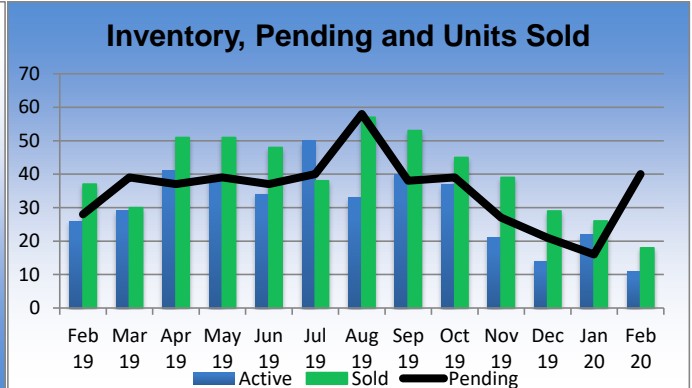
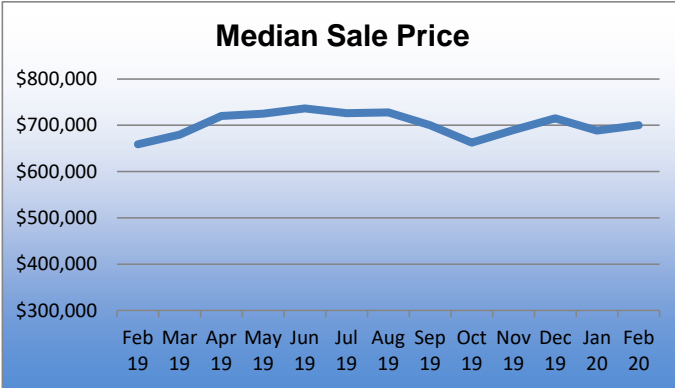


Market Activity Summary:

- Inventory: 11 units were listed for sale as of the last day of February - approximately 0 month of inventory.
- Sales Activity: 18 single-family detached units were sold during February.
- Median Sales Price: \$700,000 during February.
- Days-on-Market (DOM) year-to-date is approximately 26 days.
- Average sales price was 105.43% 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	26	28	37	0.6	\$683,668	\$659,000	\$684,909	33	\$491	\$492	100.18%
Mar 19	29	39	30	0.8	\$685,319	\$680,000	\$695,095	29	\$497	\$502	101.43%
Apr 19	41	37	51	1.2	\$699,015	\$720,000	\$732,578	18	\$460	\$481	104.80%
May 19	39	39	51	1.1	\$717,209	\$725,000	\$761,807	16	\$486	\$517	106.22%
Jun 19	34	37	48	0.9	\$739,592	\$736,500	\$767,960	18	\$504	\$524	103.84%
Jul 19	50	40	38	1.3	\$733,522	\$726,000	\$762,218	17	\$491	\$511	103.91%
Aug 19	33	58	57	0.8	\$719,628	\$728,000	\$747,422	22	\$507	\$527	103.86%
Sep 19	40	38	53	0.9	\$693,692	\$700,000	\$723,437	14	\$506	\$527	104.29%
Oct 19	37	39	45	0.8	\$703,366	\$662,500	\$722,440	22	\$499	\$511	102.71%
Nov 19	21	27	39	0.5	\$723,369	\$690,000	\$742,749	29	\$475	\$486	102.68%
Dec 19	14	21	29	0.4	\$703,159	\$715,000	\$724,026	22	\$474	\$486	102.97%
Jan 20	22	16	26	0.9	\$710,590	\$688,500	\$739,515	15	\$493	\$513	104.07%
Feb 20	11	40	18	0.4	\$717,594	\$700,000	\$756,556	26	\$553	\$579	105.43%

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	18	-51.35%	\$717,594	4.96%	\$700,000	6.22%	\$756,556	10.46%	26	-22.90%	105.43%
Feb 19	37	-5.13%	\$683,668	5.71%	\$659,000	-2.37%	\$684,909	-1.34%	33	112.02%	100.18%
Feb 18	39	-4.88%	\$646,765	13.67%	\$675,000	15.38%	\$694,183	17.03%	16	-33.30%	107.33%

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	3	1	12	27
\$500-\$599K	5	18	12	30	24
\$600-\$699K	16	27	29	22	10
\$700-\$799K	10	12	20	3	9
\$800-\$899K	4	7	5	6	
\$900-\$999K	6	4	3		
\$1-\$1.299m	1	3			1
\$1.3-\$1.699m	1				
\$1.7-\$1.999m					
\$2-\$2.999m					
>\$3m					
Totals:	44	74	70	73	71

Presented by:

