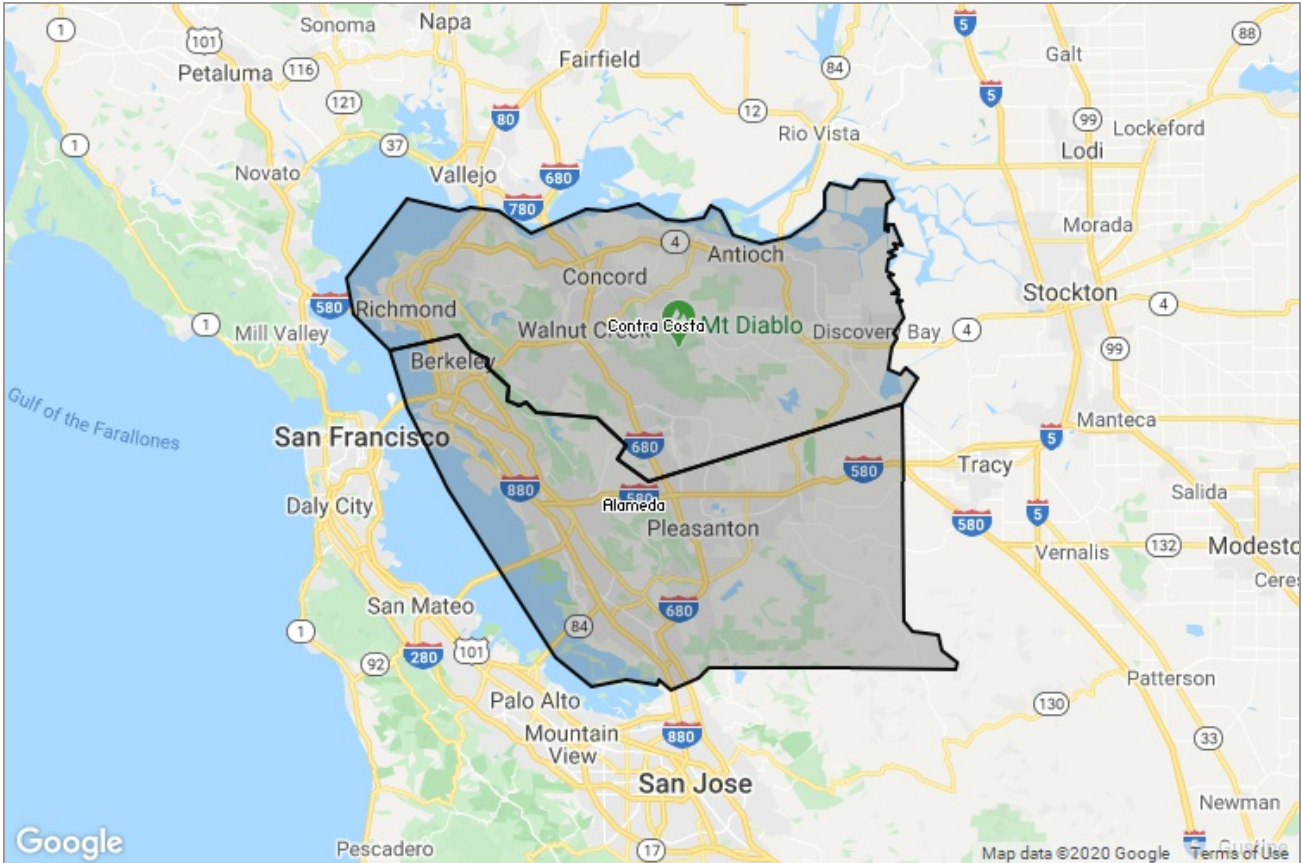


MARKET DATA REPORT

Monthly Market Data Report



Report Characteristics

Report Name:
Monthly Market Data Report

Report Date Range:
3/2019 – 3/2020

Filters Used:
Location

Avg/Med: Avg Only

Include Metrics By: County

Run Date: 04/06/2020

Scheduled: Yes

Presented by

**Contra Costa Association of
REALTORS®, Bay East Association of
REALTORS®, and bridgeMLS**

(925) 730-4071

Other: www.ccartoday.com, www.bayeast.org, www.bridgемls.com

7021 Koll Center Parkway
Pleasanton, CA 94566

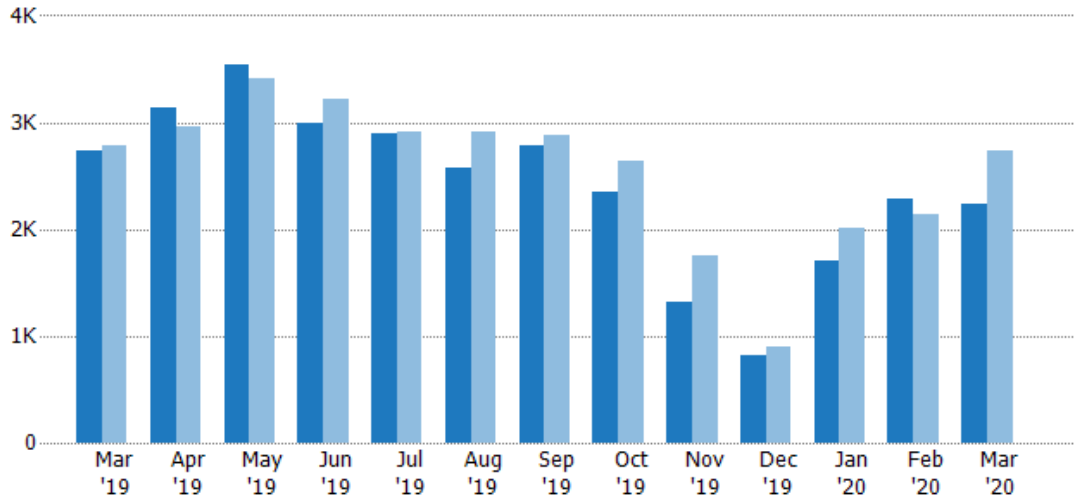
New Listings

The number of new residential listings that were added each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Count	% Chg.
Mar '20	2.24K	-18.2%
Mar '19	2.74K	-1.4%
Mar '18	2.78K	8.2%



Current Year	2.74K	3.13K	3.54K	2.99K	2.9K	2.58K	2.78K	2.34K	1.32K	812	1.7K	2.28K	2.24K
Prior Year	2.78K	2.96K	3.42K	3.22K	2.91K	2.91K	2.88K	2.64K	1.75K	899	2.01K	2.14K	2.74K
Percent Change from Prior Year	-1%	6%	4%	-7%	0%	-11%	-4%	-11%	-24%	-10%	-15%	7%	-18%

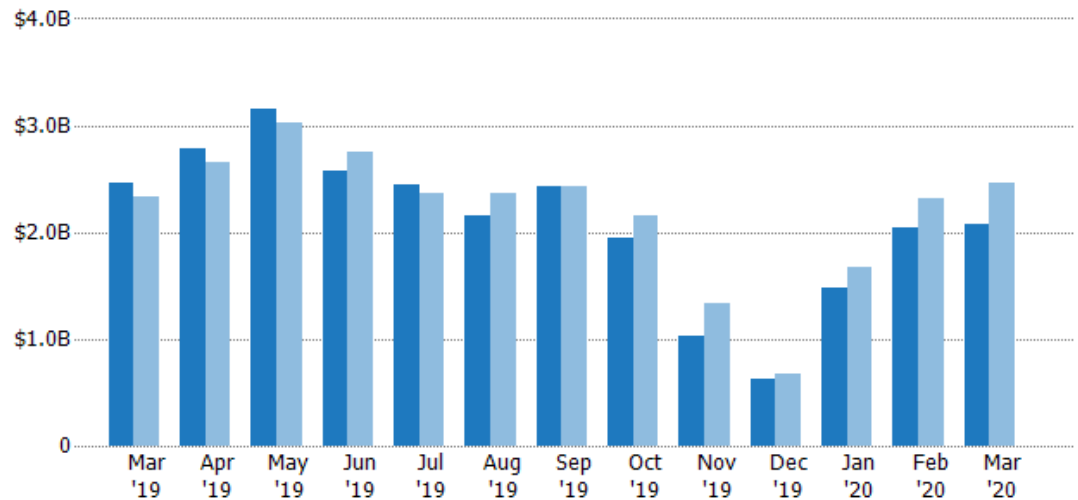
New Listing Volume

The sum of the listing price of residential listings that were added each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Volume	% Chg.
Mar '20	\$2.07B	-15.9%
Mar '19	\$2.46B	5.6%
Mar '18	\$2.33B	6.5%



Current Year	\$2.46B	\$2.79B	\$3.15B	\$2.57B	\$2.44B	\$2.16B	\$2.43B	\$1.95B	\$1.03B	\$623M	\$1.48B	\$2.05B	\$2.07B
Prior Year	\$2.33B	\$2.65B	\$3.02B	\$2.75B	\$2.37B	\$2.36B	\$2.42B	\$2.15B	\$1.34B	\$681M	\$1.68B	\$2.32B	\$2.46B
Percent Change from Prior Year	6%	5%	4%	-6%	3%	-9%	0%	-9%	-23%	-9%	-11%	-12%	-16%

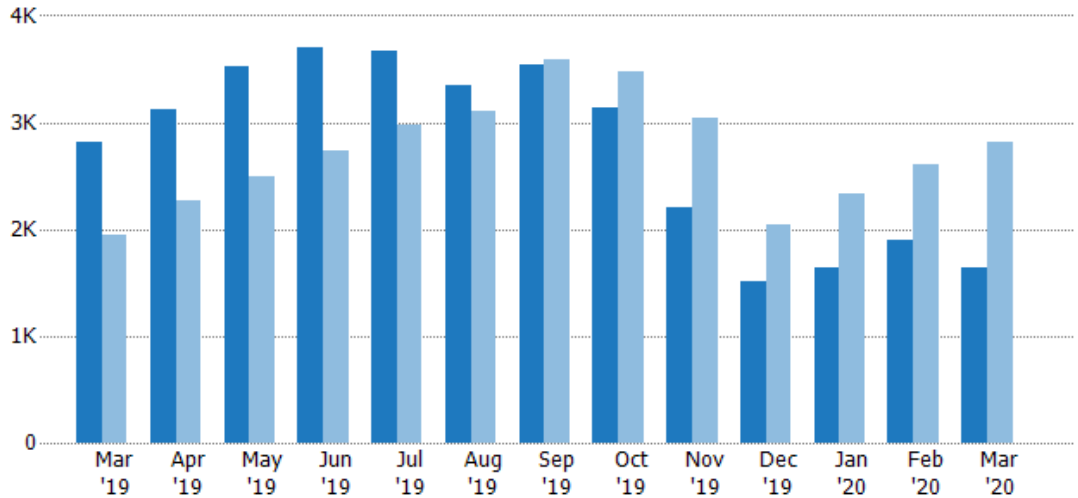
Active Listings

The number of active residential listings at the end of each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
County: Alameda County, California, Contra Costa County, California

Month/Year	Count	% Chg.
Mar '20	1.63K	-42%
Mar '19	2.82K	45.2%
Mar '18	1.94K	21.8%



Current Year	2.82K	3.13K	3.53K	3.7K	3.67K	3.35K	3.55K	3.15K	2.2K	1.51K	1.63K	1.9K	1.63K
Prior Year	1.94K	2.26K	2.49K	2.73K	2.98K	3.11K	3.59K	3.48K	3.04K	2.04K	2.33K	2.6K	2.82K
Percent Change from Prior Year	45%	38%	42%	36%	23%	8%	-1%	-10%	-28%	-26%	-30%	-27%	-42%

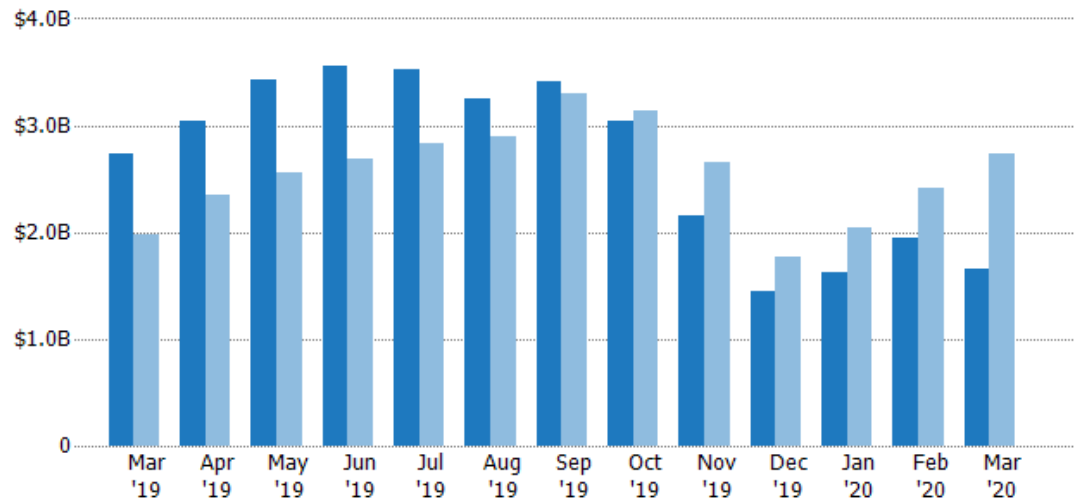
Active Listing Volume

The sum of the listing price of active residential listings at the end of each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
County: Alameda County, California, Contra Costa County, California

Month/Year	Volume	% Chg.
Mar '20	\$1.66B	-39.2%
Mar '19	\$2.73B	38.3%
Mar '18	\$1.97B	11.4%



Current Year	\$2.73B	\$3.05B	\$3.43B	\$3.56B	\$3.52B	\$3.24B	\$3.41B	\$3.03B	\$2.15B	\$1.45B	\$1.62B	\$1.94B	\$1.66B
Prior Year	\$1.97B	\$2.35B	\$2.55B	\$2.69B	\$2.84B	\$2.9B	\$3.29B	\$3.14B	\$2.65B	\$1.77B	\$2.05B	\$2.41B	\$2.73B
Percent Change from Prior Year	38%	30%	34%	32%	24%	12%	4%	-3%	-19%	-18%	-21%	-20%	-39%

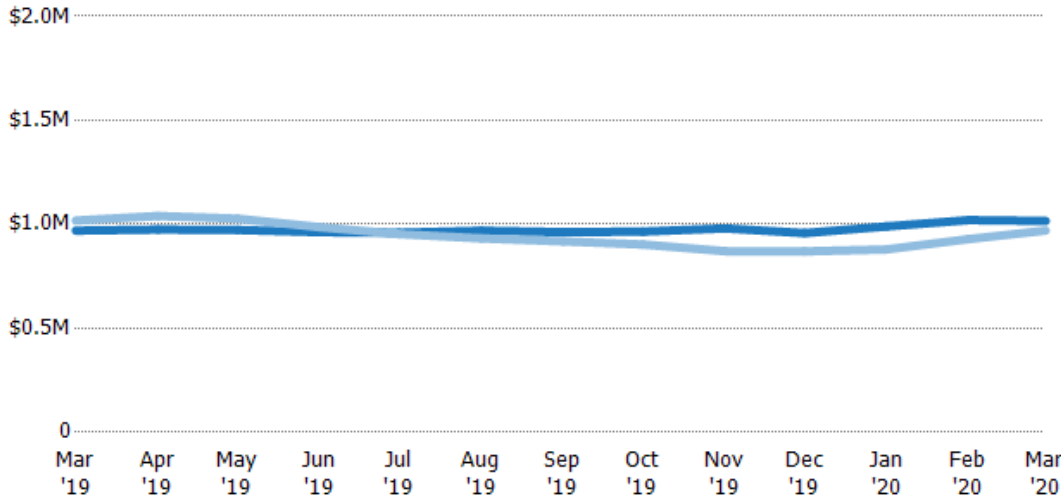
Average Listing Price

The average listing price of active residential listings at the end of each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Price	% Chg.
Mar '20	\$1.02M	4.8%
Mar '19	\$970K	-4.8%
Mar '18	\$1.02M	-8.5%



Current Year	\$970K	\$975K	\$973K	\$962K	\$959K	\$969K	\$962K	\$965K	\$980K	\$958K	\$990K	\$1.02M	\$1.02M
Prior Year	\$1.02M	\$1.04M	\$1.03M	\$986K	\$953K	\$932K	\$918K	\$903K	\$871K	\$870K	\$879K	\$929K	\$970K
Percent Change from Prior Year	-5%	-6%	-5%	-2%	1%	4%	5%	7%	13%	10%	13%	10%	5%

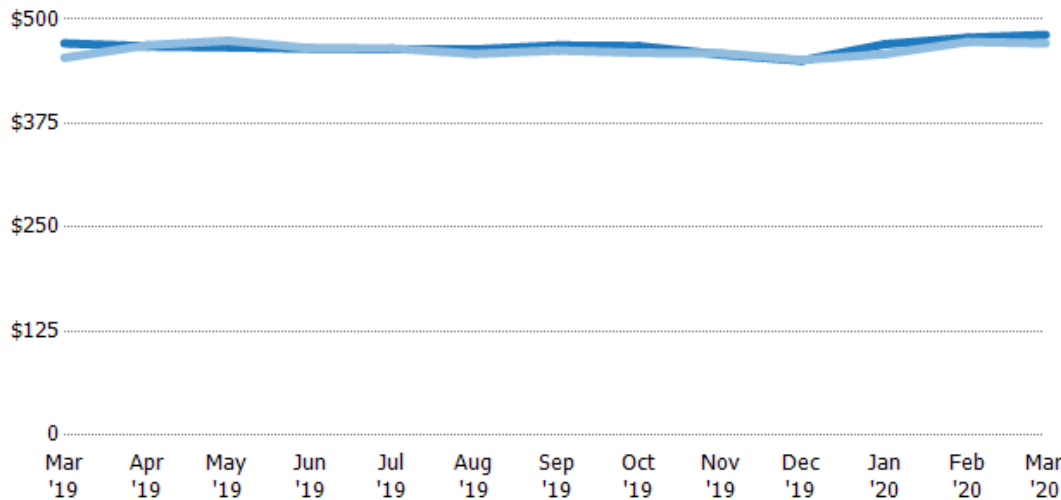
Average Listing Price per Sq Ft

The average of listing prices divided by the living area of homes on market at the end of each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Price/sq ft	% Chg.
Mar '20	\$481	2.2%
Mar '19	\$471	3.8%
Mar '18	\$454	-5.2%



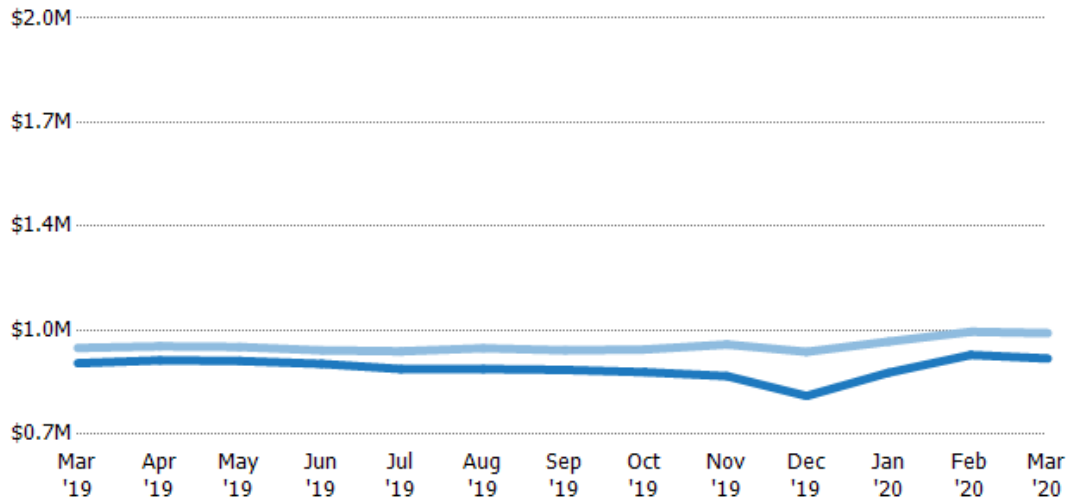
Current Year	\$471	\$467	\$466	\$465	\$464	\$464	\$469	\$468	\$458	\$450	\$470	\$478	\$481
Prior Year	\$454	\$469	\$474	\$465	\$465	\$458	\$463	\$460	\$459	\$451	\$458	\$473	\$471
Percent Change from Prior Year	4%	0%	-2%	0%	0%	1%	1%	2%	0%	0%	3%	1%	2%

Average Listing Price vs Average Est Value

The average listing price as a percentage of the average AVM or RVM® valuation estimate for active listings each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California



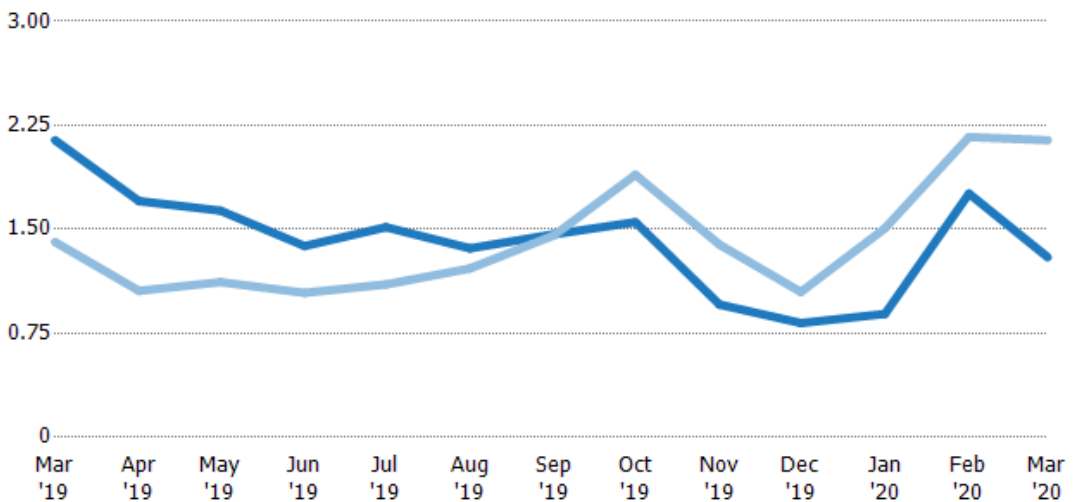
	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Avg Est Value	\$922K	\$931K	\$929K	\$920K	\$904K	\$904K	\$901K	\$894K	\$882K	\$820K	\$892K	\$948K	\$937K
Avg Listing Price	\$970K	\$975K	\$973K	\$962K	\$959K	\$969K	\$962K	\$965K	\$980K	\$958K	\$990K	\$1.02M	\$1.02M
Avg Listing Price as a % of Avg Est Value	105%	105%	105%	105%	106%	107%	107%	108%	111%	117%	111%	108%	108%

Months of Inventory

The number of months it would take to exhaust active listings at the current sales rate.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California



Month/Year	Months	% Chg.
Mar '20	1.3	-39.4%
Mar '19	2.14	52.1%
Mar '18	1.41	20.7%

	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Current Year	2.14	1.7	1.63	1.38	1.52	1.36	1.46	1.55	0.96	0.82	0.89	1.76	1.3
Prior Year	1.41	1.06	1.12	1.04	1.1	1.22	1.46	1.89	1.39	1.05	1.51	2.17	2.14
Percent Change from Prior Year	52%	61%	46%	32%	37%	12%	1%	-18%	-31%	-21%	-41%	-19%	-39%

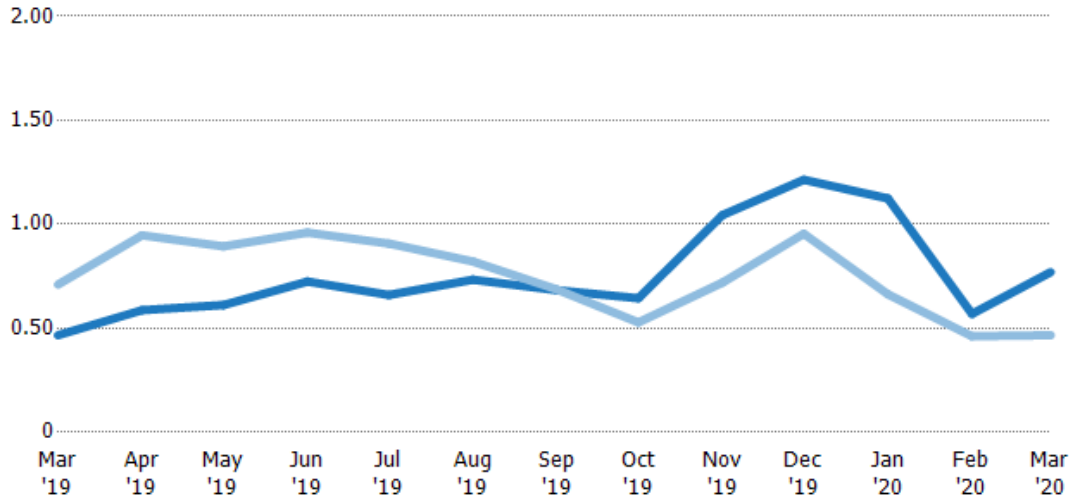
Absorption Rate

The percentage of inventory sold per month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Rate	Chg.
Mar '20	77%	-30.3%
Mar '19	47%	24.3%
Mar '18	71%	-17.2%

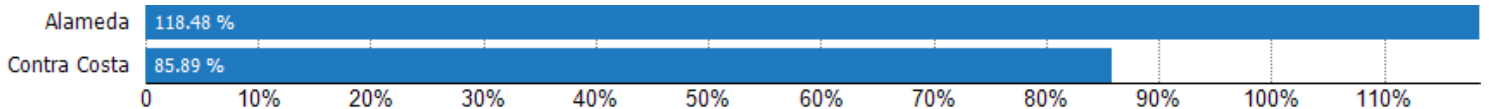


Current Year	47%	59%	61%	72%	66%	73%	68%	64%	104%	121%	112%	57%	77%
Prior Year	71%	95%	89%	96%	91%	82%	69%	53%	72%	95%	66%	46%	47%
Change from Prior Year	24%	36%	28%	24%	25%	9%	0%	-12%	-32%	-26%	-46%	-11%	-30%

Absorption Rate (By County)

The percentage of the inventory sold during the last month by county.

Filters Used: MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS; County: Alameda County, California, Contra Costa County, California



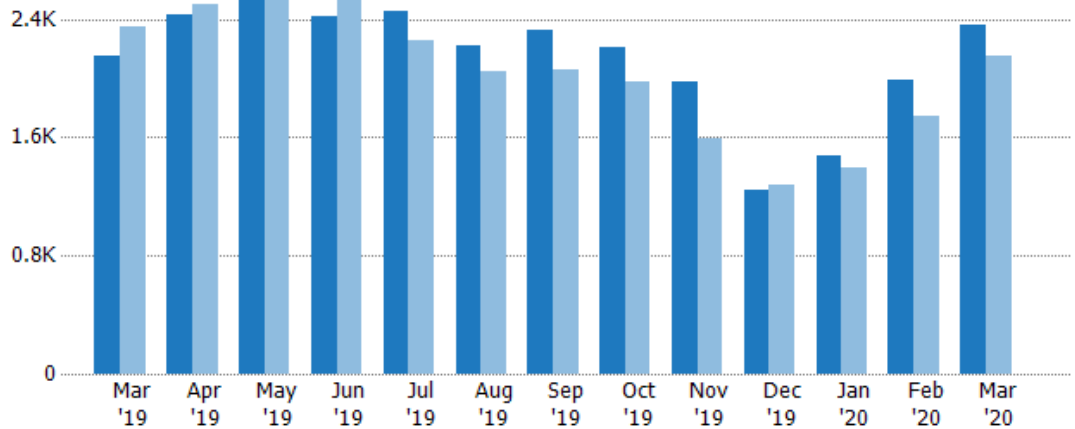
Pending Sales

The number of residential properties with accepted offers that were available at the end each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Count	% Chg.
Mar '20	2.36K	9.8%
Mar '19	2.15K	-8.7%
Mar '18	2.35K	2.7%



Current Year	2.15K	2.44K	2.55K	2.42K	2.45K	2.22K	2.32K	2.21K	1.98K	1.25K	1.47K	1.98K	2.36K
Prior Year	2.35K	2.5K	2.68K	2.54K	2.25K	2.04K	2.06K	1.98K	1.6K	1.28K	1.39K	1.74K	2.15K
Percent Change from Prior Year	-9%	-3%	-5%	-5%	9%	9%	13%	12%	24%	-3%	6%	14%	10%

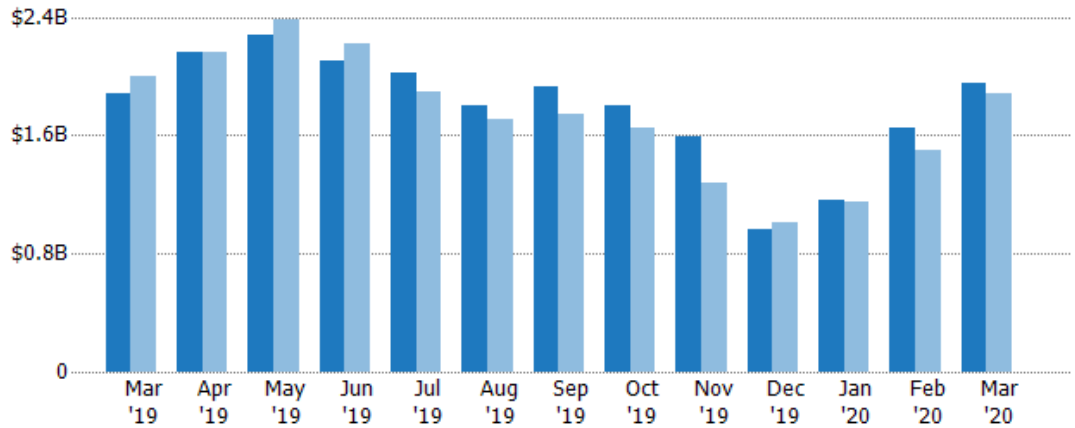
Pending Sales Volume

The sum of the sales price of residential properties with accepted offers that were available at the end of each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Volume	% Chg.
Mar '20	\$1.95B	3.5%
Mar '19	\$1.89B	-5.8%
Mar '18	\$2B	-7.6%



Current Year	\$1.89B	\$2.16B	\$2.28B	\$2.1B	\$2.02B	\$1.8B	\$1.93B	\$1.8B	\$1.59B	\$965M	\$1.16B	\$1.65B	\$1.95B
Prior Year	\$2B	\$2.17B	\$2.38B	\$2.22B	\$1.9B	\$1.71B	\$1.74B	\$1.65B	\$1.28B	\$1.01B	\$1.15B	\$1.5B	\$1.89B
Percent Change from Prior Year	-6%	0%	-5%	-5%	6%	5%	11%	9%	24%	-5%	1%	10%	4%

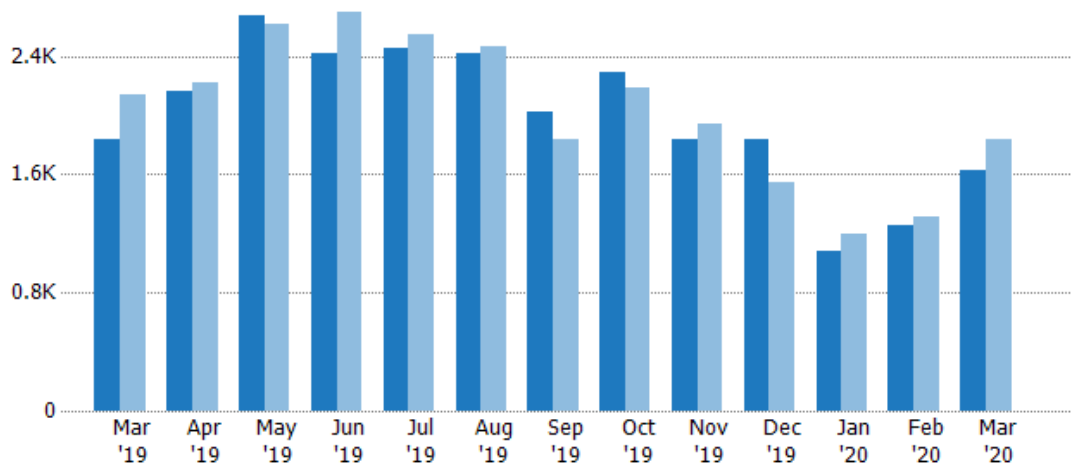
Closed Sales

The total number of residential properties sold each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Count	% Chg.
Mar '20	1.63K	-11.2%
Mar '19	1.84K	-14.2%
Mar '18	2.14K	3.3%



Current Year	1.84K	2.16K	2.68K	2.42K	2.46K	2.42K	2.03K	2.29K	1.84K	1.84K	1.08K	1.26K	1.63K
Prior Year	2.14K	2.22K	2.62K	2.7K	2.55K	2.46K	1.84K	2.19K	1.95K	1.55K	1.2K	1.31K	1.84K
Percent Change from Prior Year	-14%	-3%	2%	-10%	-4%	-2%	10%	5%	-6%	19%	-10%	-4%	-11%

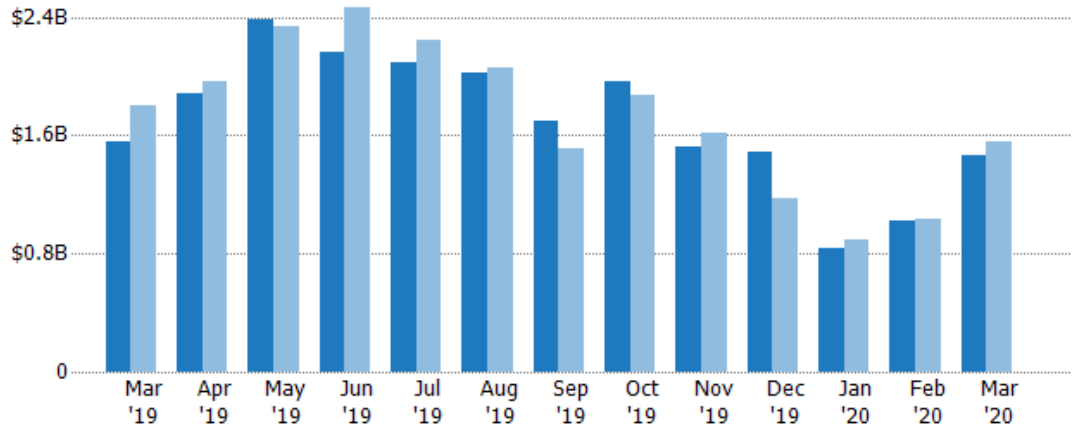
Closed Sales Volume

The sum of the sales price of residential properties sold each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
 County: Alameda County, California, Contra Costa County, California

Month/Year	Volume	% Chg.
Mar '20	\$1.46B	-6%
Mar '19	\$1.55B	-13.6%
Mar '18	\$1.8B	-7.3%



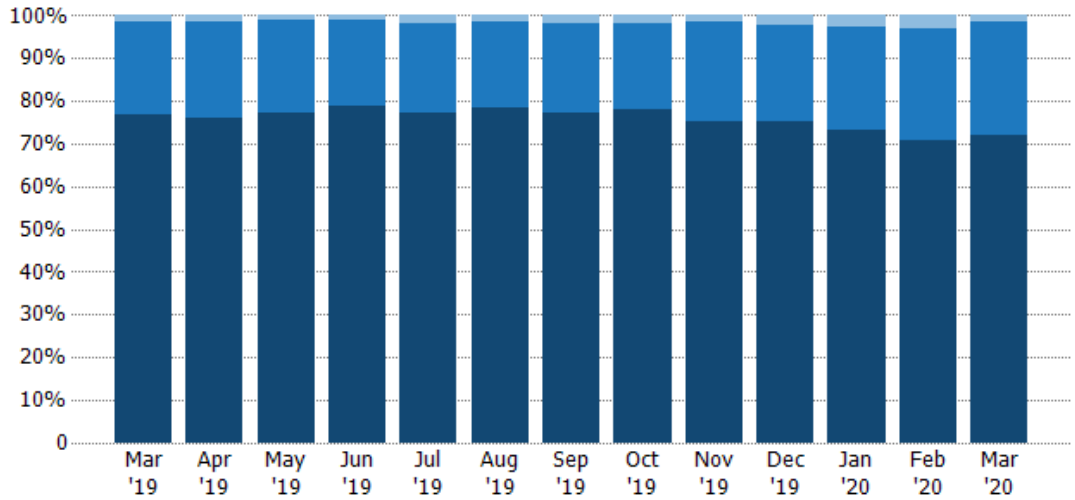
Current Year	\$1.55B	\$1.88B	\$2.38B	\$2.16B	\$2.09B	\$2.02B	\$1.69B	\$1.97B	\$1.52B	\$1.49B	\$840M	\$1.02B	\$1.46B
Prior Year	\$1.8B	\$1.96B	\$2.33B	\$2.47B	\$2.24B	\$2.06B	\$1.51B	\$1.87B	\$1.61B	\$1.18B	\$895M	\$1.04B	\$1.55B
Percent Change from Prior Year	-14%	-4%	2%	-12%	-6%	-2%	12%	5%	-6%	26%	-6%	-2%	-6%

Closed Sales by Property Type

The percentage of residential properties sold each month by property type.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
County: Alameda County, California, Contra Costa County, California

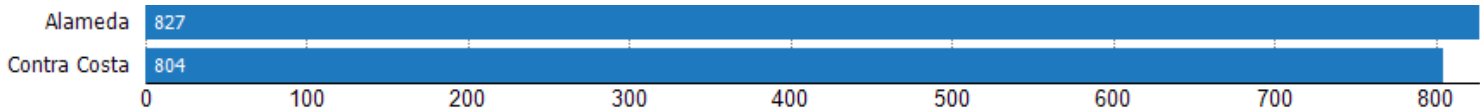


Property Type	Mar '19	Apr '19	May '19	Jun '19	Jul '19	Aug '19	Sep '19	Oct '19	Nov '19	Dec '19	Jan '20	Feb '20	Mar '20
Mobile/Manufactured	1%	2%	1%	1%	2%	2%	2%	2%	1%	2%	2%	3%	2%
Condo/Townhouse	22%	22%	22%	20%	21%	20%	21%	20%	23%	23%	24%	26%	26%
Single Family Residence	77%	76%	77%	79%	77%	78%	77%	78%	75%	75%	73%	71%	72%

Closed Sales (By County)

The total number of residential properties sold during the last month by county.

Filters Used: MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS; County: Alameda County, California, Contra Costa County, California

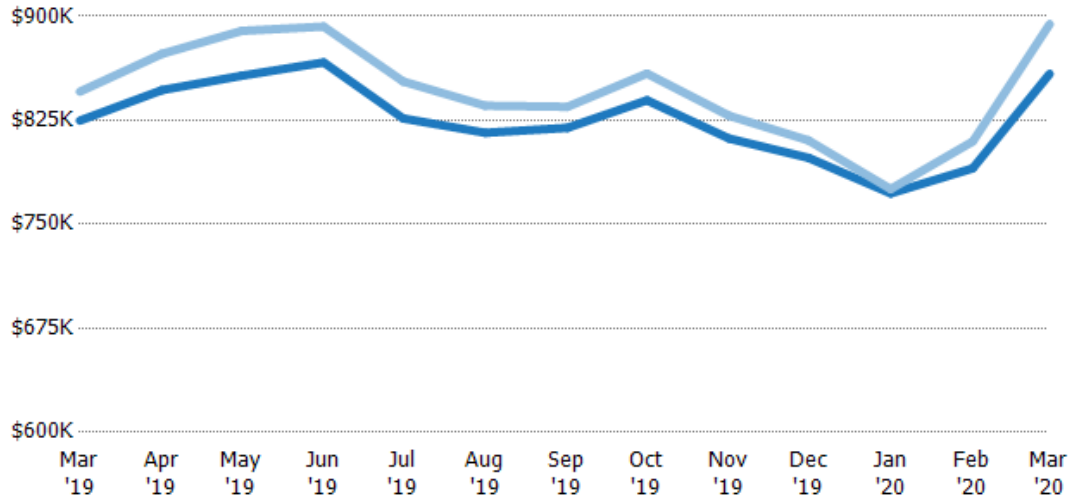


Average Sales Price vs Average Listing Price

The average sales price as a percentage of the average listing price for properties sold each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
County: Alameda County, California, Contra Costa County, California



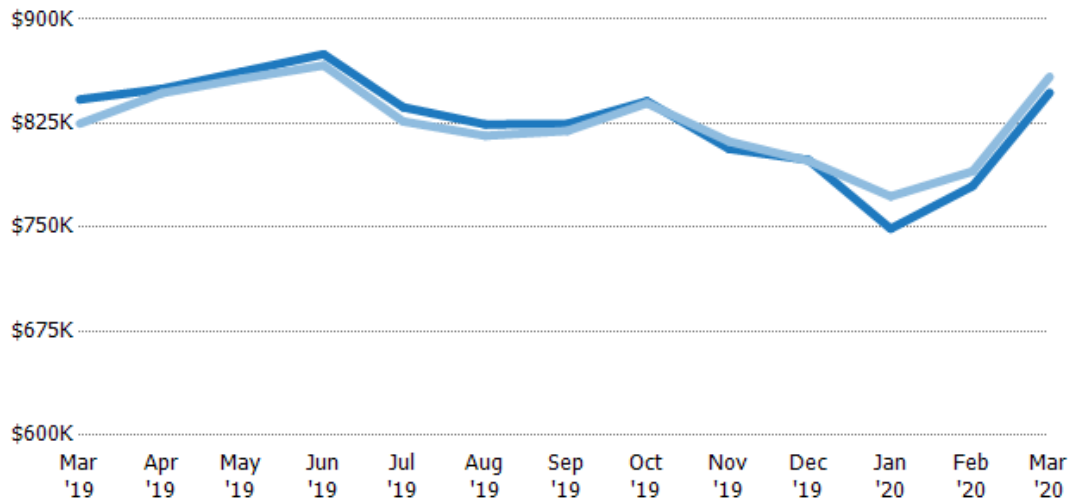
Avg List Price	\$825K	\$847K	\$857K	\$867K	\$826K	\$816K	\$820K	\$839K	\$812K	\$798K	\$772K	\$790K	\$859K
Avg Sales Price	\$846K	\$873K	\$889K	\$893K	\$853K	\$836K	\$835K	\$859K	\$828K	\$810K	\$775K	\$810K	\$894K
Avg Sales Price as a % of Avg List Price	103%	103%	104%	103%	103%	102%	102%	102%	102%	102%	100%	102%	104%

