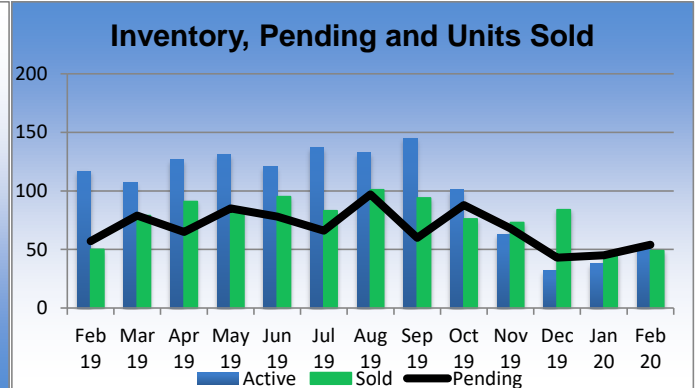
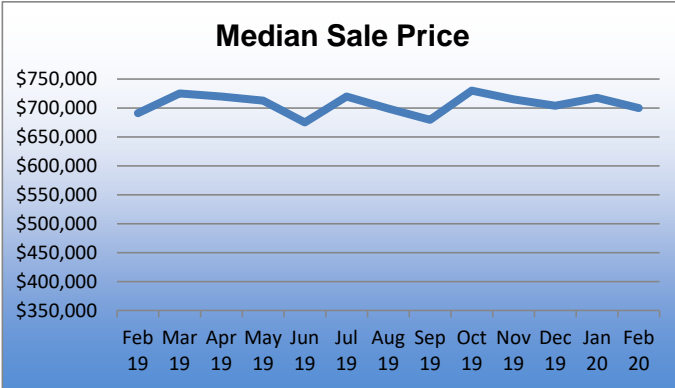


Market Activity Summary:

- Inventory: 54 units were listed for sale as of the last day of February - approximately 1 month of inventory.
- Sales Activity: 49 single-family detached units were sold during February.
- Median Sales Price: \$700,000 during February.
- Days-on-Market (DOM) year-to-date is approximately 38 days.
- Average sales price was 104.21% of the average list price during February.



Monthly Market Activity

	Active	Pending	Sold	Months Supply	Avg List Price	Median Sale Price	Avg Sale Price	Average DOM	Avg \$ Sqft Listed	Avg \$ Sqft Sold	Sale Price/ List Price
Feb 19	117	57	50	1.5	\$719,759	\$691,000	\$716,717	36	\$457	\$458	99.58%
Mar 19	107	79	79	1.5	\$772,324	\$725,000	\$779,644	28	\$474	\$481	100.95%
Apr 19	127	65	91	2.0	\$773,325	\$720,000	\$780,816	36	\$490	\$500	100.97%
May 19	131	85	84	1.8	\$709,027	\$712,500	\$724,770	23	\$483	\$493	102.22%
Jun 19	121	78	95	1.6	\$690,350	\$675,000	\$699,836	19	\$486	\$494	101.37%
Jul 19	137	66	83	1.9	\$765,069	\$720,000	\$781,412	22	\$470	\$482	102.14%
Aug 19	133	97	101	1.6	\$753,604	\$699,000	\$768,389	29	\$470	\$481	101.96%
Sep 19	145	60	94	1.9	\$744,727	\$679,500	\$748,485	34	\$479	\$484	100.50%
Oct 19	101	88	76	1.3	\$756,773	\$730,000	\$757,081	37	\$480	\$482	100.04%
Nov 19	63	68	73	0.8	\$765,942	\$714,900	\$778,743	27	\$471	\$481	101.67%
Dec 19	32	43	84	0.5	\$800,937	\$704,000	\$804,980	39	\$484	\$491	100.50%
Jan 20	38	45	46	0.6	\$752,946	\$717,500	\$751,386	37	\$507	\$508	99.79%
Feb 20	54	54	49	1.0	\$719,279	\$700,000	\$749,544	38	\$485	\$510	104.21%

Market Trends

Month to Month	Sold	%Change	Avg List Price	% Change	Median Sale Price	% Change	Avg Sale Price	% Change	Avg DOM	% Change	Sale Price/ List Price
Feb 20	49	-2.00%	\$719,279	-0.07%	\$700,000	1.30%	\$749,544	4.58%	38	5.82%	104.21%
Feb 19	50	-25.37%	\$719,759	1.70%	\$691,000	0.88%	\$716,717	-2.69%	36	39.63%	99.58%
Feb 18	67	21.82%	\$707,712	9.76%	\$685,000	17.92%	\$736,500	12.92%	26	-35.94%	104.07%

Sales Activity & Price Trends

Price Range	2020 YTD units sold	2019 YTD units sold	2018 YTD units sold	2017 YTD units sold	2016 YTD units sold
<\$500K	4	5	2	19	45
\$500-\$599K	12	14	23	49	58
\$600-\$699K	34	32	43	26	9
\$700-\$799K	22	28	29	10	15
\$800-\$899K	9	10	9	5	8
\$900-\$999K	7	2	11	4	3
\$1-\$1.299m	10	5	9	4	5
\$1.3-\$1.699m	1	3	6		3
\$1.7-\$1.999m					
\$2-\$2.999m				1	
>\$3m					
Totals:	99	99	132	118	146

Presented by: