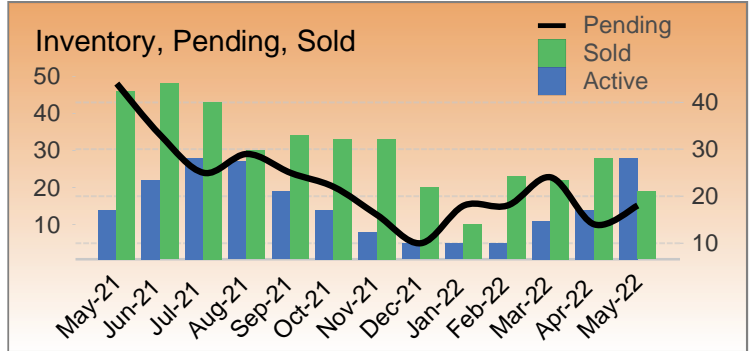


Market Activity Summary:

- Inventory: 29 units were listed for sale as of the last day of May - approximately 1.3 months of inventory.
- Sales Activity: 19 units were sold during May
- Median Sales Price: \$916,000 during May
- Average price per sq.ft. in May was \$733
- Average Days-on-Market (DOM) is approximately 8 days
- Sold over Asking: On average, buyers paid 109% of list price in May



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
May-22	28	18	19	1.3	\$968,550	\$916,000	\$987,636	8	\$666	\$733	109%
Apr-22	14	14	28	0.6	\$794,904	\$837,500	\$930,678	8	\$631	\$720	111%
Mar-22	11	24	22	0.6	\$909,796	\$1,008,500	\$1,052,659	6	\$674	\$711	114%
Feb-22	5	18	23	0.3	\$870,990	\$800,000	\$837,326	14	\$671	\$674	107%
Jan-22	5	18	10	0.2	\$849,661	\$1,185,000	\$1,070,900	11	\$684	\$693	111%
Dec-21	5	10	20	0.2	\$884,900	\$727,500	\$822,490	15	\$631	\$617	105%
Nov-21	8	16	33	0.2	\$744,084	\$725,000	\$764,393	18	\$590	\$614	103%
Oct-21	14	22	33	0.4	\$743,733	\$875,000	\$834,333	15	\$621	\$599	105%
Sep-21	19	25	34	0.5	\$783,623	\$752,250	\$826,117	12	\$604	\$625	105%
Aug-21	27	29	30	0.7	\$764,348	\$1,002,500	\$926,376	14	\$599	\$592	103%
Jul-21	28	25	43	0.6	\$845,268	\$830,000	\$888,372	9	\$594	\$636	108%
Jun-21	22	33	48	0.5	\$810,115	\$712,500	\$787,594	7	\$583	\$581	107%
May-21	14	44	46	0.4	\$765,708	\$707,500	\$773,108	8	\$529	\$623	108%

Market Trends

Month	Sold	% Change	Avg List Price	% Change	Med Sale Price	% Change	Avg Sale Price	%Change	Average DOM	% Change	Sale Price / List Price
May-22	19	-58.7%	\$968,550	26.5%	\$916,000	29.5%	\$987,636	27.7%	8	0%	109%
May-21	46	820%	\$765,708	12.7%	\$707,500	-14.8%	\$773,108	11.8%	8	-90%	108%
May-20	5	-86.5%	\$679,369	1.84%	\$830,000	32%	\$691,775	4.49%	80	208%	97%

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	9	35	22	21	25
\$500-599K	11	23	12	27	16
\$600-699K	9	32	15	18	19
\$700-799K	8	14	1	13	9
\$800-899K	11	7	27	14	16
\$900-999K	3	12	13	10	5
\$1-1.299M	14	38	0	0	0
\$1.3-1.699M	28	2	0	0	0
\$1.7-1.999M	1	0	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	94	163	90	103	90

Presented by: