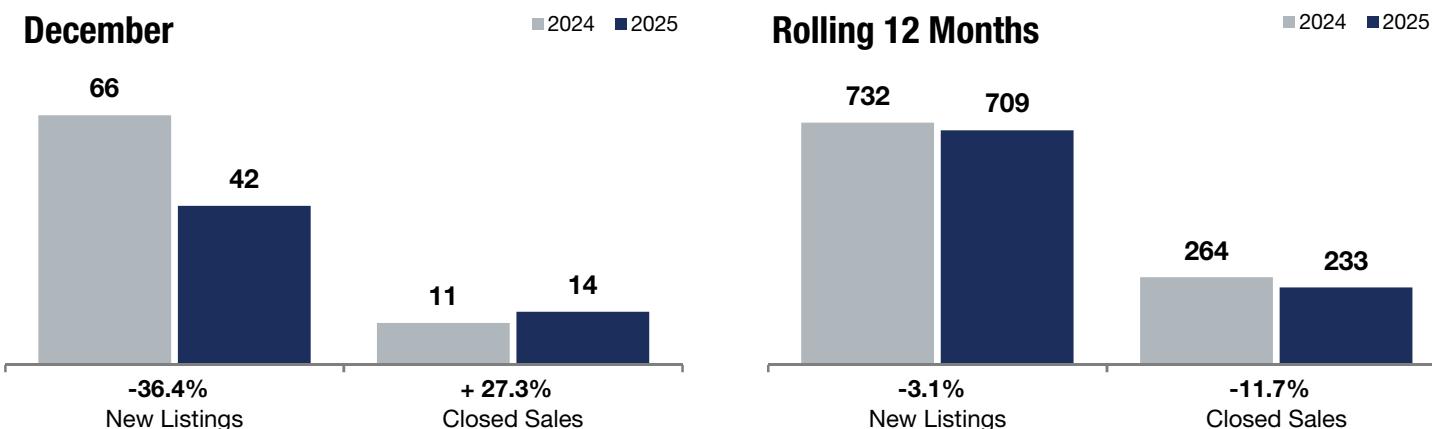


Corcoran

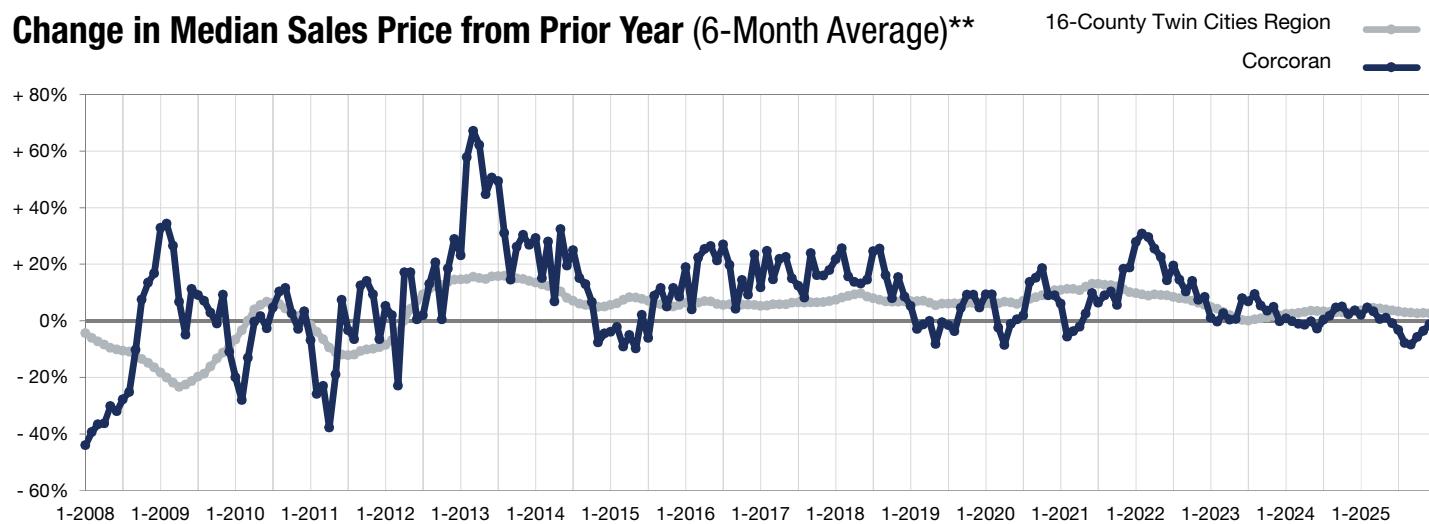
- 36.4% + 27.3% + 0.8%

	Change in New Listings		Change in Closed Sales		Change in Median Sales Price	
	December		Rolling 12 Months			
	2024	2025	+ / -	2024	2025	+ / -
New Listings	66	42	-36.4%	732	709	-3.1%
Closed Sales	11	14	+ 27.3%	264	233	-11.7%
Median Sales Price*	\$610,000	\$615,000	+ 0.8%	\$620,438	\$634,432	+ 2.3%
Average Sales Price*	\$608,465	\$626,257	+ 2.9%	\$636,681	\$671,567	+ 5.5%
Price Per Square Foot*	\$234	\$235	+ 0.1%	\$254	\$245	-3.5%
Percent of Original List Price Received*	97.8%	97.7%	-0.1%	99.0%	98.3%	-0.7%
Days on Market Until Sale	44	40	-9.1%	33	36	+ 9.1%
Inventory of Homes for Sale	77	61	-20.8%	--	--	--
Months Supply of Inventory	3.8	3.2	-15.8%	--	--	--

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



Change in Median Sales Price from Prior Year (6-Month Average)**



** 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.