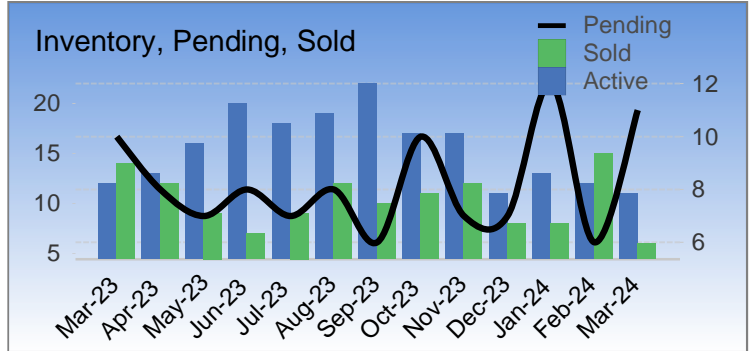


## Market Activity Summary:

- Inventory: 11 units were listed for sale as of the last day of March - approximately 1.2 months of inventory.
- Sales Activity: 6 units were sold during March,
- Median Sales Price: \$621,250 during March
- Average price per sq.ft. in March was \$526
- Average Days-on-Market (DOM) is approximately 34 days
- Sold over Asking: On average, buyers paid 100% of list price in March



## 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	11	11	6	1.2	\$617,833	\$621,250	\$617,083	34	\$527	\$526	100%
Feb-24	12	6	15	1.3	\$583,759	\$620,000	\$609,860	36	\$531	\$515	105%
Jan-24	13	12	8	1.5	\$534,218	\$560,000	\$557,250	31	\$528	\$460	106%
Dec-23	11	7	8	1.1	\$547,647	\$540,000	\$555,085	21	\$478	\$524	102%
Nov-23	17	7	12	1.5	\$545,316	\$575,000	\$559,500	18	\$470	\$475	105%
Oct-23	17	10	11	1.5	\$614,272	\$650,000	\$642,000	30	\$504	\$508	104%
Sep-23	22	6	10	2.2	\$578,599	\$611,000	\$594,900	18	\$487	\$530	102%
Aug-23	19	8	12	2.1	\$598,241	\$590,000	\$605,083	31	\$515	\$506	101%
Jul-23	18	7	9	2.2	\$653,419	\$685,000	\$682,829	32	\$526	\$554	104%
Jun-23	20	8	7	2.1	\$572,500	\$640,000	\$604,285	16	\$528	\$519	105%
May-23	16	7	9	1.4	\$627,416	\$700,000	\$665,666	34	\$551	\$584	107%
Apr-23	13	8	12	1.3	\$628,074	\$697,500	\$660,500	20	\$510	\$512	106%
Mar-23	12	10	14	1.2	\$586,267	\$564,950	\$588,850	39	\$508	\$518	100%

## 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	6	-57.1%	\$650,172	10.5%	\$621,250	9.97%	\$617,083	4.79%	34	-12.8%	100%
Mar-23	14	-44%	\$588,579	-2.94%	\$564,950	-18.1%	\$588,850	-14.7%	39	333%	100%
Mar-22	25	8.7%	\$606,401	12.1%	\$690,000	16.9%	\$690,100	12.8%	9	-30.8%	110%

## 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	6	6	4	7	14
\$500-599K	8	12	7	21	15
\$600-699K	9	6	13	10	4
\$700-799K	5	4	12	4	0
\$800-899K	1	1	6	1	0
\$900-999K	0	0	1	1	0
\$1-1.299M	0	0	1	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	29	29	44	44	33

## Presented by: