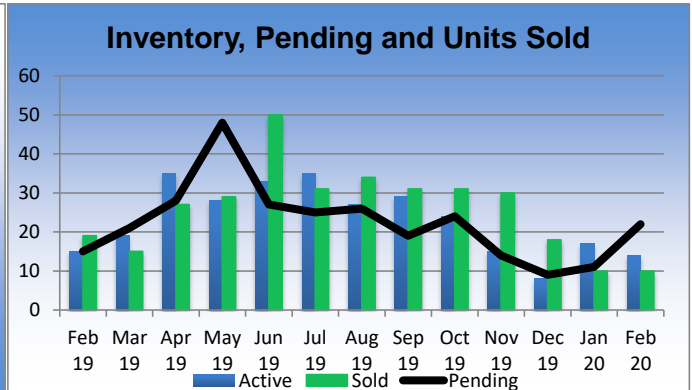
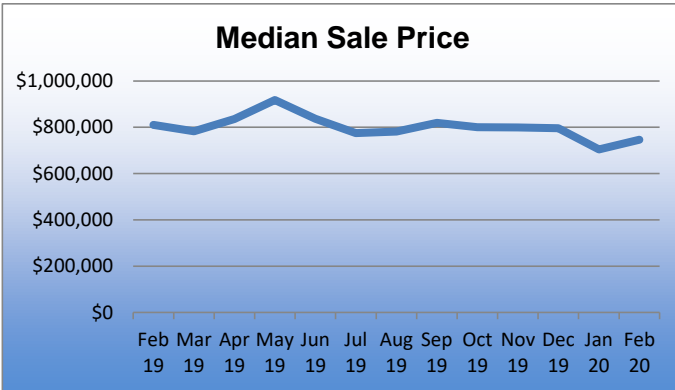


Market Activity Summary:

- Inventory: 14 units were listed for sale as of the last day of February - approximately 1 month of inventory.
- Sales Activity: 10 single-family detached units were sold during February.
- Median Sales Price: \$746,500 during February.
- Days-on-Market (DOM) year-to-date is approximately 17 days.
- Average sales price was 103.91% 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	15	15	19	0.7	\$815,632	\$810,000	\$825,816	37	\$497	\$505	101.25%
Mar 19	19	21	15	1.0	\$809,193	\$782,500	\$814,767	29	\$504	\$508	100.69%
Apr 19	35	28	27	1.7	\$874,314	\$836,000	\$896,830	17	\$482	\$495	102.58%
May 19	28	48	29	1.0	\$871,809	\$918,000	\$886,390	12	\$515	\$524	101.67%
Jun 19	33	27	50	1.1	\$867,728	\$837,500	\$887,773	15	\$508	\$519	102.31%
Jul 19	35	25	31	1.1	\$842,821	\$775,000	\$847,238	31	\$491	\$495	100.52%
Aug 19	27	26	34	0.9	\$807,994	\$781,500	\$821,324	20	\$495	\$505	101.65%
Sep 19	29	19	31	1.2	\$865,447	\$819,000	\$865,482	22	\$458	\$460	100.00%
Oct 19	24	24	31	1.0	\$849,411	\$800,000	\$861,265	18	\$514	\$522	101.40%
Nov 19	15	14	30	0.7	\$824,099	\$799,500	\$829,106	26	\$538	\$541	100.61%
Dec 19	8	9	18	0.5	\$830,275	\$795,617	\$831,229	25	\$489	\$488	100.11%
Jan 20	17	11	10	1.2	\$741,495	\$704,500	\$737,189	46	\$468	\$467	99.42%
Feb 20	14	22	10	1.0	\$786,295	\$746,500	\$817,000	17	\$513	\$530	103.91%

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	10	-47.37%	\$786,295	-3.60%	\$746,500	-7.84%	\$817,000	-1.07%	17	-55.47%	103.91%
Feb 19	19	26.67%	\$815,632	6.63%	\$810,000	0.00%	\$825,816	3.35%	37	48.61%	101.25%
Feb 18	15	-6.25%	\$764,913	4.90%	\$810,000	3.92%	\$799,063	5.70%	25	34.77%	104.46%

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	1			2	3
\$500-\$599K	2	7	3	3	8
\$600-\$699K	6	3	4	5	11
\$700-\$799K	4	6	5	10	3
\$800-\$899K	1	9	8	6	4
\$900-\$999K	5	6	6	5	1
\$1-\$1.299m	1	4	3		1
\$1.3-\$1.699m	1				
\$1.7-\$1.999m					1
\$2-\$2.999m					
>\$3m					
Totals:	21	35	29	31	32

Presented by:

Includes the areas of Pleasant Hill, Pacheco

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