jan-25	44	24	24	1.4	\$2,247,653	\$1,920,000	\$2,207,562	52	\$925	\$796	99%
Dec-24	28	19	32	0.8	\$2,354,102	\$1,965,000	\$2,303,988	32	\$914	\$757	98%
Nov-24	54	25	41	1.7	\$2,147,869	\$2,000,000	\$2,117,372	22	\$887	\$772	99%
Oct-24	71	33	33	2.0	\$2,549,454	\$2,325,000	\$2,566,478	15	\$864	\$777	101%
Sep-24	72	24	24	1.7	\$2,262,828	\$2,107,500	\$2,253,070	28	\$875	\$772	100%
Aug-24	54	22	49	1.0	\$2,581,613	\$2,110,000	\$2,590,263	28	\$881	\$815	101%
Jul-24	73	34	51	1.2	\$2,306,133	\$2,130,000	\$2,348,211	16	\$856	\$848	103%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	37	-27.5%	\$2,430,028	-5.48%	\$2,150,000	0.939%	\$2,142,991	-8.74%	21	31.3%	98%
Jul-24	51	6.25%	\$2,570,986	5.14%	\$2,130,000	0.472%	\$2,348,211	8.92%	16	33.3%	103%
Jul-23	48	-2.04%	\$2,445,371	5.86%	\$2,120,000	6%	\$2,155,854	1.59%	12	-36.8%	102%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 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	1	0	0	0
\$800-899K	0	0	0	0	3
\$900-999K	0	0	2	0	7
\$1-1.299M	9	9	14	10	45
\$1.3-1.699M	31	53	51	43	177
\$1.7-1.999M	60	55	81	59	143
\$2-2.999M	140	156	123	204	200
>3M	37	53	30	88	54
Total	277	327	301	404	629

Presented by:

Market Activity Summary:

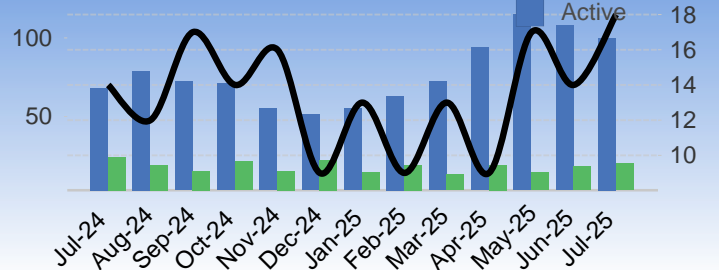
- Inventory: 100 units were listed for sale as of the last day of July - approximately 6.1 months of inventory.
- Sales Activity: 20 units were sold during July,
- Median Sales Price: \$847,500 during July
- Average price per sq.ft. in July was \$347
- Average Days-on-Market (DOM) is approximately 48 days
- Sold over Asking: On average, buyers paid 98% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	100	18	20	6.1	\$888,002	\$847,500	\$868,187	48	\$391	\$347	98%
Jun-25	108	14	18	6.8	\$899,482	\$834,000	\$872,055	55	\$394	\$356	97%
May-25	115	17	14	7.8	\$1,123,893	\$882,500	\$1,059,126	35	\$388	\$357	95%
Apr-25	94	9	19	5.8	\$945,998	\$850,000	\$947,547	39	\$399	\$429	100%
Mar-25	72	13	13	4.9	\$1,000,753	\$950,000	\$981,923	75	\$398	\$340	99%
Feb-25	63	9	19	3.6	\$917,217	\$780,000	\$908,620	40	\$408	\$381	99%
Jan-25	55	13	14	3.4	\$847,142	\$739,000	\$819,892	66	\$391	\$341	98%
Dec-24	51	9	22	2.6	\$887,443	\$790,000	\$869,409	57	\$374	\$354	98%
Nov-24	55	16	15	3.2	\$841,253	\$840,000	\$842,308	41	\$369	\$314	101%
Oct-24	71	14	21	3.9	\$925,589	\$800,000	\$897,980	42	\$369	\$381	98%
Sep-24	72	17	15	3.7	\$914,139	\$855,000	\$896,653	54	\$383	\$427	98%
Aug-24	79	12	19	3.8	\$922,473	\$860,000	\$886,763	42	\$395	\$378	97%
Jul-24	68	14	24	3.1	\$962,443	\$880,000	\$947,362	40	\$402	\$375	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
Jul-25	20	-16.7%	\$870,521	-14%	\$847,500	-3.69%	\$868,187	-8.36%	48	20%	98%
Jul-24	24	26.3%	\$1,012,190	1.47%	\$880,000	-2.22%	\$947,362	-11%	40	60%	99%
Jul-23	19	-5%	\$997,565	1.37%	\$900,000	7.21%	\$1,064,578	15.3%	25	-16.7%	100%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	1	5
\$500-599K	1	1	1	3	22
\$600-699K	23	12	22	16	40
\$700-799K	24	36	34	57	64
\$800-899K	27	23	28	45	40
\$900-999K	13	11	7	17	18
\$1-1.299M	12	15	20	25	31
\$1.3-1.699M	13	20	6	14	15
\$1.7-1.999M	4	3	3	3	1
\$2-2.999M	0	0	3	3	1
>3M	0	0	2	1	0
Total	117	121	126	185	237

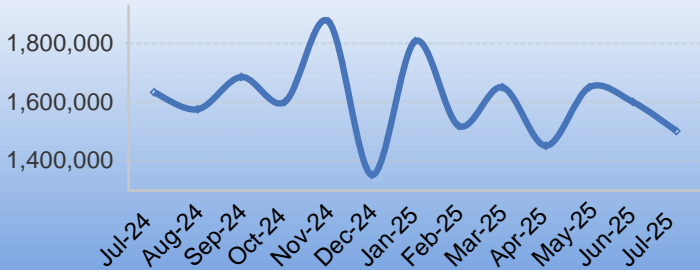
Presented by:

Market Activity Summary:

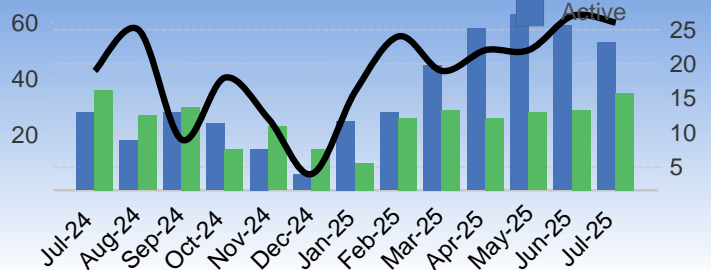
- Inventory: 53 units were listed for sale as of the last day of July - approximately 1.7 months of inventory.
- Sales Activity: 35 units were sold during July,
- Median Sales Price: \$1,500,000 during July
- Average price per sq.ft. in July was \$804
- Average Days-on-Market (DOM) is approximately 15 days
- Sold over Asking: On average, buyers paid 100% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	53	26	35	1.7	\$1,685,958	\$1,500,000	\$1,689,445	15	\$752	\$804	100%
Jun-25	59	27	29	2.1	\$1,753,866	\$1,600,000	\$1,739,361	17	\$775	\$746	100%
May-25	63	22	28	2.3	\$1,699,781	\$1,650,000	\$1,691,577	20	\$786	\$740	100%
Apr-25	58	22	26	2.1	\$1,804,567	\$1,450,000	\$1,822,307	17	\$782	\$781	101%
Mar-25	45	19	29	2.2	\$1,838,352	\$1,650,000	\$1,930,335	13	\$758	\$796	106%
Feb-25	28	24	26	1.7	\$1,478,174	\$1,517,500	\$1,544,890	7	\$789	\$861	104%
Jan-25	25	16	10	1.6	\$1,913,868	\$1,807,500	\$1,919,375	20	\$724	\$810	101%
Dec-24	6	4	15	0.4	\$1,659,544	\$1,350,000	\$1,660,732	27	\$853	\$825	101%
Nov-24	15	12	23	0.7	\$1,909,266	\$1,875,000	\$1,953,126	20	\$842	\$747	103%
Oct-24	24	18	15	1.0	\$1,552,655	\$1,600,000	\$1,616,416	13	\$802	\$804	105%
Sep-24	28	9	30	0.9	\$1,829,158	\$1,684,500	\$1,854,313	17	\$773	\$773	102%
Aug-24	18	25	27	0.5	\$1,679,452	\$1,575,000	\$1,724,630	12	\$747	\$810	103%
Jul-24	28	19	36	0.8	\$1,706,530	\$1,632,500	\$1,758,035	11	\$772	\$820	103%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	35	-2.78%	\$1,921,426	9.05%	\$1,500,000	-8.12%	\$1,689,445	-3.9%	15	36.4%	100%
Jul-24	36	50%	\$1,761,924	-14%	\$1,632,500	7.58%	\$1,758,035	1.7%	11	10%	103%
Jul-23	24	-25%	\$2,048,621	22.1%	\$1,517,500	-2.41%	\$1,728,666	-1.2%	10	-54.5%	108%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 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	1	0	0	0	7
\$900-999K	4	2	3	3	13
\$1-1.299M	30	24	37	24	89
\$1.3-1.699M	71	78	74	95	119
\$1.7-1.999M	26	31	29	57	57
\$2-2.999M	46	52	40	64	36
>3M	5	4	3	10	2
Total	183	191	186	253	323

Presented by:

Market Activity Summary:

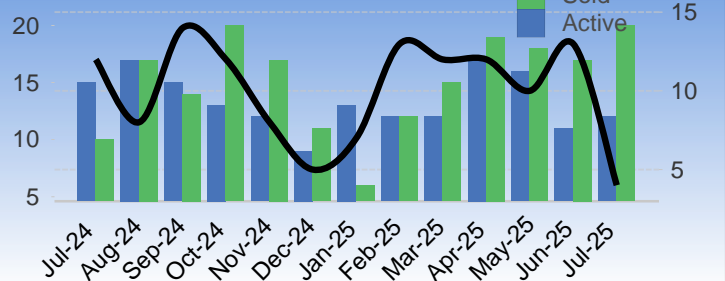
- Inventory: 12 units were listed for sale as of the last day of July - approximately 0.7 months of inventory.
- Sales Activity: 20 units were sold during July,
- Median Sales Price: \$1,377,500 during July
- Average price per sq.ft. in July was \$694
- Average Days-on-Market (DOM) is approximately 27 days
- Sold over Asking: On average, buyers paid 117% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	12	4	20	0.7	\$1,264,397	\$1,377,500	\$1,452,535	27	\$970	\$694	117%
Jun-25	11	13	17	0.7	\$1,184,529	\$1,598,000	\$1,474,470	22	\$773	\$759	126%
May-25	16	10	18	0.9	\$1,025,388	\$1,287,500	\$1,271,722	19	\$719	\$754	124%
Apr-25	17	12	19	1.2	\$980,000	\$1,225,000	\$1,269,042	14	\$669	\$811	129%
Mar-25	12	12	15	1.2	\$887,266	\$1,010,000	\$1,083,733	18	\$723	\$757	121%
Feb-25	12	13	12	1.4	\$1,075,666	\$1,187,500	\$1,249,493	29	\$754	\$680	118%
Jan-25	13	7	6	1.1	\$893,166	\$1,301,000	\$1,265,500	13	\$734	\$842	143%
Dec-24	9	5	11	0.6	\$1,025,626	\$1,200,000	\$1,166,454	21	\$777	\$666	114%
Nov-24	12	8	17	0.7	\$1,159,705	\$1,400,000	\$1,451,117	18	\$789	\$751	126%
Oct-24	13	12	20	0.8	\$1,038,925	\$1,182,906	\$1,178,302	18	\$719	\$729	115%
Sep-24	15	14	14	1.1	\$1,069,571	\$1,275,000	\$1,303,769	18	\$825	\$813	121%
Aug-24	17	8	17	1.2	\$1,040,405	\$998,000	\$1,169,265	22	\$802	\$806	112%
Jul-24	15	12	10	0.9	\$912,900	\$1,042,996	\$1,066,249	26	\$809	\$770	117%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	20	100%	\$2,167,666	86.5%	\$1,377,500	32.1%	\$1,452,535	36.2%	27	3.85%	117%
Jul-24	10	25%	\$1,162,549	26.9%	\$1,042,996	-25.1%	\$1,066,249	-19.5%	26	136%	117%
Jul-23	8	-46.7%	\$916,380	-22.9%	\$1,392,500	18.5%	\$1,324,250	7.79%	11	-45%	125%

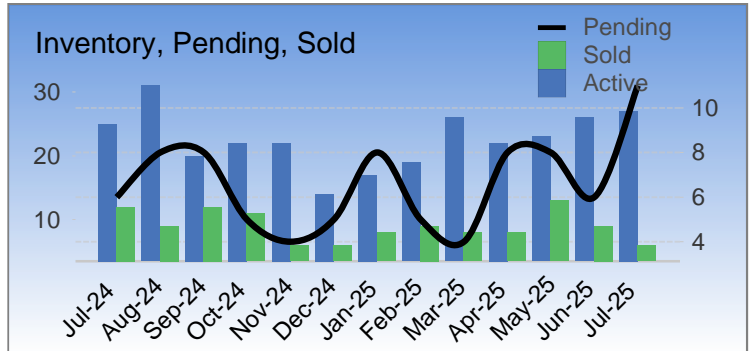
Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	2	0	0	0	1
\$600-699K	2	1	2	1	0
\$700-799K	5	4	5	2	5
\$800-899K	9	10	9	7	7
\$900-999K	11	15	12	6	8
\$1-1.299M	26	36	23	31	32
\$1.3-1.699M	31	26	33	43	34
\$1.7-1.999M	16	6	4	17	11
\$2-2.999M	5	4	1	6	3
>3M	0	1	0	2	0
Total	107	103	89	115	101

Presented by:

Market Activity Summary:

- Inventory: 27 units were listed for sale as of the last day of July - approximately 3.3 months of inventory.
- Sales Activity: 6 units were sold during July,
- Median Sales Price: \$695,000 during July
- Average price per sq.ft. in July was \$448
- Average Days-on-Market (DOM) is approximately 40 days
- Sold over Asking: On average, buyers paid 99% of list price in July



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
Jul-25	27	11	6	3.3	\$767,000	\$695,000	\$755,000	40	\$469	\$448	99%
Jun-25	26	6	9	2.8	\$587,088	\$640,000	\$616,666	28	\$440	\$488	105%
May-25	23	8	13	2.4	\$803,999	\$802,000	\$822,846	61	\$443	\$484	102%
Apr-25	22	8	8	2.8	\$740,848	\$643,000	\$762,875	22	\$468	\$465	102%
Mar-25	26	4	8	3.1	\$745,750	\$698,500	\$772,500	37	\$475	\$500	105%
Feb-25	19	5	9	2.6	\$706,422	\$680,000	\$711,888	35	\$446	\$527	100%
Jan-25	17	8	8	2.7	\$788,750	\$695,000	\$755,625	49	\$468	\$447	96%
Dec-24	14	5	6	2.2	\$744,158	\$802,500	\$777,833	31	\$518	\$537	104%
Nov-24	22	4	6	2.5	\$878,000	\$840,000	\$893,166	72	\$517	\$425	102%
Oct-24	22	5	11	2.2	\$810,081	\$861,000	\$826,999	55	\$518	\$475	103%
Sep-24	20	8	12	2.0	\$782,900	\$717,500	\$817,000	31	\$517	\$528	105%
Aug-24	31	8	9	3.2	\$789,444	\$750,000	\$835,888	35	\$506	\$461	106%
Jul-24	25	6	12	2.5	\$767,574	\$762,500	\$768,824	36	\$486	\$469	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
Jul-25	6	-50%	\$801,837	-11.1%	\$695,000	-8.85%	\$755,000	-1.8%	40	11.1%	99%
Jul-24	12	33.3%	\$901,924	7.41%	\$762,500	1.67%	\$768,824	7.06%	36	-16.3%	100%
Jul-23	9	28.6%	\$839,680	5.21%	\$750,000	-7.98%	\$718,111	-11.5%	43	115%	100%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	2	6	3	2	3
\$500-599K	10	6	7	1	3
\$600-699K	20	17	7	15	15
\$700-799K	9	18	9	14	16
\$800-899K	8	5	10	19	13
\$900-999K	4	3	8	13	8
\$1-1.299M	7	9	4	5	6
\$1.3-1.699M	1	1	0	1	0
\$1.7-1.999M	0	0	0	2	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	61	65	48	72	64

Presented by:

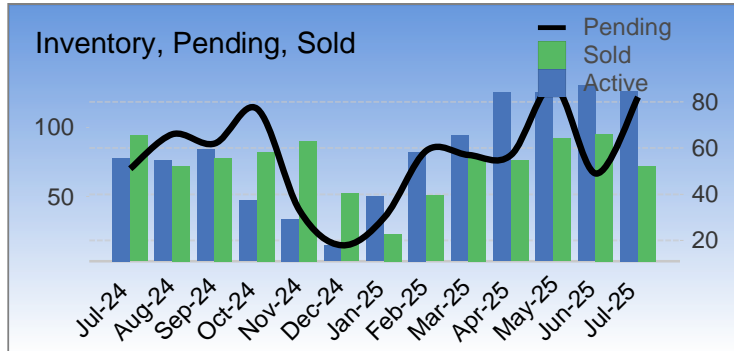
Fremont: Detached Single-Family Homes

July 2025

Market Activity Summary:



- Inventory: 126 units were listed for sale as of the last day of July - approximately 1.5 months of inventory.
- Sales Activity: 72 units were sold during July,
- Median Sales Price: \$1,872,500 during July
- Average price per sq.ft. in July was \$1,061
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 102% of list price in July



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
Jul-25	126	82	72	1.5	\$2,030,269	\$1,872,500	\$2,066,493	19	\$1,035	\$1,061	102%
Jun-25	130	49	95	1.5	\$1,827,890	\$1,700,000	\$1,874,525	26	\$1,047	\$1,052	102%
May-25	125	87	92	1.6	\$1,884,736	\$1,750,500	\$1,962,037	14	\$1,043	\$1,121	105%
Apr-25	125	57	76	1.9	\$1,807,498	\$1,847,564	\$1,917,672	11	\$1,036	\$1,155	106%
Mar-25	94	57	78	1.9	\$1,886,822	\$1,850,000	\$2,029,897	11	\$1,059	\$1,143	108%
Feb-25	82	59	51	2.0	\$1,726,706	\$1,722,000	\$1,853,542	9	\$1,047	\$1,147	107%
Jan-25	50	30	23	0.9	\$1,692,850	\$1,745,000	\$1,832,304	14	\$1,037	\$1,097	108%
Dec-24	15	18	52	0.2	\$1,883,735	\$1,827,501	\$1,981,634	23	\$1,029	\$1,119	105%
Nov-24	34	33	90	0.4	\$1,814,864	\$1,721,300	\$1,900,827	16	\$1,007	\$1,112	105%
Oct-24	47	77	82	0.6	\$1,746,991	\$1,716,000	\$1,823,880	17	\$1,014	\$1,087	104%
Sep-24	84	62	78	1.1	\$1,759,333	\$1,665,501	\$1,833,853	16	\$1,037	\$1,085	104%
Aug-24	76	66	72	0.9	\$1,999,263	\$1,900,000	\$2,111,382	13	\$1,048	\$1,101	106%
Jul-24	78	51	94	0.8	\$1,806,740	\$1,800,000	\$1,918,319	13	\$1,052	\$1,115	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
Jul-25	72	-23.4%	\$1,968,662	6.31%	\$1,872,500	4.03%	\$2,066,493	7.72%	19	46.2%	102%
Jul-24	94	46.9%	\$1,851,738	13.8%	\$1,800,000	10.9%	\$1,918,319	9.3%	13	8.33%	107%
Jul-23	64	-25.6%	\$1,627,771	-8%	\$1,623,000	-0.123%	\$1,755,139	-0.298%	12	-14.3%	106%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	1	1	0	2
\$700-799K	2	0	1	0	2
\$800-899K	1	1	8	4	8
\$900-999K	1	2	15	5	27
\$1-1.299M	34	43	74	53	213
\$1.3-1.699M	162	189	175	251	318
\$1.7-1.999M	114	139	61	174	87
\$2-2.999M	144	150	65	150	110
>3M	29	47	22	45	29
Total	487	572	422	682	796

Presented by:

Hayward: Detached Single-Family Homes

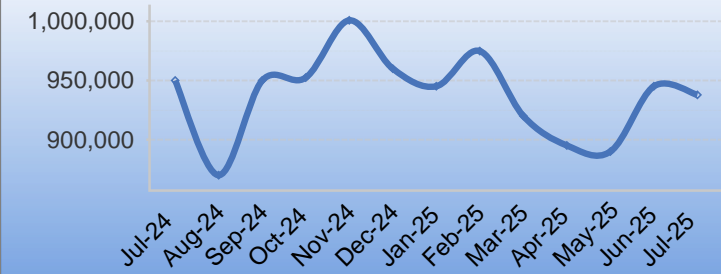
July 2025

Market Activity Summary:

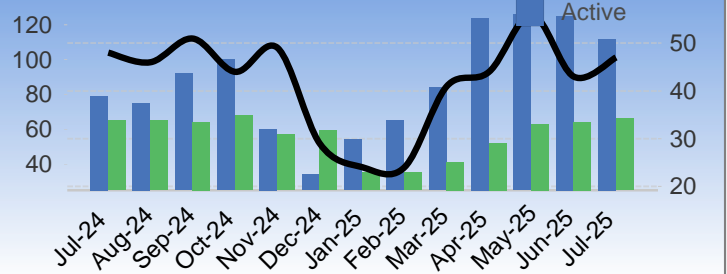
- Inventory: 112 units were listed for sale as of the last day of July - approximately 1.9 months of inventory.
- Sales Activity: 66 units were sold during July,
- Median Sales Price: \$937,750 during July
- Average price per sq.ft. in July was \$616
- Average Days-on-Market (DOM) is approximately 21 days
- Sold over Asking: On average, buyers paid 102% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	112	47	66	1.9	\$1,019,508	\$937,750	\$1,038,594	21	\$666	\$616	102%
Jun-25	125	43	64	2.2	\$1,063,021	\$945,000	\$1,072,294	24	\$661	\$624	101%
May-25	126	56	63	2.5	\$960,296	\$890,000	\$971,769	22	\$671	\$656	102%
Apr-25	124	44	52	3.0	\$985,029	\$895,000	\$1,010,235	19	\$656	\$663	103%
Mar-25	84	41	41	2.4	\$957,506	\$920,000	\$1,009,947	15	\$665	\$639	105%
Feb-25	65	24	35	1.7	\$1,019,519	\$975,000	\$1,064,738	27	\$667	\$689	105%
Jan-25	54	24	35	1.1	\$973,229	\$945,000	\$1,002,228	32	\$705	\$685	103%
Dec-24	34	29	59	0.6	\$998,221	\$960,000	\$1,024,058	27	\$689	\$641	103%
Nov-24	60	49	57	1.0	\$1,016,353	\$1,001,000	\$1,053,833	17	\$687	\$661	104%
Oct-24	100	44	68	1.6	\$1,016,799	\$952,503	\$1,053,505	21	\$675	\$634	105%
Sep-24	92	51	64	1.5	\$1,056,556	\$950,000	\$1,079,863	21	\$668	\$638	103%
Aug-24	75	46	65	1.2	\$979,754	\$870,000	\$1,025,999	23	\$665	\$649	105%
Jul-24	79	48	65	1.2	\$1,011,418	\$950,000	\$1,063,600	17	\$647	\$663	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
Jul-25	66	1.54%	\$1,126,185	7.31%	\$937,750	-1.29%	\$1,038,594	-2.35%	21	23.5%	102%
Jul-24	65	8.33%	\$1,049,453	3.19%	\$950,000	4.4%	\$1,063,600	2.12%	17	-15%	106%
Jul-23	60	-1.64%	\$1,017,024	2.46%	\$910,000	1.11%	\$1,041,481	1.01%	20	17.6%	106%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	4	1	1	3	2
\$500-599K	7	3	8	2	5
\$600-699K	24	15	23	18	41
\$700-799K	55	46	74	42	93
\$800-899K	74	83	115	92	104
\$900-999K	61	58	55	70	81
\$1-1.299M	72	102	79	147	80
\$1.3-1.699M	32	49	30	95	47
\$1.7-1.999M	18	19	13	17	12
\$2-2.999M	8	10	10	19	8
>3M	1	1	0	0	0
Total	356	387	408	505	473

Presented by:

Market Activity Summary:

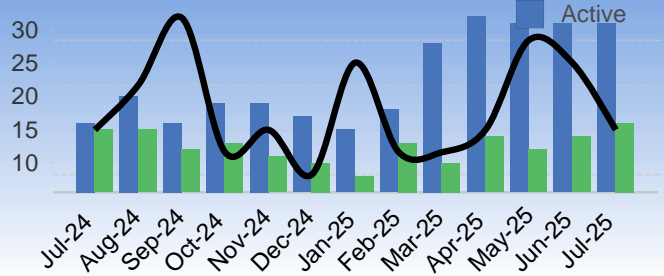
- Inventory: 31 units were listed for sale as of the last day of July - approximately 2.4 months of inventory.
- Sales Activity: 16 units were sold during July,
- Median Sales Price: \$775,000 during July
- Average price per sq.ft. in July was \$457
- Average Days-on-Market (DOM) is approximately 36 days
- Sold over Asking: On average, buyers paid 101% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	31	8	16	2.4	\$821,858	\$775,000	\$826,093	36	\$451	\$457	101%
Jun-25	31	11	14	2.3	\$756,039	\$792,500	\$765,849	30	\$453	\$447	102%
May-25	31	12	12	2.8	\$806,666	\$802,500	\$835,116	27	\$459	\$435	104%
Apr-25	32	8	14	2.6	\$743,689	\$767,500	\$741,296	30	\$478	\$475	101%
Mar-25	28	7	10	2.7	\$817,600	\$904,500	\$830,500	30	\$471	\$421	103%
Feb-25	18	7	13	1.8	\$823,291	\$850,000	\$837,153	24	\$471	\$429	102%
Jan-25	15	11	8	1.6	\$744,862	\$750,000	\$755,375	55	\$460	\$488	101%
Dec-24	17	6	10	1.5	\$793,795	\$842,500	\$822,700	31	\$424	\$463	103%
Nov-24	19	8	11	1.7	\$933,363	\$860,000	\$943,262	30	\$444	\$444	101%
Oct-24	19	7	13	1.6	\$762,076	\$795,000	\$787,538	26	\$449	\$473	104%
Sep-24	16	13	12	1.2	\$849,266	\$875,000	\$867,806	23	\$437	\$447	103%
Aug-24	20	10	15	1.5	\$829,266	\$805,000	\$838,266	34	\$423	\$456	100%
Jul-24	16	8	15	1.3	\$850,056	\$920,000	\$870,066	24	\$420	\$434	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
Jul-25	16	6.67%	\$801,412	-3.98%	\$775,000	-15.8%	\$826,093	-5.05%	36	50%	101%
Jul-24	15	-21.1%	\$834,639	2.85%	\$920,000	11.5%	\$870,066	9.59%	24	60%	102%
Jul-23	19	-9.52%	\$811,510	-10.4%	\$825,000	-7.3%	\$793,894	-8.52%	15	-16.7%	106%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	4	2	7	3	6
\$500-599K	7	2	8	3	11
\$600-699K	7	11	7	11	12
\$700-799K	26	18	19	20	32
\$800-899K	23	16	14	20	28
\$900-999K	10	23	27	31	23
\$1-1.299M	9	6	10	30	25
\$1.3-1.699M	1	4	0	4	3
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	87	82	92	122	140

Presented by:

Includes Hercules and Rodeo

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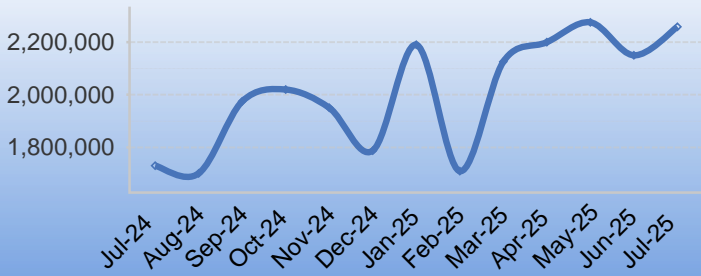
Deemed reliable but not guaranteed

Market Activity Summary:

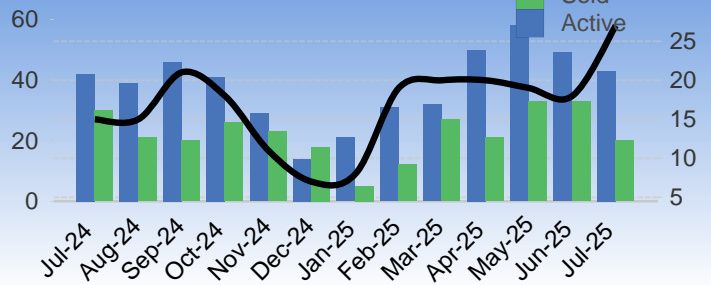
- Inventory: 43 units were listed for sale as of the last day of July - approximately 1.6 months of inventory.
- Sales Activity: 20 units were sold during July,
- Median Sales Price: \$2,258,500 during July
- Average price per sq.ft. in July was \$930
- Average Days-on-Market (DOM) is approximately 21 days
- Sold over Asking: On average, buyers paid 102% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	43	27	20	1.6	\$2,462,400	\$2,258,500	\$2,518,800	21	\$878	\$930	102%
Jun-25	49	18	33	1.8	\$2,217,757	\$2,150,000	\$2,214,213	21	\$815	\$801	101%
May-25	58	19	33	2.2	\$2,503,878	\$2,275,000	\$2,549,901	17	\$821	\$898	102%
Apr-25	50	20	21	2.5	\$3,167,666	\$2,200,000	\$3,185,952	16	\$802	\$966	105%
Mar-25	32	20	27	2.2	\$2,169,259	\$2,125,000	\$2,227,926	15	\$773	\$870	104%
Feb-25	31	19	12	2.7	\$2,390,250	\$1,710,000	\$2,443,166	33	\$806	\$910	103%
Jan-25	21	8	5	1.4	\$2,163,177	\$2,190,000	\$2,154,000	58	\$777	\$913	102%
Dec-24	14	7	18	0.6	\$1,861,174	\$1,787,500	\$1,821,277	34	\$831	\$766	99%
Nov-24	29	11	23	1.3	\$2,173,304	\$1,950,000	\$2,185,994	24	\$885	\$884	101%
Oct-24	41	18	26	1.8	\$2,400,538	\$2,020,000	\$2,415,961	17	\$878	\$858	101%
Sep-24	46	21	20	1.9	\$2,435,500	\$1,975,000	\$2,520,750	41	\$845	\$823	103%
Aug-24	39	15	21	1.6	\$2,177,190	\$1,701,000	\$2,268,761	22	\$807	\$883	104%
Jul-24	42	15	30	1.4	\$2,233,096	\$1,730,000	\$2,233,801	24	\$820	\$815	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
Jul-25	20	-33.3%	\$2,748,505	5.18%	\$2,258,500	30.5%	\$2,518,800	12.8%	21	-12.5%	102%
Jul-24	30	42.9%	\$2,613,066	15.4%	\$1,730,000	-0.86%	\$2,233,801	7.5%	24	-4%	102%
Jul-23	21	-25%	\$2,265,052	-11.4%	\$1,745,000	-12.5%	\$2,077,884	-17.8%	25	66.7%	103%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 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	2	0	0	0
\$800-899K	0	0	1	0	0
\$900-999K	1	2	2	2	3
\$1-1.299M	12	19	13	6	19
\$1.3-1.699M	29	35	25	35	60
\$1.7-1.999M	23	24	23	37	60
\$2-2.999M	58	46	43	69	82
>3M	28	39	24	62	35
Total	151	167	131	212	259

Presented by:

Livermore: Detached Single-Family Homes

July 2025

Market Activity Summary:

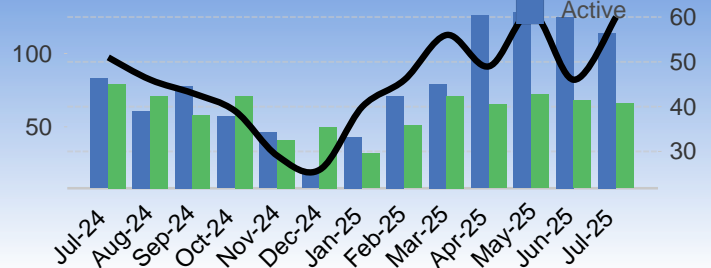
- Inventory: 114 units were listed for sale as of the last day of July - approximately 1.7 months of inventory.
- Sales Activity: 66 units were sold during July,
- Median Sales Price: \$1,180,000 during July
- Average price per sq.ft. in July was \$709
- Average Days-on-Market (DOM) is approximately 21 days
- Sold over Asking: On average, buyers paid 99% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	114	60	66	1.7	\$1,484,578	\$1,180,000	\$1,455,723	21	\$763	\$709	99%
Jun-25	125	46	68	1.9	\$1,376,365	\$1,287,500	\$1,383,426	21	\$753	\$724	101%
May-25	128	61	72	1.9	\$1,323,592	\$1,250,000	\$1,335,597	19	\$772	\$748	101%
Apr-25	126	49	65	2.0	\$1,479,559	\$1,300,000	\$1,504,940	17	\$796	\$731	102%
Mar-25	79	56	71	1.6	\$1,314,021	\$1,250,000	\$1,348,187	10	\$804	\$748	103%
Feb-25	71	46	51	1.6	\$1,414,047	\$1,300,000	\$1,471,290	14	\$743	\$763	105%
Jan-25	43	40	32	1.0	\$1,254,518	\$1,177,500	\$1,270,937	27	\$762	\$754	102%
Dec-24	19	26	50	0.4	\$1,371,393	\$1,302,501	\$1,390,290	20	\$788	\$708	101%
Nov-24	46	29	41	0.9	\$1,247,600	\$1,150,000	\$1,256,945	23	\$725	\$757	101%
Oct-24	57	39	71	0.9	\$1,319,204	\$1,249,000	\$1,355,308	19	\$727	\$718	103%
Sep-24	78	43	58	1.2	\$1,263,350	\$1,202,500	\$1,279,173	19	\$725	\$734	102%
Aug-24	61	46	71	0.8	\$1,434,140	\$1,264,000	\$1,452,261	24	\$747	\$805	102%
Jul-24	83	51	79	1.1	\$1,436,076	\$1,300,000	\$1,468,683	18	\$760	\$741	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
Jul-25	66	-16.5%	\$1,349,946	-1.38%	\$1,180,000	-9.23%	\$1,455,723	-0.882%	21	16.7%	99%
Jul-24	79	49.1%	\$1,368,773	-6.77%	\$1,300,000	15.5%	\$1,468,683	15.4%	18	63.6%	102%
Jul-23	53	-29.3%	\$1,468,213	10.4%	\$1,126,000	-3.76%	\$1,272,937	0.94%	11	-42.1%	106%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	1	1	0
\$500-599K	1	0	0	0	2
\$600-699K	4	0	5	1	10
\$700-799K	7	6	15	14	23
\$800-899K	19	18	32	23	84
\$900-999K	37	42	58	59	136
\$1-1.299M	160	151	141	215	229
\$1.3-1.699M	115	106	87	177	135
\$1.7-1.999M	34	44	26	46	38
\$2-2.999M	44	52	27	61	31
>3M	4	3	2	7	1
Total	425	422	394	604	689

Presented by:

Martinez: Detached Single-Family Homes

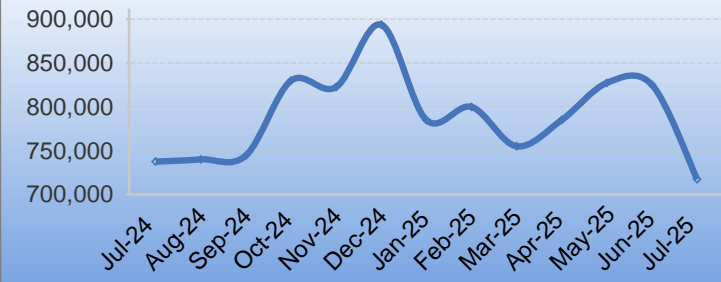
July 2025

Market Activity Summary:

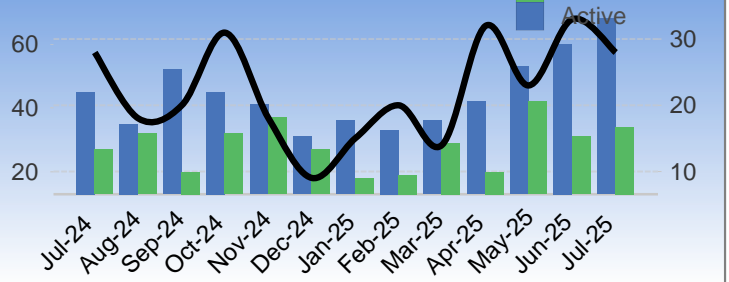
- Inventory: units were listed for sale as of the last day of July.
- Sales Activity: there were no units sold during this period.



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	68	28	34	2.0	\$749,574	\$717,500	\$765,049	24	\$512	\$522	102%
Jun-25	60	33	31	2.0	\$893,601	\$825,000	\$897,947	24	\$524	\$533	101%
May-25	53	23	42	1.8	\$888,182	\$827,500	\$918,116	17	\$532	\$541	103%
Apr-25	42	32	20	1.9	\$814,458	\$785,000	\$820,304	17	\$501	\$530	101%
Mar-25	36	14	29	1.6	\$839,903	\$755,000	\$848,764	28	\$485	\$521	102%
Feb-25	33	20	19	1.6	\$818,784	\$800,000	\$831,789	27	\$488	\$515	101%
Jan-25	36	15	18	1.4	\$774,735	\$785,000	\$776,447	29	\$489	\$488	100%
Dec-24	31	9	27	1.0	\$888,591	\$894,000	\$900,183	35	\$475	\$530	101%
Nov-24	41	18	37	1.4	\$871,682	\$822,500	\$876,137	29	\$473	\$523	100%
Oct-24	45	31	32	1.6	\$857,037	\$830,000	\$867,472	28	\$484	\$519	102%
Sep-24	52	20	20	2.0	\$776,251	\$744,250	\$778,125	27	\$494	\$531	100%
Aug-24	35	18	32	1.1	\$780,984	\$740,000	\$779,700	28	\$472	\$529	100%
Jul-24	45	28	27	1.2	\$740,419	\$737,500	\$751,116	24	\$485	\$518	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
Jul-25	34	25.9%	\$917,808	15.2%	\$717,500	-2.71%	\$765,049	1.85%	24	0%	102%
Jul-24	27	17.4%	\$797,013	-5.7%	\$737,500	-5.33%	\$751,116	-17.2%	24	-27.3%	101%
Jul-23	23	-46.5%	\$845,179	-2.23%	\$779,000	-9.31%	\$906,840	4.99%	33	57.1%	101%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	12	5	14	5	9
\$500-599K	21	25	17	13	26
\$600-699K	32	28	28	27	44
\$700-799K	41	38	33	46	62
\$800-899K	38	35	36	61	58
\$900-999K	24	24	22	47	44
\$1-1.299M	36	36	21	58	47
\$1.3-1.699M	4	7	8	26	17
\$1.7-1.999M	1	2	2	6	2
\$2-2.999M	4	1	4	4	4
>3M	0	0	0	0	0
Total	213	201	185	293	313

Presented by:

Market Activity Summary:

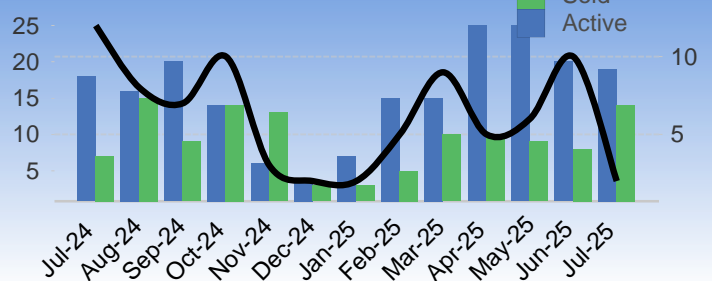
- Inventory: 19 units were listed for sale as of the last day of July - approximately 1.9 months of inventory.
- Sales Activity: 14 units were sold during July,
- Median Sales Price: \$1,675,000 during July
- Average price per sq.ft. in July was \$762
- Average Days-on-Market (DOM) is approximately 49 days
- Sold over Asking: On average, buyers paid 99% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	19	2	14	1.9	\$1,899,428	\$1,675,000	\$1,882,366	49	\$769	\$762	99%
Jun-25	20	10	8	2.2	\$1,972,750	\$1,750,000	\$2,002,000	26	\$743	\$803	102%
May-25	25	6	9	2.5	\$1,991,111	\$2,020,000	\$2,042,222	23	\$729	\$833	102%
Apr-25	25	5	10	2.9	\$1,937,400	\$1,955,000	\$1,955,450	17	\$731	\$833	101%
Mar-25	15	9	10	2.4	\$2,263,888	\$2,200,000	\$2,311,800	10	\$733	\$798	102%
Feb-25	15	5	5	4.4	\$1,917,000	\$2,185,000	\$1,911,000	8	\$770	\$766	100%
Jan-25	7	2	3	1.1	\$1,679,600	\$1,700,000	\$1,713,000	62	\$845	\$787	102%
Dec-24	4	2	3	0.4	\$1,749,333	\$1,730,000	\$1,755,000	13	\$880	\$714	100%
Nov-24	6	3	13	0.5	\$1,918,359	\$1,740,000	\$1,916,153	48	\$851	\$749	101%
Oct-24	14	10	14	1.2	\$2,050,000	\$1,912,500	\$2,019,482	27	\$789	\$794	99%
Sep-24	20	7	9	1.8	\$1,562,200	\$1,618,500	\$1,585,216	21	\$762	\$697	103%
Aug-24	16	8	15	1.5	\$2,037,533	\$1,795,000	\$2,017,812	28	\$748	\$777	99%
Jul-24	18	12	7	1.8	\$1,964,125	\$1,900,000	\$1,968,625	33	\$753	\$823	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
Jul-25	14	100%	\$1,656,649	-14%	\$1,675,000	-11.8%	\$1,882,366	-4.38%	49	48.5%	99%
Jul-24	7	-41.7%	\$1,925,306	-5.22%	\$1,900,000	7.95%	\$1,968,625	4.82%	33	175%	100%
Jul-23	12	50%	\$2,031,357	2.57%	\$1,760,000	12.4%	\$1,878,083	21%	12	-25%	103%

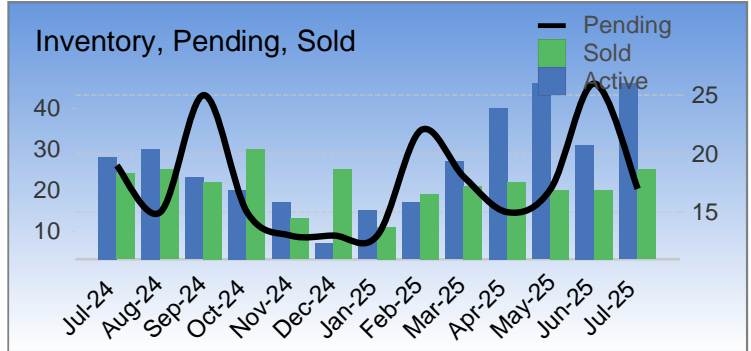
Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 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	1	0	0
\$1-1.299M	1	3	1	0	8
\$1.3-1.699M	18	14	17	15	33
\$1.7-1.999M	14	17	22	12	34
\$2-2.999M	23	26	31	41	40
>3M	4	0	2	10	4
Total	60	60	74	78	119

Presented by:

Market Activity Summary:

- Inventory: 46 units were listed for sale as of the last day of July - approximately 2.2 months of inventory.
- Sales Activity: 25 units were sold during July,
- Median Sales Price: \$1,460,000 during July
- Average price per sq.ft. in July was \$875
- Average Days-on-Market (DOM) is approximately 26 days
- Sold over Asking: On average, buyers paid 101% of list price in July



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
Jul-25	46	17	25	2.2	\$1,404,891	\$1,460,000	\$1,410,546	26	\$812	\$875	101%
Jun-25	31	26	20	1.5	\$1,307,243	\$1,217,500	\$1,304,600	38	\$829	\$829	99%
May-25	46	17	20	2.3	\$1,443,930	\$1,449,500	\$1,449,097	17	\$835	\$873	100%
Apr-25	40	15	22	2.0	\$1,419,489	\$1,405,444	\$1,465,274	20	\$826	\$875	104%
Mar-25	27	18	21	1.7	\$1,391,230	\$1,421,000	\$1,468,778	17	\$872	\$918	106%
Feb-25	17	22	19	1.0	\$1,346,406	\$1,360,000	\$1,393,105	21	\$863	\$943	105%
Jan-25	15	13	11	0.9	\$1,396,622	\$1,485,000	\$1,476,386	15	\$895	\$955	106%
Dec-24	7	13	25	0.3	\$1,297,958	\$1,303,400	\$1,349,376	32	\$911	\$953	104%
Nov-24	17	13	13	0.8	\$1,341,820	\$1,395,000	\$1,387,769	14	\$854	\$838	103%
Oct-24	20	15	30	0.8	\$1,352,183	\$1,320,500	\$1,421,833	21	\$873	\$872	105%
Sep-24	23	25	22	1.1	\$1,379,099	\$1,350,000	\$1,419,818	21	\$856	\$848	103%
Aug-24	30	15	25	1.3	\$1,476,341	\$1,375,000	\$1,554,498	15	\$899	\$920	105%
Jul-24	28	19	24	1.1	\$1,393,727	\$1,387,500	\$1,451,990	15	\$863	\$892	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
Jul-25	25	4.17%	\$1,451,803	1.36%	\$1,460,000	5.23%	\$1,410,546	-2.85%	26	73.3%	101%
Jul-24	24	4.35%	\$1,432,382	6.43%	\$1,387,500	15.6%	\$1,451,990	13.9%	15	15.4%	104%
Jul-23	23	27.8%	\$1,345,790	2.42%	\$1,200,000	-17.5%	\$1,275,304	-13.5%	13	-7.14%	106%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	1	0	0	0	0
\$500-599K	0	0	0	0	1
\$600-699K	0	1	0	0	0
\$700-799K	1	0	3	1	1
\$800-899K	5	1	8	0	14
\$900-999K	4	4	16	5	28
\$1-1.299M	37	33	60	46	116
\$1.3-1.699M	71	74	48	95	74
\$1.7-1.999M	13	20	6	12	11
\$2-2.999M	6	15	4	27	1
>3M	0	0	0	1	0
Total	138	148	145	187	246

Presented by:

Oakland: Detached Single-Family Homes

July 2025

Market Activity Summary:

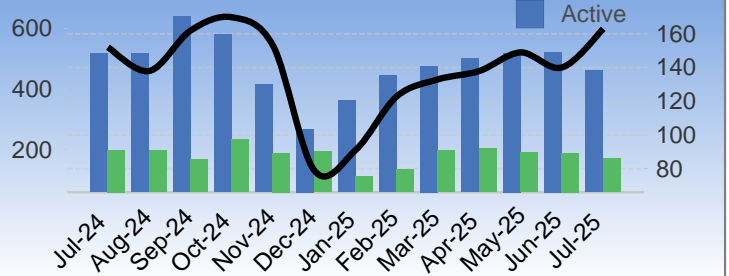
- Inventory: 460 units were listed for sale as of the last day of July - approximately 2.6 months of inventory.
- Sales Activity: 172 units were sold during July,
- Median Sales Price: \$879,185 during July
- Average price per sq.ft. in July was \$602
- Average Days-on-Market (DOM) is approximately 38 days
- Sold over Asking: On average, buyers paid 108% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	460	163	172	2.6	\$1,076,500	\$879,185	\$1,162,520	38	\$545	\$602	108%
Jun-25	521	140	189	2.7	\$1,101,564	\$1,050,000	\$1,223,102	28	\$541	\$653	110%
May-25	518	149	192	2.7	\$1,052,290	\$962,500	\$1,183,923	30	\$541	\$638	111%
Apr-25	500	138	205	2.9	\$1,048,444	\$975,000	\$1,169,964	28	\$536	\$623	110%
Mar-25	475	133	198	3.3	\$1,082,121	\$1,150,000	\$1,236,786	23	\$537	\$666	113%
Feb-25	443	123	135	3.1	\$1,013,945	\$990,000	\$1,134,572	36	\$539	\$624	109%
Jan-25	361	91	113	2.2	\$1,053,337	\$750,000	\$1,061,516	50	\$528	\$563	103%
Dec-24	268	79	195	1.3	\$910,422	\$840,000	\$991,374	46	\$521	\$592	108%
Nov-24	414	153	189	2.1	\$1,115,018	\$926,000	\$1,178,234	37	\$542	\$608	106%
Oct-24	579	170	234	2.9	\$992,083	\$932,500	\$1,095,987	29	\$544	\$639	109%
Sep-24	638	162	168	3.4	\$974,910	\$957,500	\$1,089,463	38	\$545	\$627	111%
Aug-24	517	138	198	2.8	\$968,268	\$885,000	\$1,062,283	33	\$537	\$625	109%
Jul-24	517	152	199	2.7	\$1,015,883	\$995,000	\$1,126,251	28	\$556	\$654	110%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	172	-13.6%	\$933,772	-0.0599%	\$879,185	-11.6%	\$1,162,520	3.22%	38	35.7%	108%
Jul-24	199	20.6%	\$934,332	-2.65%	\$995,000	-2.45%	\$1,126,251	-5.63%	28	27.3%	110%
Jul-23	165	-25%	\$959,784	-9.67%	\$1,020,000	-12.1%	\$1,193,431	-7.15%	22	10%	112%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	148	107	95	61	122
\$500-599K	122	112	116	127	154
\$600-699K	96	103	104	146	142
\$700-799K	95	84	94	106	135
\$800-899K	89	88	76	113	134
\$900-999K	69	72	77	117	116
\$1-1.299M	192	178	160	243	256
\$1.3-1.699M	206	179	184	286	310
\$1.7-1.999M	53	87	92	167	128
\$2-2.999M	91	100	81	158	141
>3M	43	31	37	69	39
Total	1204	1141	1116	1593	1677

Presented by:

Custom geography for Oakland RES includes Oakland, Emeryville, Piedmont

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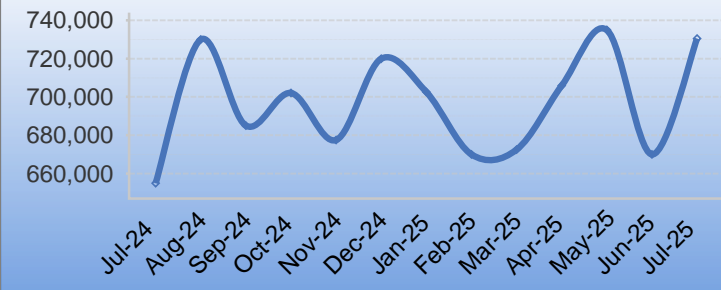
Deemed reliable but not guaranteed

Market Activity Summary:

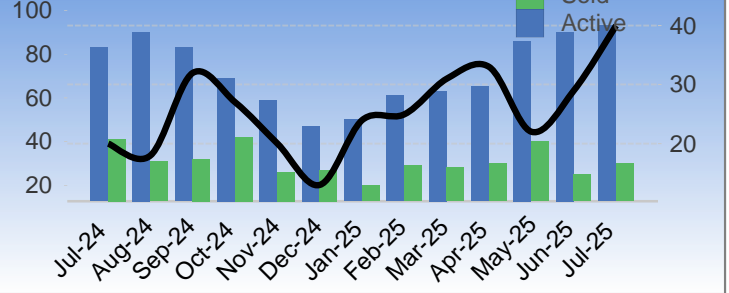
- Inventory: 93 units were listed for sale as of the last day of July - approximately 3.2 months of inventory.
- Sales Activity: 30 units were sold during July,
- Median Sales Price: \$730,500 during July
- Average price per sq.ft. in July was \$349
- Average Days-on-Market (DOM) is approximately 37 days
- Sold over Asking: On average, buyers paid 100% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	93	40	30	3.2	\$755,267	\$730,500	\$763,878	37	\$356	\$349	100%
Jun-25	90	29	25	3.1	\$653,541	\$670,000	\$671,636	32	\$367	\$348	104%
May-25	86	22	40	2.8	\$737,097	\$735,000	\$739,793	28	\$360	\$363	101%
Apr-25	65	33	30	2.3	\$705,636	\$705,995	\$710,714	25	\$377	\$361	101%
Mar-25	63	31	28	2.6	\$717,881	\$672,500	\$720,875	26	\$380	\$364	100%
Feb-25	61	25	29	2.4	\$694,790	\$670,000	\$694,453	39	\$376	\$360	100%
Jan-25	50	24	20	2.1	\$743,040	\$702,500	\$741,075	58	\$380	\$340	100%
Dec-24	47	13	27	1.5	\$766,328	\$720,000	\$765,892	58	\$387	\$358	100%
Nov-24	59	20	26	1.8	\$686,970	\$677,500	\$685,097	34	\$382	\$344	100%
Oct-24	69	27	42	2.0	\$705,978	\$702,000	\$702,598	29	\$364	\$341	100%
Sep-24	83	32	32	2.4	\$700,439	\$685,000	\$705,107	35	\$365	\$354	101%
Aug-24	90	18	31	2.6	\$706,580	\$730,000	\$710,418	28	\$361	\$349	101%
Jul-24	83	20	41	2.0	\$672,280	\$655,000	\$674,550	25	\$351	\$365	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
Jul-25	30	-26.8%	\$706,118	-3.92%	\$730,500	11.5%	\$763,878	13.2%	37	48%	100%
Jul-24	41	-18%	\$734,940	2.02%	\$655,000	-4.1%	\$674,550	-5.81%	25	8.7%	100%
Jul-23	50	35.1%	\$720,372	0.433%	\$683,000	-2.09%	\$716,132	-3.36%	23	-20.7%	101%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	7	10	8	10	21
\$500-599K	26	28	41	29	90
\$600-699K	68	82	91	87	93
\$700-799K	63	62	63	82	63
\$800-899K	19	23	24	51	33
\$900-999K	8	13	10	36	12
\$1-1.299M	5	11	3	14	10
\$1.3-1.699M	5	5	1	3	0
\$1.7-1.999M	1	0	0	1	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	202	234	241	313	322

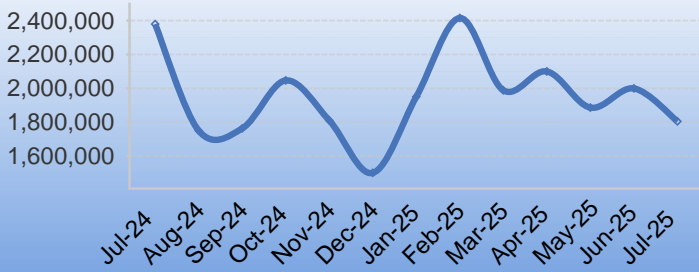
Presented by:

Market Activity Summary:

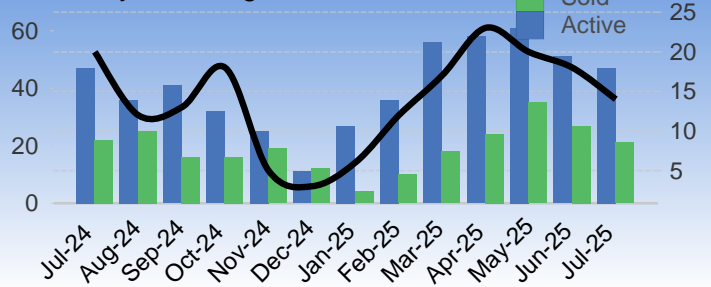
- Inventory: 47 units were listed for sale as of the last day of July - approximately 1.7 months of inventory.
- Sales Activity: 21 units were sold during July,
- Median Sales Price: \$1,805,000 during July
- Average price per sq.ft. in July was \$778
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 99% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	47	14	21	1.7	\$1,971,857	\$1,805,000	\$1,950,904	22	\$762	\$778	99%
Jun-25	51	18	27	1.8	\$2,267,703	\$2,000,000	\$2,264,148	26	\$762	\$818	101%
May-25	61	20	35	2.4	\$2,268,742	\$1,885,000	\$2,257,071	25	\$783	\$827	100%
Apr-25	58	23	24	3.4	\$2,434,166	\$2,100,000	\$2,476,895	22	\$764	\$834	102%
Mar-25	56	17	18	5.3	\$2,430,944	\$1,987,500	\$2,517,518	21	\$784	\$805	106%
Feb-25	36	12	10	4.3	\$2,353,400	\$2,415,000	\$2,486,900	12	\$769	\$852	106%
Jan-25	27	6	4	2.3	\$1,973,500	\$1,950,000	\$1,946,250	31	\$791	\$782	99%
Dec-24	11	3	12	0.7	\$1,763,833	\$1,500,000	\$1,771,824	35	\$723	\$794	102%
Nov-24	25	5	19	1.5	\$2,244,263	\$1,810,000	\$2,193,473	38	\$835	\$801	100%
Oct-24	32	18	16	1.7	\$2,480,375	\$2,047,563	\$2,451,395	36	\$839	\$817	101%
Sep-24	41	13	16	2.0	\$2,111,750	\$1,762,500	\$2,140,625	37	\$855	\$772	103%
Aug-24	36	12	25	1.8	\$1,880,040	\$1,750,000	\$1,895,440	19	\$822	\$809	101%
Jul-24	47	20	22	2.4	\$2,284,122	\$2,380,000	\$2,361,545	27	\$798	\$784	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
Jul-25	21	-4.55%	\$2,109,944	-6.19%	\$1,805,000	-24.2%	\$1,950,904	-17.4%	22	-18.5%	99%
Jul-24	22	22.2%	\$2,249,230	-5.65%	\$2,380,000	-6.67%	\$2,361,545	-3.31%	27	12.5%	104%
Jul-23	18	0%	\$2,383,944	2.16%	\$2,550,000	35.4%	\$2,442,333	16.2%	24	41.2%	103%

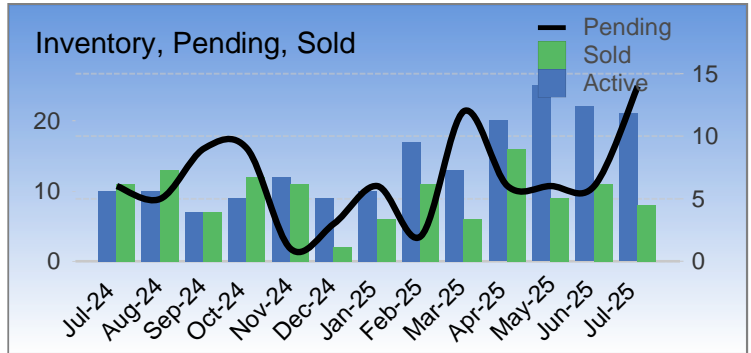
Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 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	1	1	2	0
\$900-999K	1	0	0	0	1
\$1-1.299M	6	7	9	3	6
\$1.3-1.699M	34	20	26	24	38
\$1.7-1.999M	30	17	19	34	62
\$2-2.999M	42	53	39	53	80
>3M	26	19	17	33	28
Total	139	117	111	149	215

Presented by:

Market Activity Summary:

- Inventory: 21 units were listed for sale as of the last day of July - approximately 2.3 months of inventory.
- Sales Activity: 8 units were sold during July,
- Median Sales Price: \$685,000 during July
- Average price per sq.ft. in July was \$481
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 106% of list price in July



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
Jul-25	21	14	8	2.3	\$652,487	\$685,000	\$685,500	31	\$485	\$481	106%
Jun-25	22	6	11	1.8	\$712,960	\$730,000	\$733,353	22	\$473	\$510	103%
May-25	25	6	9	2.4	\$790,777	\$805,000	\$796,388	22	\$484	\$497	101%
Apr-25	20	6	16	1.8	\$722,431	\$737,000	\$732,125	19	\$458	\$516	101%
Mar-25	13	12	6	1.8	\$735,966	\$762,500	\$721,666	26	\$483	\$520	98%
Feb-25	17	2	11	2.7	\$757,450	\$850,000	\$787,000	38	\$483	\$494	103%
Jan-25	10	6	6	1.9	\$883,158	\$822,500	\$882,500	46	\$485	\$507	101%
Dec-24	9	3	2	1.3	\$574,999	\$615,000	\$615,000	38	\$476	\$631	108%
Nov-24	12	1	11	1.3	\$703,081	\$749,000	\$740,727	16	\$493	\$507	106%
Oct-24	9	9	12	0.9	\$688,895	\$709,000	\$724,077	17	\$478	\$553	105%
Sep-24	7	9	7	0.7	\$747,857	\$770,000	\$796,500	10	\$533	\$499	106%
Aug-24	10	5	13	1.0	\$747,883	\$770,044	\$784,695	19	\$506	\$534	105%
Jul-24	10	6	11	1.2	\$746,171	\$808,000	\$769,363	16	\$488	\$517	103%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	8	-27.3%	\$808,922	11.1%	\$685,000	-15.2%	\$685,500	-10.9%	31	93.8%	106%
Jul-24	11	10%	\$727,789	-4.37%	\$808,000	10.7%	\$769,363	4.59%	16	-23.8%	103%
Jul-23	10	-16.7%	\$761,072	-5.64%	\$730,000	-6.83%	\$735,630	-1.92%	21	0%	106%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	3	0	1	1	3
\$500-599K	5	0	3	2	8
\$600-699K	15	12	16	4	18
\$700-799K	19	13	23	30	41
\$800-899K	16	21	15	32	20
\$900-999K	7	2	4	17	13
\$1-1.299M	1	0	2	6	8
\$1.3-1.699M	1	0	0	1	0
\$1.7-1.999M	0	0	0	0	0
\$2-2.999M	0	1	0	0	0
>3M	0	0	0	0	0
Total	67	49	64	93	111

Presented by:

Market Activity Summary:

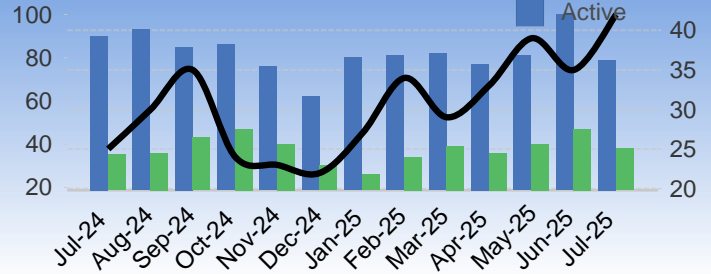
- Inventory: 79 units were listed for sale as of the last day of July - approximately 2.0 months of inventory.
- Sales Activity: 38 units were sold during July,
- Median Sales Price: \$580,000 during July
- Average price per sq.ft. in July was \$368
- Average Days-on-Market (DOM) is approximately 26 days
- Sold over Asking: On average, buyers paid 101% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	79	42	38	2.0	\$576,753	\$580,000	\$582,710	26	\$429	\$368	101%
Jun-25	100	35	47	2.5	\$622,167	\$595,000	\$626,938	40	\$391	\$390	101%
May-25	81	39	40	2.1	\$618,680	\$600,000	\$621,661	40	\$373	\$395	101%
Apr-25	77	33	36	2.2	\$609,880	\$597,944	\$618,966	28	\$369	\$397	102%
Mar-25	82	29	39	2.6	\$577,021	\$550,000	\$583,841	27	\$409	\$391	101%
Feb-25	81	34	34	2.8	\$625,909	\$610,000	\$631,216	39	\$415	\$375	101%
Jan-25	80	27	26	2.5	\$530,324	\$550,000	\$529,887	34	\$421	\$379	100%
Dec-24	62	22	30	1.6	\$569,974	\$583,500	\$575,362	27	\$419	\$391	101%
Nov-24	76	23	40	1.8	\$621,182	\$607,500	\$622,850	42	\$410	\$370	101%
Oct-24	86	24	47	2.2	\$588,288	\$605,000	\$597,874	28	\$414	\$389	102%
Sep-24	85	35	43	2.4	\$596,874	\$595,000	\$602,069	27	\$410	\$383	101%
Aug-24	93	30	36	2.7	\$584,622	\$600,000	\$595,797	27	\$398	\$396	102%
Jul-24	90	25	35	2.5	\$614,010	\$620,000	\$626,016	30	\$398	\$402	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
Jul-25	38	8.57%	\$740,700	16.6%	\$580,000	-6.45%	\$582,710	-6.92%	26	-13.3%	101%
Jul-24	35	-22.2%	\$635,439	4.17%	\$620,000	-0.8%	\$626,016	-2.61%	30	76.5%	102%
Jul-23	45	-29.7%	\$609,982	-0.0997%	\$625,000	-0.794%	\$642,811	-5.6%	17	-19%	103%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	47	47	71	58	79
\$500-599K	92	73	86	99	98
\$600-699K	70	77	92	134	93
\$700-799K	23	35	30	67	38
\$800-899K	18	17	18	48	34
\$900-999K	8	3	16	19	13
\$1-1.299M	2	4	6	16	1
\$1.3-1.699M	0	0	0	1	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	260	256	319	442	356

Presented by:

Includes Pittsburg and Bay Point

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Market Activity Summary:

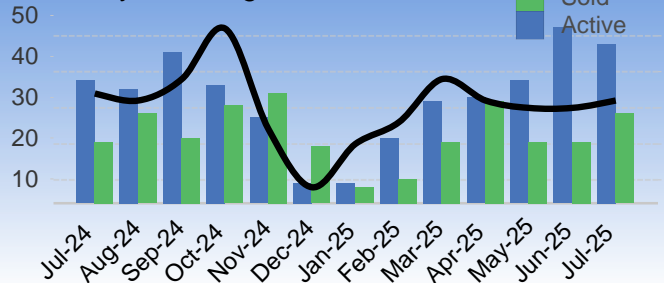
- Inventory: 43 units were listed for sale as of the last day of July - approximately 2.1 months of inventory.
- Sales Activity: 26 units were sold during July,
- Median Sales Price: \$1,157,500 during July
- Average price per sq.ft. in July was \$644
- Average Days-on-Market (DOM) is approximately 24 days
- Sold over Asking: On average, buyers paid 101% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	43	16	26	2.1	\$1,115,446	\$1,157,500	\$1,118,019	24	\$634	\$644	101%
Jun-25	47	15	19	2.1	\$985,678	\$1,050,000	\$1,007,763	22	\$628	\$680	103%
May-25	34	15	19	1.6	\$1,073,668	\$1,125,000	\$1,089,063	23	\$601	\$646	101%
Apr-25	30	16	29	1.6	\$1,104,106	\$1,100,000	\$1,127,248	20	\$621	\$706	103%
Mar-25	29	19	19	2.5	\$1,195,881	\$1,300,000	\$1,232,801	16	\$628	\$717	103%
Feb-25	20	13	10	1.7	\$1,181,579	\$1,253,000	\$1,198,600	32	\$647	\$707	102%
Jan-25	9	10	8	0.5	\$1,201,250	\$1,127,500	\$1,143,750	55	\$617	\$588	95%
Dec-24	9	4	18	0.4	\$1,064,532	\$1,007,352	\$1,082,879	34	\$677	\$648	102%
Nov-24	25	12	31	0.9	\$1,164,412	\$1,121,000	\$1,223,146	18	\$650	\$710	105%
Oct-24	33	26	28	1.3	\$1,103,245	\$1,096,500	\$1,142,214	24	\$644	\$670	104%
Sep-24	41	19	20	1.9	\$1,065,582	\$980,750	\$1,067,572	25	\$689	\$685	100%
Aug-24	32	16	26	1.3	\$1,100,419	\$1,025,000	\$1,119,642	20	\$671	\$717	102%
Jul-24	34	17	19	1.4	\$1,201,601	\$1,190,000	\$1,242,414	26	\$670	\$685	103%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	26	36.8%	\$1,093,594	1.64%	\$1,157,500	-2.73%	\$1,118,019	-10%	24	-7.69%	101%
Jul-24	19	0%	\$1,075,967	-11.7%	\$1,190,000	-0.833%	\$1,242,414	5.5%	26	73.3%	103%
Jul-23	19	-34.5%	\$1,218,694	6.58%	\$1,200,000	9.09%	\$1,177,599	3.61%	15	-16.7%	103%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	2
\$500-599K	1	0	1	0	1
\$600-699K	5	4	9	4	11
\$700-799K	8	17	14	14	28
\$800-899K	20	17	19	25	26
\$900-999K	15	16	15	17	45
\$1-1.299M	40	33	51	63	96
\$1.3-1.699M	39	44	30	55	39
\$1.7-1.999M	1	11	5	15	4
\$2-2.999M	1	5	1	1	0
>3M	0	0	0	0	0
Total	130	147	145	194	252

Presented by:

Includes Pleasant Hill and Pacheco

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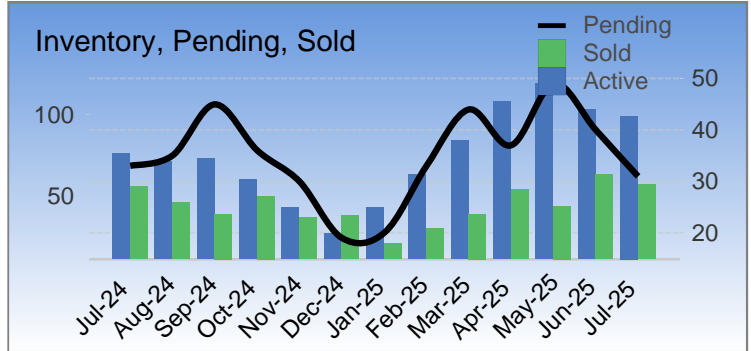
Deemed reliable but not guaranteed

Pleasanton: Detached Single-Family Homes

July 2025

Market Activity Summary:

- Inventory: 99 units were listed for sale as of the last day of July - approximately 1.8 months of inventory.
- Sales Activity: 57 units were sold during July,
- Median Sales Price: \$1,658,888 during July
- Average price per sq.ft. in July was \$799
- Average Days-on-Market (DOM) is approximately 31 days
- Sold over Asking: On average, buyers paid 98% of list price in July



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
Jul-25	99	31	57	1.8	\$2,056,022	\$1,658,888	\$1,991,643	31	\$871	\$799	98%
Jun-25	103	40	63	1.9	\$1,991,951	\$1,770,000	\$1,976,300	26	\$886	\$849	99%
May-25	119	49	44	2.6	\$1,994,203	\$1,680,000	\$1,971,347	32	\$845	\$867	99%
Apr-25	108	37	54	2.7	\$1,992,355	\$1,806,500	\$2,002,196	17	\$865	\$885	101%
Mar-25	84	44	39	2.8	\$2,020,641	\$1,869,000	\$2,036,367	15	\$838	\$913	101%
Feb-25	63	33	30	2.1	\$1,999,512	\$1,657,500	\$1,992,800	23	\$869	\$865	100%
Jan-25	43	20	21	1.4	\$2,324,402	\$1,830,000	\$2,286,871	23	\$887	\$880	100%
Dec-24	27	19	38	0.6	\$1,939,944	\$1,805,000	\$1,911,624	34	\$863	\$846	99%
Nov-24	43	30	37	1.0	\$2,129,598	\$1,785,000	\$2,103,168	33	\$866	\$836	99%
Oct-24	60	36	50	1.4	\$2,081,479	\$1,687,500	\$2,044,100	29	\$856	\$874	99%
Sep-24	73	45	39	1.6	\$1,908,331	\$1,702,000	\$1,902,540	23	\$889	\$878	100%
Aug-24	71	35	46	1.4	\$1,739,217	\$1,612,500	\$1,724,558	20	\$895	\$931	100%
Jul-24	76	33	56	1.4	\$2,002,876	\$1,767,500	\$2,019,590	16	\$905	\$885	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
Jul-25	57	1.79%	\$1,935,500	3.7%	\$1,658,888	-6.14%	\$1,991,643	-1.38%	31	93.8%	98%
Jul-24	56	19.1%	\$1,866,516	-8.25%	\$1,767,500	-3.15%	\$2,019,590	-0.0287%	16	33.3%	101%
Jul-23	47	-23%	\$2,034,354	10.9%	\$1,825,000	7.04%	\$2,020,170	6.9%	12	-33.3%	105%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	1
\$500-599K	0	0	0	0	0
\$600-699K	2	0	1	0	2
\$700-799K	0	0	0	0	5
\$800-899K	0	0	1	1	0
\$900-999K	5	0	1	2	12
\$1-1.299M	25	20	29	10	92
\$1.3-1.699M	105	74	89	106	175
\$1.7-1.999M	64	79	62	85	58
\$2-2.999M	71	83	43	107	75
>3M	36	48	23	54	27
Total	308	304	249	365	447

Presented by:

Includes Pleasanton and Sunol

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Richmond: Detached Single-Family Homes

July 2025

Market Activity Summary:

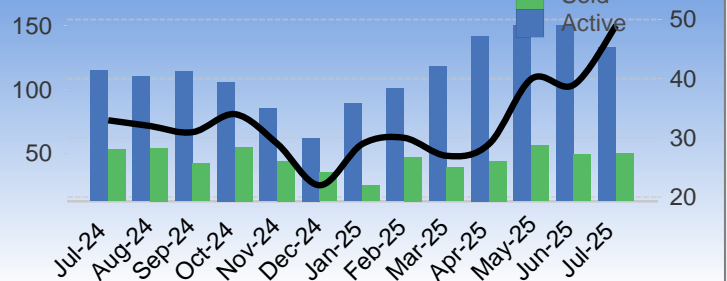
- Inventory: 133 units were listed for sale as of the last day of July - approximately 2.7 months of inventory.
- Sales Activity: 50 units were sold during July,
- Median Sales Price: \$650,000 during July
- Average price per sq.ft. in July was \$474
- Average Days-on-Market (DOM) is approximately 41 days
- Sold over Asking: On average, buyers paid 101% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	133	49	50	2.7	\$681,626	\$650,000	\$688,536	41	\$503	\$474	101%
Jun-25	150	39	49	3.1	\$799,106	\$752,000	\$815,938	38	\$502	\$554	103%
May-25	150	40	56	3.3	\$634,917	\$622,500	\$651,620	22	\$497	\$495	102%
Apr-25	142	29	44	3.4	\$686,013	\$617,500	\$708,664	27	\$491	\$479	104%
Mar-25	118	27	39	3.2	\$685,266	\$735,000	\$727,051	24	\$489	\$551	105%
Feb-25	101	30	47	2.9	\$698,491	\$708,000	\$745,080	20	\$489	\$516	106%
Jan-25	89	29	25	2.7	\$631,352	\$665,000	\$639,727	34	\$495	\$534	101%
Dec-24	62	22	35	1.4	\$812,279	\$745,000	\$814,925	37	\$496	\$506	101%
Nov-24	85	29	44	1.9	\$711,273	\$699,500	\$735,321	37	\$513	\$527	104%
Oct-24	106	34	55	2.2	\$687,843	\$620,000	\$715,461	33	\$504	\$518	104%
Sep-24	114	31	42	2.4	\$721,369	\$669,444	\$747,806	31	\$508	\$535	106%
Aug-24	110	32	54	2.2	\$625,482	\$641,500	\$643,081	29	\$498	\$515	102%
Jul-24	115	33	53	2.3	\$663,263	\$659,950	\$683,498	29	\$510	\$530	103%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	50	-5.66%	\$685,294	-1.46%	\$650,000	-1.51%	\$688,536	0.737%	41	41.4%	101%
Jul-24	53	-10.2%	\$695,424	-0.882%	\$659,950	-6.39%	\$683,498	-4.86%	29	38.1%	103%
Jul-23	59	-1.67%	\$701,614	-4.04%	\$705,000	8.05%	\$718,408	4.34%	21	-4.55%	107%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	45	39	49	42	59
\$500-599K	63	69	50	48	95
\$600-699K	59	72	61	59	71
\$700-799K	50	40	52	61	52
\$800-899K	38	38	22	52	56
\$900-999K	19	27	13	45	32
\$1-1.299M	26	35	34	68	24
\$1.3-1.699M	9	4	8	10	6
\$1.7-1.999M	0	0	1	4	3
\$2-2.999M	1	2	0	1	1
>3M	0	0	0	0	0
Total	310	326	290	390	399

Presented by:

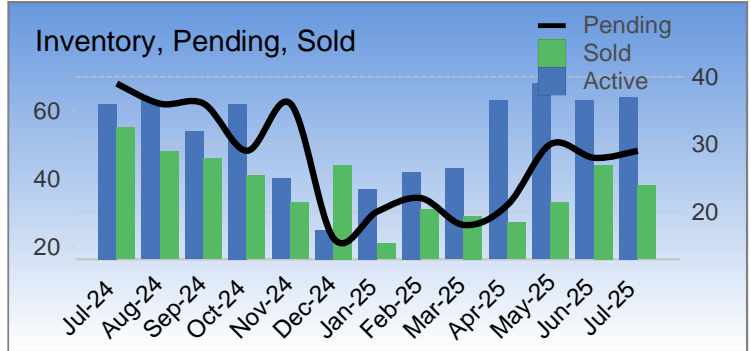
Includes Richmond, North Richmond and Point Richmond

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Deemed reliable but not guaranteed

Market Activity Summary:

- Inventory: 64 units were listed for sale as of the last day of July - approximately 1.7 months of inventory.
- Sales Activity: 38 units were sold during July,
- Median Sales Price: \$850,000 during July
- Average price per sq.ft. in July was \$632
- Average Days-on-Market (DOM) is approximately 27 days
- Sold over Asking: On average, buyers paid 103% of list price in July



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
Jul-25	64	29	38	1.7	\$844,938	\$850,000	\$872,657	27	\$603	\$632	103%
Jun-25	63	28	44	1.9	\$838,325	\$857,500	\$866,040	26	\$607	\$607	103%
May-25	68	30	33	2.3	\$938,085	\$900,000	\$977,026	19	\$623	\$650	104%
Apr-25	63	21	27	2.2	\$919,499	\$908,000	\$974,148	21	\$604	\$652	106%
Mar-25	43	18	29	1.6	\$835,244	\$875,000	\$866,185	14	\$602	\$644	104%
Feb-25	42	22	31	1.3	\$853,286	\$859,900	\$892,545	22	\$630	\$640	105%
Jan-25	37	20	21	1.1	\$836,699	\$830,000	\$825,666	40	\$633	\$612	99%
Dec-24	25	16	44	0.7	\$895,253	\$857,500	\$901,395	26	\$649	\$598	101%
Nov-24	40	36	33	1.1	\$875,061	\$878,000	\$910,933	31	\$653	\$646	105%
Oct-24	62	29	41	1.4	\$877,538	\$858,500	\$921,085	27	\$627	\$647	105%
Sep-24	54	36	46	1.1	\$855,156	\$872,500	\$894,369	20	\$628	\$658	105%
Aug-24	63	36	48	1.3	\$844,139	\$860,000	\$888,968	19	\$19,665	\$645	105%
Jul-24	62	39	55	1.3	\$890,239	\$880,000	\$948,821	18	\$644	\$649	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
Jul-25	38	-30.9%	\$899,104	2.31%	\$850,000	-3.41%	\$872,657	-8.03%	27	50%	103%
Jul-24	55	52.8%	\$878,814	-0.597%	\$880,000	5.07%	\$948,821	1.36%	18	0%	107%
Jul-23	36	2.86%	\$884,090	0.0694%	\$837,500	-11.8%	\$936,131	-9.5%	18	5.88%	108%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	1	0	2	0	1
\$500-599K	4	3	5	3	7
\$600-699K	14	20	16	10	27
\$700-799K	50	55	60	34	62
\$800-899K	62	68	65	59	87
\$900-999K	46	38	28	60	64
\$1-1.299M	33	57	38	89	58
\$1.3-1.699M	12	22	12	50	8
\$1.7-1.999M	1	2	1	5	1
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	223	265	227	310	315

Presented by:

Market Activity Summary:

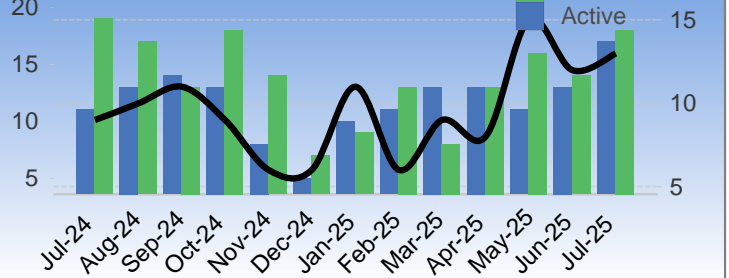
- Inventory: 17 units were listed for sale as of the last day of July - approximately 1.1 months of inventory.
- Sales Activity: 18 units were sold during July,
- Median Sales Price: \$857,500 during July
- Average price per sq.ft. in July was \$626
- Average Days-on-Market (DOM) is approximately 20 days
- Sold over Asking: On average, buyers paid 102% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	17	13	18	1.1	\$821,249	\$857,500	\$836,506	20	\$698	\$626	102%
Jun-25	13	12	14	0.9	\$840,702	\$849,444	\$860,420	16	\$623	\$643	102%
May-25	11	15	16	1.0	\$782,756	\$837,500	\$814,622	18	\$712	\$670	104%
Apr-25	13	8	13	1.2	\$779,215	\$825,000	\$820,299	15	\$671	\$660	105%
Mar-25	13	9	8	1.4	\$870,197	\$895,000	\$938,875	10	\$643	\$641	107%
Feb-25	11	6	13	1.1	\$834,025	\$870,000	\$898,529	13	\$645	\$665	108%
Jan-25	10	11	9	1.0	\$852,555	\$855,000	\$885,543	15	\$694	\$672	104%
Dec-24	5	6	7	0.5	\$798,142	\$783,000	\$804,000	21	\$843	\$651	101%
Nov-24	8	6	14	0.7	\$820,587	\$850,000	\$851,714	19	\$755	\$653	104%
Oct-24	13	9	18	0.8	\$821,427	\$842,500	\$852,427	20	\$684	\$678	104%
Sep-24	14	11	13	1.0	\$774,692	\$825,000	\$814,500	11	\$732	\$670	105%
Aug-24	13	10	17	0.8	\$856,052	\$850,000	\$881,235	19	\$677	\$651	103%
Jul-24	11	9	19	0.8	\$844,094	\$900,000	\$889,105	21	\$689	\$639	105%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	18	-5.26%	\$833,559	-1%	\$857,500	-4.72%	\$836,506	-5.92%	20	-4.76%	102%
Jul-24	19	111%	\$841,993	1.78%	\$900,000	10%	\$889,105	12.3%	21	23.5%	105%
Jul-23	9	-50%	\$827,285	-0.402%	\$818,000	-3.71%	\$791,444	-4.86%	17	-26.1%	103%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	3	1	3	2	0
\$600-699K	1	2	4	1	7
\$700-799K	23	17	24	17	26
\$800-899K	38	24	28	39	53
\$900-999K	17	23	13	32	23
\$1-1.299M	9	15	5	31	3
\$1.3-1.699M	0	0	0	1	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	91	82	77	123	112

Presented by:

Market Activity Summary:

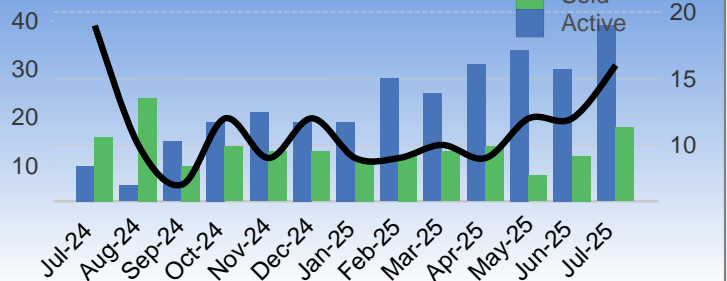
- Inventory: 39 units were listed for sale as of the last day of July - approximately 3.2 months of inventory.
- Sales Activity: 18 units were sold during July,
- Median Sales Price: \$592,000 during July
- Average price per sq.ft. in July was \$477
- Average Days-on-Market (DOM) is approximately 36 days
- Sold over Asking: On average, buyers paid 100% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	39	16	18	3.2	\$579,549	\$592,000	\$580,111	36	\$510	\$477	100%
Jun-25	30	12	12	3.3	\$657,149	\$699,000	\$657,250	52	\$522	\$501	100%
May-25	34	12	8	3.2	\$541,412	\$537,500	\$534,500	49	\$503	\$463	98%
Apr-25	31	9	14	2.4	\$612,980	\$639,000	\$621,782	31	\$508	\$511	102%
Mar-25	25	10	13	2.2	\$581,150	\$600,000	\$595,250	25	\$477	\$501	102%
Feb-25	28	9	12	2.3	\$618,658	\$655,000	\$627,583	29	\$475	\$548	102%
Jan-25	19	9	11	1.5	\$598,353	\$570,000	\$608,000	21	\$484	\$528	101%
Dec-24	19	12	13	1.4	\$586,461	\$630,000	\$603,384	20	\$498	\$503	103%
Nov-24	21	9	13	1.9	\$594,752	\$615,000	\$607,500	19	\$504	\$534	102%
Oct-24	19	12	14	1.2	\$532,327	\$537,500	\$563,785	13	\$498	\$494	106%
Sep-24	15	7	10	0.9	\$633,580	\$658,500	\$637,800	34	\$522	\$519	101%
Aug-24	6	10	24	0.3	\$568,856	\$605,000	\$591,854	24	\$573	\$523	105%
Jul-24	10	19	16	0.9	\$608,955	\$600,000	\$635,845	13	\$503	\$543	105%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	18	12.5%	\$627,618	3.09%	\$592,000	-1.33%	\$580,111	-8.77%	36	177%	100%
Jul-24	16	77.8%	\$608,794	-0.86%	\$600,000	-12.4%	\$635,845	-6.88%	13	-59.4%	105%
Jul-23	9	28.6%	\$614,076	-2.62%	\$685,000	12.3%	\$682,829	7.41%	32	45.5%	104%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	13	13	11	9	16
\$500-599K	28	24	20	14	39
\$600-699K	28	27	12	32	31
\$700-799K	16	13	18	25	16
\$800-899K	2	6	4	10	5
\$900-999K	1	1	1	1	2
\$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	88	84	66	92	109

Presented by:

San Ramon: Detached Single-Family Homes

July 2025

Market Activity Summary:

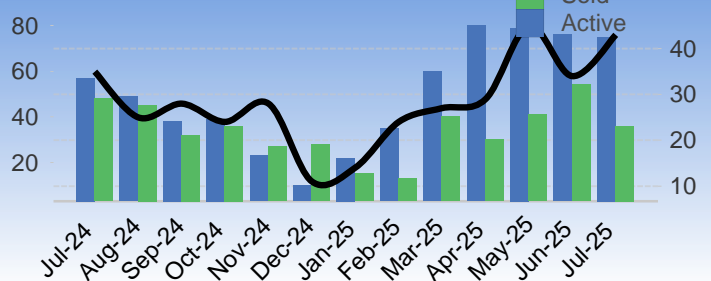
- Inventory: 75 units were listed for sale as of the last day of July - approximately 1.8 months of inventory.
- Sales Activity: 36 units were sold during July,
- Median Sales Price: \$1,782,500 during July
- Average price per sq.ft. in July was \$766
- Average Days-on-Market (DOM) is approximately 22 days
- Sold over Asking: On average, buyers paid 99% of list price in July



Median Sale Price



Inventory, Pending, Sold



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
Jul-25	75	43	36	1.8	\$1,881,127	\$1,782,500	\$1,857,758	22	\$770	\$766	99%
Jun-25	76	34	54	1.9	\$2,005,195	\$1,887,500	\$1,980,059	19	\$764	\$764	99%
May-25	79	45	41	2.2	\$1,913,373	\$1,810,000	\$1,914,053	18	\$765	\$801	100%
Apr-25	80	29	30	2.9	\$2,180,928	\$1,890,000	\$2,192,162	12	\$781	\$780	100%
Mar-25	60	27	40	2.6	\$1,994,411	\$1,939,500	\$2,020,041	14	\$788	\$773	102%
Feb-25	35	24	13	1.9	\$1,706,222	\$1,813,000	\$1,699,029	9	\$771	\$836	100%
Jan-25	22	14	15	0.9	\$1,975,680	\$1,800,000	\$1,966,800	22	\$738	\$795	100%
Dec-24	10	11	28	0.3	\$1,906,234	\$1,785,000	\$1,912,207	27	\$727	\$800	101%
Nov-24	23	28	27	0.7	\$1,698,695	\$1,670,000	\$1,717,259	17	\$778	\$796	102%
Oct-24	39	24	36	1.0	\$1,834,651	\$1,810,000	\$1,856,996	23	\$766	\$829	101%
Sep-24	38	28	32	0.9	\$1,737,138	\$1,614,000	\$1,727,715	33	\$785	\$791	99%
Aug-24	49	25	45	1.1	\$1,816,681	\$1,750,000	\$1,838,189	16	\$792	\$813	101%
Jul-24	57	35	48	1.2	\$1,950,237	\$1,907,500	\$1,985,891	14	\$791	\$807	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
Jul-25	36	-25%	\$1,792,023	-6.67%	\$1,782,500	-6.55%	\$1,857,758	-6.45%	22	57.1%	99%
Jul-24	48	26.3%	\$1,920,120	10.6%	\$1,907,500	2.42%	\$1,985,891	1.22%	14	0%	102%
Jul-23	38	-7.32%	\$1,736,184	-6.07%	\$1,862,500	6.43%	\$1,962,009	1.7%	14	-30%	103%

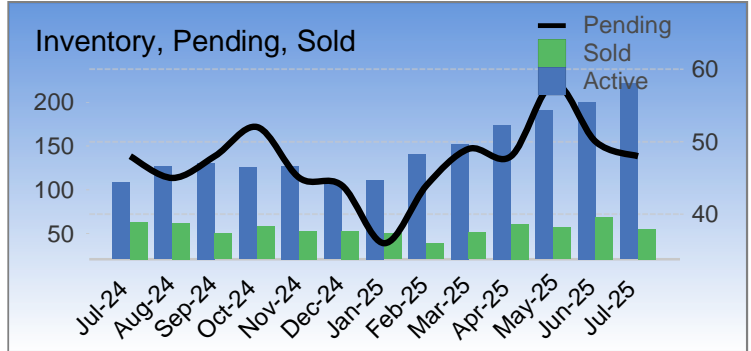
Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	1
\$700-799K	2	2	0	0	2
\$800-899K	2	2	1	2	2
\$900-999K	1	1	0	0	2
\$1-1.299M	11	7	17	12	66
\$1.3-1.699M	71	70	77	61	224
\$1.7-1.999M	50	60	56	95	94
\$2-2.999M	75	102	67	170	82
>3M	17	15	6	29	6
Total	229	259	224	369	479

Presented by:

Market Activity Summary:

- Inventory: 221 units were listed for sale as of the last day of July - approximately 3.8 months of inventory.
- Sales Activity: 55 units were sold during July,
- Median Sales Price: \$657,282 during July
- Average price per sq.ft. in July was \$382
- Average Days-on-Market (DOM) is approximately 40 days
- Sold over Asking: On average, buyers paid 98% of list price in July



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
Jul-25	221	48	55	3.8	\$713,223	\$657,282	\$697,179	40	\$387	\$382	98%
Jun-25	200	50	69	3.3	\$704,229	\$677,500	\$696,633	29	\$395	\$362	99%
May-25	190	58	57	3.5	\$705,896	\$700,000	\$700,241	33	\$402	\$366	99%
Apr-25	174	48	61	3.5	\$724,456	\$665,000	\$712,921	27	\$415	\$384	99%
Mar-25	152	49	51	3.4	\$746,268	\$710,000	\$741,813	27	\$406	\$390	100%
Feb-25	140	44	39	3.0	\$741,230	\$658,000	\$733,204	27	\$397	\$387	100%
Jan-25	111	36	50	2.2	\$732,464	\$687,500	\$723,553	38	\$408	\$361	99%
Dec-24	107	44	53	2.0	\$727,626	\$687,495	\$725,811	31	\$408	\$357	100%
Nov-24	127	45	53	2.4	\$808,038	\$715,000	\$783,081	35	\$390	\$381	98%
Oct-24	125	52	58	2.3	\$811,545	\$749,498	\$805,996	24	\$386	\$395	99%
Sep-24	130	48	50	2.3	\$782,197	\$735,550	\$779,580	24	\$380	\$388	100%
Aug-24	126	45	62	2.0	\$823,039	\$769,750	\$815,386	26	\$389	\$370	99%
Jul-24	108	48	63	1.6	\$771,036	\$740,000	\$773,924	21	\$392	\$383	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
Jul-25	55	-12.7%	\$817,307	-2.43%	\$657,282	-11.2%	\$697,179	-9.92%	40	90.5%	98%
Jul-24	63	-5.97%	\$837,645	6.81%	\$740,000	4.23%	\$773,924	2.27%	21	40%	100%
Jul-23	67	3.08%	\$784,268	0.921%	\$710,000	-5.33%	\$756,777	-2.19%	15	-28.6%	102%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	36	28	33	25	68
\$500-599K	68	59	59	44	130
\$600-699K	107	92	79	91	138
\$700-799K	83	77	82	117	118
\$800-899K	40	72	51	96	78
\$900-999K	23	33	24	58	27
\$1-1.299M	16	51	22	68	23
\$1.3-1.699M	8	18	1	22	12
\$1.7-1.999M	0	2	1	2	3
\$2-2.999M	1	1	1	3	3
>3M	0	0	0	0	0
Total	382	433	353	526	600

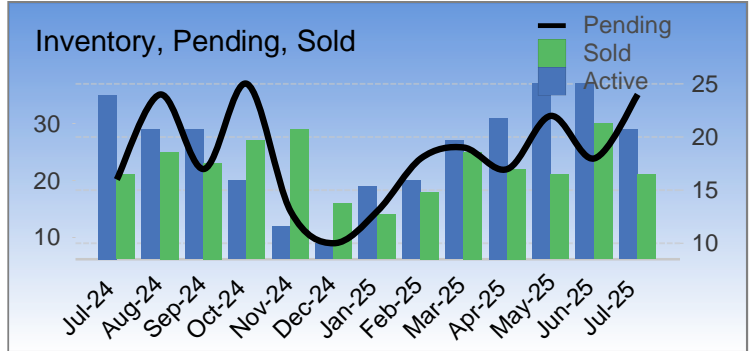
Presented by:

Union City: Detached Single-Family Homes

July 2025

Market Activity Summary:

- Inventory: 29 units were listed for sale as of the last day of July - approximately 1.3 months of inventory.
- Sales Activity: 21 units were sold during July,
- Median Sales Price: \$1,251,110 during July
- Average price per sq.ft. in July was \$803
- Average Days-on-Market (DOM) is approximately 25 days
- Sold over Asking: On average, buyers paid 102% of list price in July



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
Jul-25	29	24	21	1.3	\$1,297,513	\$1,251,110	\$1,325,142	25	\$825	\$803	102%
Jun-25	37	18	30	1.6	\$1,356,099	\$1,390,000	\$1,390,095	18	\$796	\$801	103%
May-25	37	22	21	1.8	\$1,575,325	\$1,523,000	\$1,631,401	15	\$851	\$870	104%
Apr-25	31	17	22	1.5	\$1,438,651	\$1,545,000	\$1,526,225	13	\$858	\$902	106%
Mar-25	27	19	25	1.4	\$1,449,460	\$1,525,000	\$1,532,480	16	\$859	\$843	106%
Feb-25	20	18	18	1.4	\$1,542,864	\$1,578,000	\$1,668,870	15	\$896	\$861	113%
Jan-25	19	13	14	1.1	\$1,482,971	\$1,461,000	\$1,536,214	29	\$885	\$798	104%
Dec-24	9	10	16	0.4	\$1,496,742	\$1,522,500	\$1,526,086	20	\$1,059	\$875	102%
Nov-24	12	13	29	0.5	\$1,543,328	\$1,520,000	\$1,617,685	19	\$959	\$850	105%
Oct-24	20	25	27	0.8	\$1,484,122	\$1,500,000	\$1,522,777	17	\$912	\$847	103%
Sep-24	29	17	23	1.3	\$1,395,466	\$1,425,100	\$1,428,103	20	\$828	\$840	103%
Aug-24	29	24	25	1.4	\$1,333,003	\$1,385,000	\$1,385,784	13	\$841	\$899	104%
Jul-24	35	16	21	1.7	\$1,369,123	\$1,500,000	\$1,485,000	10	\$860	\$884	108%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
Jul-25	21	0%	\$1,363,975	-9.42%	\$1,251,110	-16.6%	\$1,325,142	-10.8%	25	150%	102%
Jul-24	21	23.5%	\$1,505,772	7.63%	\$1,500,000	5.26%	\$1,485,000	3.62%	10	11.1%	108%
Jul-23	17	6.25%	\$1,399,027	-3.01%	\$1,425,000	4.97%	\$1,433,058	-2.03%	9	-55%	108%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	1	0	0	0	3
\$700-799K	2	1	1	2	8
\$800-899K	2	4	8	6	13
\$900-999K	8	6	12	5	10
\$1-1.299M	30	22	29	28	67
\$1.3-1.699M	71	78	61	65	68
\$1.7-1.999M	22	10	9	27	9
\$2-2.999M	15	9	4	16	4
>3M	0	0	0	1	0
Total	151	130	124	150	182

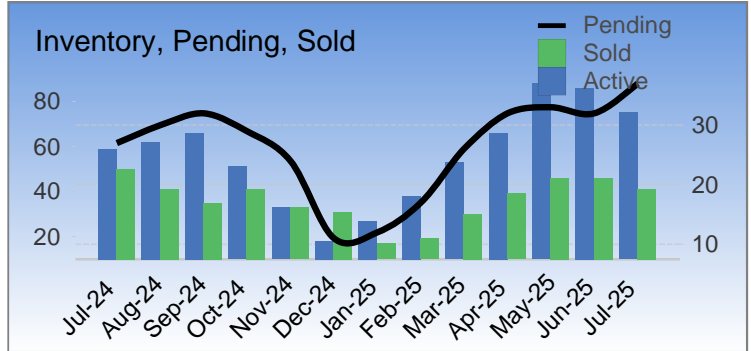
Presented by:

Walnut Creek: Detached Single-Family Homes

July 2025

Market Activity Summary:

- Inventory: 75 units were listed for sale as of the last day of July - approximately 1.7 months of inventory.
- Sales Activity: 41 units were sold during July,
- Median Sales Price: \$1,500,000 during July
- Average price per sq.ft. in July was \$803
- Average Days-on-Market (DOM) is approximately 19 days
- Sold over Asking: On average, buyers paid 101% of list price in July



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
Jul-25	75	37	41	1.7	\$1,511,292	\$1,500,000	\$1,528,848	19	\$804	\$803	101%
Jun-25	86	32	46	2.0	\$1,658,735	\$1,562,500	\$1,681,951	21	\$808	\$763	102%
May-25	88	33	46	2.4	\$1,738,039	\$1,675,000	\$1,774,860	13	\$818	\$758	103%
Apr-25	66	32	39	2.3	\$1,658,151	\$1,560,000	\$1,677,756	19	\$813	\$760	102%
Mar-25	53	26	30	2.4	\$1,517,799	\$1,387,500	\$1,523,533	21	\$788	\$769	101%
Feb-25	38	17	19	1.7	\$1,571,382	\$1,650,000	\$1,597,956	11	\$776	\$770	103%
Jan-25	27	12	17	1.0	\$1,740,055	\$1,565,000	\$1,716,640	30	\$854	\$803	100%
Dec-24	18	11	31	0.5	\$1,627,417	\$1,550,000	\$1,635,284	41	\$828	\$758	100%
Nov-24	33	24	33	1.0	\$1,554,596	\$1,550,000	\$1,542,061	26	\$809	\$732	100%
Oct-24	51	29	41	1.3	\$1,623,481	\$1,565,000	\$1,649,314	25	\$786	\$733	102%
Sep-24	66	32	35	1.6	\$1,606,711	\$1,500,000	\$1,624,475	25	\$759	\$748	102%
Aug-24	62	30	41	1.4	\$1,684,695	\$1,520,000	\$1,727,068	23	\$776	\$777	103%
Jul-24	59	27	50	1.3	\$1,636,515	\$1,675,000	\$1,698,222	15	\$794	\$821	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
Jul-25	41	-18%	\$1,810,907	9.54%	\$1,500,000	-10.4%	\$1,528,848	-9.97%	19	26.7%	101%
Jul-24	50	19%	\$1,653,224	-6.34%	\$1,675,000	11.3%	\$1,698,222	-1.8%	15	-6.25%	104%
Jul-23	42	-14.3%	\$1,765,156	8.02%	\$1,505,000	-8.73%	\$1,729,309	-2.32%	16	23.1%	105%

Sales Activity and Price Trends

Price Range	2025 YTD units sold	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	1	1	1	0	3
\$700-799K	2	0	0	1	4
\$800-899K	2	3	3	2	7
\$900-999K	7	6	4	3	23
\$1-1.299M	48	40	45	31	106
\$1.3-1.699M	90	86	88	131	185
\$1.7-1.999M	46	59	46	71	89
\$2-2.999M	31	49	31	81	40
>3M	11	3	11	15	6
Total	238	247	229	335	463

Presented by: