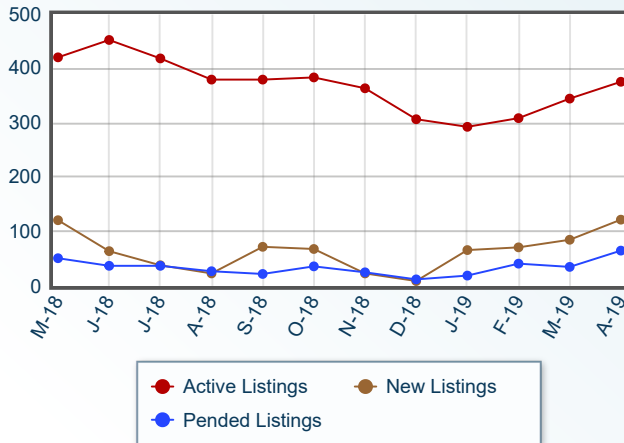


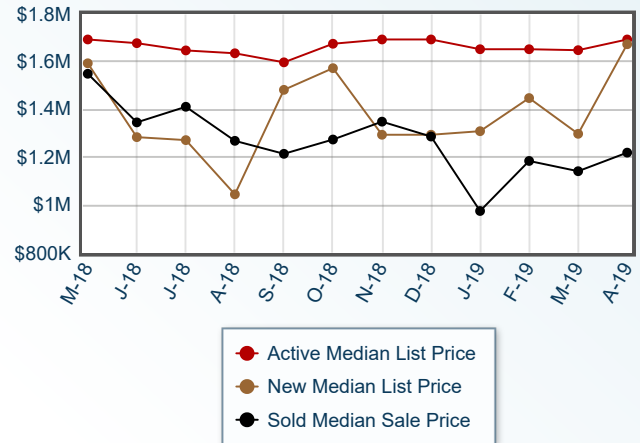
Market Summary

Single Family, April 2019

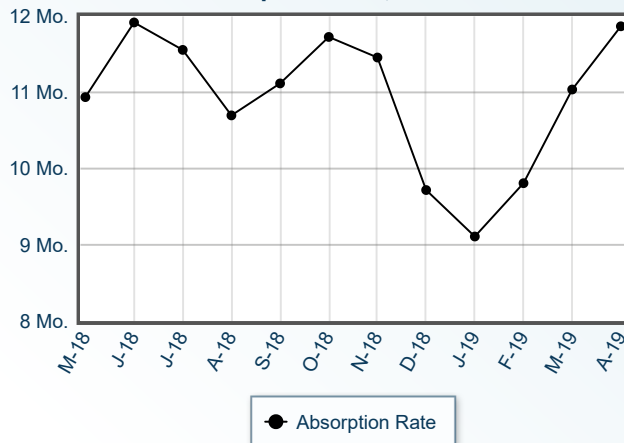
Number of Listings



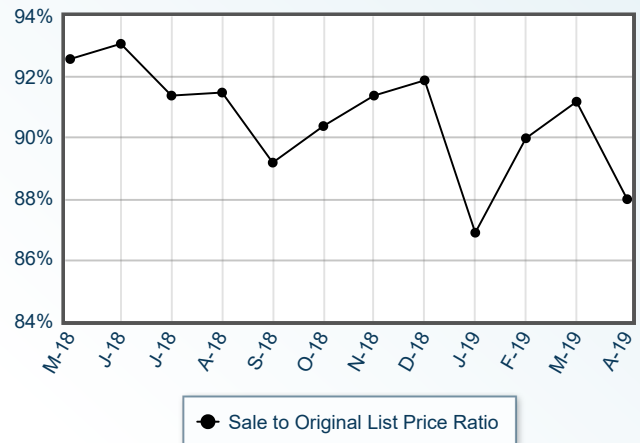
Listings Prices



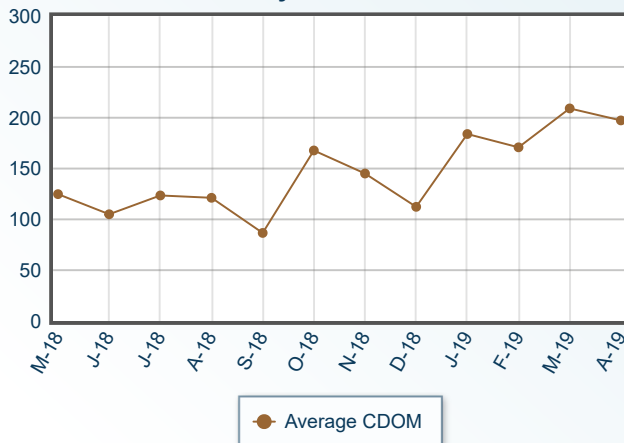
Absorption Rate, in Months



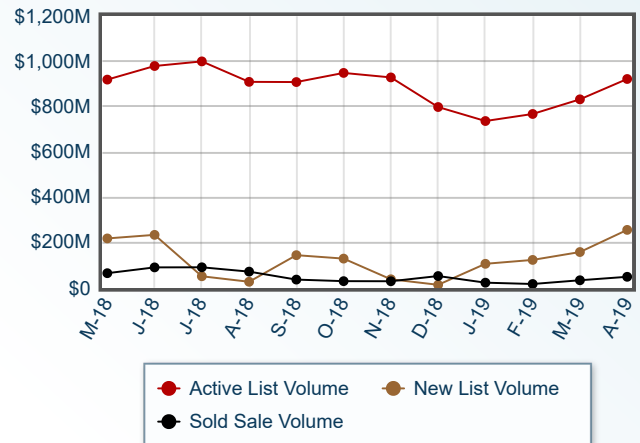
Sold to List Ratio



Days on Market



Price Volume



Summary Statistics						
	Apr-19	Apr-18	% Chg	2019 YTD	2018 YTD	% Chg
Absorption Rate	11.87	9.37	26.68	10.46	7.9	32.41
Average List Price	\$2,454,606	\$2,249,040	9.14	\$2,185,944	\$2,133,673	2.45
Median List Price	\$1,695,000	\$1,700,000	-0.29	\$1,557,500	\$1,687,000	-7.68
Average Sale Price	\$1,515,063	\$1,683,226	-9.99	\$1,357,638	\$1,587,729	-14.49
Median Sale Price	\$1,220,000	\$1,525,000	-20.00	\$1,112,500	\$1,257,500	-11.53
Average CDOM	197	101	95.05	190	139	36.69
Median CDOM	169	58	191.38	172	93	84.95

Sold Listings	This Month			Year to Date		
	2019	2018	% Chg	2019	2018	% Chg
	0-499,999	2	1	100.0	5	3
500,000-699,999	2	4	-50.0	9	14	-35.7
700,000-999,999	9	7	28.6	23	21	9.5
1,000,000-2,999,999	17	16	6.3	48	48	0.0
3,000,000-3,999,999	1	2	-50.0	3	3	0.0
4,000,000-4,999,999	0	0	0.0	0	1	-100.0
5,000,000-6,999,999	0	0	0.0	0	3	-100.0
7,000,000+	1	1	0.0	1	1	0.0
Totals	32	31	3.2	89	94	-5.3

Pending Listings	This Month			Year to Date		
	2019	2018	% Chg	2019	2018	% Chg
	0-499,999	3	0	N/A	7	0
500,000-699,999	7	7	0.0	14	19	-26.3
700,000-999,999	16	8	100.0	36	25	44.0
1,000,000-2,999,999	34	30	13.3	92	77	19.5
3,000,000-3,999,999	4	4	0.0	9	11	-18.2
4,000,000-4,999,999	1	0	N/A	1	1	0.0
5,000,000-6,999,999	0	2	-100.0	0	4	-100.0
7,000,000+	0	0	0.0	1	1	0.0
Totals	65	51	27.5	160	138	15.9

Active Listings	This Month			Year to Date		
	2019	2018	% Chg	2019	2018	% Chg
	0-499,999	5	0	N/A	12	3
500,000-699,999	22	22	0.0	40	48	-16.7
700,000-999,999	51	49	4.1	101	93	8.6
1,000,000-2,999,999	239	235	1.7	379	366	3.6
3,000,000-3,999,999	26	25	4.0	42	43	-2.3
4,000,000-4,999,999	16	12	33.3	20	15	33.3
5,000,000-6,999,999	7	12	-41.7	10	19	-47.4
7,000,000+	10	12	-16.7	14	17	-17.6
Totals	376	367	2.5	618	604	2.3

New Listings	This Month			Year to Date		
	2019	2018	% Chg	2019	2018	% Chg
	0-499,999	0	1	-100.0	7	1
500,000-699,999	7	16	-56.2	28	32	-12.5
700,000-999,999	25	20	25.0	65	58	12.1
1,000,000-2,999,999	73	62	17.7	203	231	-12.1
3,000,000-3,999,999	8	6	33.3	21	23	-8.7
4,000,000-4,999,999	4	1	300.0	10	6	66.7
5,000,000-6,999,999	2	2	0.0	4	7	-42.9
7,000,000+	3	2	50.0	6	6	0.0
Totals	122	110	10.9	344	364	-5.5

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