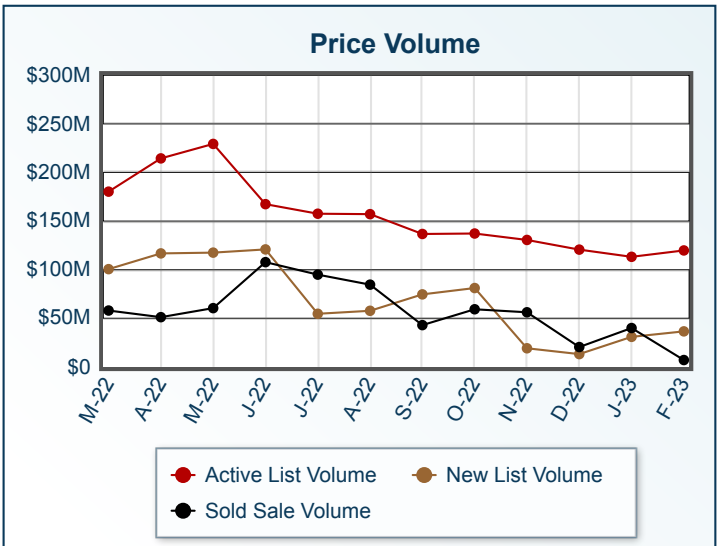
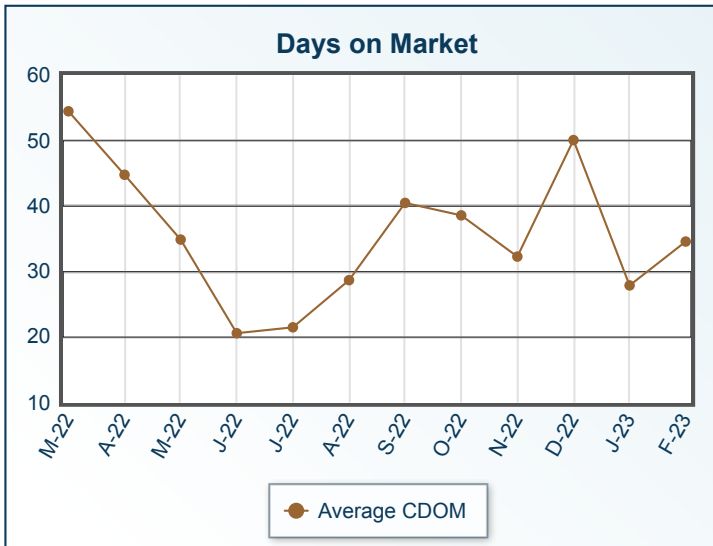
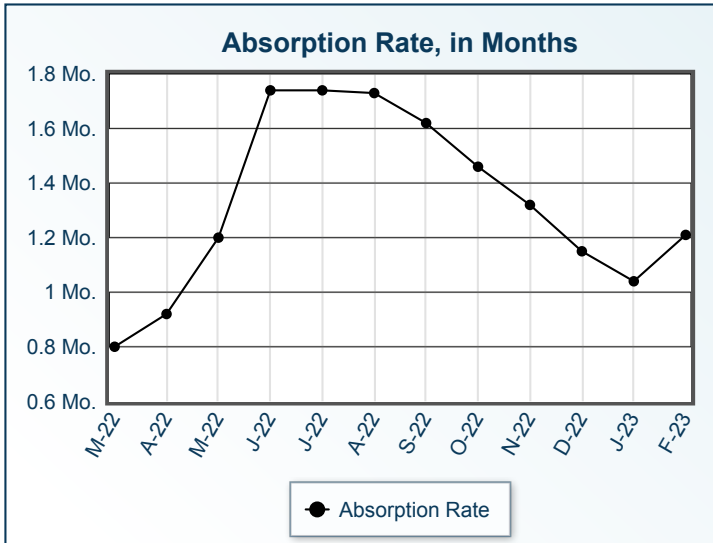
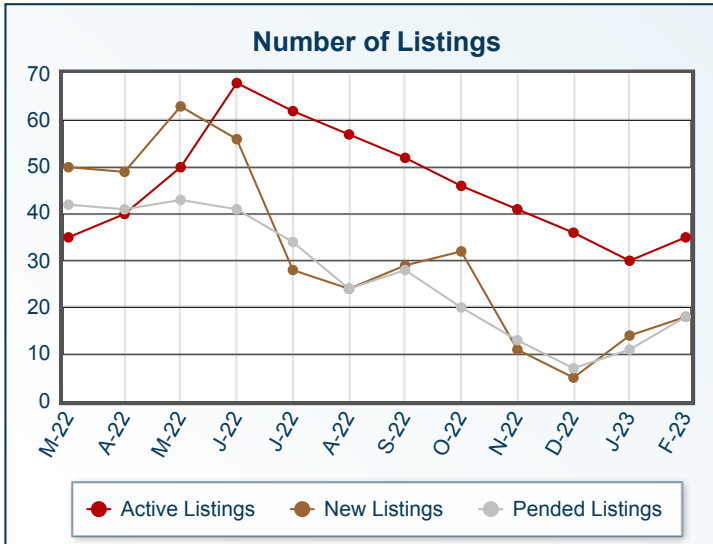


Market Summary

Single Family, February 2023



Summary Statistics						
	Feb-23	Feb-22	% Chg	2023 YTD	2022 YTD	% Chg
Absorption Rate	1.21	0.78	55.13	1.13	0.65	73.85
Average List Price	\$3,423,029	\$5,860,169	-41.59	\$2,813,656	\$3,634,428	-22.58
Median List Price	\$3,150,000	\$1,999,000	57.58	\$2,150,000	\$1,695,000	26.84
Average Sale Price	\$1,412,800	\$2,165,228	-34.75	\$1,960,626	\$2,013,944	-2.65
Median Sale Price	\$1,100,000	\$1,700,000	-35.29	\$1,592,500	\$1,507,500	5.64
Average CDOM	34	80	-57.50	29	65	-55.38
Median CDOM	24	57	-57.89	21	45	-53.33

	Sold Listings			Year to Date		
	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-499,999	0	0	0.0	0	0	0.0
500,000-699,999	0	0	0.0	0	2	-100.0
700,000-999,999	1	2	-50.0	5	5	0.0
1,000,000-2,999,999	4	13	-69.2	17	24	-29.2
3,000,000-3,999,999	0	2	-100.0	0	4	-100.0
4,000,000-4,999,999	0	0	0.0	1	2	-50.0
5,000,000-6,999,999	0	2	-100.0	0	2	-100.0
7,000,000+	0	0	0.0	1	0	N/A
Totals	5	19	-73.7	24	39	-38.5

	Pending Listings			Year to Date		
	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-499,999	0	0	0.0	0	0	0.0
500,000-699,999	0	0	0.0	1	1	0.0
700,000-999,999	5	7	-28.6	7	8	-12.5
1,000,000-2,999,999	11	19	-42.1	17	34	-50.0
3,000,000-3,999,999	1	2	-50.0	3	2	50.0
4,000,000-4,999,999	0	2	-100.0	0	4	-100.0
5,000,000-6,999,999	1	0	N/A	1	1	0.0
7,000,000+	0	0	0.0	0	0	0.0
Totals	18	30	-40.0	29	50	-42.0

	Active Listings			Year to Date		
	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-499,999	0	0	0.0	0	0	0.0
500,000-699,999	1	0	N/A	2	3	-33.3
700,000-999,999	4	4	0.0	9	10	-10.0
1,000,000-2,999,999	12	19	-36.8	31	52	-40.4
3,000,000-3,999,999	4	2	100.0	7	4	75.0
4,000,000-4,999,999	6	4	50.0	6	9	-33.3
5,000,000-6,999,999	5	1	400.0	6	3	100.0
7,000,000+	3	5	-40.0	3	5	-40.0
Totals	35	35	0.0	64	86	-25.6

	New Listings			Year to Date		
	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-499,999	0	0	0.0	0	0	0.0
500,000-699,999	0	2	-100.0	0	2	-100.0
700,000-999,999	5	4	25.0	8	7	14.3
1,000,000-2,999,999	11	24	-54.2	20	39	-48.7
3,000,000-3,999,999	1	2	-50.0	1	4	-75.0
4,000,000-4,999,999	0	1	-100.0	1	5	-80.0
5,000,000-6,999,999	1	1	0.0	2	1	100.0
7,000,000+	0	1	-100.0	0	1	-100.0
Totals	18	35	-48.6	32	59	-45.8

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