Average Sales Price vs Average Est Value

The average sales price as a percentage of the average AVM or RVM® valuation estimate for properties sold each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
County: Alameda County, California, Contra Costa County, California



Avg Est Value	\$842K	\$850K	\$862K	\$875K	\$837K	\$824K	\$825K	\$841K	\$807K	\$799K	\$749K	\$780K	\$847K
Avg Sales Price	\$825K	\$847K	\$857K	\$867K	\$826K	\$816K	\$820K	\$839K	\$812K	\$798K	\$772K	\$790K	\$859K
Avg Sales Price as a % of Avg Est Value	98%	100%	99%	99%	99%	99%	99%	100%	101%	100%	103%	101%	101%

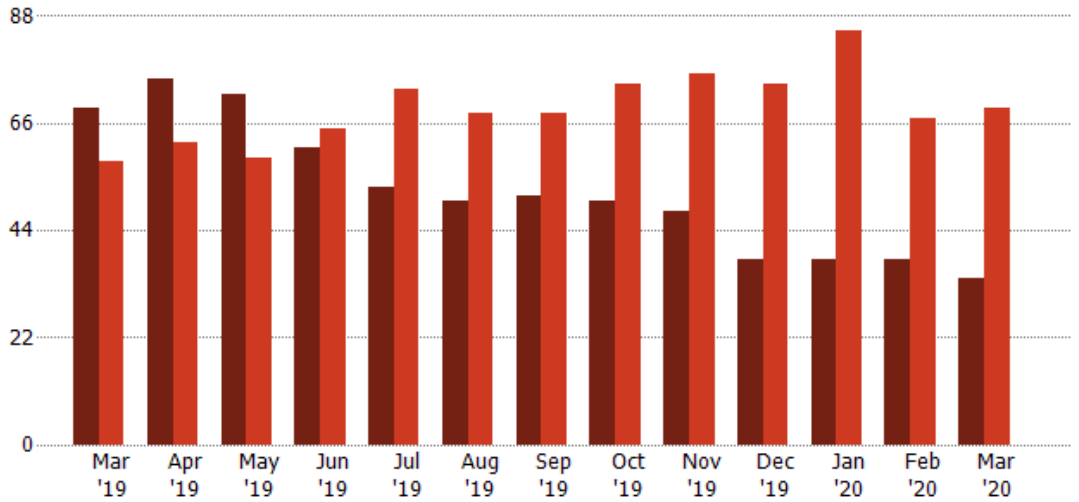
Distressed Listings

The number of distressed residential properties that were for sale at the end of each month.

Filters Used

MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS
County: Alameda County, California, Contra Costa County, California

Month/Year	Count	% Chg.
Mar '20	34	-50.7%
Mar '19	69	19%
Mar '18	58	19%

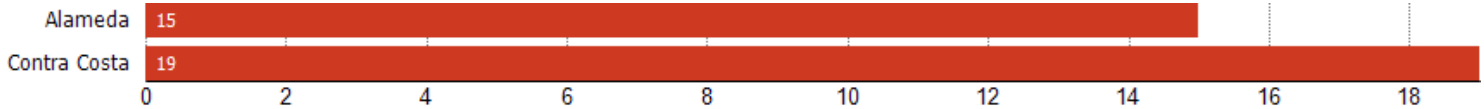


Current Year	69	75	72	61	53	50	51	50	48	38	38	38	34
Prior Year	58	62	59	65	73	68	68	74	76	74	85	67	69
Percent Change from Prior Year	19%	21%	22%	-6%	-27%	-26%	-25%	-32%	-37%	-49%	-55%	-43%	-51%

Distressed Listings (By County)

The number of distressed single-family, condominium and townhome properties that were for sale at the end of the last month by county.

Filters Used: MLS: Contra Costa Association of REALTORS®, Bay East Association of REALTORS®, and bridgeMLS; County: Alameda County, California, Contra Costa County, California



Appendix

The metrics that are calculated by RPR® may show the same general trends as those published by other sources (i.e. MLS, Associations or vendors), but because of our processes and parcel-centric approach, some variation may occur. Data sources include MLS's, where licensed, and public records for more in-depth metrics on distressed properties.

Report Details

Report Name: Monthly Market Data Report

Run Date: 04/06/2020

Scheduled: Yes

Report Date Range: From 3/2019 To: 3/2020

Information Included

- | | |
|--|--|
| <input checked="" type="checkbox"/> Include Cover Sheet | <input checked="" type="checkbox"/> Averages |
| <input type="checkbox"/> Include Key Metric Summary | <input checked="" type="checkbox"/> Include Appendix |
| <input checked="" type="checkbox"/> Include Metrics By: County | <input type="checkbox"/> Medians |

Listing Filters

Property Types: All

Sales Types: All

Price Range: None

Location Filters

State: All

County: Alameda County, California Contra Costa County, California

ZIP Code: All

Listing Activity Charts

- New Listings
- Active Listings
- Average Listing Price
- Average Listing Price per Sq Ft
- Average Listing Price vs Est Value
- Median Days in RPR
- Months of Inventory
- Absorption Rate

Sales Activity Charts

- Active/Pending/Sold
- New Pending Sales
- Pending Sales
- Closed Sales
- Average Sales Price
- Average Sales Price per Sq Ft
- Average Sales Price vs Listing Price
- Average Sales Price vs Est Value

Distressed Charts

- Distressed Listings
- Distressed Sales

Data Tables Using 3/2020 data

- Listing Activity by ZIP
- Listing Activity by Metro Area
- Sales Activity by ZIP
- Sales Activity by Metro Area