



**Number of Homes For Sale vs. Sold (Last Two Years)**

	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago			Curnt vs. Same Month 2 Yrs Ago			Curnt vs. Same 12 Months 1 Yr Ago		
	Feb. 19	Jan. 19	% Change	Feb. 19	Feb. 18	% Change	Dec. 18 to Feb. 19	Dec. 17 to Feb. 18	% Change	Feb. 19	Feb. 17	% Change	Mar. 18 to Feb. 19	Mar. 17 to Feb. 18	% Change
For Sale	2481	2491	0.4% ▼	2481	1997	24.2% ▲	2481	1997	24.2% ▲	2481	1962	26.5% ▲	2481	1997	24.2% ▲
Sold	604	691	-12.6% ▼	604	757	-20.2% ▼	2149	2432	-11.6% ▼	604	710	-14.9% ▼	11552	11917	-3.1% ▼

Date	2/17	3/17	4/17	5/17	6/17	7/17	8/17	9/17	10/17	11/17	12/17	1/18	2/18	3/18	4/18	5/18	6/18	7/18	8/18	9/18	10/18	11/18	12/18	1/19	2/19
For Sale	1962	2040	2058	2173	2313	2367	2408	2411	2409	2294	2058	2000	1997	2039	2146	2278	2423	2523	2724	2846	2897	2805	2563	2491	2481
New Listing	1136	1436	1328	1518	1513	1374	1458	1301	1270	1034	727	1260	1210	1396	1478	1580	1465	1543	1535	1320	1445	1043	741	1281	1094
Sold	710	967	1000	1106	1229	1070	1211	995	1013	894	951	724	757	1010	1021	1172	1204	1060	1122	915	972	927	854	691	604
Pended	972	1099	1096	1187	1188	1097	1095	1018	971	881	701	870	992	1105	1143	1209	1041	1098	1089	898	1040	758	672	857	990
Months of Inventory (Closed Sales)	2.8	2.1	2.1	2	1.9	2.2	2	2.4	2.4	2.6	2.2	2.8	2.6	2	2.1	1.9	2	2.4	2.4	3.1	3	3	3	3.6	4.1
Months of Inventory (Pended Sales)	2	1.9	1.9	1.8	1.9	2.2	2.2	2.4	2.5	2.6	2.9	2.3	2	1.8	1.9	1.9	2.3	2.3	2.5	3.2	2.8	3.7	3.8	2.9	2.5
Absorption Rate (Closed Sales) %	36.2	47.4	48.6	50.9	53.1	45.2	50.3	41.3	42.1	39	46.2	36.2	37.9	49.5	47.6	51.4	49.7	42	41.2	32.2	33.6	33	33.3	27.7	24.3
Absorption Rate (Pended Sales) %	49.5	53.9	53.3	54.6	51.4	46.3	45.5	42.2	40.3	38.4	34.1	43.5	49.7	54.2	53.3	53.1	43	43.5	40	31.6	35.9	27	26.2	34.4	39.9
Avg. Active Price	360	365	388	394	395	397	391	382	383	382	391	387	390	401	401	407	411	407	398	389	387	386	377	376	386
Avg. Sold Price	242	260	254	271	272	274	276	281	277	275	275	275	282	287	279	292	292	298	288	290	283	280	283	285	286
Avg. Sq. Ft. Price (Sold)	140	144	142	151	148	152	150	154	156	153	154	152	157	159	159	161	161	166	162	162	162	159	161	158	162
Sold/List Diff. %	98	98	99	98	99	98	98	98	99	99	99	98	98	99	98	99	99	99	99	99	98	98	98	98	98
Sold/Orig LP Diff. %	96	97	98	97	98	97	97	96	97	97	95	96	97	97	97	98	97	97	97	96	96	96	96	95	96
Avg Days on Market	46	46	38	36	35	33	38	35	37	35	38	43	40	38	31	31	33	31	31	37	36	37	43	48	50
Avg CDOM	59	55	49	43	41	39	45	40	43	41	44	50	50	46	39	40	40	37	38	45	42	43	50	58	62
Median Sold Price	225	240	235	245	254	250	251	255	248	251	250	242	255	255	255	265	268	265	270	260	260	262	263	260	260