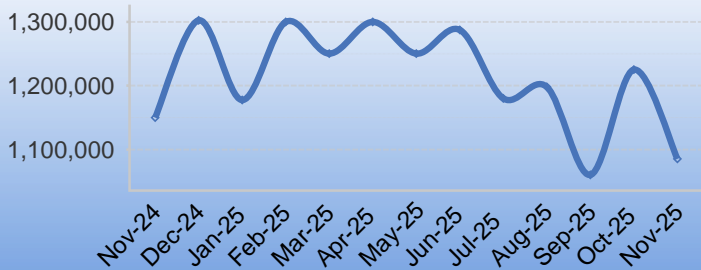


Market Activity Summary:

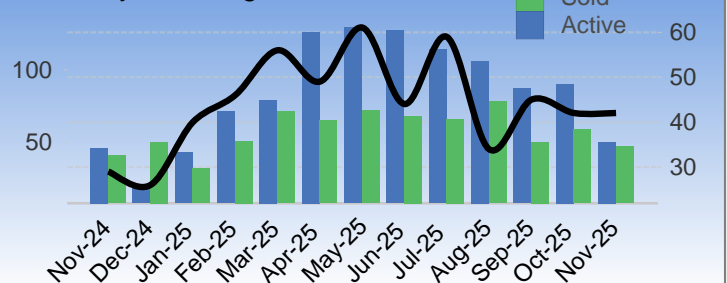
- Inventory: 50 units were listed for sale as of the last day of November - approximately 1.0 months of inventory.
- Sales Activity: 47 units were sold during November,
- Median Sales Price: \$1,085,000 during November
- Average price per sq.ft. in November was \$731
- Average Days-on-Market (DOM) is approximately 28 days
- Sold over Asking: On average, buyers paid 100% of list price in November



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
Nov-25	50	42	47	1.0	\$1,224,363	\$1,085,000	\$1,222,933	28	\$742	\$731	100%
Oct-25	90	42	59	1.5	\$1,414,681	\$1,225,000	\$1,393,805	30	\$754	\$690	99%
Sep-25	87	45	50	1.4	\$1,197,588	\$1,060,000	\$1,186,482	34	\$770	\$680	99%
Aug-25	106	34	78	1.6	\$1,383,860	\$1,198,000	\$1,374,057	28	\$759	\$697	99%
Jul-25	114	59	66	1.7	\$1,484,578	\$1,180,000	\$1,455,723	21	\$743	\$709	99%
Jun-25	127	44	68	1.9	\$1,376,365	\$1,287,500	\$1,383,426	21	\$748	\$724	101%
May-25	129	61	72	1.9	\$1,323,592	\$1,250,000	\$1,335,597	19	\$768	\$748	101%
Apr-25	126	49	65	2.0	\$1,479,559	\$1,300,000	\$1,504,940	17	\$795	\$731	102%
Mar-25	79	56	71	1.6	\$1,314,021	\$1,250,000	\$1,348,187	10	\$802	\$748	103%
Feb-25	71	46	51	1.6	\$1,414,047	\$1,300,000	\$1,471,290	14	\$742	\$763	105%
Jan-25	43	40	32	1.0	\$1,254,518	\$1,177,500	\$1,270,937	27	\$759	\$754	102%
Dec-24	19	26	50	0.4	\$1,371,393	\$1,302,501	\$1,390,290	20	\$781	\$708	101%
Nov-24	46	29	41	0.9	\$1,247,600	\$1,150,000	\$1,256,945	23	\$725	\$757	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
Nov-25	47	14.6%	\$1,244,024	-10.8%	\$1,085,000	-5.65%	\$1,222,933	-2.71%	28	21.7%	100%
Nov-24	41	-6.82%	\$1,394,514	-8.34%	\$1,150,000	2.22%	\$1,256,945	-0.968%	23	9.52%	101%
Nov-23	44	-20%	\$1,521,365	27.1%	\$1,125,000	0%	\$1,269,235	2.54%	21	-19.2%	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	0	0	1	1	0
\$500-599K	2	0	0	1	3
\$600-699K	6	1	5	4	14
\$700-799K	17	12	21	26	46
\$800-899K	43	30	38	50	130
\$900-999K	77	70	86	102	202
\$1-1.299M	231	243	223	311	334
\$1.3-1.699M	157	169	143	225	218
\$1.7-1.999M	48	64	38	69	63
\$2-2.999M	73	70	47	81	54
>3M	5	4	3	8	1
Total	659	663	605	878	1065

Presented by: