



STAT

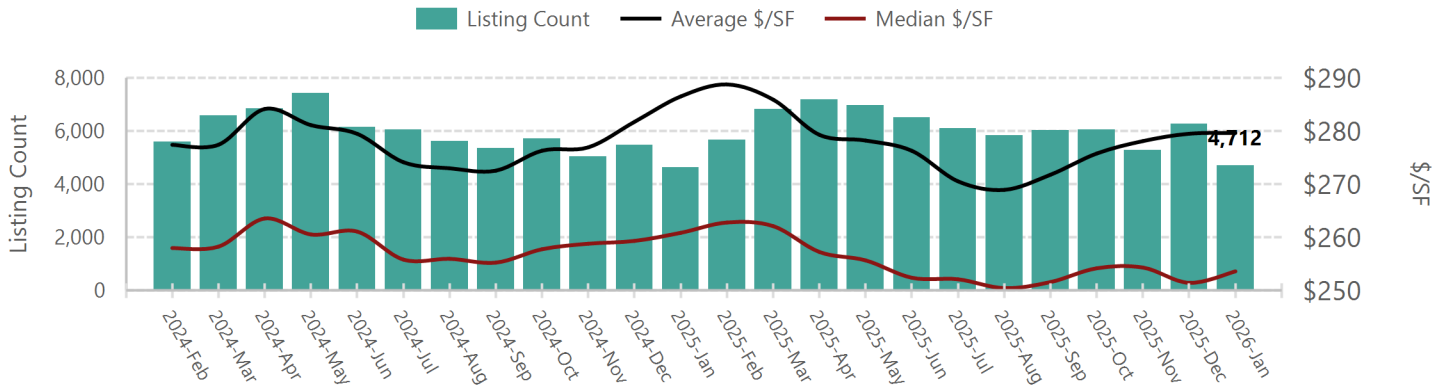
Your
Monthly Statistics



DATA FOR January 2026

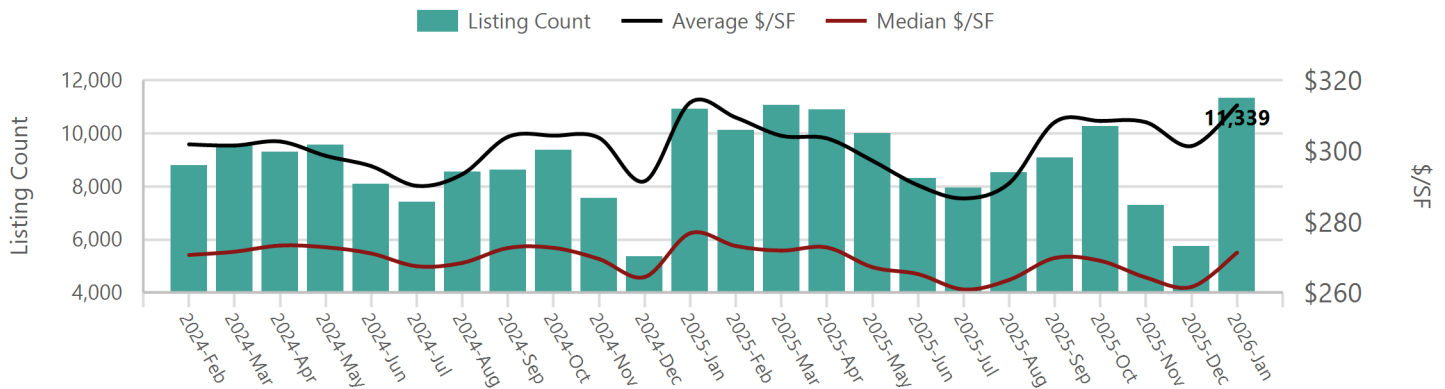
Published February 05, 2026

Sold Listings



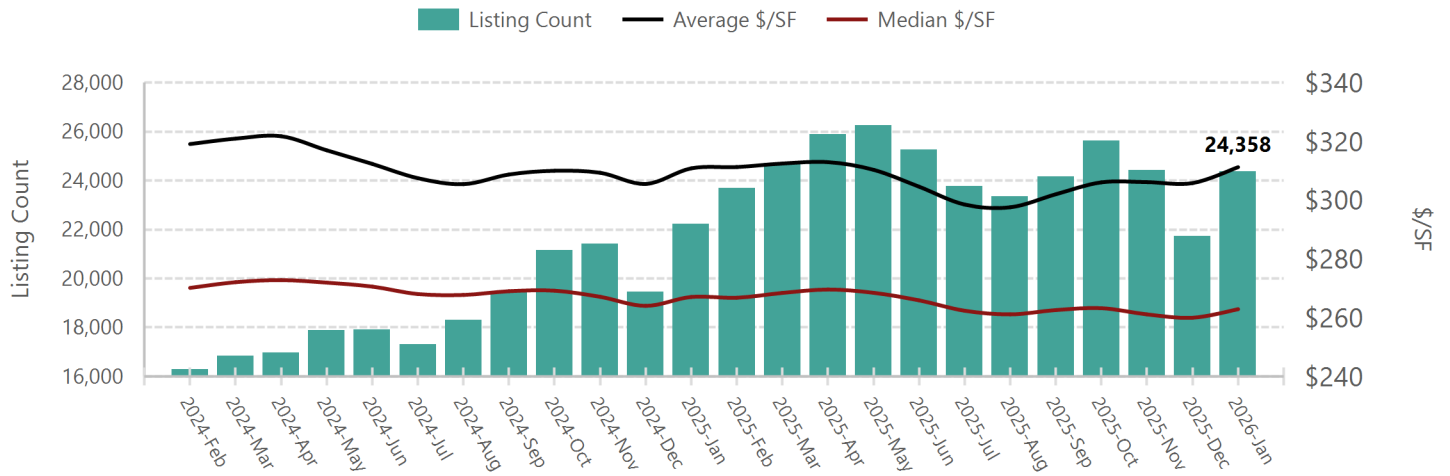
Metric	Monthly Values					Current Month Value vs Prior Monthly Values							
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr				
Listings	4,712	6,264	6,064	6,099	4,623	-24.78%	▼	-22.30%	▼	-22.74%	▼	1.93%	▲
Average \$/SF	\$279.65	\$279.53	\$275.80	\$270.56	\$286.55	0.05%	▲	1.40%	▲	3.36%	▲	-2.41%	▼
Median \$/SF	\$253.62	\$251.45	\$254.20	\$252.12	\$260.87	0.86%	▲	-0.23%	▼	0.60%	▲	-2.78%	▼

New Listings



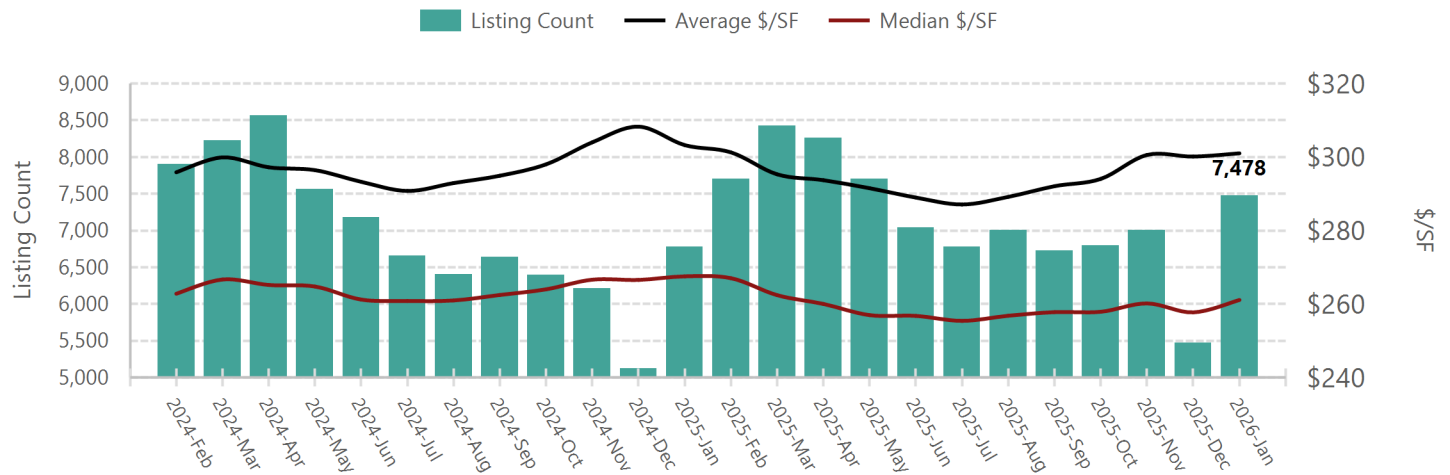
Metric	Monthly Values					Current Month Value vs Prior Monthly Values							
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr				
Listings	11,339	5,742	10,261	7,954	10,919	97.47%	▲	10.51%	▲	42.56%	▲	3.85%	▲
Average \$/SF	\$312.94	\$301.45	\$308.54	\$286.65	\$313.76	3.81%	▲	1.43%	▲	9.17%	▲	-0.26%	▼
Median \$/SF	\$271.32	\$261.65	\$269.03	\$260.92	\$276.82	3.70%	▲	0.85%	▲	3.99%	▲	-1.99%	▼

Active Listings (excluding UCB/CCBS)



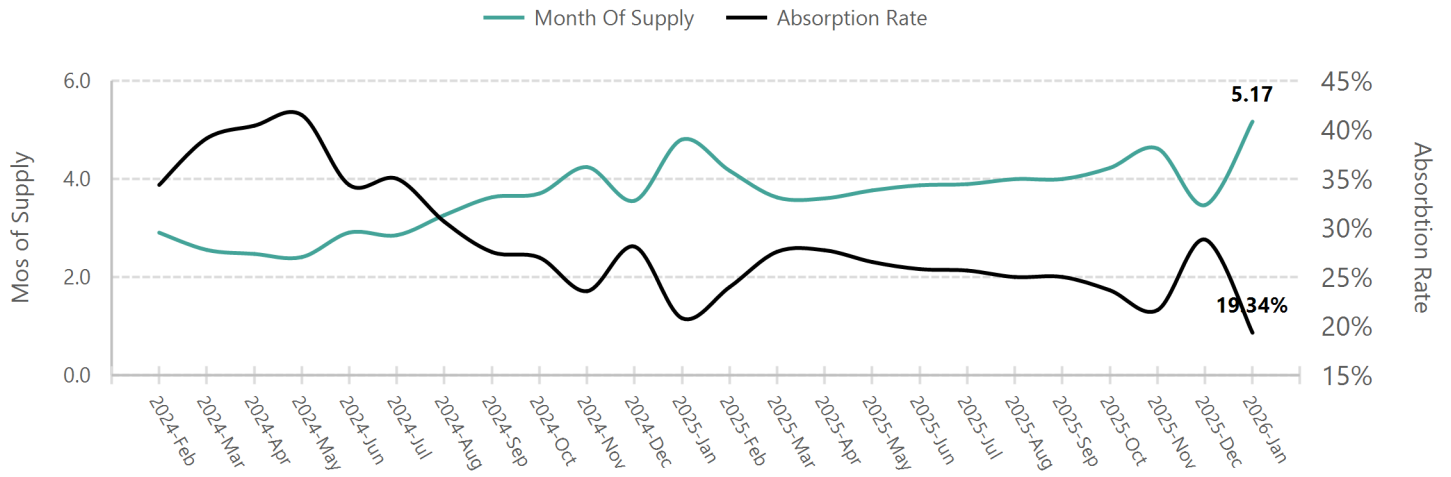
Metric	Monthly Values					Current Month Value vs Prior Monthly Values							
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr				
Listings	24,358	21,730	25,629	23,758	22,219	12.09%	▲	-4.96%	▼	2.53%	▲	9.63%	▲
Average \$/SF	\$311.22	\$305.81	\$306.07	\$298.50	\$310.83	1.77%	▲	1.68%	▲	4.26%	▲	0.13%	▲
Median \$/SF	\$262.89	\$259.99	\$263.25	\$262.37	\$267.06	1.12%	▲	-0.14%	▼	0.20%	▲	-1.56%	▼

Under Contract Listings (Pending/UCB/CCBS)



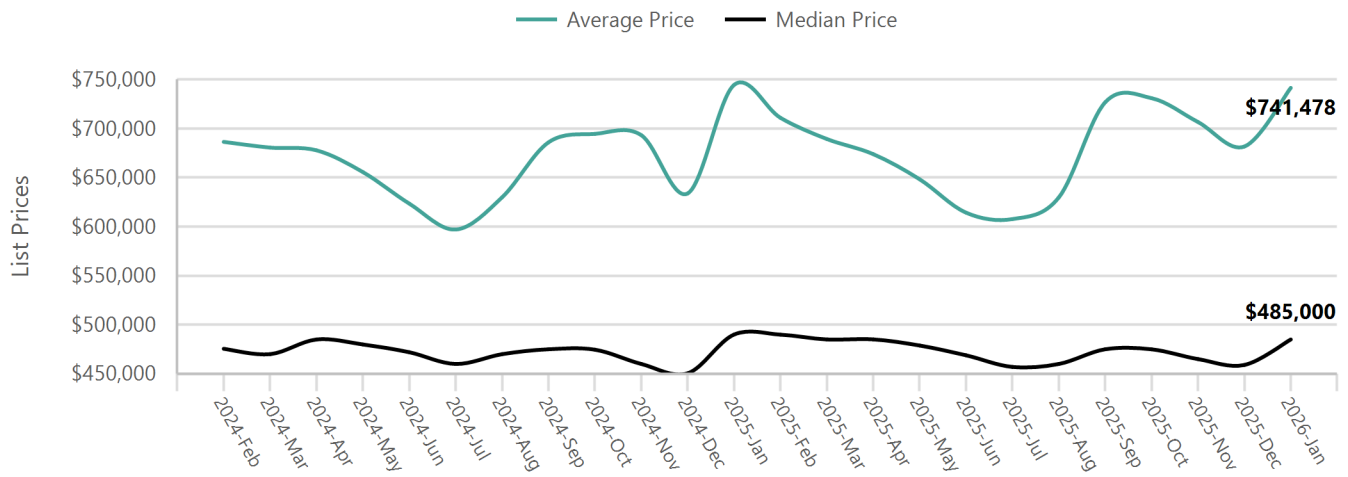
Metric	Monthly Values					Current Month Value vs Prior Monthly Values							
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr				
Listings	7,478	5,468	6,796	6,774	6,781	36.76%	▲	10.04%	▲	10.39%	▲	10.28%	▲
Average \$/SF	\$301.02	\$300.14	\$294.06	\$287.10	\$303.26	0.29%	▲	2.37%	▲	4.85%	▲	-0.74%	▼
Median \$/SF	\$261.11	\$257.72	\$257.89	\$255.42	\$267.53	1.31%	▲	1.25%	▲	2.23%	▲	-2.40%	▼

Month Of Supply/Absorption Rate



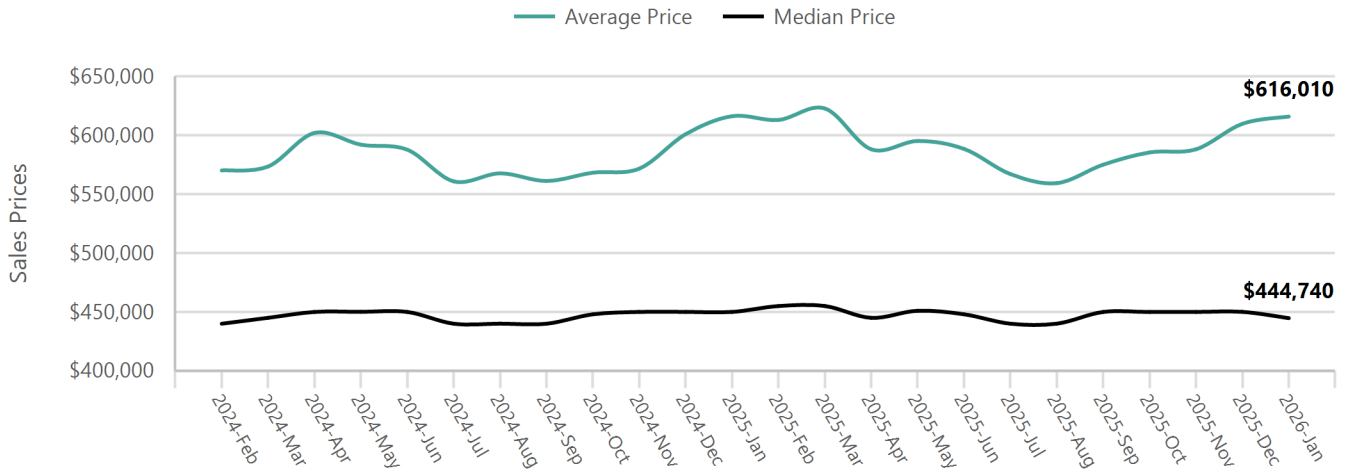
Metric	Monthly Values					Current Month Value vs Prior Monthly Values				
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr	
Supply	5.17	3.47	4.23	3.90	4.81	49.01% ▲	22.31% ▲	32.70% ▲	7.56% ▲	
Absorption Rate	19.34%	28.83%	23.66%	25.67%	20.81%	-32.89% ▼	-18.24% ▼	-24.64% ▼	-7.03% ▼	

