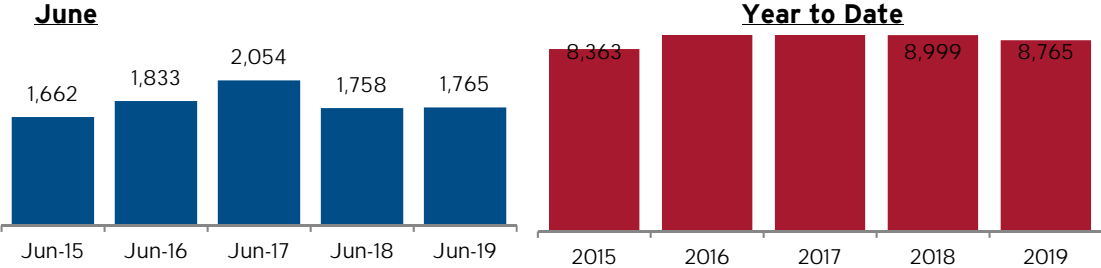


Market Overview



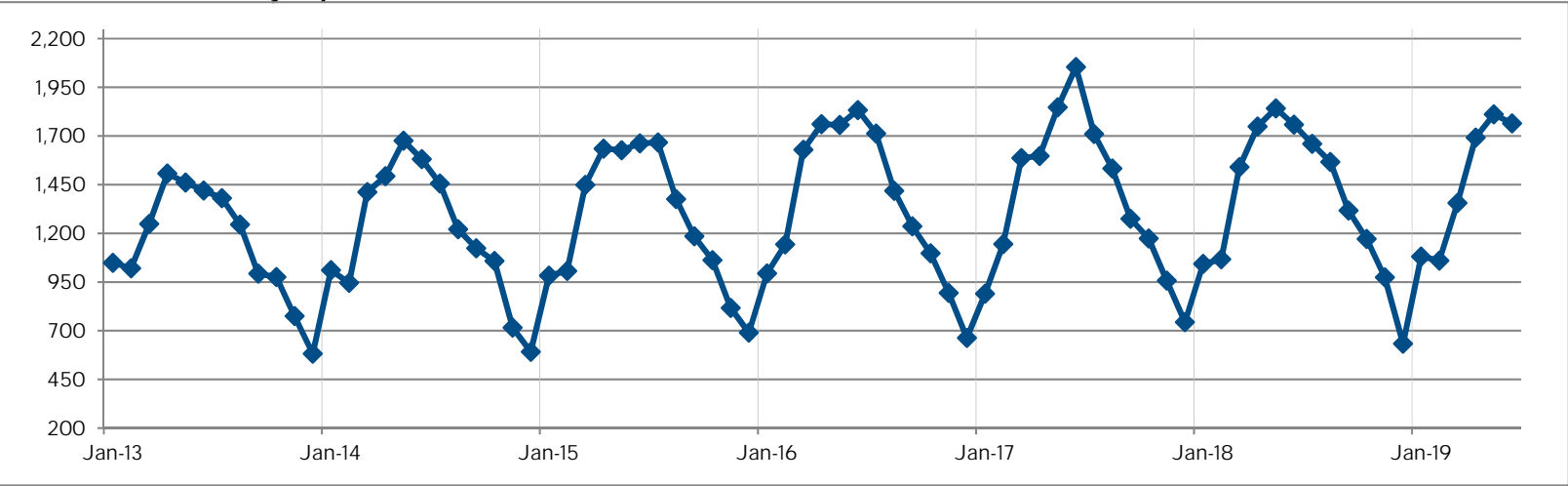
Key Metrics	Historical Sparkbars	Jun 2018	Jun 2019	Percent Change	YTD 2018	YTD 2019	Percent Change
New Listings		1,758	1,765	0.40%	8,999	8,765	-2.60%
Pending		1114	1,141	2.42%	6058	6,031	-0.45%
Sold Listings		1,559	1,486	-4.68%	6,946	6,792	-2.22%
Median Sales Price		320,900	329,000	2.52%	301,500	320,948	6.45%
Average Sales Price		359,429	373,319	3.86%	343,716	358,766	4.38%
Pct. Of List Price Received		100.6	100.3	-0.30%	100.3	99.9	-0.33%
Days on Market		18	22	22.22%	27	33	21.60%
Active Listings		1,696	1,588	-6.37%	1,233	1,304	5.70%

Market Overview

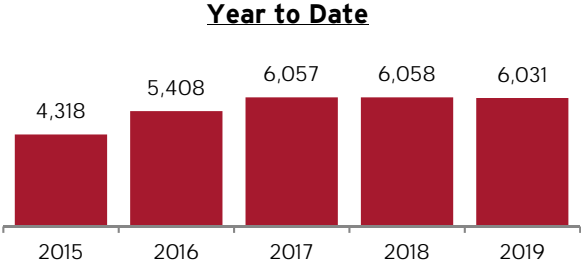
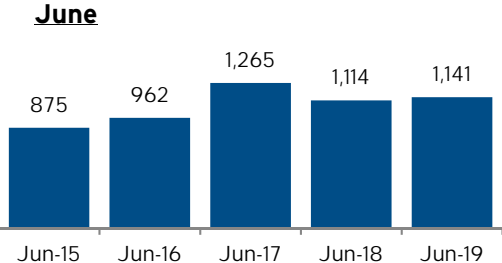


	New Listings	Percent Change
06/2015	1,662	
06/2016	1,833	10.29%
06/2017	2,054	12.06%
06/2018	1,758	-14.41%
06/2019	1,765	0.40%

Historical New Listings by Month

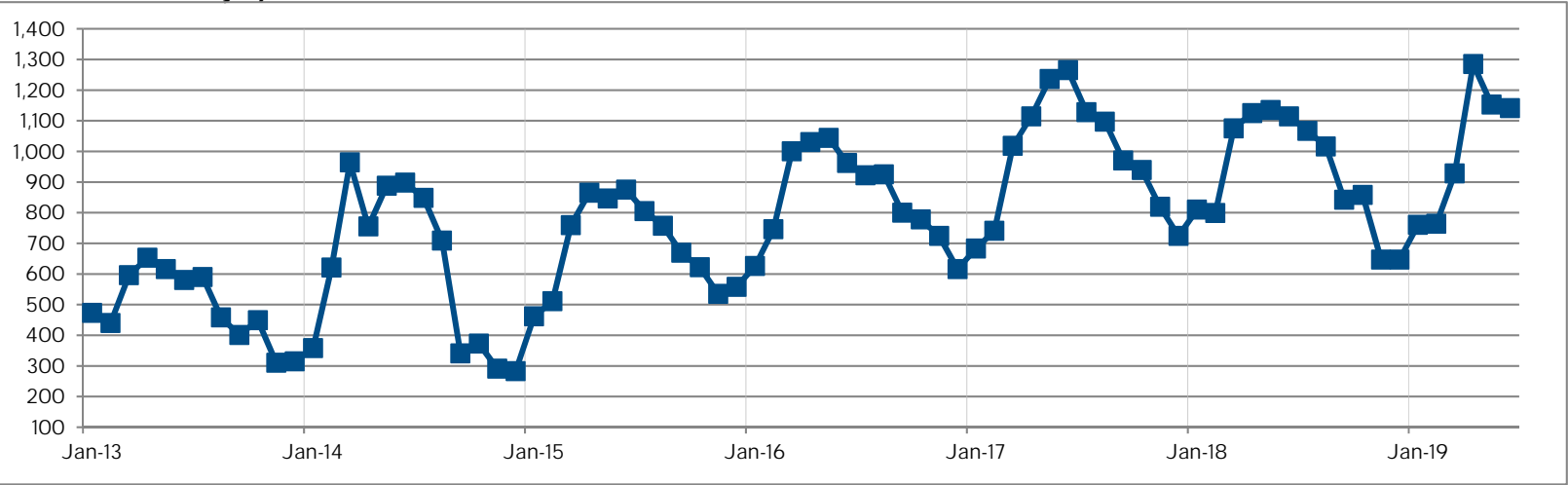


Market Overview

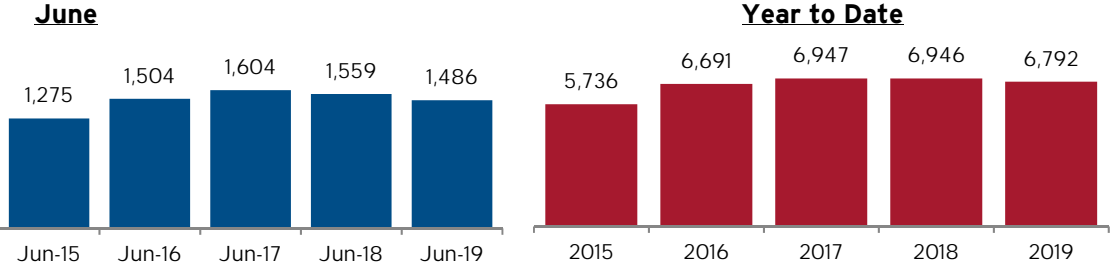


	Pending	Percent Change
06/2015	875	
06/2016	962	9.94%
06/2017	1,265	31.50%
06/2018	1,114	-11.94%
06/2019	1,141	2.42%

Historical Pending by Month

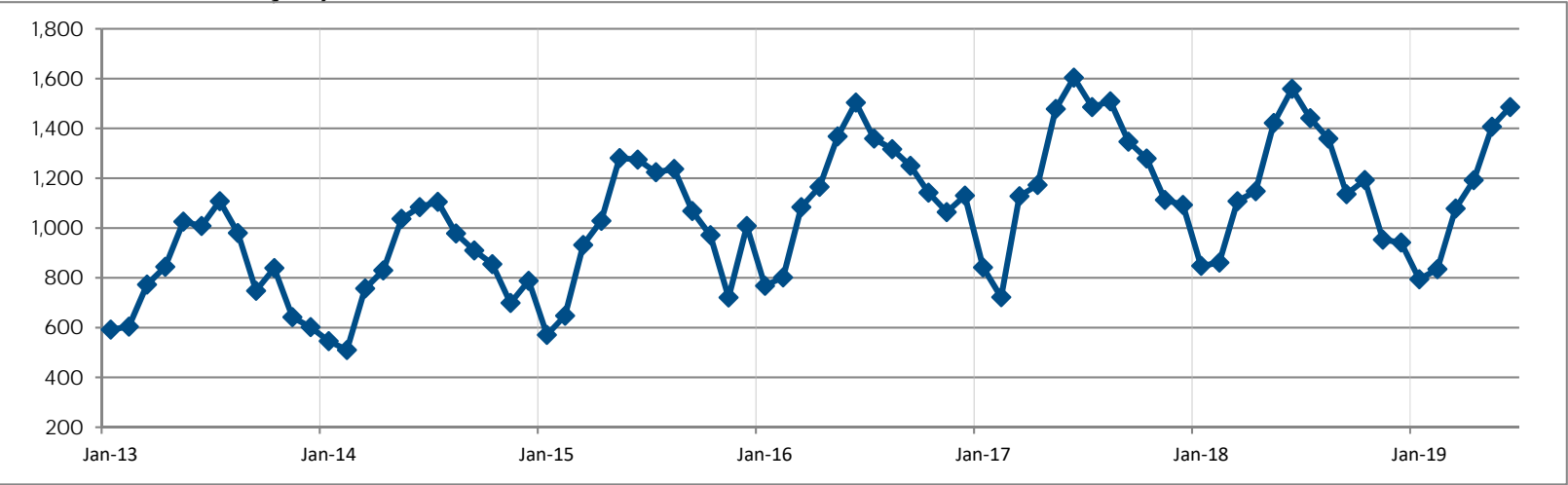


Market Overview

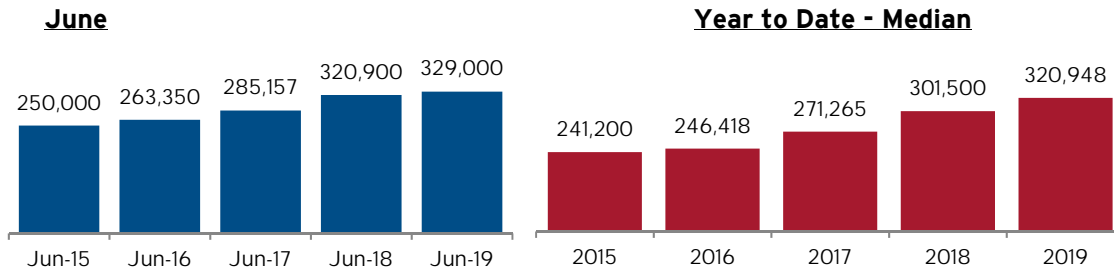


	Sold Listings	Percent Change
06/2015	1,275	
06/2016	1,504	17.96%
06/2017	1,604	6.65%
06/2018	1,559	-2.81%
06/2019	1,486	-4.68%

Historical Sold Listings by Month

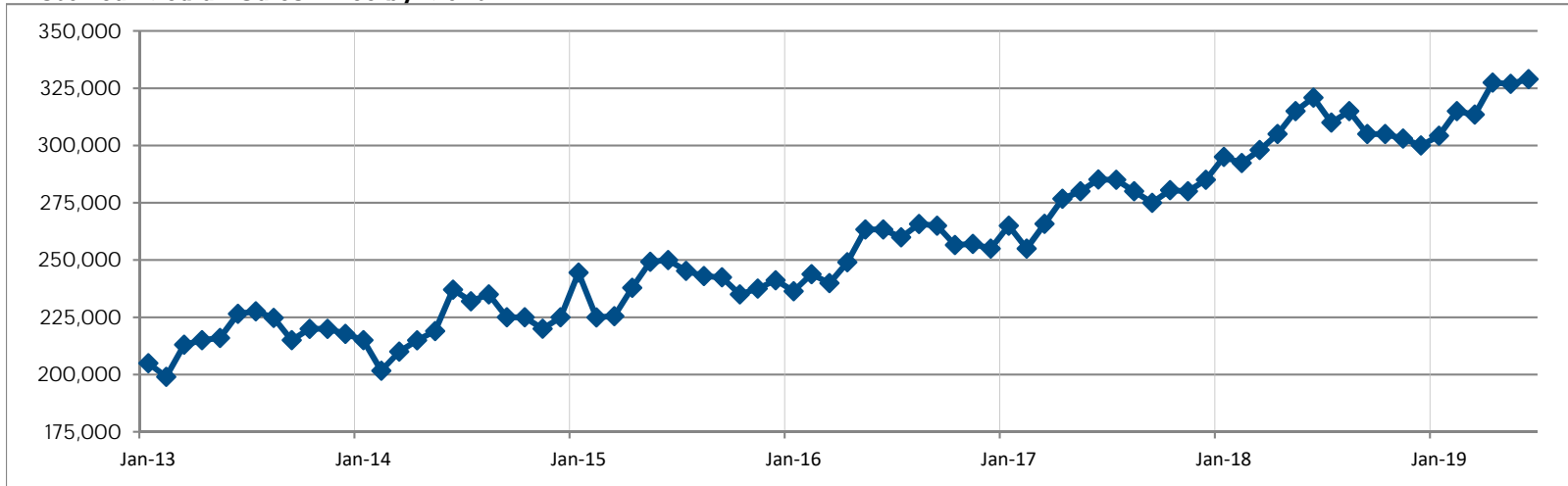


Market Overview

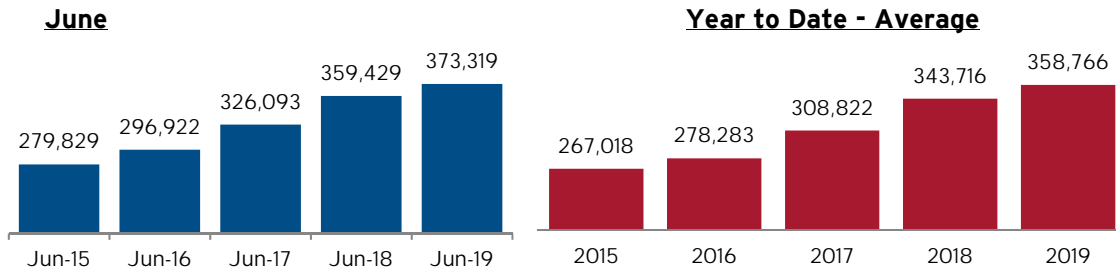


	Median Sales Price	Percent Change
06/2015	250,000	
06/2016	263,350	5.34%
06/2017	285,157	8.28%
06/2018	320,900	12.53%
06/2019	329,000	2.52%

Historical Median Sales Price by Month

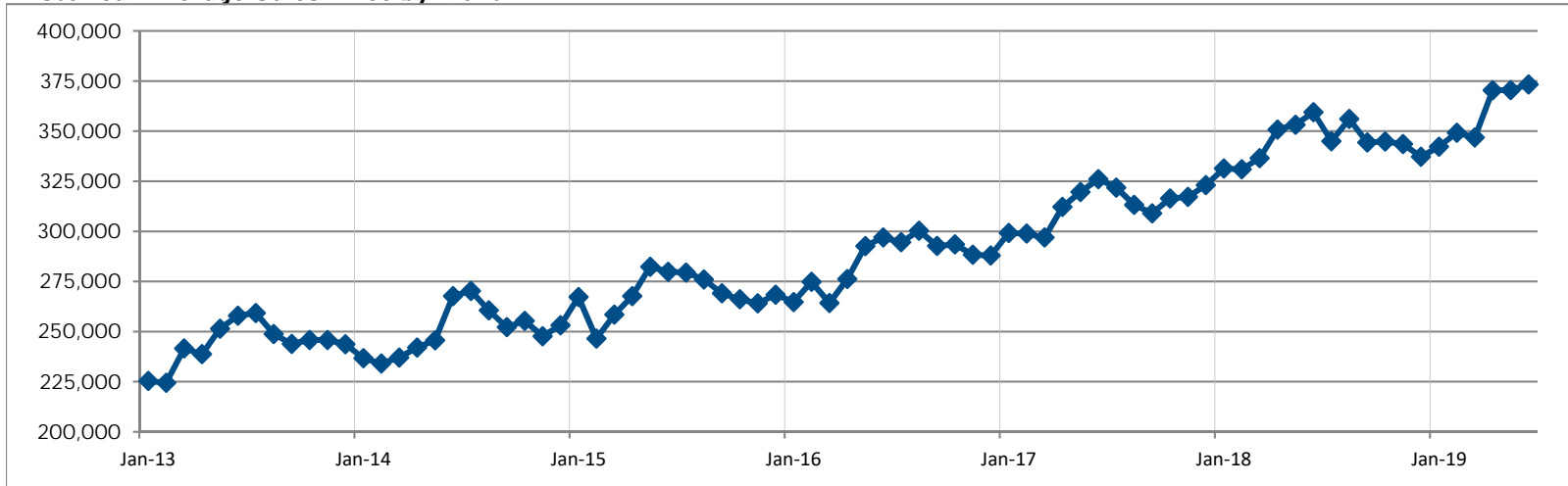


Market Overview

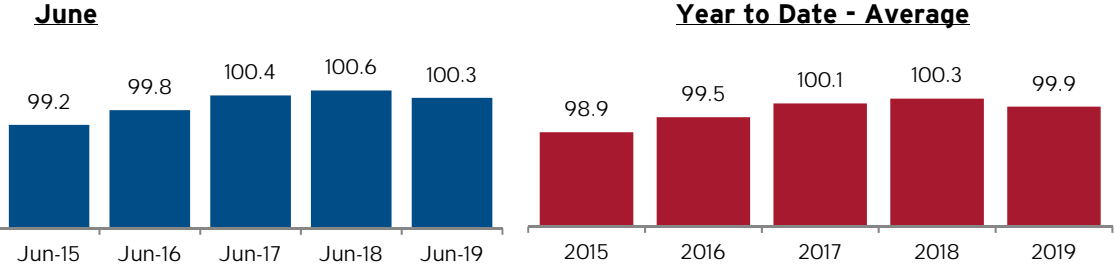


	Average Sales Price	Percent Change
06/2015	279,829	
06/2016	296,922	6.11%
06/2017	326,093	9.82%
06/2018	359,429	10.22%
06/2019	373,319	3.86%

Historical Average Sales Price by Month

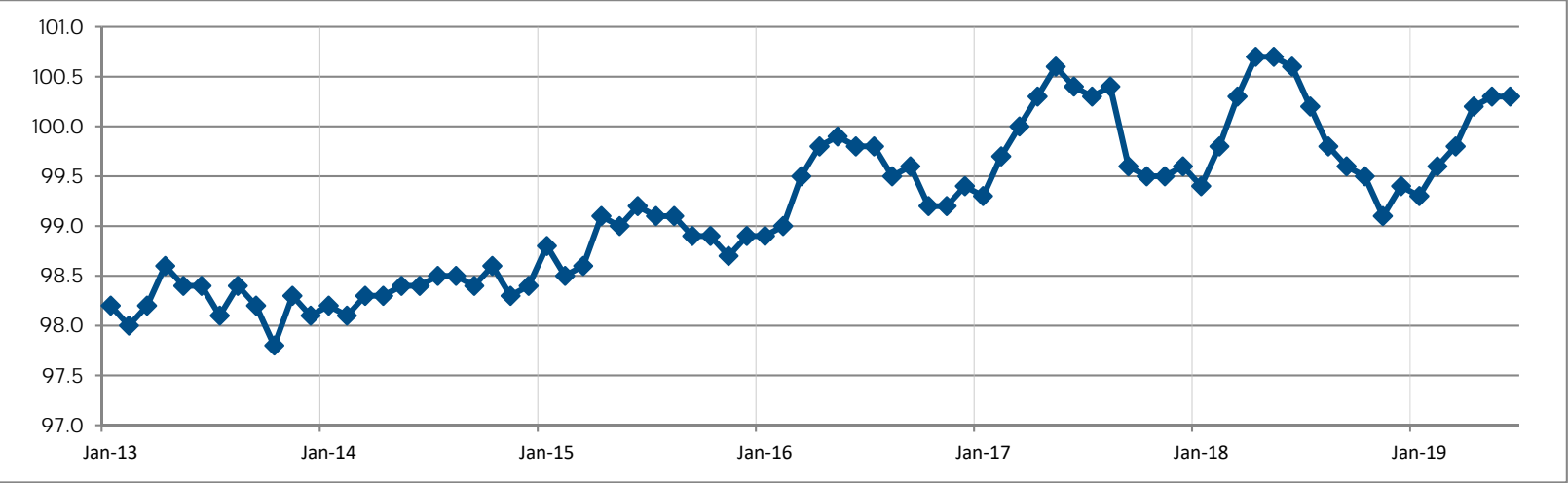


Market Overview

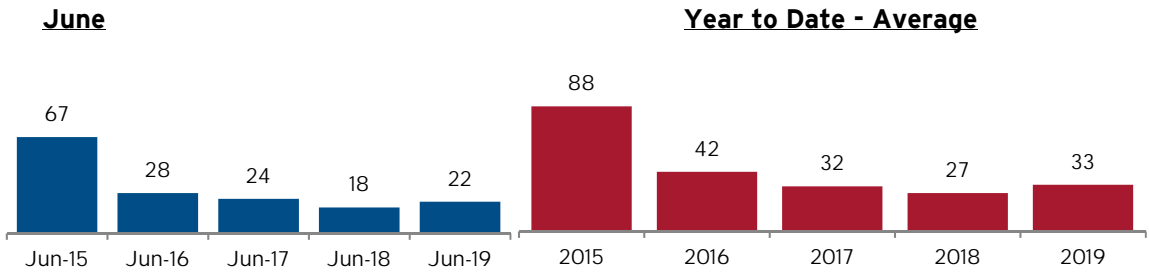


	Pct of List Recvd	Percent Change
06/2015	99.2	
06/2016	99.8	0.60%
06/2017	100.4	0.60%
06/2018	100.6	0.20%
06/2019	100.3	-0.30%

Historical Percent of List Price Received by Month



Market Overview

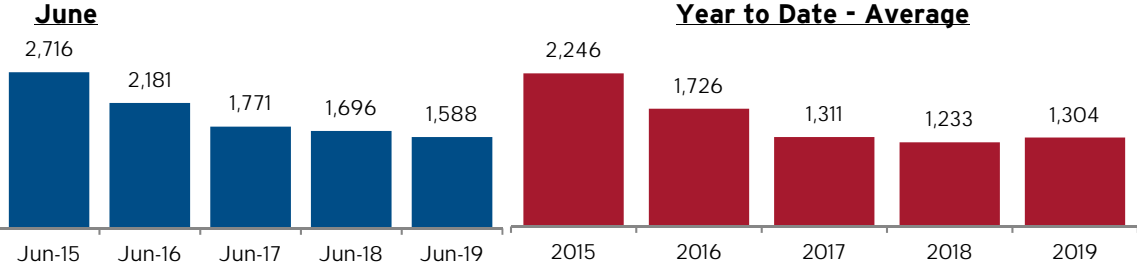


	DOM	Percent Change
06/2015	67	
06/2016	28	-58.21%
06/2017	24	-14.29%
06/2018	18	-25.00%
06/2019	22	22.22%

Historical Days on Market Until Sale by Month

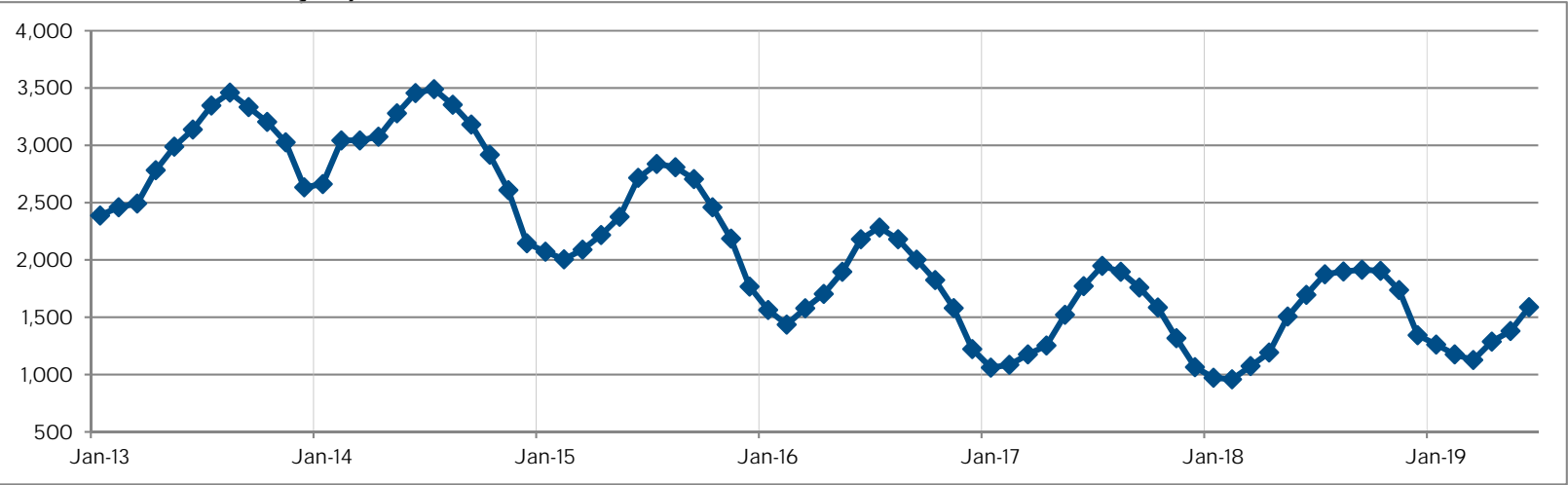


Market Overview

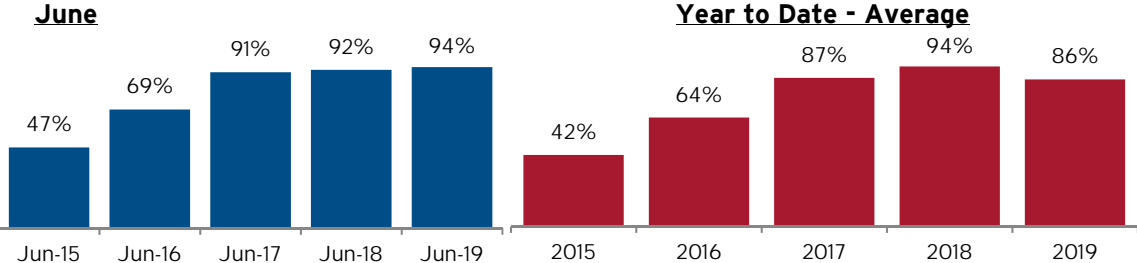


	Active Listings	Percent Change
06/2015	2,716	
06/2016	2,181	-19.70%
06/2017	1,771	-18.80%
06/2018	1,696	-4.23%
06/2019	1,588	-6.37%

Historical Active Listings by Month

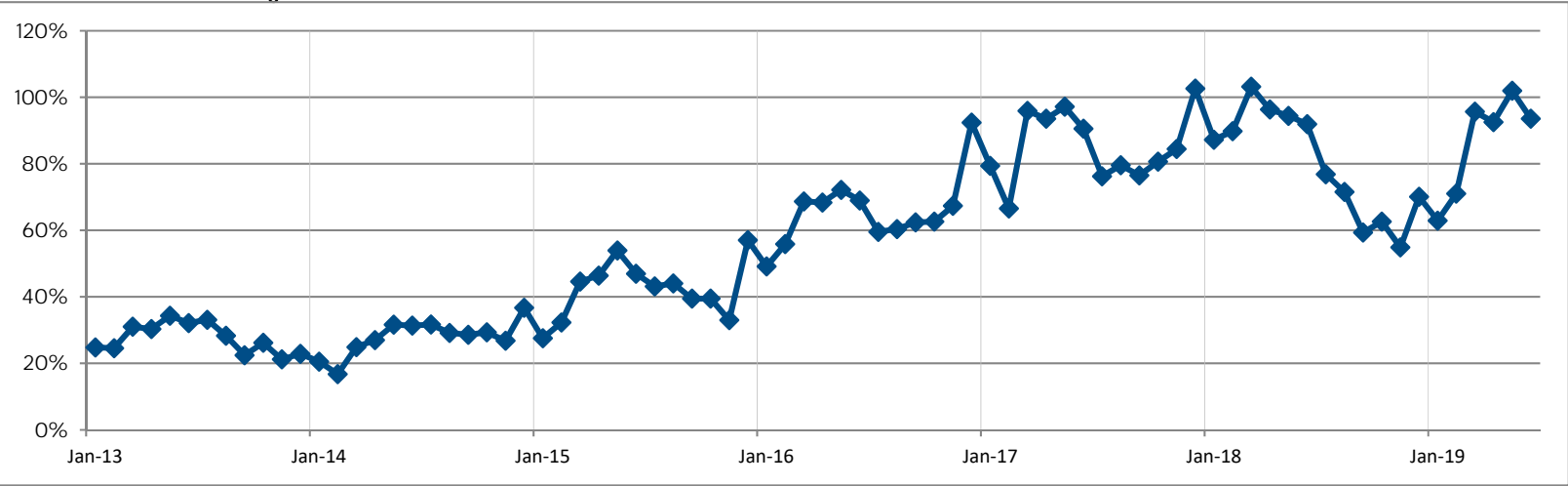


Market Overview

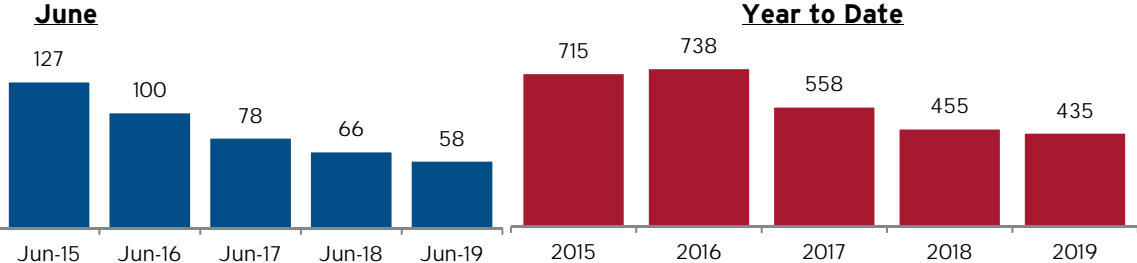


	Sales as a % of Active Listings	Percent Change
06/2015	47%	
06/2016	69%	46.90%
06/2017	91%	31.34%
06/2018	92%	1.49%
06/2019	94%	1.80%

Sales as a % of Active Listings

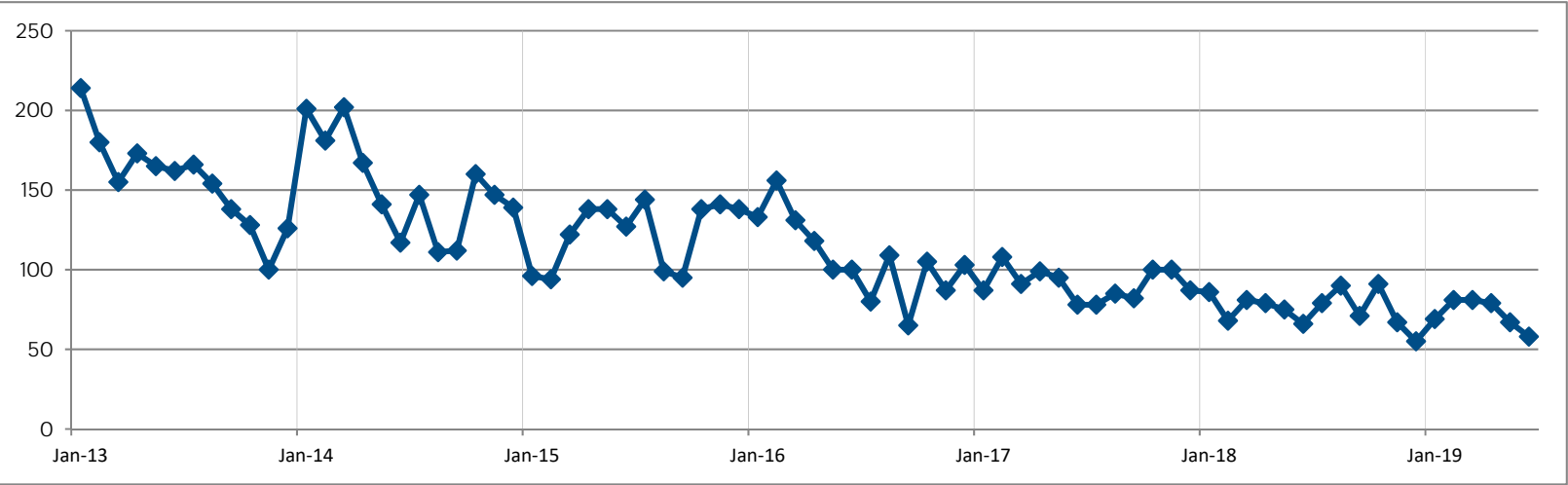


Market Overview

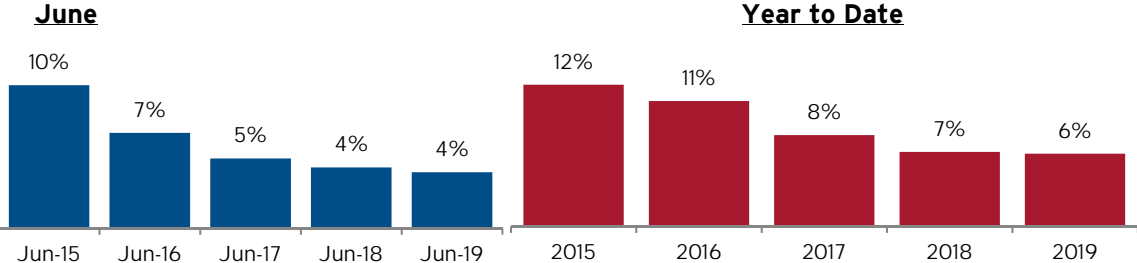


	Foreclosures	Percent Change
06/2015	127	
06/2016	100	-21.26%
06/2017	78	-22.00%
06/2018	66	-15.38%
06/2019	58	-12.12%

Foreclosures

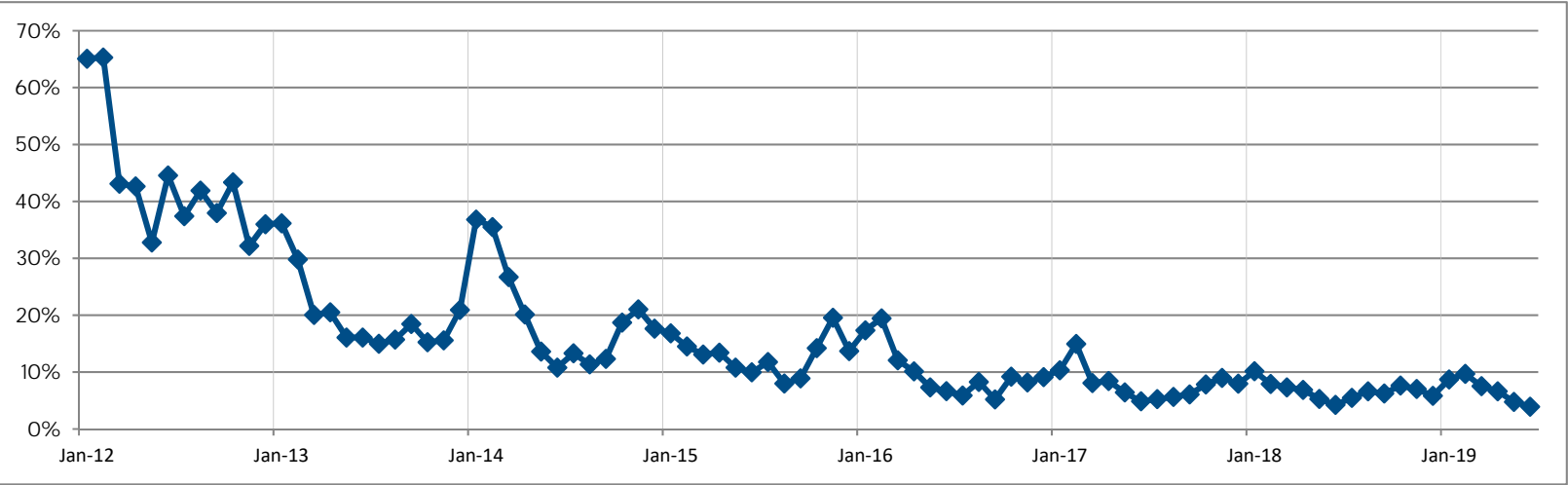


Market Overview

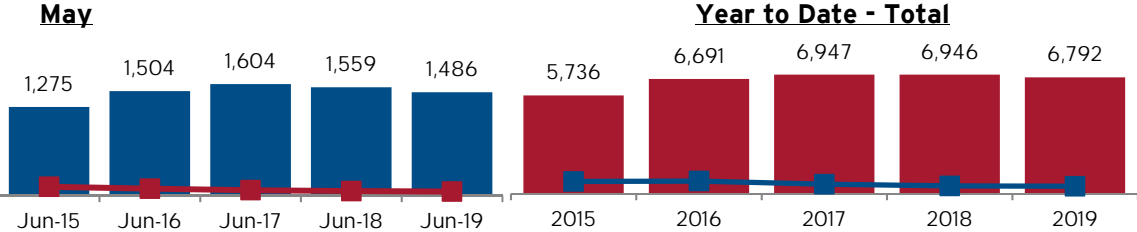


	Foreclosure as % of Sales	Percent Change
06/2015	10%	
06/2016	7%	-33.25%
06/2017	5%	-26.86%
06/2018	4%	-12.94%
06/2019	4%	-7.80%

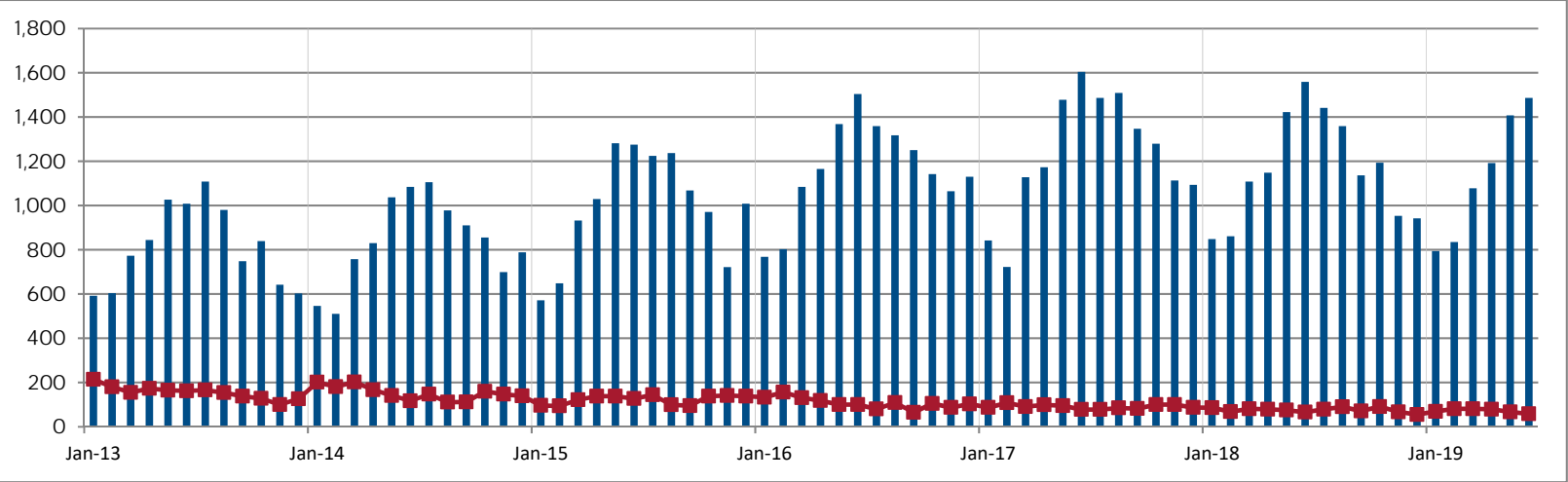
Foreclosures as a % of Sales



Market Overview



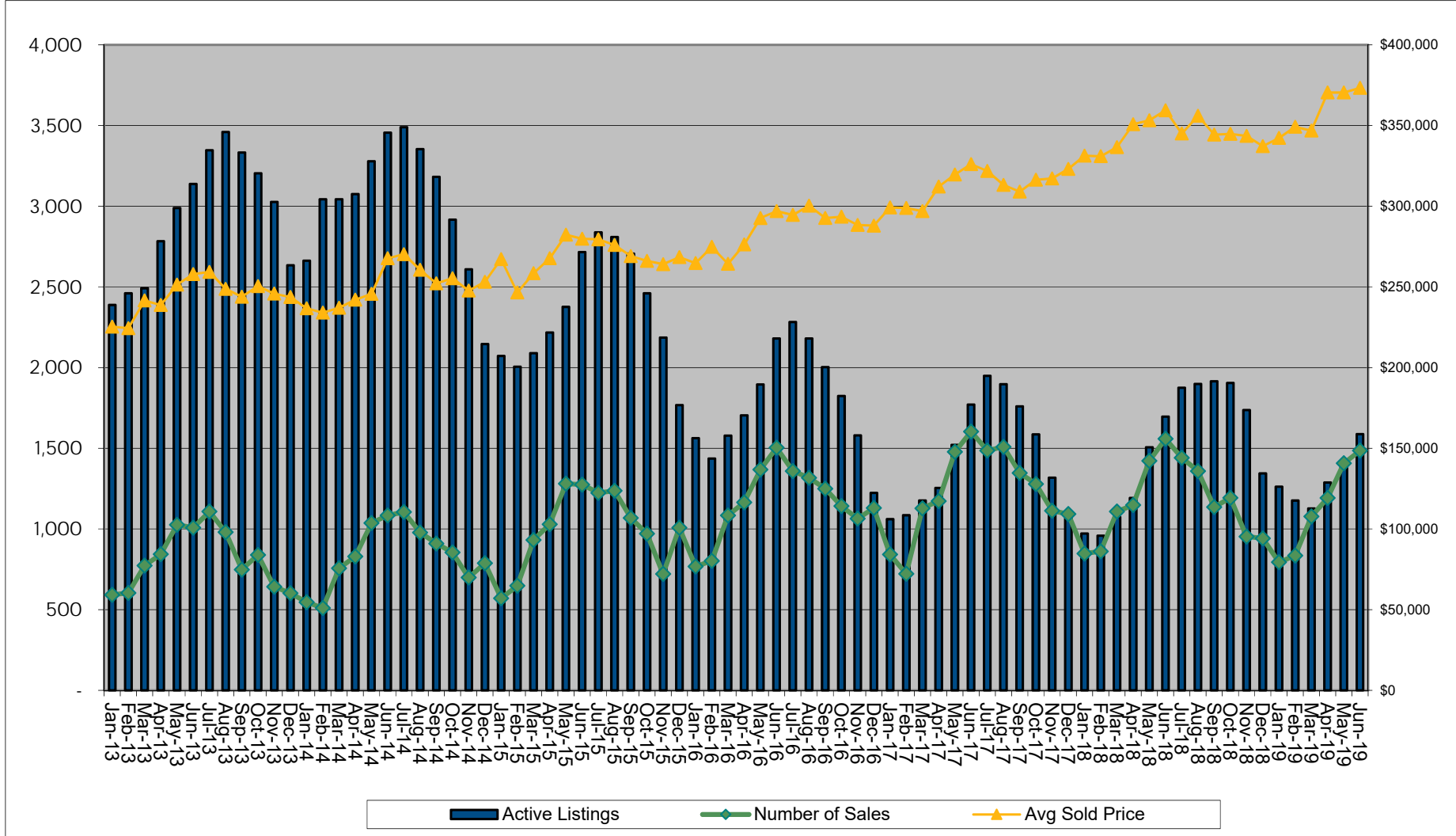
Number of Sales v Number of Foreclosures



Market Overview



Active Listings v Number Sold v Sales Price



Market Overview



Freddie Mac 30-Year Fixed-Rate Mortgage rates

