

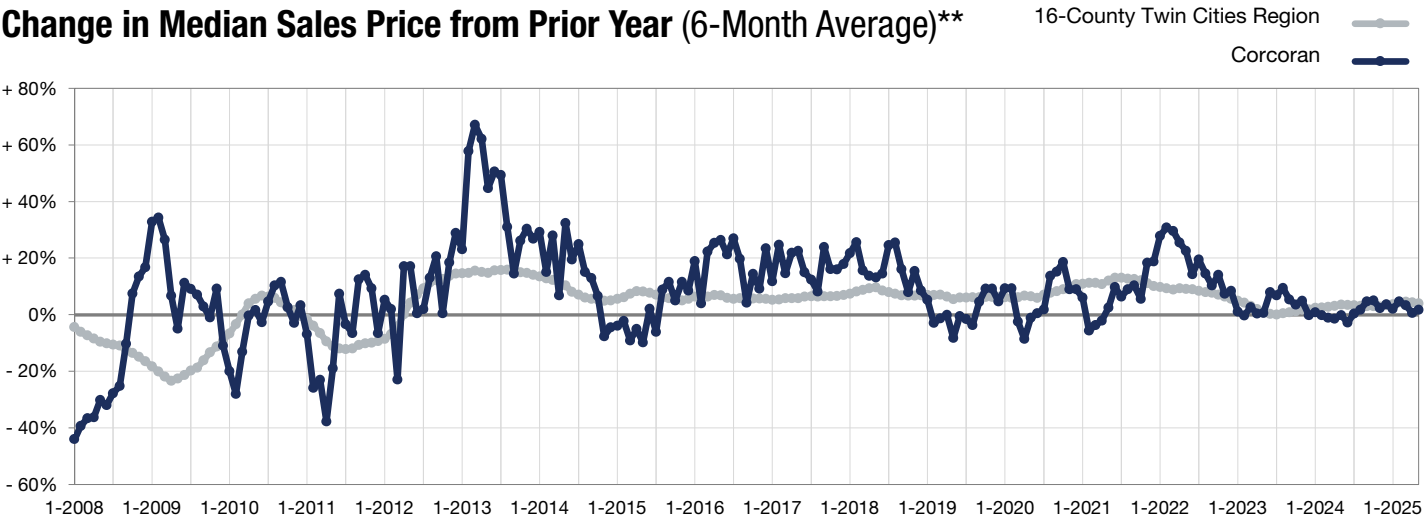
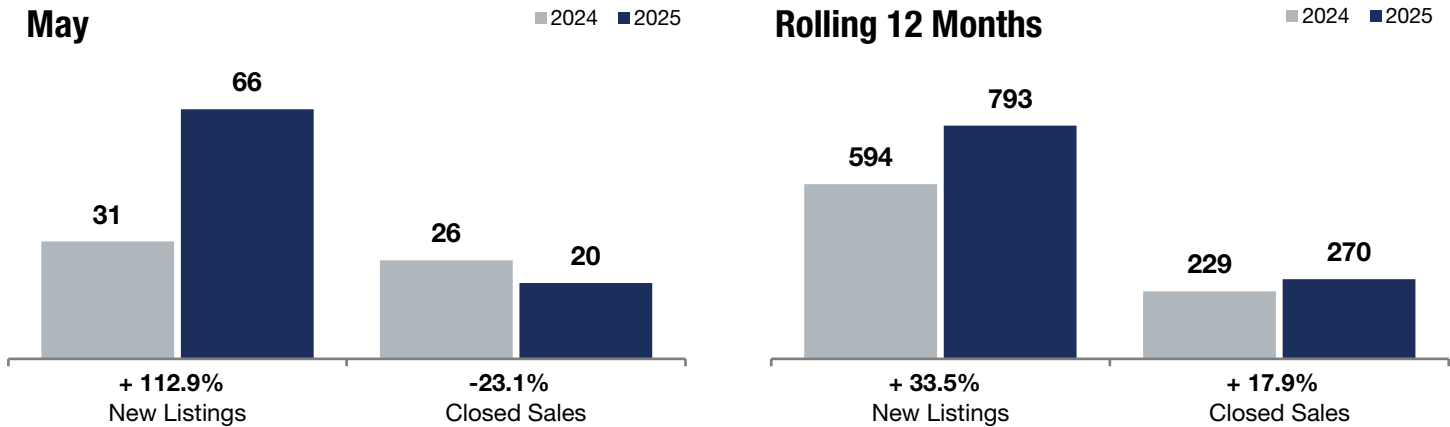
Corcoran

+ 112.9% - 23.1% - 2.1%

Change in New Listings Change in Closed Sales Change in Median Sales Price

	May			Rolling 12 Months		
	2024	2025	+ / -	2024	2025	+ / -
New Listings	31	66	+ 112.9%	594	793	+ 33.5%
Closed Sales	26	20	-23.1%	229	270	+ 17.9%
Median Sales Price*	\$704,480	\$689,995	-2.1%	\$617,500	\$635,751	+ 3.0%
Average Sales Price*	\$660,630	\$672,488	+ 1.8%	\$617,115	\$674,002	+ 9.2%
Price Per Square Foot*	\$234	\$215	-8.1%	\$245	\$251	+ 2.3%
Percent of Original List Price Received*	101.1%	98.4%	-2.7%	98.8%	98.3%	-0.5%
Days on Market Until Sale	30	18	-40.0%	37	33	-10.8%
Inventory of Homes for Sale	75	84	+ 12.0%	--	--	--
Months Supply of Inventory	3.5	4.0	+ 14.3%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.