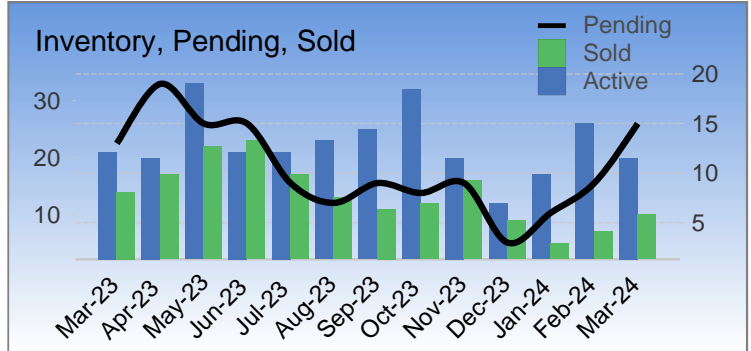


## Market Activity Summary:

- Inventory: 20 units were listed for sale as of the last day of March - approximately 2.7 months of inventory.
- Sales Activity: 10 units were sold during March,
- Median Sales Price: \$2,995,000 during March
- Average price per sq.ft. in March was \$881
- Average Days-on-Market (DOM) is approximately 24 days
- Sold over Asking: On average, buyers paid 100% of list price in March



## 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
Mar-24	20	15	10	2.7	\$3,074,490	\$2,995,000	\$3,069,250	24	\$862	\$881	100%
Feb-24	26	9	7	3.7	\$2,241,000	\$2,000,000	\$2,292,571	30	\$878	\$875	103%
Jan-24	17	6	5	1.7	\$2,199,800	\$2,225,000	\$2,155,000	55	\$917	\$744	98%
Dec-23	12	3	9	1.1	\$2,661,811	\$2,650,000	\$2,584,333	25	\$888	\$795	97%
Nov-23	20	9	16	1.5	\$2,662,375	\$2,025,000	\$2,623,750	28	\$904	\$760	100%
Oct-23	32	8	12	2.7	\$2,377,899	\$2,325,000	\$2,456,611	13	\$877	\$810	107%
Sep-23	25	9	11	1.8	\$2,217,722	\$2,170,000	\$2,225,727	13	\$896	\$839	101%
Aug-23	23	7	13	1.3	\$2,470,615	\$2,610,000	\$2,484,615	20	\$851	\$857	101%
Jul-23	21	9	17	1.0	\$2,690,994	\$2,575,000	\$2,739,000	21	\$917	\$869	103%
Jun-23	21	15	23	1.0	\$3,131,000	\$3,025,000	\$3,100,347	15	\$929	\$860	101%
May-23	33	15	22	1.9	\$2,871,813	\$2,464,000	\$2,895,775	28	\$927	\$823	104%
Apr-23	20	19	17	1.8	\$3,092,452	\$3,069,000	\$3,052,699	29	\$1,000	\$789	99%
Mar-23	21	13	14	2.6	\$2,643,485	\$2,329,400	\$2,612,878	11	\$886	\$803	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
Mar-24	10	-28.6%	\$3,404,161	4.96%	\$2,995,000	28.6%	\$3,069,250	17.5%	24	118%	100%
Mar-23	14	-36.4%	\$3,243,339	-0.142%	\$2,329,400	-17.1%	\$2,612,878	-18.5%	11	-8.33%	99%
Mar-22	22	-18.5%	\$3,247,941	31.5%	\$2,811,000	19.6%	\$3,206,272	12.1%	12	-14.3%	106%

## Sales Activity and Price Trends

Price Range	2024 YTD units sold	2023 YTD units sold	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold
<500K	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	0	0
\$700-799K	0	0	0	0	0
\$800-899K	0	0	0	0	0
\$900-999K	0	0	0	0	0
\$1-1.299M	0	0	0	1	3
\$1.3-1.699M	0	1	0	2	9
\$1.7-1.999M	5	4	4	6	7
\$2-2.999M	11	13	18	27	11
>3M	6	6	22	13	5
Total	22	24	44	49	35

## Presented by: