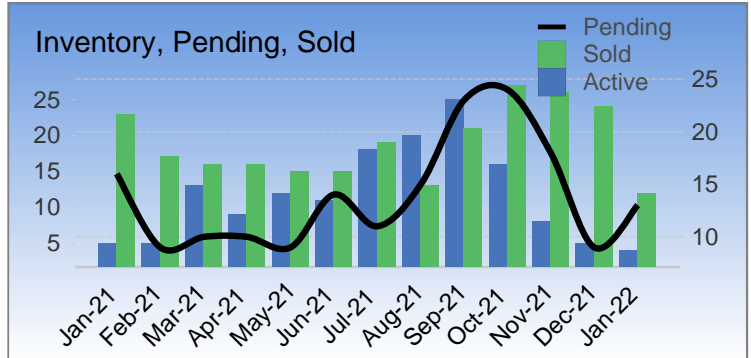


Market Activity Summary:

- Inventory: 4 units were listed for sale as of the last day of January - approximately 0.2 months of inventory.
- Sales Activity: 12 single-family detached units were sold during January
- Median Sales Price: \$895,000 during January
- Average price per sq.ft. in January was \$695
- Days-on-Market (DOM) year-to-date is approximately 12 days
- Sold over Asking: On average, buyers paid 105% 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 \$ SqSf Active	Avg \$ SqFt Sold	Sale Price / List Price
Jan-22	4	13	12	0.2	\$851,069	\$895,000	\$863,342	14	\$675	\$695	105%
Dec-21	5	9	24	0.2	\$810,588	\$912,000	\$893,729	16	\$636	\$628	106%
Nov-21	8	18	26	0.3	\$842,684	\$830,000	\$846,957	18	\$669	\$654	104%
Oct-21	16	24	27	0.8	\$835,983	\$830,000	\$832,318	17	\$634	\$618	105%
Sep-21	25	23	21	1.4	\$811,266	\$855,000	\$863,476	10	\$646	\$604	105%
Aug-21	20	15	13	1.3	\$784,965	\$925,000	\$903,538	10	\$637	\$658	110%
Jul-21	18	11	19	1.2	\$816,604	\$850,000	\$880,842	9	\$569	\$702	109%
Jun-21	11	14	15	0.7	\$818,866	\$885,000	\$893,600	8	\$605	\$716	114%
May-21	12	9	15	0.8	\$782,239	\$860,000	\$862,166	9	\$518	\$648	110%
Apr-21	9	10	16	0.7	\$788,322	\$868,444	\$872,243	9	\$491	\$604	110%
Mar-21	13	10	16	0.7	\$760,778	\$814,000	\$816,375	8	\$466	\$599	108%
Feb-21	5	9	17	0.2	\$777,698	\$800,000	\$774,598	12	\$533	\$616	105%
Jan-21	5	16	23	0.2	\$742,619	\$763,000	\$756,995	17	\$533	\$595	107%

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	12	-47.8%	\$851,069	14.6%	\$895,000	17.3%	\$863,342	14%	14	-17.6%	105%
Jan-21	23	64.3%	\$742,619	10.3%	\$763,000	14.7%	\$756,995	11.9%	17	54.5%	107%
Jan-20	14	-6.67%	\$673,049	20.8%	\$665,000	6.74%	\$676,357	9.1%	11	-69.4%	106%

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	0	1	6	2
\$500-599K	1	0	6	31	42
\$600-699K	1	10	56	114	90
\$700-799K	1	55	103	72	57
\$800-899K	3	78	21	9	4
\$900-999K	4	60	3	1	0
\$1-1.299M	1	7	0	1	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	8	210	190	233	195

Presented by: