

Filters

Counties:	All
Cities:	All
Zip Codes:	All
Dwelling Types:	Single Family Residence, Townhouse/Condo
Sq. Ft. Ranges:	All
Price Ranges:	All

Quick Facts

- 1.4%	+ 4.8%	- 15.4%
Change in Closed Sales	Change in Median Sales Price	Change in Inventory

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Market Overview - February 2022

Key market metrics for the current month and year-to-date figures



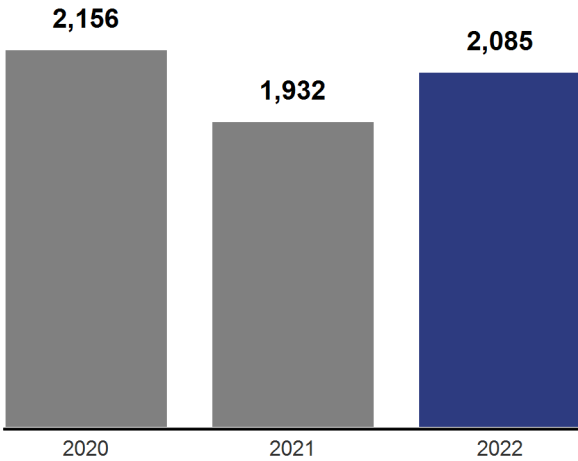
Key Metrics	Historical Sparklines	2-2021	2-2022	+/-	YTD 2021	YTD 2022	+/-
New Listings		1,932	2,085	+ 7.9%	3,997	4,001	+ 0.1%
Pending Sales		823	781	- 5.1%	--	--	--
Closed Sales		1,665	1,641	- 1.4%	3,362	3,334	- 0.8%
Days on Market Until Sale		37	35	- 5.4%	36	35	- 2.8%
Median Sales Price		\$229,000	\$240,000	+ 4.8%	\$227,000	\$240,000	+ 5.7%
Average Sales Price		\$271,516	\$297,476	+ 9.6%	\$278,277	\$293,489	+ 5.5%
Percent of Original List Price Received		98.8%	99.2%	+ 0.5%	98.2%	98.6%	+ 0.4%
Inventory of Homes for Sale		3,961	3,352	- 15.4%	--	--	--
Months Supply of Inventory		2.4	2.0	- 14.1%	--	--	--

New Listings - February 2022

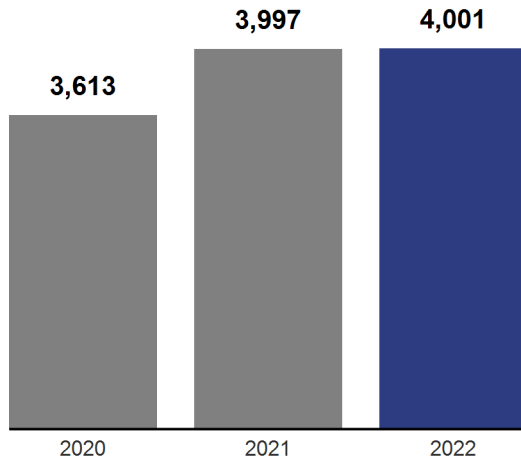
The number of listings that are new during the month.



February

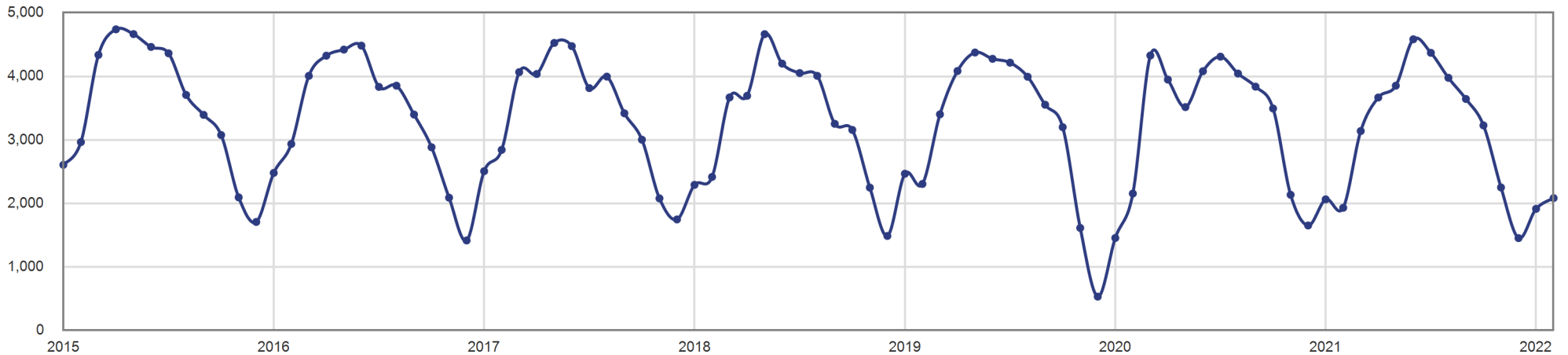


Year To Date



Month	Prior Year	Current Year	+/-
March	4,329	3,140	- 27.5%
April	3,950	3,668	- 7.1%
May	3,517	3,854	+ 9.6%
June	4,082	4,584	+ 12.3%
July	4,311	4,371	+ 1.4%
August	4,045	3,978	- 1.7%
September	3,839	3,645	- 5.1%
October	3,495	3,229	- 7.6%
November	2,137	2,252	+ 5.4%
December	1,654	1,455	- 12.0%
January	2,065	1,916	- 7.2%
February	1,932	2,085	+ 7.9%
12-Month Avg	3,280	3,181	- 3.0%

Historical New Listings

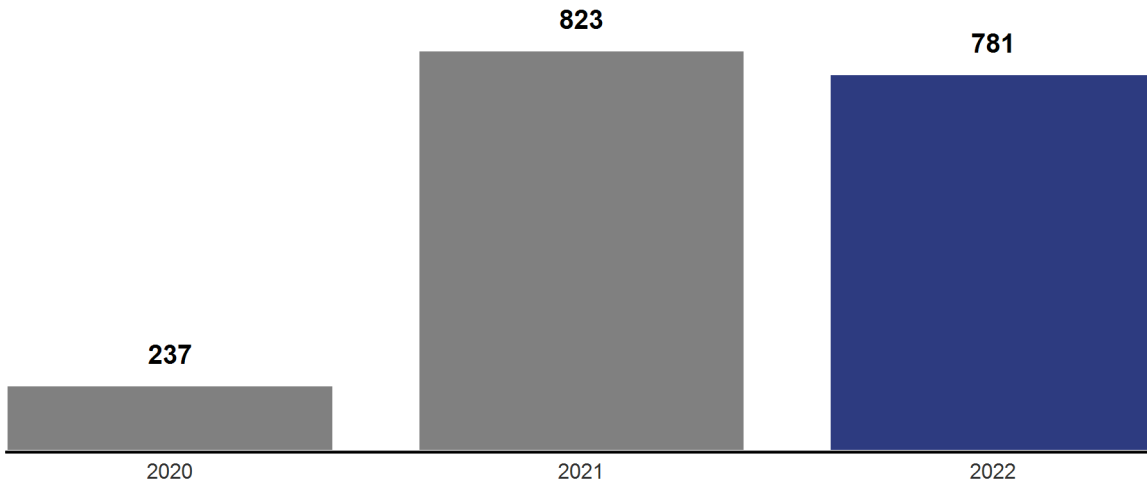


Pending Sales - February 2022

The number of listings that are Under Contract at the end of the month.

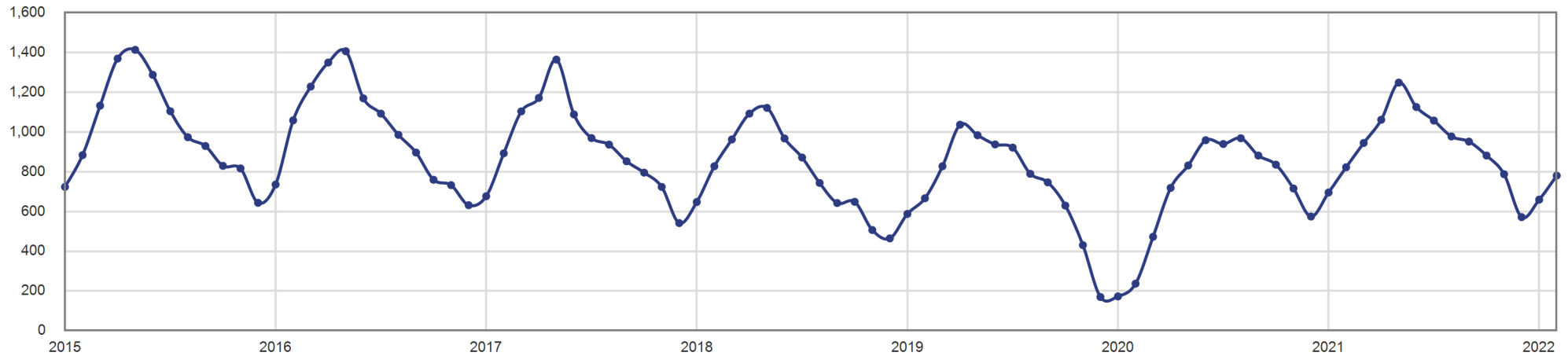


February



Month	Prior Year	Current Year	+/-
March	473	945	+ 99.8%
April	719	1,062	+ 47.7%
May	832	1,249	+ 50.1%
June	959	1,126	+ 17.4%
July	940	1,058	+ 12.6%
August	969	978	+ 0.9%
September	882	952	+ 7.9%
October	836	882	+ 5.5%
November	716	788	+ 10.1%
December	575	572	- 0.5%
January	696	660	- 5.2%
February	823	781	- 5.1%
12-Month Avg	785	921	+ 17.3%

Historical Pending Sales

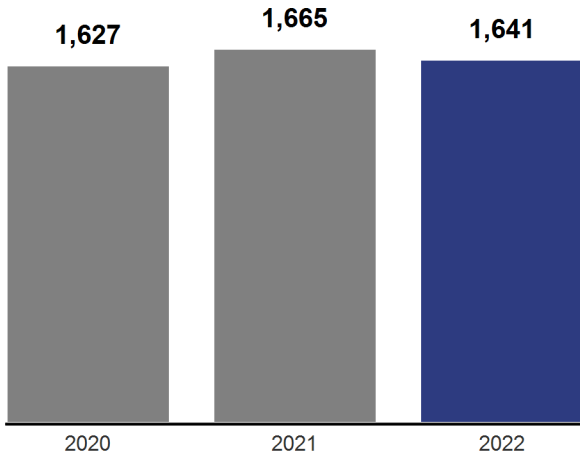


Closed Sales - February 2022

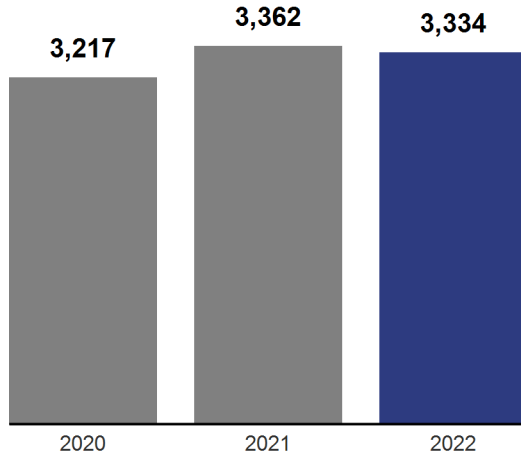
The number of listings that closed during the month.



February

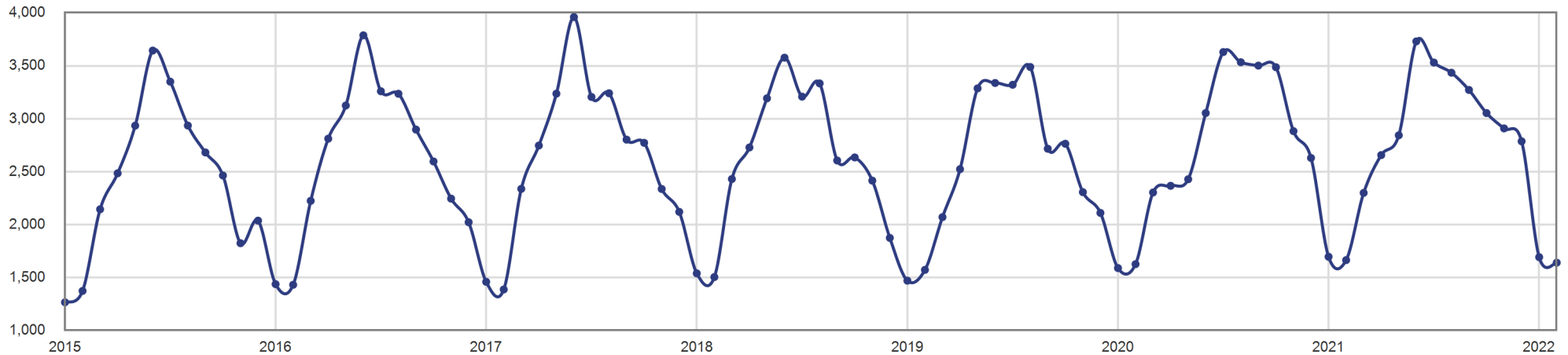


Year To Date



Month	Prior Year	Current Year	+/-
March	2,304	2,300	- 0.2%
April	2,367	2,657	+ 12.3%
May	2,429	2,844	+ 17.1%
June	3,054	3,731	+ 22.2%
July	3,630	3,531	- 2.7%
August	3,534	3,435	- 2.8%
September	3,502	3,272	- 6.6%
October	3,487	3,054	- 12.4%
November	2,883	2,909	+ 0.9%
December	2,630	2,787	+ 6.0%
January	1,697	1,693	- 0.2%
February	1,665	1,641	- 1.4%
12-Month Avg	2,765	2,821	+ 2.0%

Historical Closed Sales

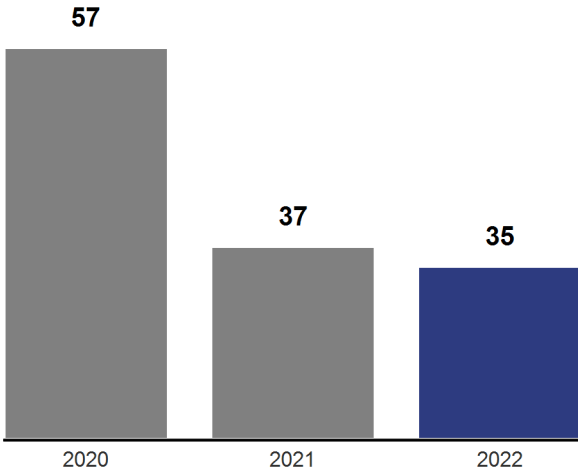


Days on Market Until Sale - February 2022

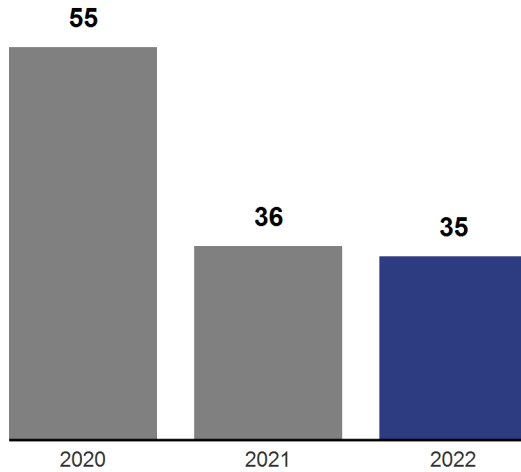
The average Days On Market value for all listings that closed during the month.



February

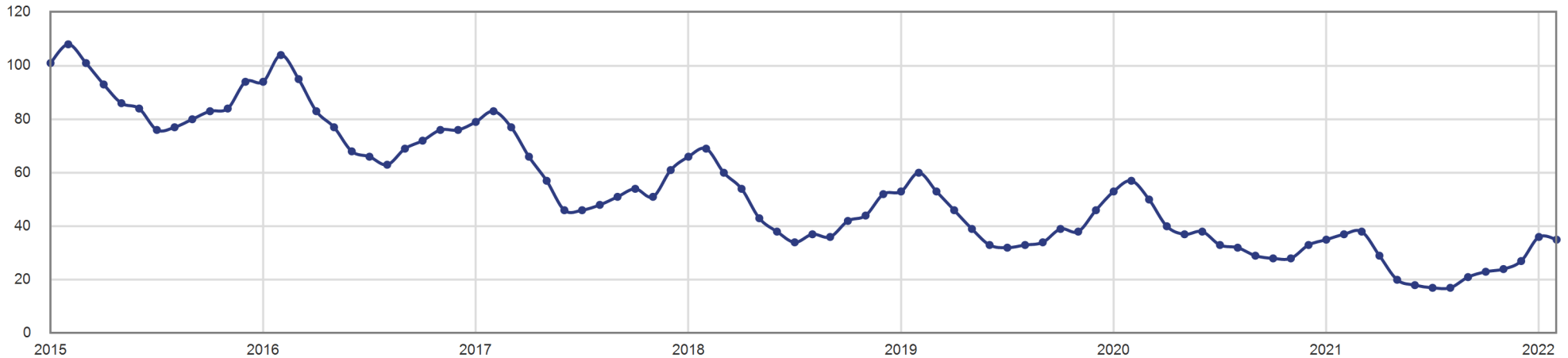


Year To Date



Month	Prior Year	Current Year	+/-
March	50	38	- 24.0%
April	40	29	- 27.5%
May	37	20	- 45.9%
June	38	18	- 52.6%
July	33	17	- 48.5%
August	32	17	- 46.9%
September	29	21	- 27.6%
October	28	23	- 17.9%
November	28	24	- 14.3%
December	33	27	- 18.2%
January	35	36	+ 2.9%
February	37	35	- 5.4%
12-Month Avg	34	24	- 29.4%

Historical Days on Market Until Sale

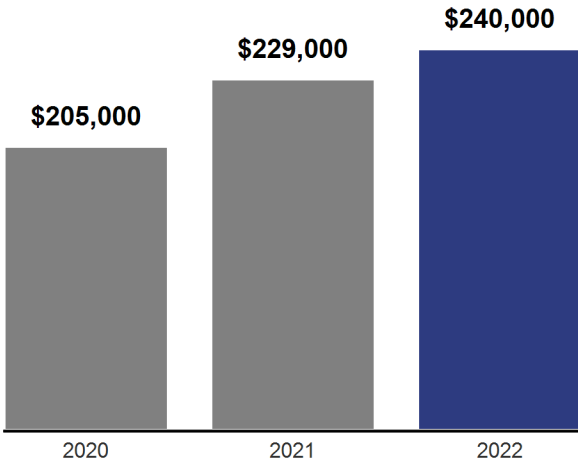


Median Sales Price - February 2022

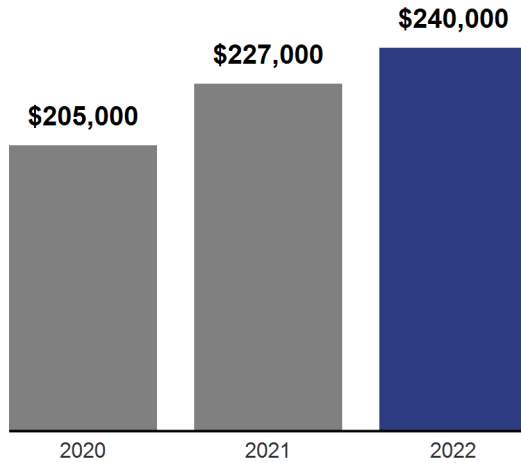
The median sales price of all listings that closed during the month.



February

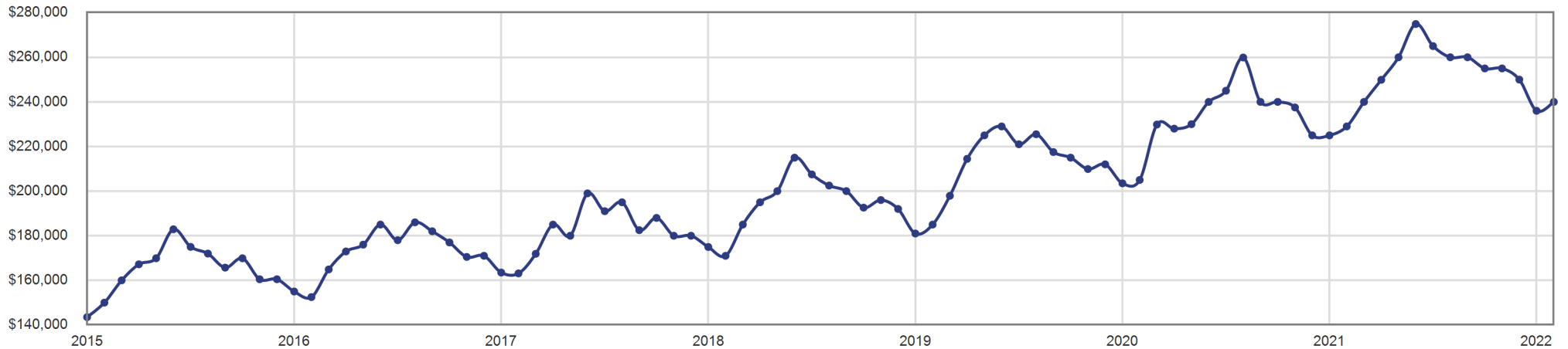


Year To Date



Month	Prior Year	Current Year	+/-
March	\$229,850	\$240,000	+ 4.4%
April	\$228,000	\$249,900	+ 9.6%
May	\$230,000	\$260,000	+ 13.0%
June	\$240,000	\$274,900	+ 14.5%
July	\$245,000	\$265,000	+ 8.2%
August	\$259,900	\$260,000	0.0%
September	\$240,000	\$260,000	+ 8.3%
October	\$240,000	\$255,000	+ 6.3%
November	\$237,500	\$255,000	+ 7.4%
December	\$225,000	\$250,000	+ 11.1%
January	\$225,000	\$236,000	+ 4.9%
February	\$229,000	\$240,000	+ 4.8%
12-Month Med	\$238,000	\$255,000	+ 7.1%

Historical Median Sales Price

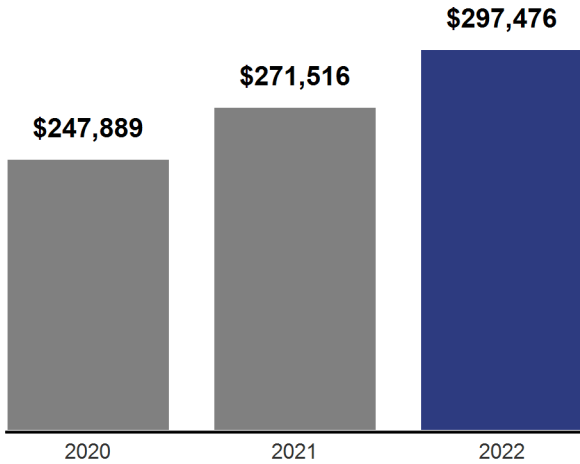


Average Sales Price - February 2022

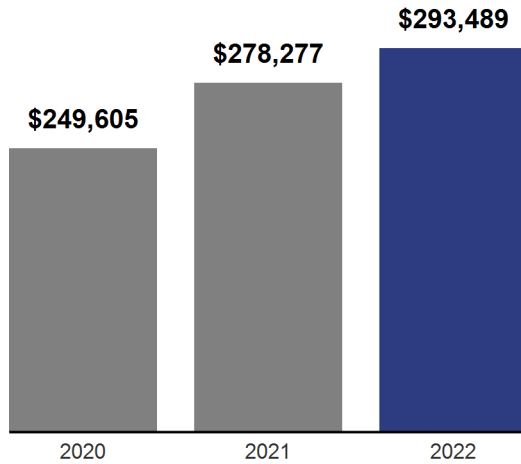
The average sales price of all listings that closed during the month.



February

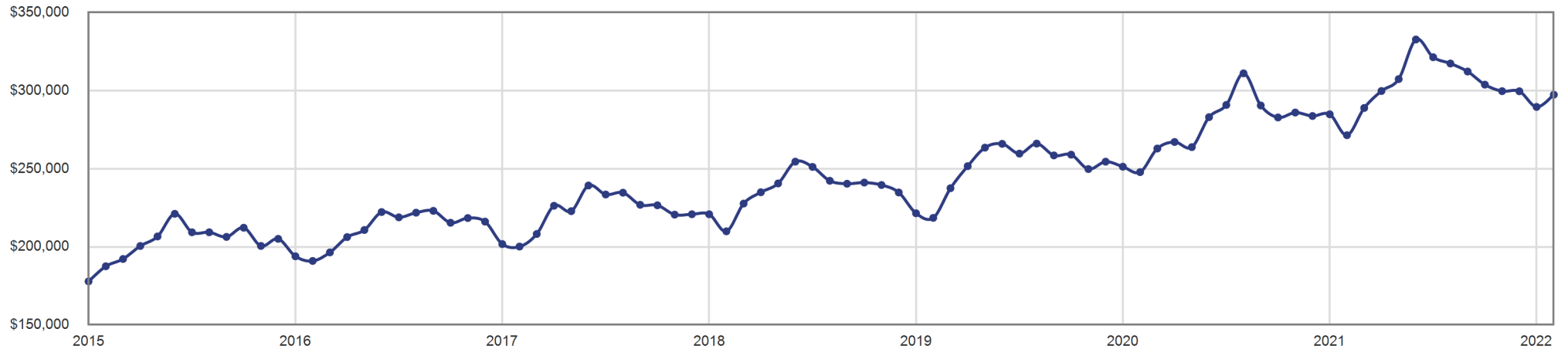


Year To Date



Month	Prior Year	Current Year	+/-
March	\$262,987	\$288,968	+ 9.9%
April	\$267,183	\$299,821	+ 12.2%
May	\$263,894	\$307,462	+ 16.5%
June	\$283,085	\$332,818	+ 17.6%
July	\$290,900	\$321,468	+ 10.5%
August	\$311,147	\$317,438	+ 2.0%
September	\$290,558	\$312,305	+ 7.5%
October	\$282,884	\$303,913	+ 7.4%
November	\$286,043	\$299,736	+ 4.8%
December	\$283,813	\$299,678	+ 5.6%
January	\$284,910	\$289,625	+ 1.7%
February	\$271,516	\$297,476	+ 9.6%
12-Month Avg	\$283,589	\$308,340	+ 8.7%

Historical Average Sales Price

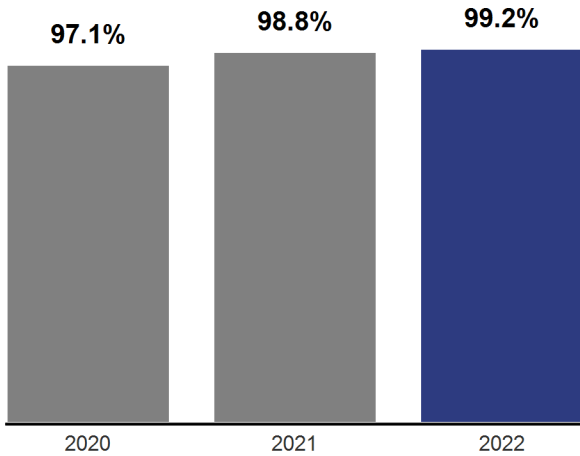


Percent of Original List Price Received - February 2022

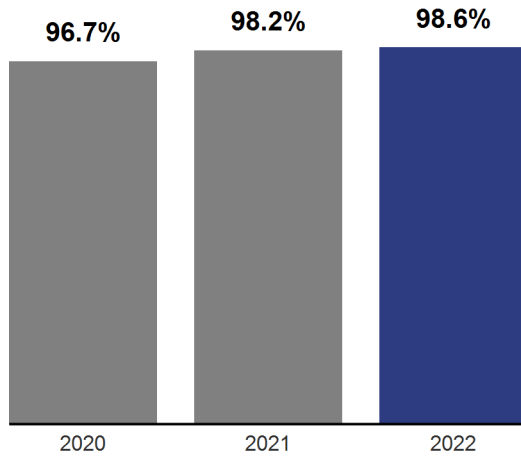


The average sales to original list price ratio for all listings that closed during the month.

February

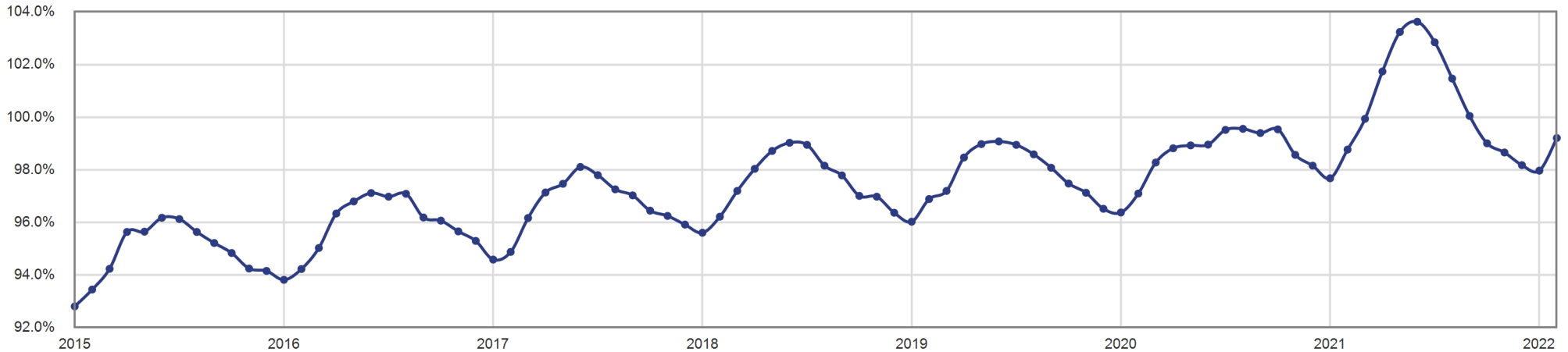


Year To Date



Month	Prior Year	Current Year	+/-
March	98.3%	99.9%	+ 1.7%
April	98.8%	101.7%	+ 3.0%
May	98.9%	103.2%	+ 4.4%
June	99.0%	103.6%	+ 4.7%
July	99.5%	102.9%	+ 3.3%
August	99.6%	101.5%	+ 1.9%
September	99.4%	100.1%	+ 0.7%
October	99.5%	99.0%	- 0.5%
November	98.6%	98.7%	+ 0.1%
December	98.2%	98.2%	0.0%
January	97.7%	98.0%	+ 0.3%
February	98.8%	99.2%	+ 0.4%
12-Month Avg	99.0%	100.8%	+ 1.8%

Historical Percent of Original List Price Received

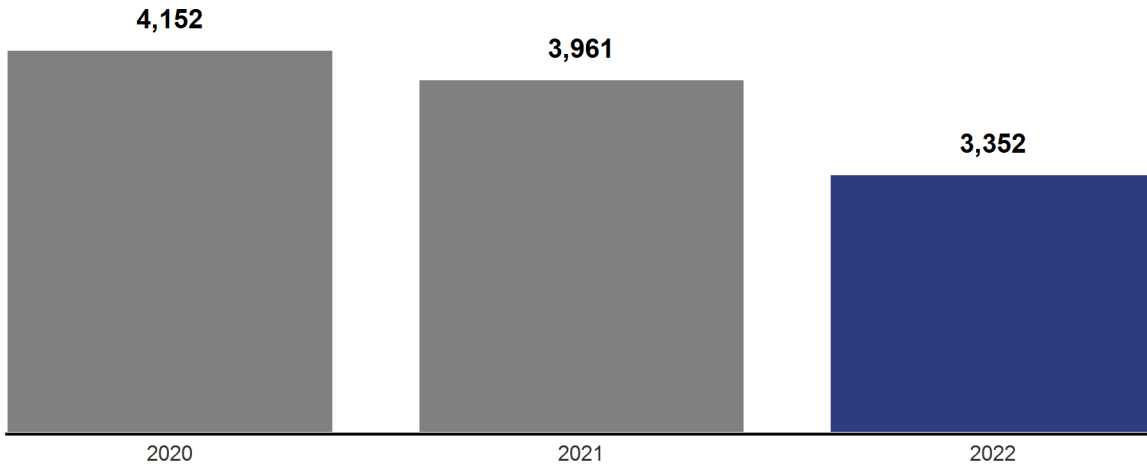


Inventory of Homes for Sale - February 2022

The number of listings that are in Active status at the end of the month.

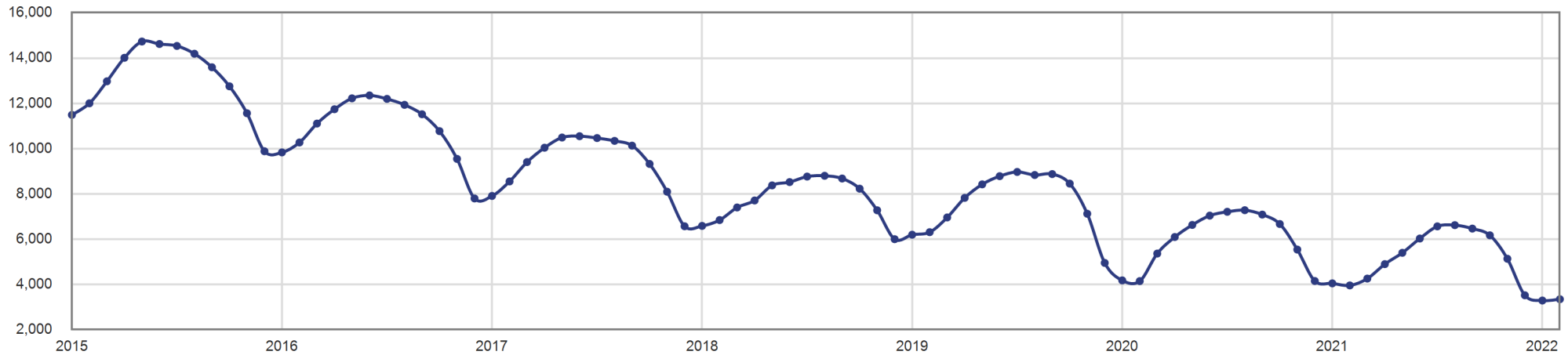


February



Month	Prior Year	Current Year	+/-
March	5,368	4,264	- 20.6%
April	6,099	4,901	- 19.6%
May	6,633	5,402	- 18.6%
June	7,044	6,033	- 14.4%
July	7,213	6,570	- 8.9%
August	7,284	6,624	- 9.1%
September	7,089	6,471	- 8.7%
October	6,673	6,175	- 7.5%
November	5,545	5,139	- 7.3%
December	4,157	3,526	- 15.2%
January	4,053	3,294	- 18.7%
February	3,961	3,352	- 15.4%
12-Month Avg	5,927	5,146	- 13.2%

Historical Inventory of Homes for Sale

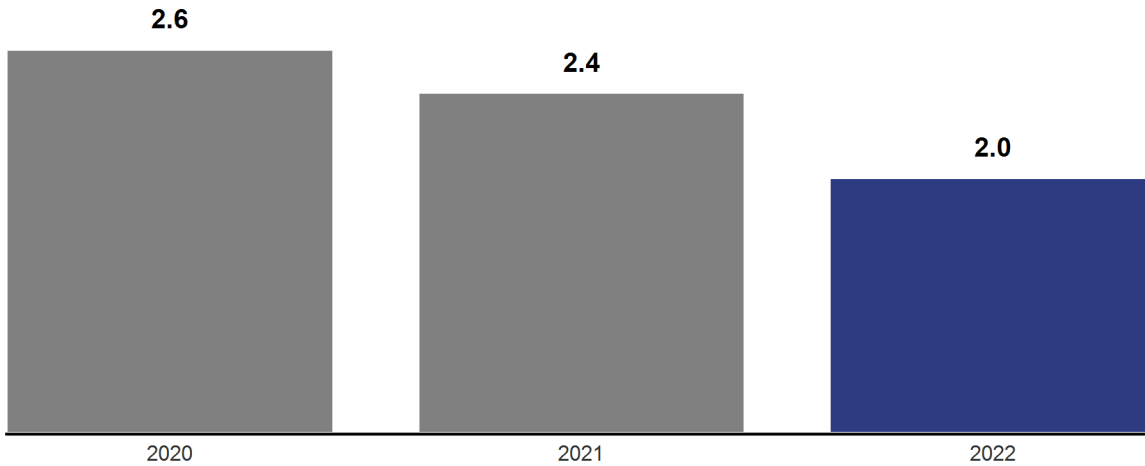


Months Supply of Inventory - February 2022

The number of active listings at the end of the month divided by the number of closed listings during the month.



February



Month	Prior Year	Current Year	+/-
March	2.3	1.9	- 20.4%
April	2.6	1.8	- 28.4%
May	2.7	1.9	- 30.4%
June	2.3	1.6	- 29.9%
July	2.0	1.9	- 6.4%
August	2.1	1.9	- 6.4%
September	2.0	2.0	- 2.3%
October	1.9	2.0	+ 5.7%
November	1.9	1.8	- 8.1%
December	1.6	1.3	- 20.0%
January	2.4	1.9	- 18.5%
February	2.4	2.0	- 14.1%
12-Month Avg	2.2	1.8	- 15.9%

Historical Months Supply of Inventory

