



Filters

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

Quick Facts

- 27.1%	+ 7.1%	- 16.5%
Change in Closed Sales	Change in Median Sales Price	Change in Inventory

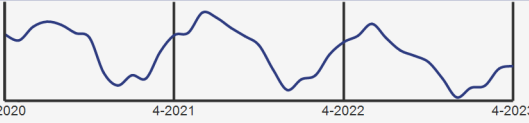
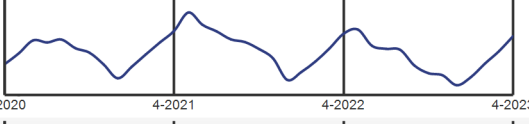
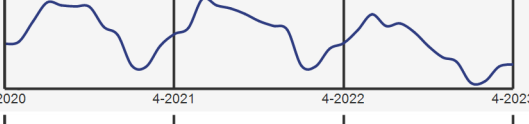
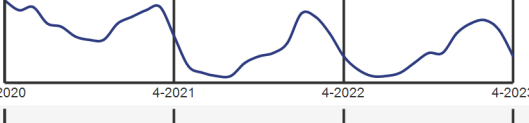
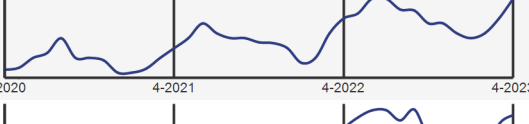


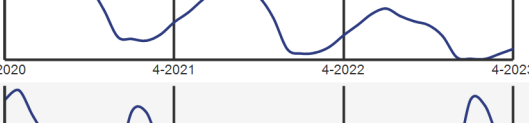
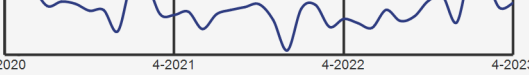
Table of Contents

Market Overview	2
New Listings	3
Pending Sales	4
Closed Sales	5
Days on Market Until Sale	6
Median Sales Price	7
Average Sales Price	8
Percent of Original List Price Received	9
Inventory of Homes for Sale	10
Months Supply of Inventory	11

Market Overview - April 2023

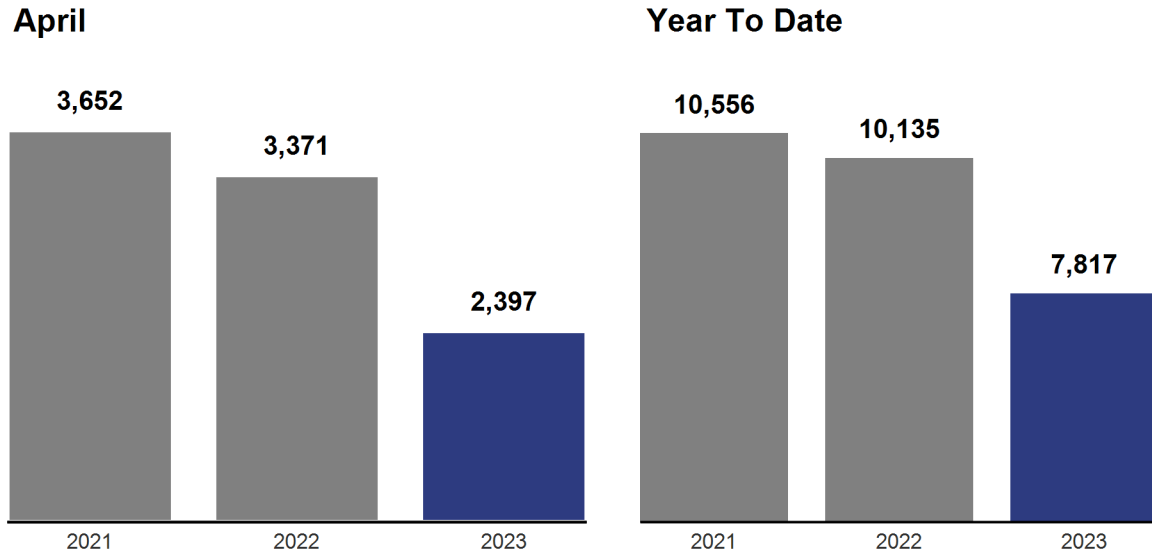
Key market metrics for the current month and year-to-date figures



Key Metrics	Historical Sparklines	4-2022	4-2023	+/-	YTD 2022	YTD 2023	+/-
New Listings		3,371	2,397	- 28.9%	10,135	7,817	- 22.9%
Pending Sales		1,025	1,000	- 2.4%	--	--	--
Closed Sales		2,384	1,737	- 27.1%	7,967	5,807	- 27.1%
Days on Market Until Sale		23	23	+ 0.0%	30	30	+ 0.0%
Median Sales Price		\$280,000	\$300,000	+ 7.1%	\$257,000	\$279,000	+ 8.6%
Average Sales Price		\$334,971	\$348,773	+ 4.1%	\$312,440	\$330,479	+ 5.8%
Percent of Original List Price Received		103.3%	101.5%	- 1.7%	100.8%	99.3%	- 1.5%
Inventory of Homes for Sale		4,240	3,541	- 16.5%	--	--	--
Months Supply of Inventory		1.8	2.0	+ 14.6%	--	--	--

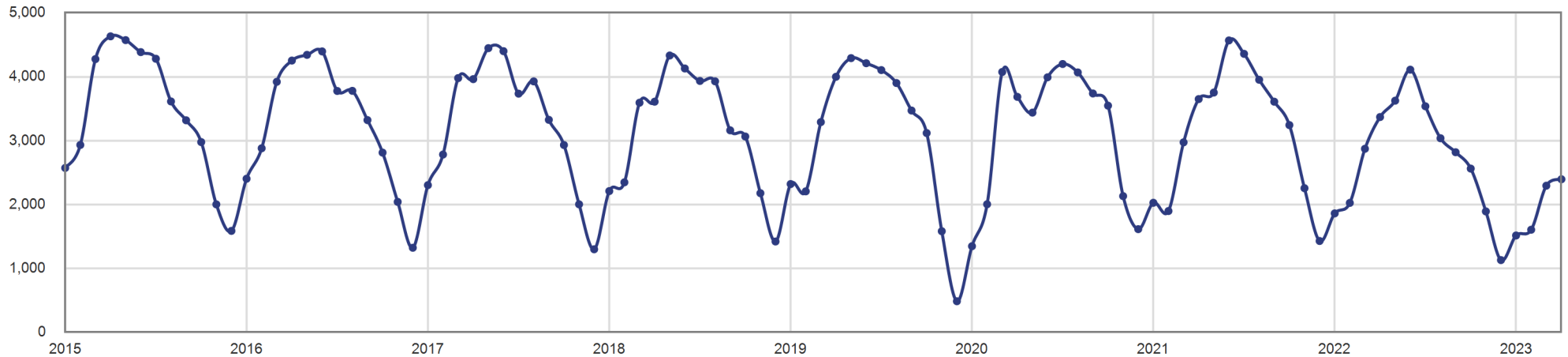
New Listings - April 2023

The number of listings that are new during the month.



Month	Prior Year	Current Year	+/-
May	3,754	3,627	- 3.4%
June	4,570	4,112	- 10.0%
July	4,360	3,539	- 18.8%
August	3,954	3,039	- 23.1%
September	3,611	2,820	- 21.9%
October	3,245	2,564	- 21.0%
November	2,257	1,894	- 16.1%
December	1,431	1,132	- 20.9%
January	1,863	1,517	- 18.6%
February	2,027	1,607	- 20.7%
March	2,874	2,296	- 20.1%
April	3,371	2,397	- 28.9%
12-Month Avg	3,110	2,545	- 18.1%

Historical New Listings

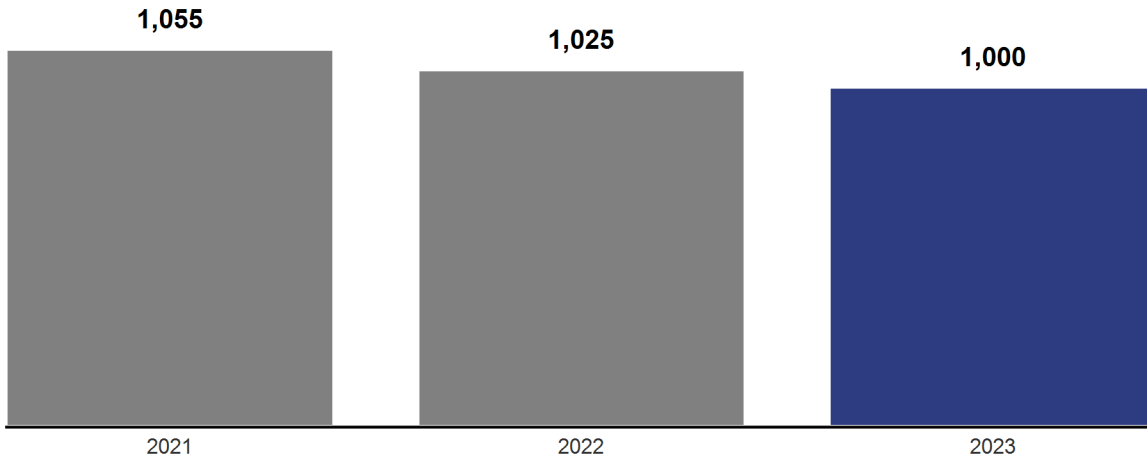


Pending Sales - April 2023

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

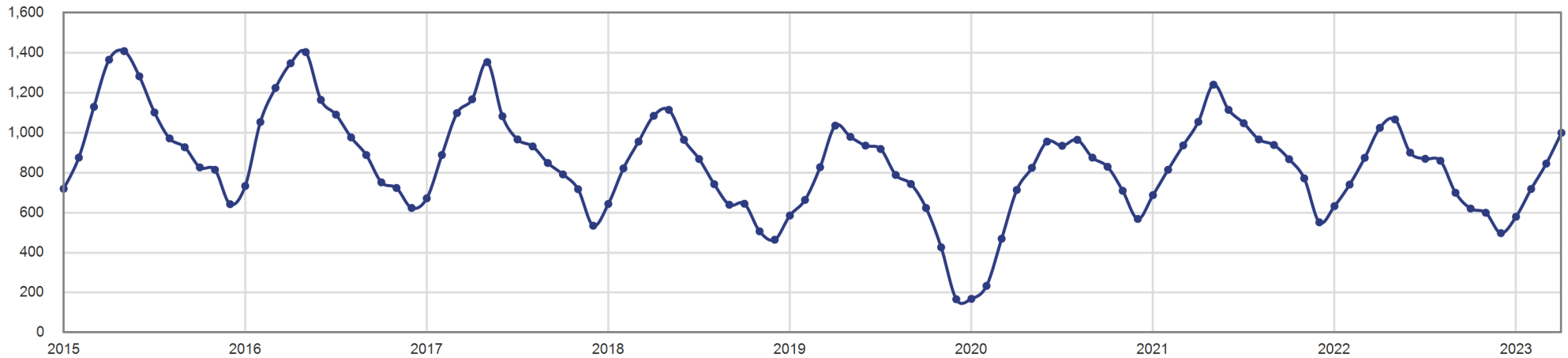


April



Month	Prior Year	Current Year	+/-
May	1,241	1,067	- 14.0%
June	1,115	901	- 19.2%
July	1,048	870	- 17.0%
August	967	860	- 11.1%
September	939	700	- 25.5%
October	868	621	- 28.5%
November	772	600	- 22.3%
December	552	498	- 9.8%
January	633	580	- 8.4%
February	741	719	- 3.0%
March	875	846	- 3.3%
April	1,025	1,000	- 2.4%
12-Month Avg	898	772	- 14.0%

Historical Pending Sales

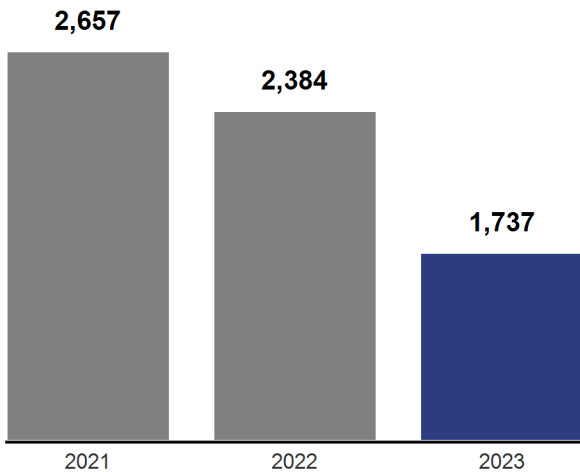


Closed Sales - April 2023

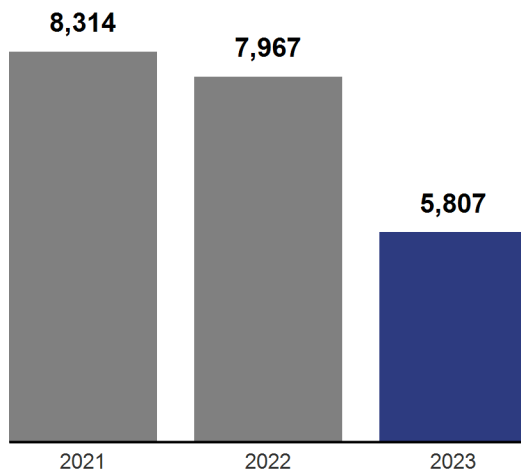
The number of listings that closed during the month.



April

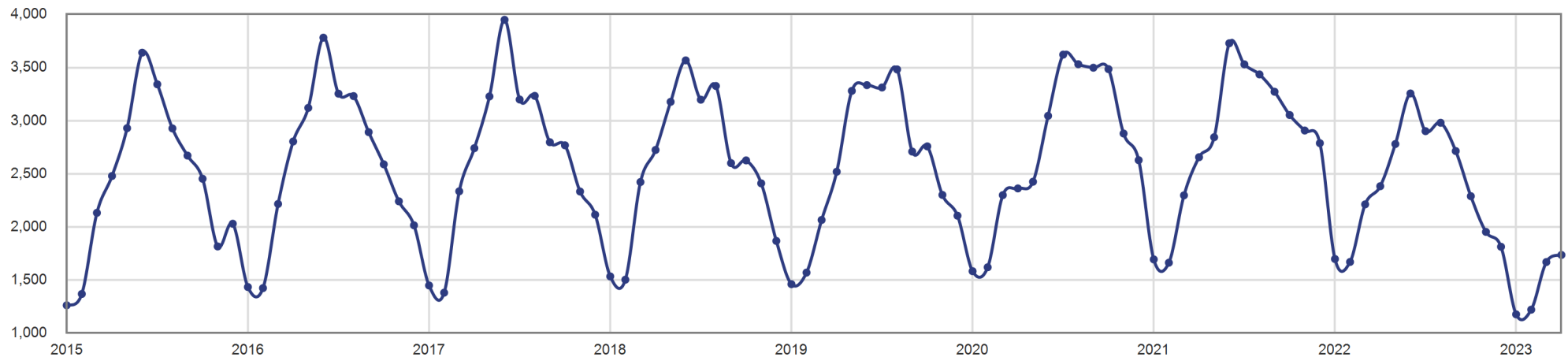


Year To Date



Month	Prior Year	Current Year	+/-
May	2,845	2,781	- 2.2%
June	3,729	3,257	- 12.7%
July	3,531	2,902	- 17.8%
August	3,436	2,981	- 13.2%
September	3,273	2,715	- 17.0%
October	3,054	2,290	- 25.0%
November	2,908	1,954	- 32.8%
December	2,789	1,814	- 35.0%
January	1,699	1,178	- 30.7%
February	1,671	1,222	- 26.9%
March	2,213	1,670	- 24.5%
April	2,384	1,737	- 27.1%
12-Month Avg	2,794	2,208	- 21.0%

Historical Closed Sales

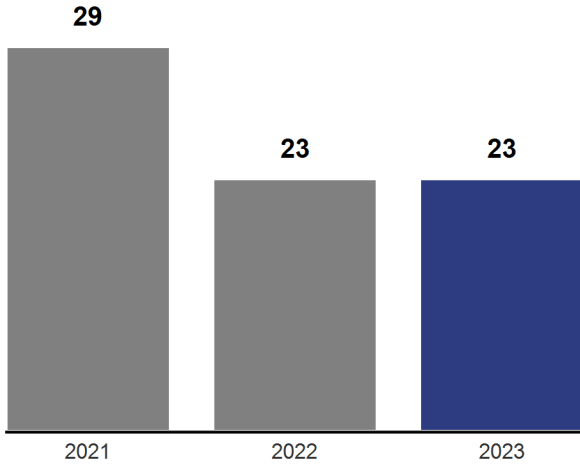


Days on Market Until Sale - April 2023

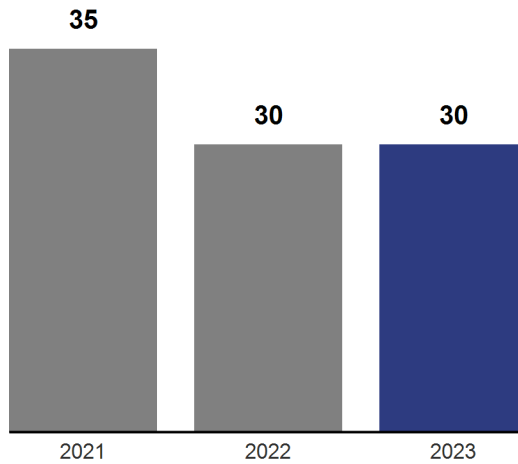
The average Days On Market value for all listings that closed during the month.



April

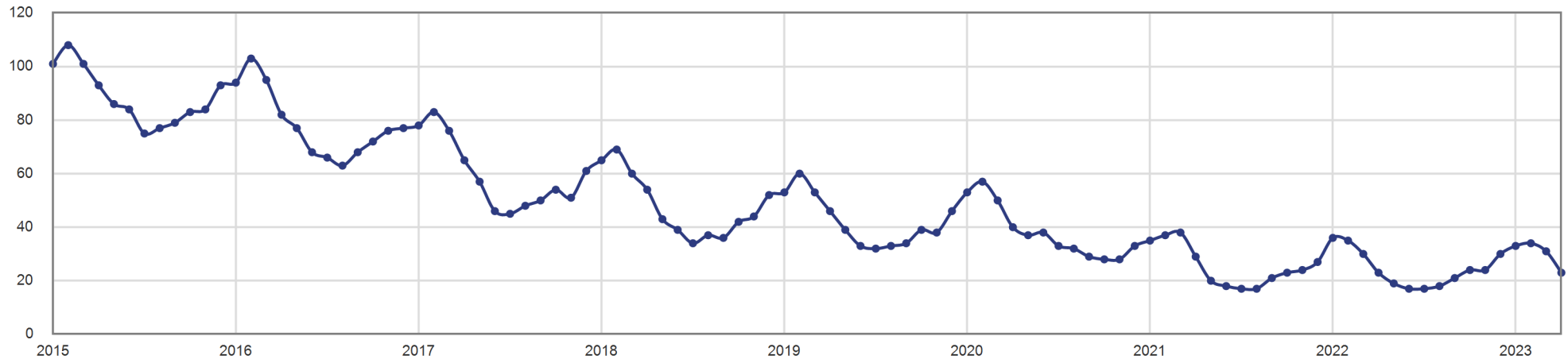


Year To Date



Month	Prior Year	Current Year	+/-
May	20	19	- 5.0%
June	18	17	- 5.6%
July	17	17	0.0%
August	17	18	+ 5.9%
September	21	21	0.0%
October	23	24	+ 4.3%
November	24	24	0.0%
December	27	30	+ 11.1%
January	36	33	- 8.3%
February	35	34	- 2.9%
March	30	31	+ 3.3%
April	23	23	0.0%
12-Month Avg	23	23	0.0%

Historical Days on Market Until Sale

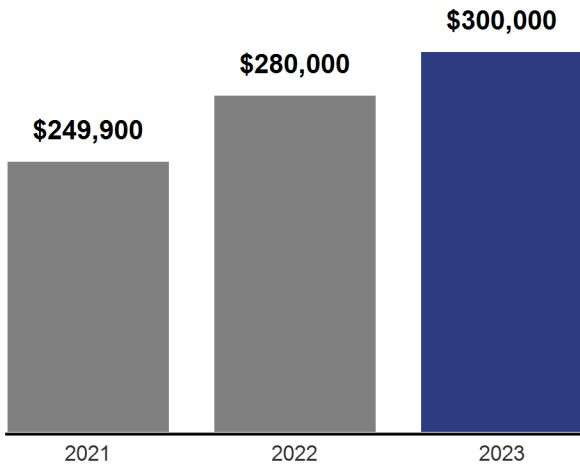


Median Sales Price - April 2023

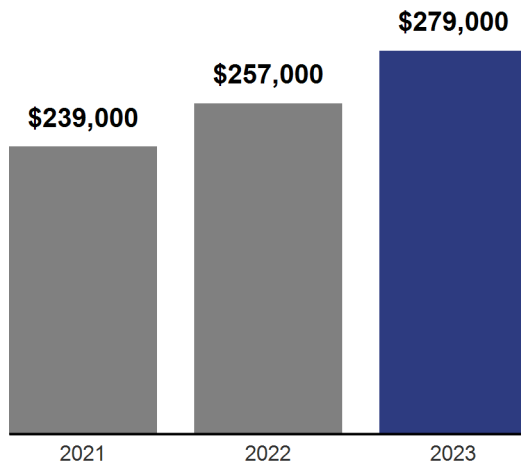
The median sales price of all listings that closed during the month.



April

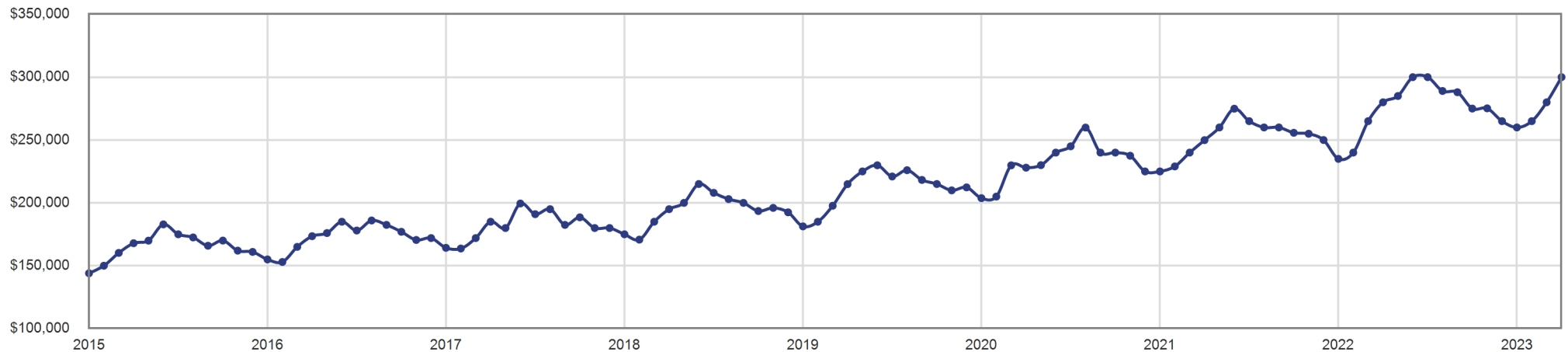


Year To Date



Month	Prior Year	Current Year	+/-
May	\$260,000	\$285,000	+ 9.6%
June	\$274,900	\$300,000	+ 9.1%
July	\$265,000	\$300,000	+ 13.2%
August	\$260,000	\$289,000	+ 11.2%
September	\$260,000	\$288,000	+ 10.8%
October	\$255,750	\$275,000	+ 7.5%
November	\$255,000	\$275,200	+ 7.9%
December	\$250,000	\$265,000	+ 6.0%
January	\$235,000	\$260,000	+ 10.6%
February	\$240,000	\$265,000	+ 10.4%
March	\$265,000	\$280,000	+ 5.7%
April	\$280,000	\$300,000	+ 7.1%
12-Month Med	\$260,000	\$285,000	+ 9.6%

Historical Median Sales Price

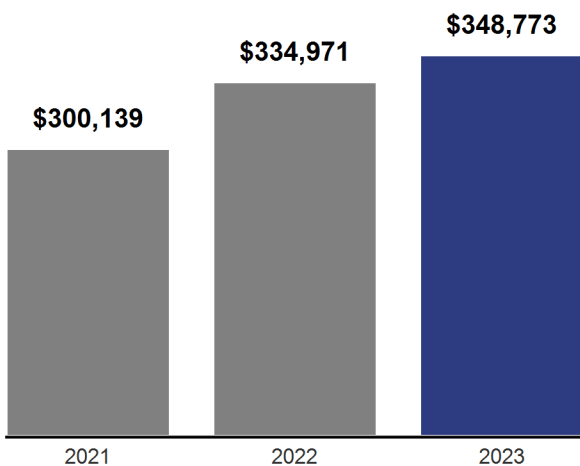


Average Sales Price - April 2023

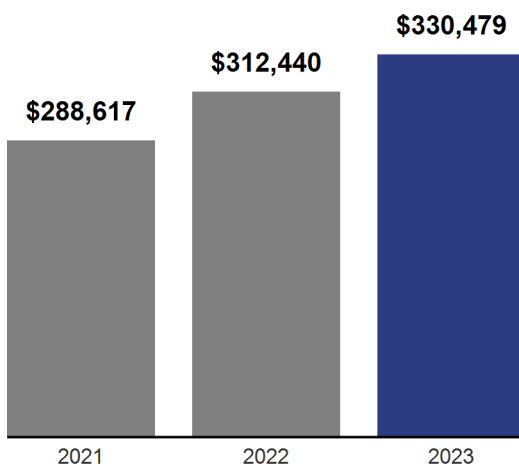
The average sales price of all listings that closed during the month.



April

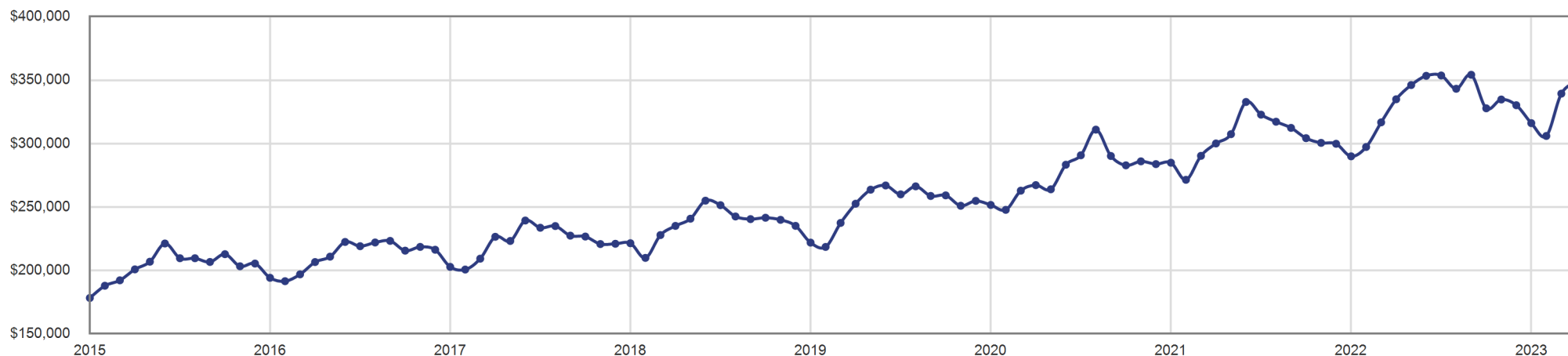


Year To Date



Month	Prior Year	Current Year	+/-
May	\$307,483	\$346,188	+ 12.6%
June	\$332,844	\$353,465	+ 6.2%
July	\$322,857	\$353,736	+ 9.6%
August	\$317,286	\$343,255	+ 8.2%
September	\$312,428	\$354,278	+ 13.4%
October	\$304,318	\$327,843	+ 7.7%
November	\$300,609	\$334,786	+ 11.4%
December	\$299,893	\$330,288	+ 10.1%
January	\$290,003	\$316,174	+ 9.0%
February	\$297,373	\$306,056	+ 2.9%
March	\$316,770	\$339,413	+ 7.1%
April	\$334,971	\$348,773	+ 4.1%
12-Month Avg	\$313,071	\$341,451	+ 9.1%

Historical Average Sales Price

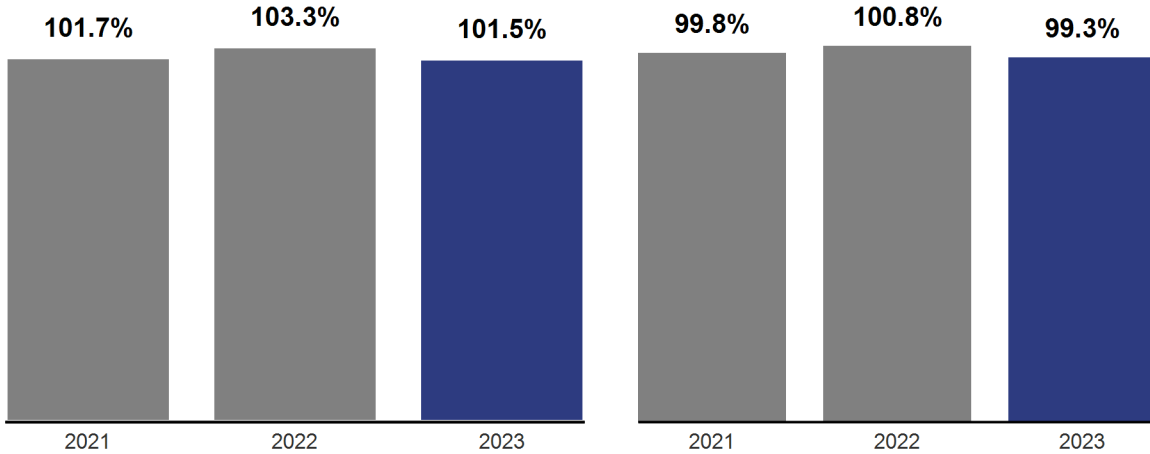


Percent of Original List Price Received - April 2023

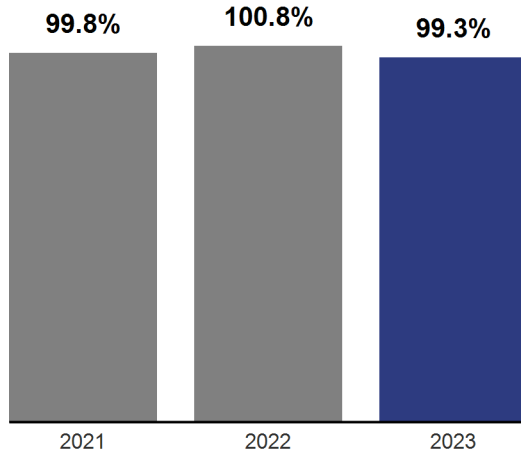
The average sales to original list price ratio for all listings that closed during the month.



April

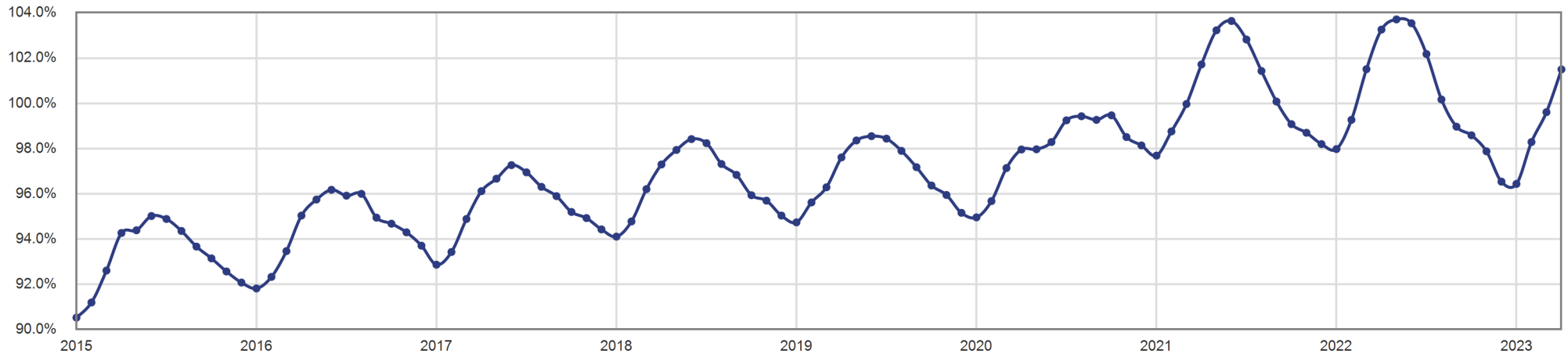


Year To Date



Month	Prior Year	Current Year	+/-
May	103.2%	103.7%	+ 0.5%
June	103.6%	103.5%	- 0.1%
July	102.8%	102.2%	- 0.6%
August	101.4%	100.2%	- 1.2%
September	100.1%	99.0%	- 1.1%
October	99.1%	98.6%	- 0.5%
November	98.7%	97.9%	- 0.8%
December	98.2%	96.5%	- 1.7%
January	98.0%	96.4%	- 1.6%
February	99.3%	98.3%	- 1.0%
March	101.5%	99.6%	- 1.9%
April	103.3%	101.5%	- 1.7%
12-Month Avg	101.0%	100.3%	- 0.7%

Historical Percent of Original List Price Received

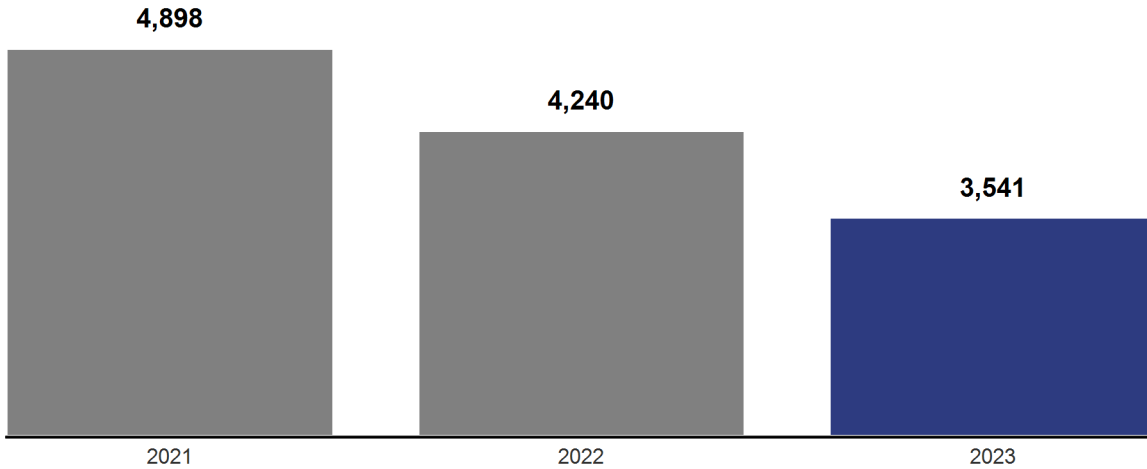


Inventory of Homes for Sale - April 2023

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

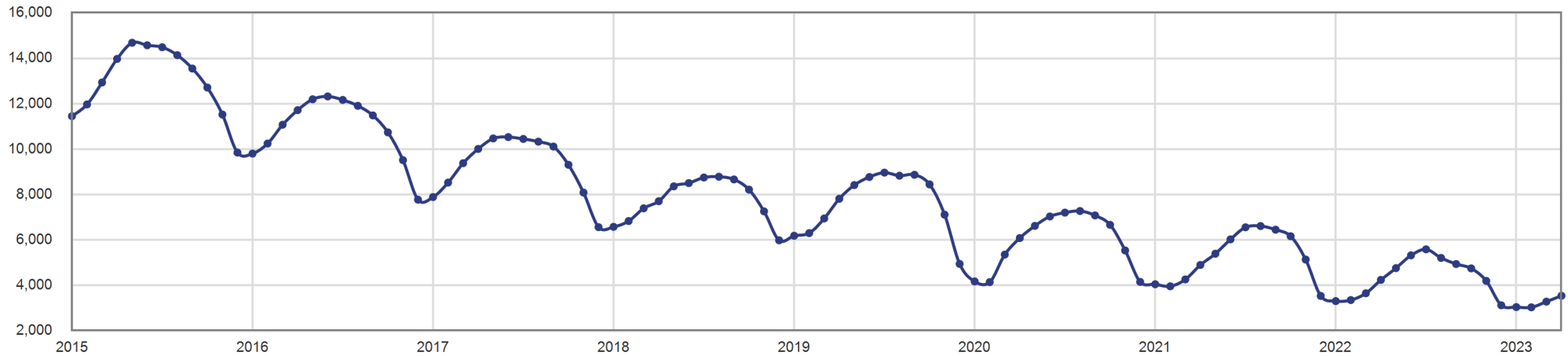


April



Month	Prior Year	Current Year	+/-
May	5,394	4,758	- 11.8%
June	6,025	5,321	- 11.7%
July	6,556	5,586	- 14.8%
August	6,611	5,207	- 21.2%
September	6,452	4,939	- 23.5%
October	6,163	4,748	- 23.0%
November	5,135	4,197	- 18.3%
December	3,536	3,122	- 11.7%
January	3,306	3,043	- 8.0%
February	3,353	3,032	- 9.6%
March	3,650	3,283	- 10.1%
April	4,240	3,541	- 16.5%
12-Month Avg	5,035	4,231	- 16.0%

Historical Inventory of Homes for Sale

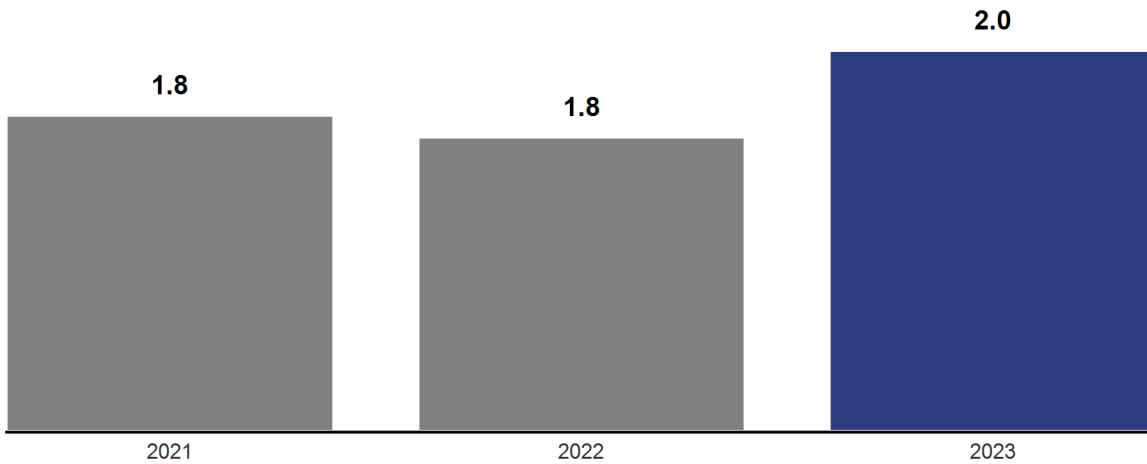


Months Supply of Inventory - April 2023

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



April



Month	Prior Year	Current Year	+/-
May	1.9	1.7	- 9.8%
June	1.6	1.6	+ 1.1%
July	1.9	1.9	+ 3.7%
August	1.9	1.7	- 9.2%
September	2.0	1.8	- 7.7%
October	2.0	2.1	+ 2.7%
November	1.8	2.1	+ 21.6%
December	1.3	1.7	+ 35.8%
January	1.9	2.6	+ 32.8%
February	2.0	2.5	+ 23.7%
March	1.6	2.0	+ 19.2%
April	1.8	2.0	+ 14.6%
12-Month Avg	1.8	2.0	+ 9.9%

Historical Months Supply of Inventory

