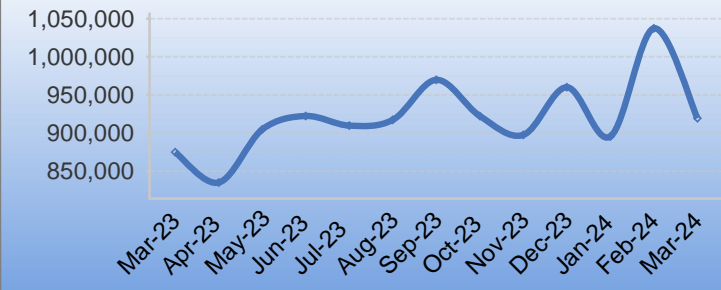


Market Activity Summary:

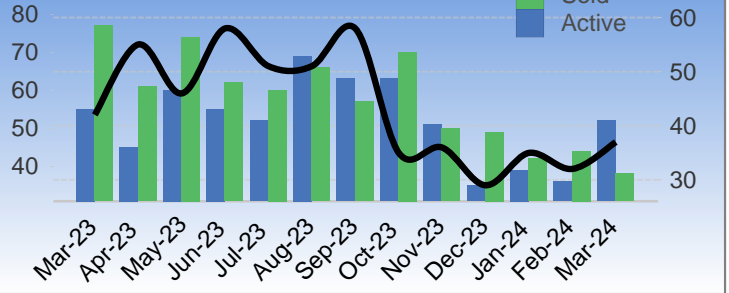
- Inventory: 52 units were listed for sale as of the last day of March - approximately 1.3 months of inventory.
- Sales Activity: 38 units were sold during March,
- Median Sales Price: \$919,444 during March
- Average price per sq.ft. in March was \$674
- Average Days-on-Market (DOM) is approximately 16 days
- Sold over Asking: On average, buyers paid 108% of list price in March



Median Sale Price



Inventory, Pending, Sold



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	52	37	38	1.3	\$923,050	\$919,444	\$998,878	16	\$647	\$674	108%
Feb-24	36	32	44	0.8	\$1,066,693	\$1,037,500	\$1,110,125	21	\$676	\$662	105%
Jan-24	39	35	42	0.9	\$1,007,243	\$895,500	\$1,030,846	36	\$623	\$644	103%
Dec-23	35	29	49	0.6	\$1,070,692	\$960,000	\$1,081,883	18	\$653	\$630	101%
Nov-23	51	36	50	0.9	\$1,016,454	\$897,500	\$1,035,537	18	\$666	\$623	103%
Oct-23	63	35	70	1.0	\$966,195	\$922,500	\$996,181	19	\$646	\$636	103%
Sep-23	63	58	57	1.1	\$1,015,075	\$970,000	\$1,069,673	13	\$633	\$642	107%
Aug-23	69	51	66	1.1	\$988,745	\$917,500	\$1,030,689	16	\$635	\$654	105%
Jul-23	52	51	60	0.8	\$996,103	\$910,000	\$1,041,481	20	\$652	\$640	106%
Jun-23	55	58	62	0.9	\$959,153	\$922,500	\$1,013,451	16	\$636	\$653	107%
May-23	60	46	74	0.9	\$998,291	\$905,000	\$1,046,190	18	\$636	\$628	105%
Apr-23	45	55	61	0.8	\$909,897	\$835,000	\$948,325	22	\$626	\$649	104%
Mar-23	55	42	77	1.2	\$976,940	\$875,000	\$998,734	30	\$674	\$605	103%

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	38	-50.6%	\$1,098,811	8.8%	\$919,444	5.08%	\$998,878	0.0144%	16	-46.7%	108%
Mar-23	77	-13.5%	\$1,009,967	-8.31%	\$875,000	-20.5%	\$998,734	-15.4%	30	233%	103%
Mar-22	89	21.9%	\$1,101,489	21.2%	\$1,100,000	32.5%	\$1,180,191	28.9%	9	-18.2%	118%

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	1	0	8
\$500-599K	1	2	1	1	14
\$600-699K	5	11	8	26	53
\$700-799K	13	32	14	41	35
\$800-899K	30	45	36	37	18
\$900-999K	24	16	31	22	14
\$1-1.299M	28	31	61	20	15
\$1.3-1.699M	14	11	44	15	3
\$1.7-1.999M	7	4	6	9	0
\$2-2.999M	2	1	5	1	0
>3M	0	0	0	0	0
Total	124	153	207	172	160

Presented by: