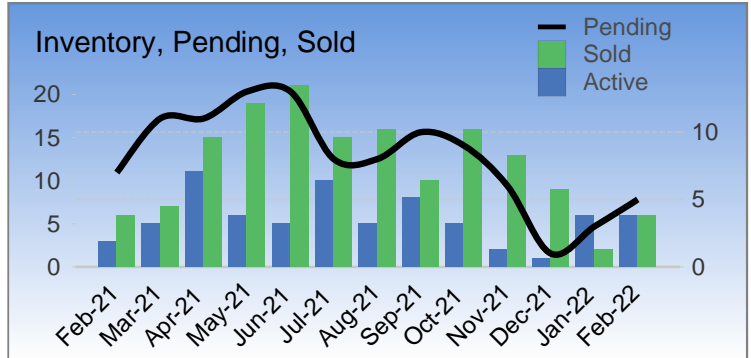
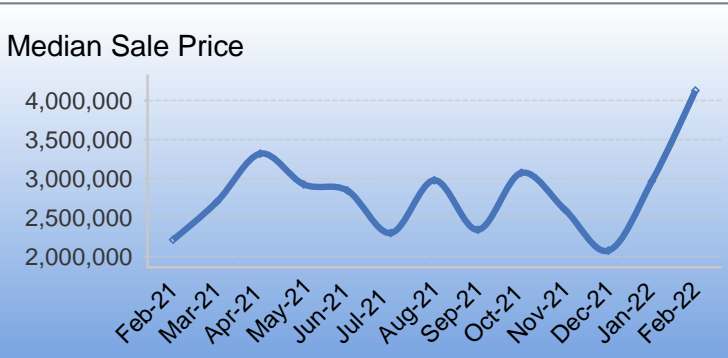


## Market Activity Summary:

- Inventory: 6 units were listed for sale as of the last day of February - approximately 1.1 months of inventory.
- Sales Activity: 6 single-family detached units were sold during February
- Median Sales Price: \$4,125,000 during February
- Average price per sq.ft. in February was \$1,256
- Days-on-Market (DOM) year-to-date is approximately 11 days
- Sold over Asking: On average, buyers paid 138% 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 \$ SqFt Active	Avg \$ SqFt Sold	Sale Price / List Price
Feb-22	6	5	6	1.1	\$3,449,098	\$4,125,000	\$3,782,666	9	\$1,081	\$1,256	138%
Jan-22	6	3	2	0.8	\$2,391,875	\$2,965,000	\$2,965,000	27	\$1,030	\$1,016	117%
Dec-21	1	1	9	0.1	\$3,958,200	\$2,075,000	\$3,311,805	6	\$2,056	\$1,078	113%
Nov-21	2	6	13	0.2	\$6,322,333	\$2,600,000	\$2,846,052	14	\$1,506	\$1,095	118%
Oct-21	5	9	16	0.4	\$3,228,153	\$3,072,500	\$3,839,562	13	\$814	\$1,028	115%
Sep-21	8	10	10	0.6	\$2,777,625	\$2,341,875	\$2,760,775	12	\$898	\$1,013	118%
Aug-21	5	8	16	0.3	\$2,409,153	\$2,977,500	\$2,849,941	11	\$777	\$1,130	121%
Jul-21	10	8	15	0.5	\$2,442,400	\$2,300,000	\$2,704,933	10	\$876	\$1,129	118%
Jun-21	5	13	21	0.3	\$2,550,611	\$2,845,000	\$3,372,661	8	\$856	\$1,065	118%
May-21	6	13	19	0.5	\$2,805,764	\$2,925,000	\$3,394,204	9	\$815	\$1,136	118%
Apr-21	11	11	15	1.2	\$2,931,400	\$3,320,000	\$3,307,094	12	\$898	\$987	117%
Mar-21	5	11	7	0.9	\$3,254,714	\$2,700,000	\$2,874,285	18	\$949	\$1,019	115%
Feb-21	3	7	6	0.3	\$2,616,500	\$2,217,500	\$2,376,666	15	\$747	\$1,014	119%

## 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	6	0%	\$3,449,098	31.8%	\$4,125,000	86%	\$3,782,666	59.2%	9	-40%	138%
Feb-21	6	100%	\$2,616,500	-10.8%	\$2,217,500	-27.3%	\$2,376,666	-31.1%	15	66.7%	119%
Feb-20	3	-50%	\$2,932,750	20.9%	\$3,050,000	72.7%	\$3,450,000	87.8%	9	-25%	108%

## 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	0	0
\$700-799K	0	0	0	0	0
\$800-899K	0	0	0	0	0
\$900-999K	0	0	0	0	0
\$1-1.299M	0	0	0	2	0
\$1.3-1.699M	1	1	0	1	1
\$1.7-1.999M	0	1	0	2	0
\$2-2.999M	0	5	1	2	3
>3M	6	3	3	2	2
Total	7	9	4	3	6

Presented by: