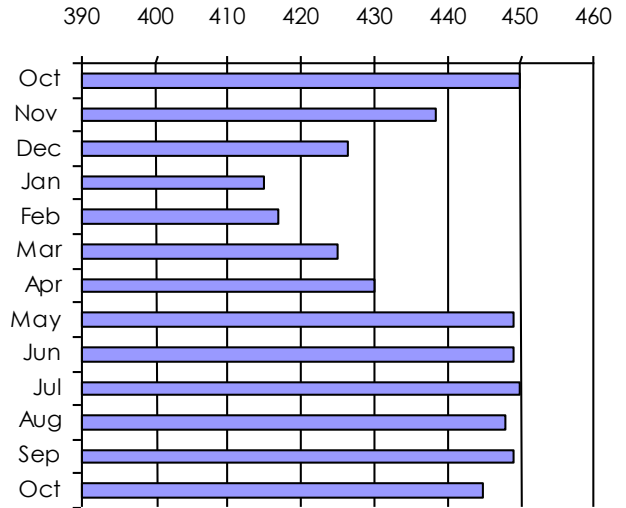
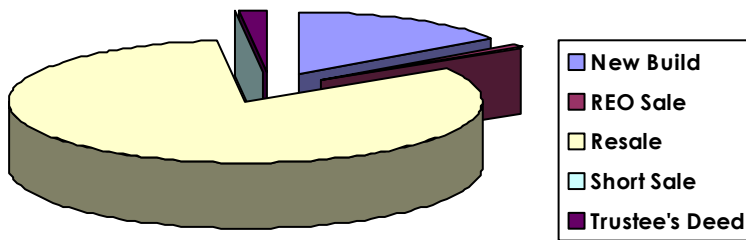


SFR Market Condition Report October 2023

MONTH		PRICE		SQFT	DEMAND		12 Month Graphical History							
Month Year	Price Median	Price Change	Sqft Average	Closing Total	Closing Change									
22-Oct	\$450,000	\$0	\$253	2,318	-259									
22-Nov	\$438,495	(\$11,505)	\$241	1,903	-415									
22-Dec	\$426,500	(\$11,995)	\$238	1,850	-53									
23-Jan	\$415,000	(\$11,500)	\$240	1,492	-358									
23-Feb	\$417,000	\$2,000	\$235	1,882	390									
23-Mar	\$425,000	\$8,000	\$237	2,361	479									
23-Apr	\$430,000	\$5,000	\$240	2,454	93									
23-May	\$448,990	\$18,990	\$246	2,865	411									
23-Jun	\$448,990	\$0	\$246	2,822	43									
23-Jul	\$450,000	\$1,010	\$249	2,521	-301									
23-Aug	\$448,000	(\$2,000)	\$255	2,425	-96									
23-Sep	\$449,000	\$1,000	\$251	2,206	-219									
23-Oct	\$444,990	(\$4,010)	\$253	2,082	-124									
Inventory End of Month	Inventory No Offers	Inventory Added	Inventory Sold											
6,226	4,213	2,332	1,699											



Transactions by Type



Type of Sale	Total Sales
New Build	321
Resale	1,761
Short Sale	0
Trustee's Deed	43
REO Sale	27
Total (County Records)	2,152
Type of Distress	Total Filed
Bank NOD	177
Bank NOS	95

Sales (MLS)	Median Price	Average Price	% Compared to Last Month Sales	% Compared to Last Month Median	% Compared to Last Month Average	% Compared to Last Year Sales	% Compared to Last Year Median	% Compared to Last Year Average
1,699	\$449,000	\$543,055	-6.7	-0.2	-1.2	-1.5	2	-0.7

% On Market 0 to 30 Days	% On Market 31 to 60 Days	% On Market 61 to 90 Days	% On Market 91 to 120 Days	% On Market 121 Days or More
67.2	17.3	6.9	3.7	4.8
% Last Month 0 to 30 Days	% Last Month 31 to 60 Days	% Last Month 61 to 90 Days	% Last Month 91 to 120 Days	% Last Month 121 Days or More
68.0	17.7	6.4	3.4	4.4
% Last Year 0 to 30 Days	% Last Year 31 to 60 Days	% Last Year 61 to 90 Days	% Last Year 91 to 120 Days	% Last Year 121 Days or More
53.7	24.9	13.5	5.2	2.7