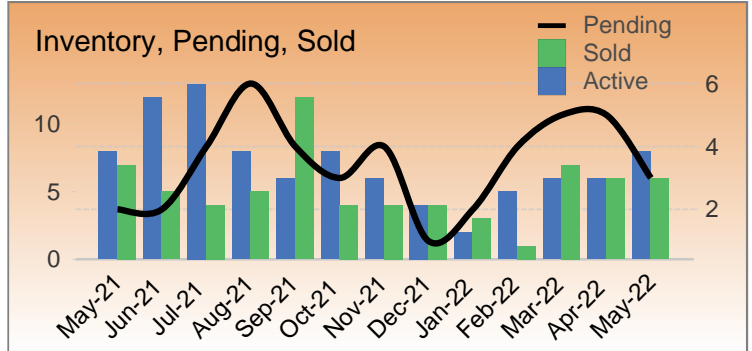


## Market Activity Summary:

- Inventory: 8 units were listed for sale as of the last day of May - approximately 1.3 months of inventory.
- Sales Activity: 6 units were sold during May
- Median Sales Price: \$591,500 during May
- Average price per sq.ft. in May was \$642
- Average Days-on-Market (DOM) is approximately 10 days
- Sold over Asking: On average, buyers paid 104% of list price in May



## 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
May-22	8	3	6	1.3	\$633,647	\$591,500	\$771,333	10	\$687	\$642	104%
Apr-22	6	5	6	1.3	\$728,833	\$1,010,000	\$1,027,500	14	\$701	\$713	113%
Mar-22	6	5	7	1.9	\$785,750	\$525,000	\$566,000	14	\$699	\$574	108%
Feb-22	5	4	1	1.9	\$924,571	\$625,000	\$625,000	15	\$704	\$534	104%
Jan-22	2	2	3	0.5	\$526,750	\$580,000	\$546,666	13	\$495	\$482	101%
Dec-21	4	1	4	1.0	\$614,000	\$872,500	\$896,354	34	\$550	\$643	110%
Nov-21	6	4	4	1.1	\$680,200	\$634,000	\$617,250	16	\$529	\$552	105%
Oct-21	8	3	4	1.1	\$650,666	\$555,000	\$552,500	52	\$535	\$622	109%
Sep-21	6	4	12	0.9	\$609,000	\$580,000	\$607,750	37	\$507	\$550	101%
Aug-21	8	6	5	1.7	\$678,360	\$670,000	\$707,000	21	\$492	\$666	103%
Jul-21	13	4	4	2.4	\$599,321	\$450,125	\$461,062	14	\$543	\$512	98%
Jun-21	12	2	5	2.1	\$523,990	\$615,000	\$575,000	27	\$525	\$505	102%
May-21	8	2	7	1.2	\$590,200	\$490,000	\$626,428	45	\$581	\$666	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
May-22	6	-14.3%	\$633,647	7.36%	\$591,500	20.7%	\$771,333	23.1%	10	-77.8%	104%
May-21	7	250%	\$590,200	21.4%	\$490,000	-21.5%	\$626,428	0.389%	45	246%	106%
May-20	2	-50%	\$486,316	-7.74%	\$624,000	8.24%	\$624,000	4.44%	13	-40.9%	100%

## Sales Activity and Price Trends

Price Range	2022 YTD units sold	2021 YTD units sold	2020 YTD units sold	2019 YTD units sold	2018 YTD units sold
<500K	6	10	2	5	0
\$500-599K	4	3	6	4	2
\$600-699K	7	4	2	3	4
\$700-799K	1	1	1	0	1
\$800-899K	0	1	0	1	0
\$900-999K	0	1	0	0	0
\$1-1.299M	1	1	1	0	0
\$1.3-1.699M	4	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	23	21	12	13	7

## Presented by:

