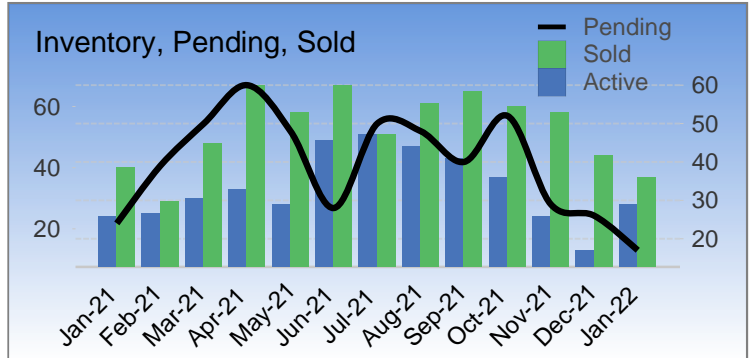
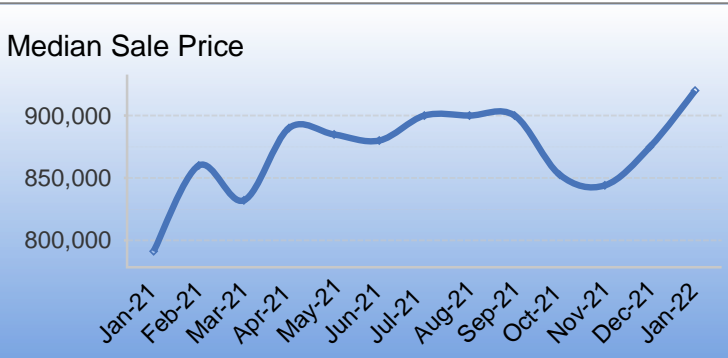


Market Activity Summary:

- Inventory: 29 units were listed for sale as of the last day of January - approximately 0.6 months of inventory.
- Sales Activity: 37 single-family detached units were sold during January
- Median Sales Price: \$920,000 during January
- Average price per sq.ft. in January was \$686
- Days-on-Market (DOM) year-to-date is approximately 12 days
- Sold over Asking: On average, buyers paid 111% of list price in January



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
Jan-22	28	17	37	0.6	\$861,871	\$920,000	\$958,642	14	\$598	\$686	111%
Dec-21	13	26	44	0.3	\$892,558	\$875,000	\$905,904	19	\$589	\$635	109%
Nov-21	24	29	58	0.4	\$840,234	\$844,000	\$927,269	15	\$607	\$643	109%
Oct-21	37	52	60	0.6	\$862,930	\$852,500	\$908,988	18	\$586	\$640	108%
Sep-21	43	40	65	0.8	\$836,775	\$900,000	\$937,881	18	\$596	\$630	110%
Aug-21	47	48	61	0.8	\$886,701	\$900,000	\$983,921	16	\$571	\$644	110%
Jul-21	51	50	51	0.9	\$864,405	\$900,000	\$912,813	9	\$610	\$652	113%
Jun-21	49	28	67	0.8	\$839,508	\$880,000	\$883,358	11	\$577	\$686	113%
May-21	28	48	58	0.5	\$818,365	\$885,000	\$913,882	12	\$603	\$669	114%
Apr-21	33	60	67	0.7	\$774,963	\$890,000	\$911,296	11	\$614	\$634	112%
Mar-21	30	50	48	0.8	\$826,577	\$832,000	\$864,216	9	\$538	\$628	111%
Feb-21	25	39	29	0.5	\$795,707	\$860,000	\$915,020	15	\$587	\$597	109%
Jan-21	24	24	40	0.4	\$771,152	\$791,252	\$806,909	11	\$617	\$603	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
Jan-22	37	-7.5%	\$861,871	11.8%	\$920,000	16.3%	\$958,642	18.8%	14	27.3%	111%
Jan-21	40	53.8%	\$771,152	3.93%	\$791,252	14.9%	\$806,909	9.11%	11	-35.3%	108%
Jan-20	26	-35%	\$742,004	13.7%	\$688,500	3.53%	\$739,515	7.21%	17	-54.1%	104%

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	1	4	17	7
\$500-599K	0	10	22	53	84
\$600-699K	1	51	118	181	249
\$700-799K	7	97	160	126	179
\$800-899K	5	180	93	63	53
\$900-999K	12	102	45	33	41
\$1-1.299M	8	119	47	25	22
\$1.3-1.699M	0	28	3	3	0
\$1.7-1.999M	1	2	0	0	0
\$2-2.999M	0	0	0	0	0
>3M	0	0	0	0	0
Total	33	590	492	501	635

Presented by: