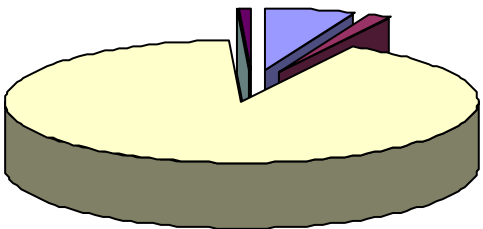




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## SFR Market Condition Report March 2025

MONTH		PRICE		SQFT	DEMAND		12 Month Graphical History				
Month Year	Price Median	Price Change	Sqft Average	Closing Total	Closing Change						
24-Mar	\$462,802	\$7,802	\$259	2,420	339						
24-Apr	\$465,000	\$2,198	\$264	2,694	274						
24-May	\$473,000	\$8,000	\$254	2,401	-293						
24-Jun	\$480,000	\$7,000	\$269	2,457	56						
24-Jul	\$478,518	(\$1,482)	\$271	2,259	-198						
24-Aug	\$467,624	(\$10,894)	\$264	2,261	2						
24-Sep	\$469,000	\$1,376	\$267	2,040	-221						
24-Oct	\$475,787	\$6,787	\$267	2,173	-133						
24-Nov	\$480,000	\$4,213	\$267	1,881	-292						
24-Dec	\$484,000	\$4,000	\$257	2,054	173						
25-Jan	\$470,000	(\$14,000)	\$269	1,764	-290						
25-Feb	\$470,000	\$0	\$271	1,915	151						
25-Mar	\$482,400	\$12,000	\$270	2,325	410						
Inventory End of Month		Inventory No Offers	Inventory Added		Inventory Sold						
7,979		5,416	3,340		2,142						
<div>Transactions by Type</div>  <div><div>New Build</div><div>REO Sale</div><div>Resale</div><div>Short Sale</div><div>Trustee's Deed</div></div>							Type of Sale		Total Sales		
							New Build		148		
							Resale		2,177		
							Short Sale		0		
							Trustee's Deed		22		
							REO Sale		34		
							Total (County Records)		2,381		
							Type of Distress		Total Filed		
							Bank NOD		243		
							Bank NOS		81		
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			
2,142	\$485,000	\$630,007	20.3	0	3.1	2.9	4.3	6.7			
% 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			
56.9		19.1		8.6		6.8		8.7			
% 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			
53.2		17.8		12.0		8.0		8.9			
% 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			
62.5		14.5		9.0		6.0		7.9			