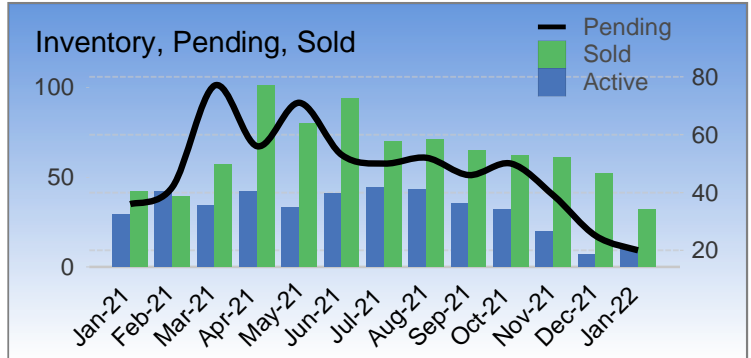


Market Activity Summary:

- Inventory: 10 units were listed for sale as of the last day of January - approximately 0.2 months of inventory.
- Sales Activity: 32 single-family detached units were sold during January
- Median Sales Price: \$1,515,000 during January
- Average price per sq.ft. in January was \$815
- Days-on-Market (DOM) year-to-date is approximately 8 days
- Sold over Asking: On average, buyers paid 110% 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	10	20	32	0.2	\$1,578,224	\$1,515,000	\$1,587,414	14	\$693	\$815	110%
Dec-21	7	25	52	0.1	\$1,515,666	\$1,458,000	\$1,542,238	13	\$716	\$788	108%
Nov-21	20	39	61	0.3	\$1,447,209	\$1,450,000	\$1,531,483	17	\$715	\$733	109%
Oct-21	32	50	62	0.5	\$1,468,659	\$1,495,000	\$1,527,739	14	\$703	\$736	107%
Sep-21	35	46	65	0.5	\$1,441,840	\$1,440,000	\$1,514,151	12	\$665	\$758	109%
Aug-21	43	52	71	0.5	\$1,328,543	\$1,400,000	\$1,481,035	14	\$662	\$730	107%
Jul-21	44	50	70	0.6	\$1,430,257	\$1,510,000	\$1,566,076	10	\$668	\$733	111%
Jun-21	41	53	94	0.5	\$1,448,533	\$1,476,250	\$1,550,210	10	\$661	\$726	110%
May-21	33	71	80	0.4	\$1,424,827	\$1,526,750	\$1,563,910	14	\$681	\$726	111%
Apr-21	42	56	101	0.6	\$1,391,641	\$1,500,000	\$1,518,227	9	\$686	\$737	112%
Mar-21	34	77	57	0.8	\$1,405,639	\$1,525,000	\$1,577,184	12	\$674	\$717	111%
Feb-21	42	42	39	0.9	\$1,362,964	\$1,295,000	\$1,392,538	11	\$645	\$676	106%
Jan-21	29	36	42	0.5	\$1,412,214	\$1,247,500	\$1,307,641	26	\$635	\$621	102%

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	32	-23.8%	\$1,578,224	11.8%	\$1,515,000	21.4%	\$1,587,414	21.4%	14	-46.2%	110%
Jan-21	42	44.8%	\$1,412,214	11.5%	\$1,247,500	15.5%	\$1,307,641	7.92%	26	-18.8%	102%
Jan-20	29	20.8%	\$1,266,439	1.94%	\$1,080,000	0.465%	\$1,211,717	2.74%	32	23.1%	101%

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	0	1	1
\$500-599K	0	1	1	3	0
\$600-699K	0	2	2	6	5
\$700-799K	0	4	15	17	26
\$800-899K	1	12	35	50	53
\$900-999K	2	36	66	76	103
\$1-1.299M	5	198	229	234	203
\$1.3-1.699M	12	299	205	126	112
\$1.7-1.999M	8	122	46	24	29
\$2-2.999M	2	72	23	14	12
>3M	1	10	2	3	0
Total	28	756	622	551	544

Presented by: