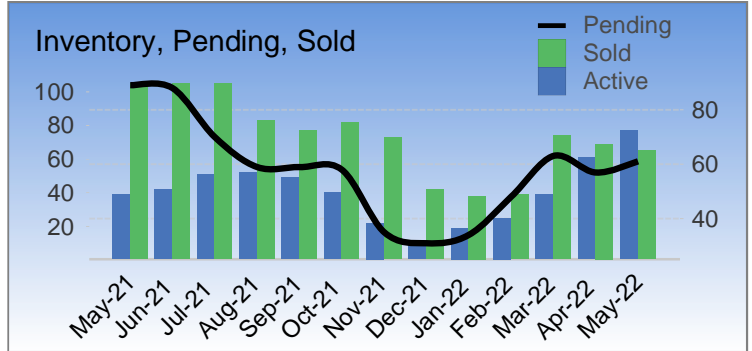


Market Activity Summary:

- Inventory: 77 units were listed for sale as of the last day of May - approximately 1.1 months of inventory.
- Sales Activity: 65 units were sold during May
- Median Sales Price: \$2,453,000 during May
- Average price per sq.ft. in May was \$912
- Average Days-on-Market (DOM) is approximately 9 days
- Sold over Asking: On average, buyers paid 110% 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	77	61	65	1.1	\$2,478,371	\$2,453,000	\$2,613,622	9	\$865	\$912	110%
Apr-22	61	57	69	1.0	\$2,346,427	\$2,500,000	\$2,584,487	7	\$846	\$910	116%
Mar-22	39	63	74	0.8	\$2,486,362	\$2,392,500	\$2,417,872	6	\$980	\$912	117%
Feb-22	25	48	39	0.6	\$2,227,583	\$2,380,000	\$2,497,260	7	\$1,022	\$910	116%
Jan-22	19	34	38	0.4	\$2,245,206	\$2,086,500	\$2,392,940	15	\$1,074	\$788	112%
Dec-21	10	31	42	0.2	\$2,017,002	\$2,045,000	\$2,088,857	9	\$1,188	\$803	113%
Nov-21	22	35	73	0.3	\$1,922,795	\$1,908,000	\$2,036,089	11	\$971	\$793	109%
Oct-21	40	58	82	0.5	\$2,027,044	\$1,950,000	\$2,216,940	11	\$864	\$760	108%
Sep-21	49	59	77	0.6	\$1,961,621	\$2,050,000	\$2,200,811	14	\$825	\$715	105%
Aug-21	52	59	83	0.5	\$2,198,416	\$1,875,000	\$2,126,771	13	\$828	\$750	109%
Jul-21	51	70	105	0.5	\$2,019,380	\$2,025,000	\$2,110,212	8	\$774	\$742	112%
Jun-21	42	88	105	0.4	\$2,105,855	\$2,000,000	\$2,098,150	8	\$864	\$733	112%
May-21	39	89	105	0.3	\$1,970,244	\$1,875,000	\$2,027,705	8	\$696	\$732	111%

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	65	-38.1%	\$2,478,371	25.8%	\$2,453,000	30.8%	\$2,613,622	28.9%	9	12.5%	110%
May-21	105	184%	\$1,970,244	13.8%	\$1,875,000	36.4%	\$2,027,705	44.3%	8	-66.7%	111%
May-20	37	-57%	\$1,731,991	9.89%	\$1,375,000	0.917%	\$1,405,029	-10.3%	24	9.09%	101%

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	0	0	0	0	0
\$500-599K	0	0	0	0	0
\$600-699K	0	0	0	3	0
\$700-799K	0	0	9	0	12
\$800-899K	0	9	15	24	33
\$900-999K	0	18	27	48	21
\$1-1.299M	18	112	190	219	245
\$1.3-1.699M	64	420	305	274	390
\$1.7-1.999M	120	300	75	116	88
\$2-2.999M	457	420	76	121	90
>3M	242	153	22	19	16
Total	901	1432	719	824	895

Presented by:

