



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		
	Mar. 25	Feb. 25	% Change	Mar. 25	Mar. 24	% Change	Jan. 25 to Mar. 25	Jan. 24 to Mar. 24	% Change	Mar. 25	Mar. 23	% Change	Apr. 24 to Mar. 25	Apr. 23 to Mar. 24	% Change
For Sale	2,105	2,062	2.1% ▲	2,105	1,528	37.8% ▲	2,105	1,528	37.8% ▲	2,105	1,382	52.3% ▲	2,105	1,528	37.8% ▲
Sold	679	595	14.1% ▲	679	782	-13.2% ▼	1,825	2,028	-10% ▼	679	812	-16.4% ▼	8,890	8,941	0.6% ▼

Date	3/23	4/23	5/23	6/23	7/23	8/23	9/23	10/23	11/23	12/23	1/24	2/24	3/24	4/24	5/24	6/24	7/24	8/24	9/24	10/24	11/24	12/24	1/25	2/25	3/25
For Sale	1,382	1,280	1,391	1,427	1,509	1,613	1,719	1,826	1,874	1,716	1,545	1,535	1,528	1,703	1,784	1,927	1,999	2,101	2,217	2,204	2,165	1,964	2,040	2,062	2,105
New Listing	967	959	1,130	1,183	1,034	1,054	1,062	1,026	886	641	923	958	1,030	1,143	1,270	1,177	1,086	1,253	1,074	1,175	831	660	1,170	979	1,114
Sold	812	751	854	919	826	808	718	703	639	695	578	668	782	774	839	826	883	790	767	765	748	673	551	595	679
Pended	880	849	907	897	802	727	736	673	622	572	774	741	783	788	909	774	816	872	729	828	667	538	690	718	918
Months of Inventory (Closed Sales)	1.7	1.7	1.6	1.6	1.8	2	2.4	2.6	2.9	2.5	2.7	2.3	2	2.2	2.1	2.3	2.3	2.7	2.9	2.9	2.9	2.9	3.7	3.5	3.1
Months of Inventory (Pended Sales)	1.6	1.5	1.5	1.6	1.9	2.2	2.3	2.7	3	3	2	2.1	2	2.2	2	2.5	2.4	2.4	3	2.7	3.2	3.7	3	2.9	2.3
Absorption Rate (Closed Sales) %	58.8	58.7	61.4	64.4	54.7	50.1	41.8	38.5	34.1	40.5	37.4	43.5	51.2	45.4	47	42.9	44.2	37.6	34.6	34.7	34.5	34.3	27	28.9	32.3
Absorption Rate (Pended Sales) %	63.7	66.3	65.2	62.9	53.1	45.1	42.8	36.9	33.2	33.3	50.1	48.3	51.2	46.3	51	40.2	40.8	41.5	32.9	37.6	30.8	27.4	33.8	34.8	43.6
Avg. Active Price	547	569	554	571	578	575	572	557	559	558	557	572	582	584	589	584	574	566	561	563	559	550	534	546	567
Avg. Sold Price	424	416	444	454	443	434	428	438	438	418	433	420	434	437	451	466	445	451	447	447	460	439	472	452	459
Avg. Sq. Ft. Price (Sold)	236	231	239	242	245	241	237	248	244	235	242	243	248	244	251	254	250	249	249	253	259	252	259	249	254
Sold/List Diff. %	99	99	99	100	100	99	99	99	99	99	98	99	99	99	99	99	99	99	99	98	99	98	99	99	99
Sold/Orig LP Diff. %	97	98	98	99	99	98	98	97	97	97	96	98	98	98	98	98	98	97	97	97	97	96	97	97	97
Avg Days on Market	40	38	35	30	25	29	24	24	27	34	38	34	37	36	31	30	30	30	34	37	38	43	47	51	40
Avg CDOM	47	47	41	35	30	34	27	28	30	39	44	41	42	43	36	35	36	35	39	44	43	49	53	62	49
Median Active Price	435	439	445	455	457	450	450	447	438	435	439	445	449	450	450	453	450	449	450	451	449	445	448	444	465
Median Sold Price	394	395	400	417	400	409	396	395	405	386	391	398	405	410	410	413	411	422	410	405	416	410	423	425	429