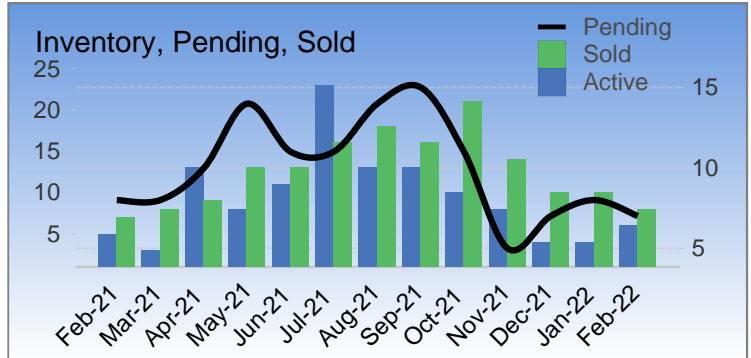


Market Activity Summary:

- Inventory: 6 units were listed for sale as of the last day of February - approximately 0.6 months of inventory.
- Sales Activity: 8 single-family detached units were sold during February
- Median Sales Price: \$575,000 during February
- Average price per sq.ft. in February was \$388
- Days-on-Market (DOM) year-to-date is approximately 4 days
- Sold over Asking: On average, buyers paid 107% of list price in February



Monthly Market Activity

Month	Active	Pending	Sold	Months Supply	Avg List Price	Med Sale Price	Avg Sale Price	Average DOM	Avg \$ SqSf Active	Avg \$ SqFt Sold	Sale Price / List Price
Feb-22	6	7	8	0.6	\$637,990	\$575,000	\$561,500	5	\$446	\$388	107%
Jan-22	4	8	10	0.4	\$560,486	\$600,000	\$639,980	14	\$429	\$424	105%
Dec-21	4	7	10	0.3	\$531,428	\$701,000	\$725,200	15	\$461	\$351	102%
Nov-21	8	5	14	0.5	\$671,868	\$637,500	\$638,142	17	\$383	\$404	104%
Oct-21	10	11	21	0.7	\$577,945	\$585,000	\$572,809	20	\$415	\$409	105%
Sep-21	13	15	16	1.0	\$602,170	\$550,000	\$617,180	9	\$373	\$376	106%
Aug-21	13	14	18	1.0	\$643,116	\$545,000	\$594,666	12	\$382	\$400	104%
Jul-21	23	11	16	1.7	\$597,486	\$637,500	\$650,968	7	\$389	\$415	111%
Jun-21	11	11	13	0.9	\$591,810	\$570,000	\$553,653	16	\$387	\$381	106%
May-21	8	14	13	0.8	\$482,715	\$698,000	\$654,461	8	\$385	\$409	112%
Apr-21	13	10	9	1.6	\$588,484	\$550,000	\$546,390	30	\$362	\$417	106%
Mar-21	3	8	8	0.3	\$541,427	\$530,000	\$609,600	9	\$362	\$312	111%
Feb-21	5	8	7	0.5	\$505,588	\$530,000	\$513,491	8	\$326	\$394	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
Feb-22	8	14.3%	\$637,990	26.2%	\$575,000	8.49%	\$561,500	9.35%	5	-37.5%	107%
Feb-21	7	-50%	\$505,588	13.4%	\$530,000	40%	\$513,491	26.3%	8	-63.6%	104%
Feb-20	14	100%	\$445,672	-6.78%	\$378,500	-10.9%	\$406,535	-6.6%	22	-40.5%	102%

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	4	9	17	10	15
\$500-599K	5	5	3	5	5
\$600-699K	3	3	1	0	1
\$700-799K	1	2	1	1	0
\$800-899K	3	0	0	0	0
\$900-999K	0	0	0	0	0
\$1-1.299M	0	0	0	0	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	13	19	21	16	21

Presented by: