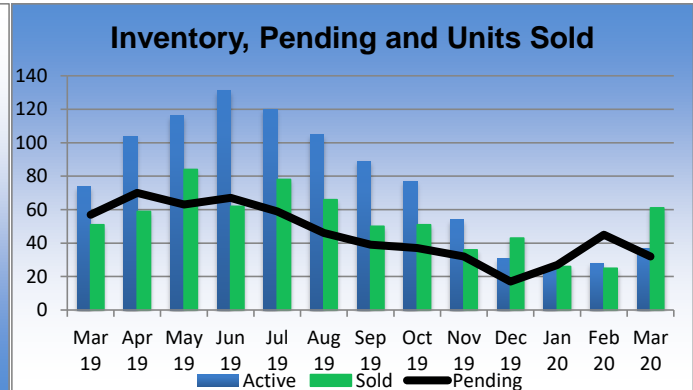
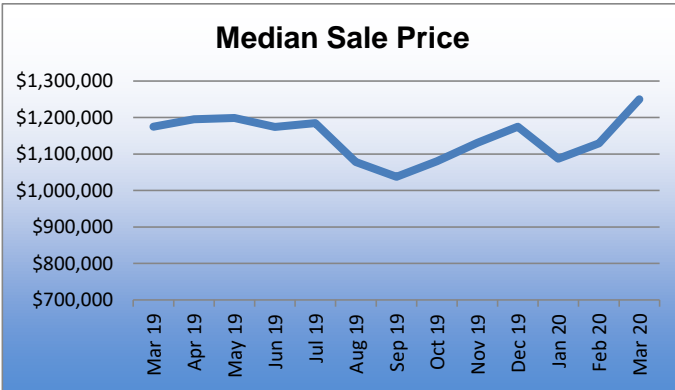


Market Activity Summary:

- Inventory: 37 units were listed for sale as of the last day of March - approximately 1 month of inventory.
- Sales Activity: 61 single-family detached units were sold during March.
- Median Sales Price: \$1,250,000 during March.
- Days-on-Market (DOM) year-to-date is approximately 21 days.
- Average sales price was 101.47% of the average list price during March.



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
Mar 19	74	57	51	1.7	\$1,226,758	\$1,175,000	\$1,228,458	14	\$476	\$479	100.14%
Apr 19	104	70	59	2.0	\$1,268,146	\$1,195,000	\$1,258,927	21	\$510	\$508	99.27%
May 19	116	63	84	1.9	\$1,249,500	\$1,198,500	\$1,251,887	16	\$509	\$511	100.19%
Jun 19	131	67	62	2.0	\$1,262,759	\$1,173,944	\$1,258,657	18	\$495	\$494	99.68%
Jul 19	120	59	78	1.9	\$1,249,320	\$1,184,750	\$1,237,830	32	\$507	\$505	99.08%
Aug 19	105	46	66	1.8	\$1,186,481	\$1,077,750	\$1,171,635	35	\$518	\$512	98.75%
Sep 19	89	39	50	1.7	\$1,150,354	\$1,037,500	\$1,141,553	35	\$515	\$512	99.23%
Oct 19	77	37	51	1.7	\$1,188,743	\$1,080,000	\$1,171,643	41	\$497	\$491	98.56%
Nov 19	54	32	36	1.4	\$1,136,980	\$1,131,000	\$1,128,937	32	\$495	\$492	99.29%
Dec 19	31	17	43	1.0	\$1,191,566	\$1,175,000	\$1,177,583	48	\$506	\$500	98.83%
Jan 20	25	27	26	0.9	\$1,225,761	\$1,087,500	\$1,225,012	31	\$492	\$495	99.94%
Feb 20	28	45	25	0.9	\$1,142,162	\$1,129,000	\$1,142,780	24	\$510	\$511	100.05%
Mar 20	37	32	61	1.2	\$1,324,593	\$1,250,000	\$1,344,000	21	\$486	\$495	101.47%

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
Mar 20	61	19.61%	\$1,324,593	7.98%	\$1,250,000	6.38%	\$1,344,000	9.41%	21	58.04%	101.47%
Mar 19	51	-22.73%	\$1,226,758	5.09%	\$1,175,000	9.97%	\$1,228,458	3.01%	14	-6.73%	100.14%
Mar 18	66	10.00%	\$1,167,323	2.36%	\$1,068,500	-3.83%	\$1,192,559	2.98%	15	-42.79%	102.16%

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					
\$500-\$599K		1	1	1	
\$600-\$699K	1	3		2	2
\$700-\$799K	3	2	4	4	6
\$800-\$899K	9	4	10	18	19
\$900-\$999K	11	14	24	20	20
\$1-\$1.299m	45	59	41	49	37
\$1.3-\$1.699m	36	32	29	21	16
\$1.7-\$1.999m	5	2	4	3	5
\$2-\$2.999m	6	2	5	5	1
>\$3m					
Totals:	116	119	118	123	106

Presented by: