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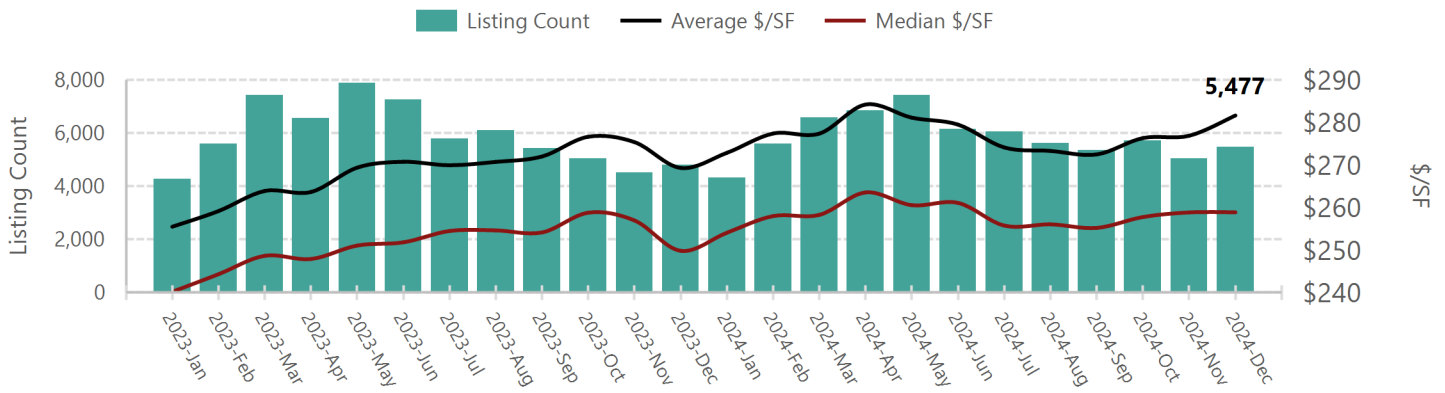
Your
Monthly Statistics



DATA FOR December 2024

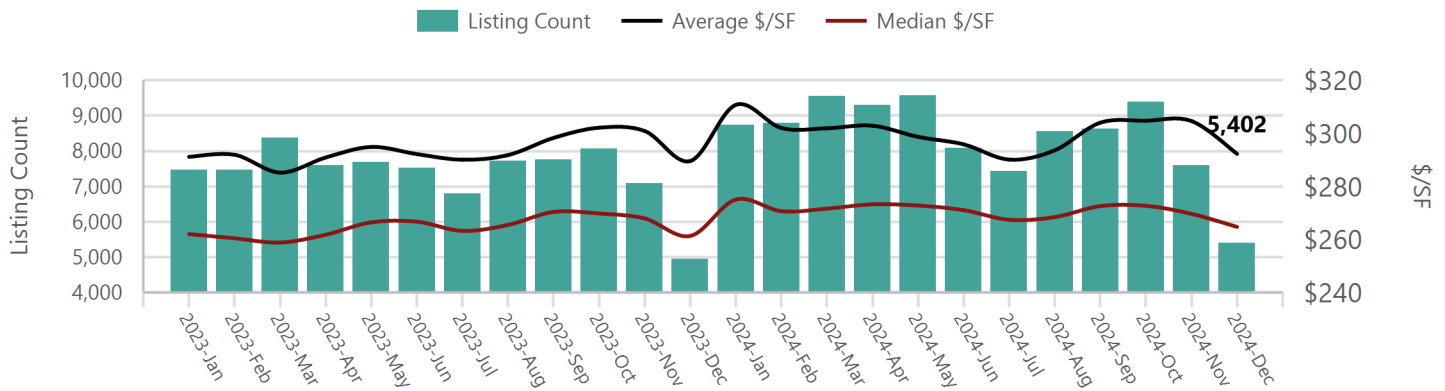
Published January 07, 2025

Sold Listings



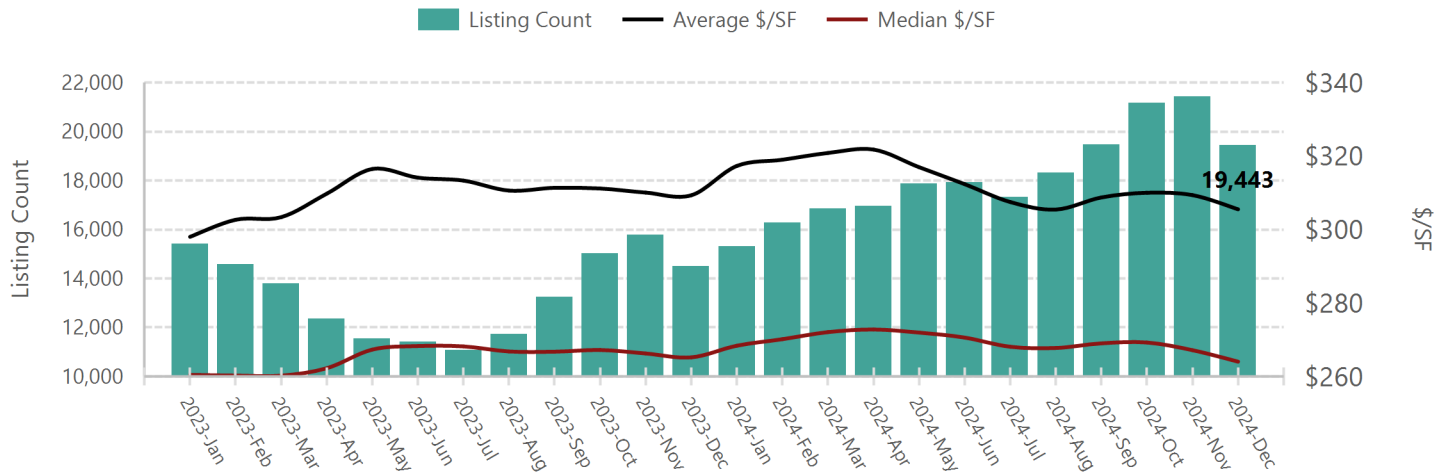
Metric	Monthly Values					Current Month Value vs Prior Monthly Values				
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr	
Listings	5,477	5,046	5,360	6,160	4,810	8.54% ▲	2.18% ▲	-11.09% ▼	13.87% ▲	
Average \$/SF	\$281.67	\$276.90	\$272.51	\$279.52	\$269.33	1.72% ▲	3.36% ▲	0.77% ▲	4.58% ▲	
Median \$/SF	\$258.89	\$258.86	\$255.22	\$261.10	\$249.82	0.01% ▲	1.44% ▲	-0.85% ▼	3.63% ▲	

New Listings



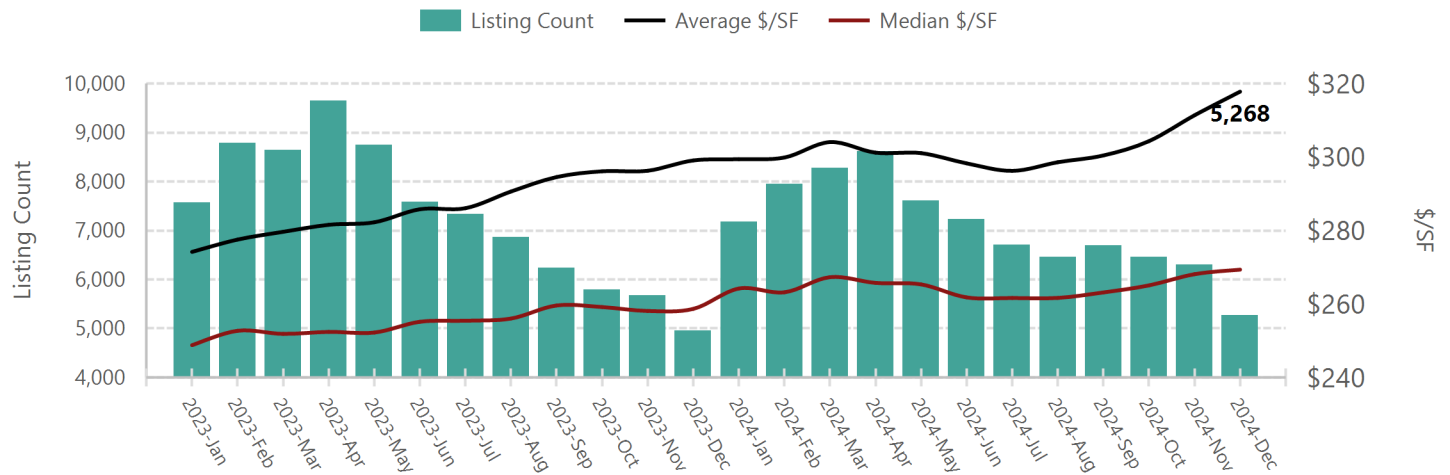
Metric	Monthly Values					Current Month Value vs Prior Monthly Values				
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr	
Listings	5,402	7,588	8,636	8,092	4,954	-28.81% ▼	-37.45% ▼	-33.24% ▼	9.04% ▲	
Average \$/SF	\$292.31	\$304.69	\$304.09	\$295.91	\$289.62	-4.06% ▼	-3.87% ▼	-1.22% ▼	0.93% ▲	
Median \$/SF	\$264.81	\$269.73	\$272.67	\$271.13	\$261.39	-1.83% ▼	-2.88% ▼	-2.33% ▼	1.31% ▲	

Active Listings (excluding UCB/CCBS)



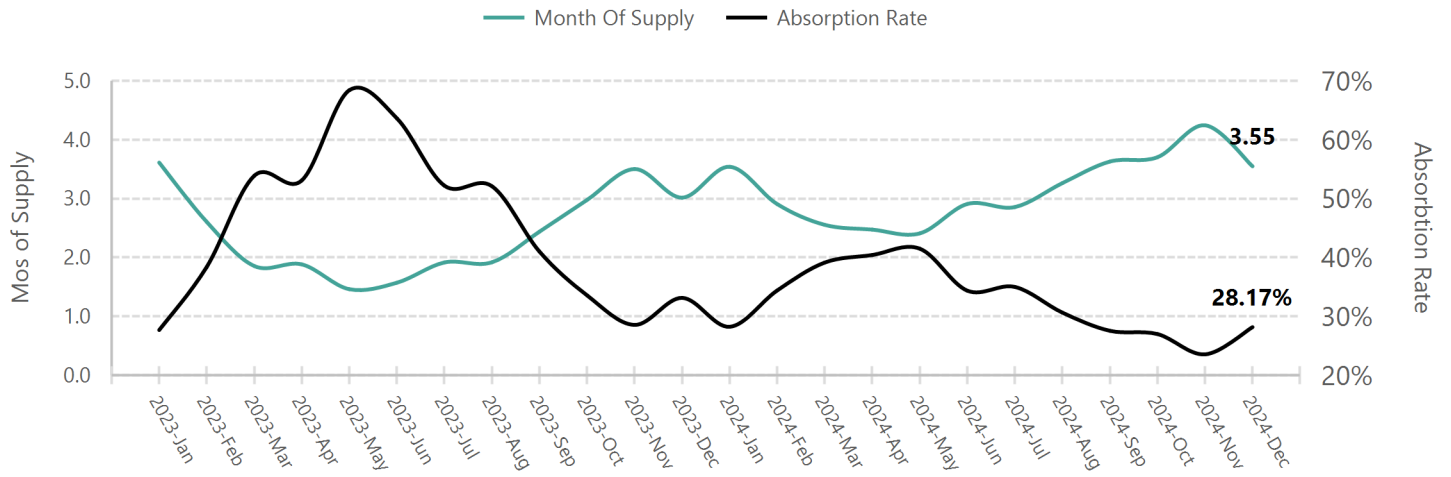
Metric	Monthly Values					Current Month Value vs Prior Monthly Values							
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr				
Listings	19,443	21,425	19,458	17,923	14,508	-9.25%	▼	-0.08%	▼	8.48%	▲	34.02%	▲
Average \$/SF	\$305.52	\$309.37	\$308.74	\$312.36	\$309.34	-1.25%	▼	-1.04%	▼	-2.19%	▼	-1.23%	▼
Median \$/SF	\$264.04	\$267.16	\$269.03	\$270.59	\$265.21	-1.17%	▼	-1.85%	▼	-2.42%	▼	-0.44%	▼

Under Contract Listings (Pending/UCB/CCBS)



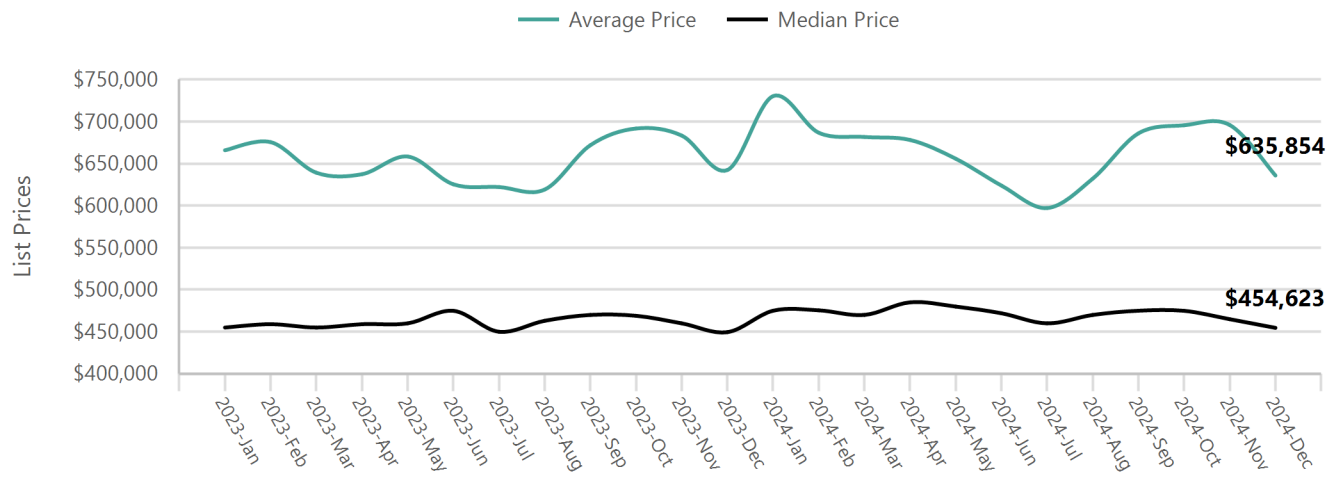
Metric	Monthly Values					Current Month Value vs Prior Monthly Values							
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr				
Listings	5,268	6,303	6,694	7,233	4,950	-16.42%	▼	-21.30%	▼	-27.17%	▼	6.42%	▲
Average \$/SF	\$317.81	\$311.37	\$300.44	\$298.29	\$299.09	2.07%	▲	5.78%	▲	6.55%	▲	6.26%	▲
Median \$/SF	\$269.37	\$268.12	\$263.16	\$261.80	\$258.68	0.46%	▲	2.36%	▲	2.89%	▲	4.13%	▲

Month Of Supply/Absorption Rate



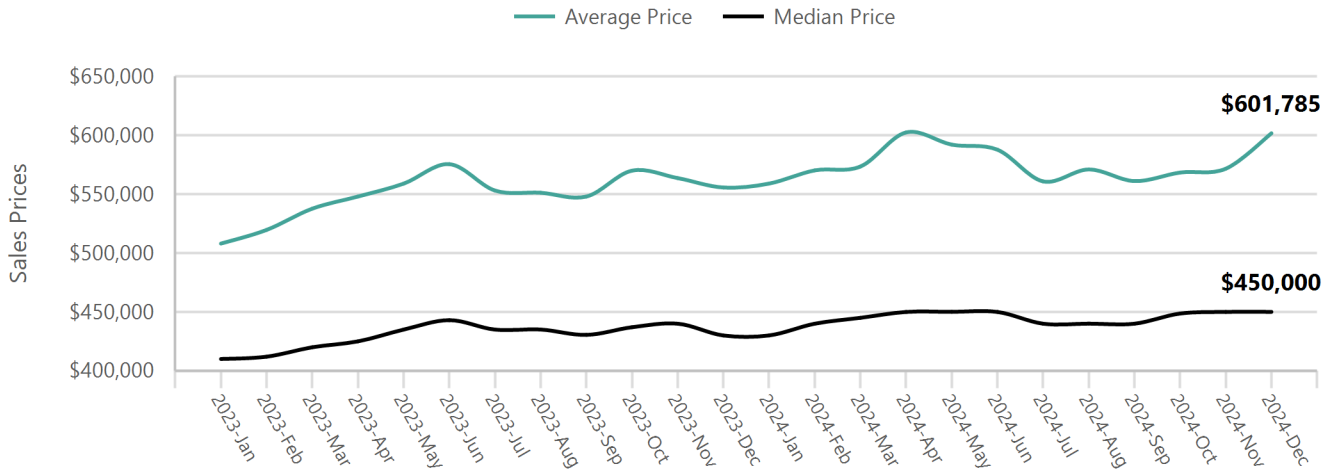
Metric	Monthly Values					Current Month Value vs Prior Monthly Values			
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr
Supply	3.55	4.25	3.63	2.91	3.02	-16.39% ▼	-2.21% ▼	22.01% ▲	17.70% ▲
Absorption Rate	28.17%	23.55%	27.55%	34.37%	33.15%	19.61% ▲	2.26% ▲	-18.04% ▼	-15.03% ▼

New List Prices



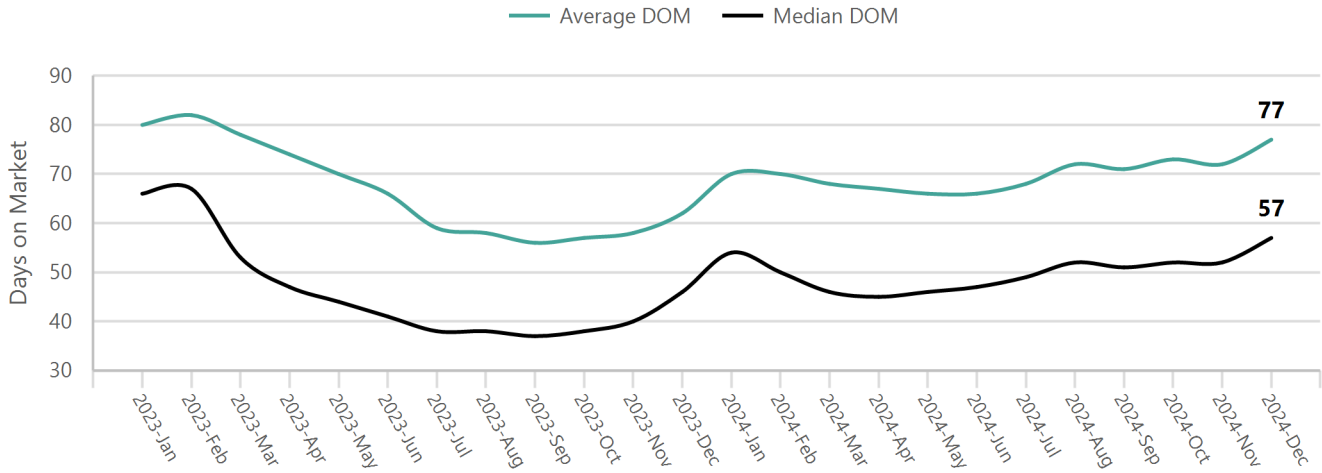
Metric	Monthly Values					Current Month Value vs Prior Monthly Values			
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr
Average List Price	\$635,854	\$695,911	\$686,003	\$623,937	\$642,399	-8.63% ▼	-7.31% ▼	1.91% ▲	-1.02% ▼
Median List Price	\$454,623	\$464,900	\$475,000	\$471,995	\$449,519	-2.21% ▼	-4.29% ▼	-3.68% ▼	1.14% ▲

Sales Prices



Metric	Monthly Values					Current Month Value vs Prior Monthly Values				
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr	
Average Sales Price	\$601,785	\$571,690	\$561,188	\$587,859	\$555,706	5.26% ▲	7.23% ▲	2.37% ▲	8.29% ▲	
Median Sales Price	\$450,000	\$449,990	\$440,000	\$450,000	\$430,000	0.00% ▬	2.27% ▲	0.00% ▬	4.65% ▲	

Days on Market



Metric	Monthly Values					Current Month Value vs Prior Monthly Values				
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr	
Average DOM	77	72	71	66	62	6.94% ▲	8.45% ▲	16.67% ▲	24.19% ▲	
Median DOM	57	52	51	47	46	9.62% ▲	11.76% ▲	21.28% ▲	23.91% ▲	