New List Prices



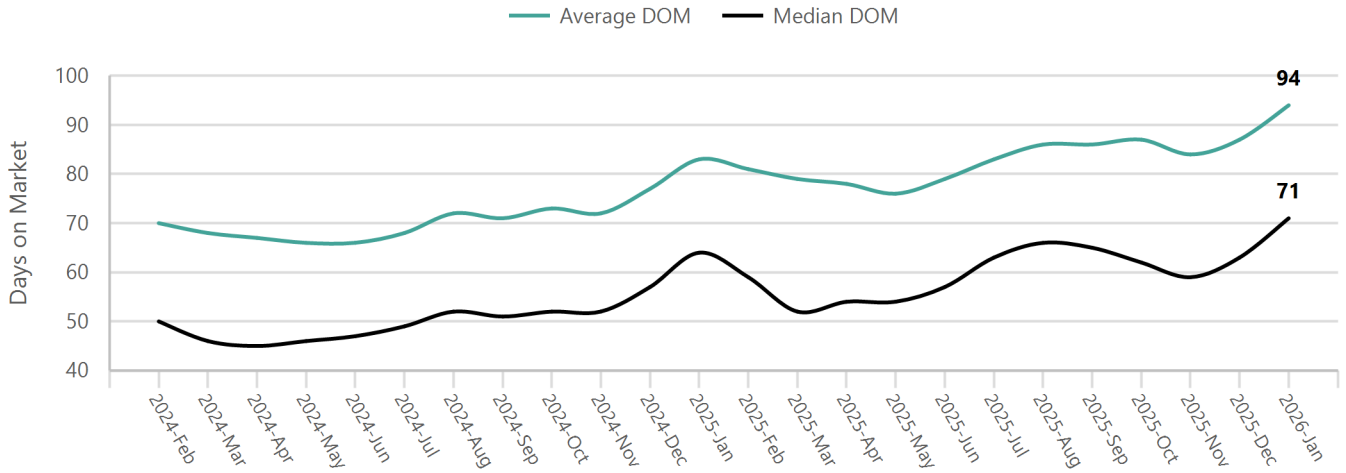
Metric	Monthly Values					Current Month Value vs Prior Monthly Values				
	Current	1M Pr	3M Pr	6M Pr	12M Pr	1M Pr	3M Pr	6M Pr	12M Pr	
Average List Price	\$741,478	\$681,706	\$730,995	\$607,738	\$744,507	8.77% ▲	1.43% ▲	22.01% ▲	-0.41% ▼	
Median List Price	\$485,000	\$459,000	\$474,995	\$456,995	\$490,000	5.66% ▲	2.11% ▲	6.13% ▲	-1.02% ▼	

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	\$616,010	\$609,872	\$585,528	\$567,162	\$616,317	1.01% ▲	5.21% ▲	8.61% ▲	-0.05% ▼
Median Sales Price	\$444,740	\$450,000	\$449,997	\$440,000	\$450,000	-1.17% ▼	-1.17% ▼	1.08% ▲	-1.17% ▼

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	94	87	87	83	83	8.05% ▲	8.05% ▲	13.25% ▲	13.25% ▲
Median DOM	71	63	62	63	64	12.70% ▲	14.52% ▲	12.70% ▲	10.94% ▲