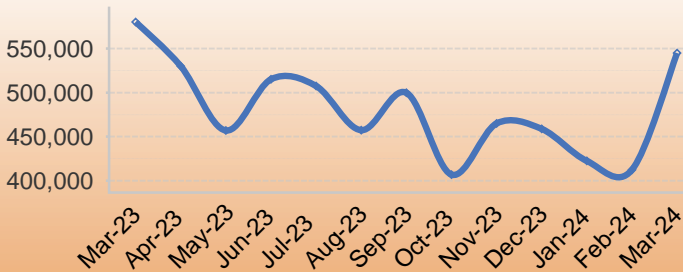


Market Activity Summary:

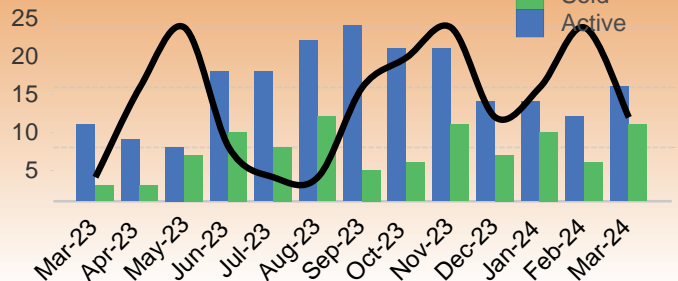
- Inventory: 16 units were listed for sale as of the last day of March - approximately 2.0 months of inventory.
- Sales Activity: 11 units were sold during March,
- Median Sales Price: \$545,000 during March
- Average price per sq.ft. in March was \$452
- Average Days-on-Market (DOM) is approximately 46 days
- Sold over Asking: On average, buyers paid 101% 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	16	5	11	2.0	\$535,517	\$545,000	\$540,545	46	\$447	\$452	101%
Feb-24	12	8	6	2.0	\$406,666	\$412,500	\$412,166	44	\$450	\$462	102%
Jan-24	14	6	10	1.5	\$446,875	\$422,500	\$449,300	60	\$457	\$432	101%
Dec-23	14	5	7	1.8	\$464,978	\$459,000	\$462,707	35	\$457	\$458	100%
Nov-23	21	8	11	2.9	\$457,272	\$465,000	\$461,818	45	\$449	\$451	101%
Oct-23	21	7	6	3.0	\$411,329	\$407,000	\$416,333	20	\$447	\$439	101%
Sep-23	24	6	5	3.0	\$505,400	\$500,000	\$511,800	32	\$453	\$417	101%
Aug-23	22	3	12	2.2	\$471,031	\$457,500	\$480,449	31	\$433	\$456	102%
Jul-23	18	3	8	2.6	\$483,424	\$507,500	\$511,250	20	\$441	\$432	106%
Jun-23	18	4	10	2.7	\$481,383	\$515,000	\$500,350	20	\$440	\$460	104%
May-23	8	8	7	2.5	\$470,828	\$457,000	\$493,984	70	\$466	\$453	107%
Apr-23	9	6	3	3.0	\$530,633	\$530,000	\$546,666	10	\$479	\$438	103%
Mar-23	11	3	3	3.0	\$520,999	\$580,000	\$552,833	16	\$436	\$447	107%

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	11	267%	\$487,076	1.13%	\$545,000	-6.03%	\$540,545	-2.22%	46	188%	101%
Mar-23	3	-78.6%	\$481,640	-3.51%	\$580,000	12.9%	\$552,833	10.7%	16	-20%	107%
Mar-22	14	0%	\$499,186	10.4%	\$513,750	13.6%	\$499,607	7.14%	20	-51.2%	104%

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	16	7	23	31	42
\$500-599K	7	2	12	4	2
\$600-699K	3	2	4	4	0
\$700-799K	1	0	4	0	0
\$800-899K	0	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	27	11	43	39	44

Presented by:



Includes Hercules, El Sobrante, Pinole, and Rodeo

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