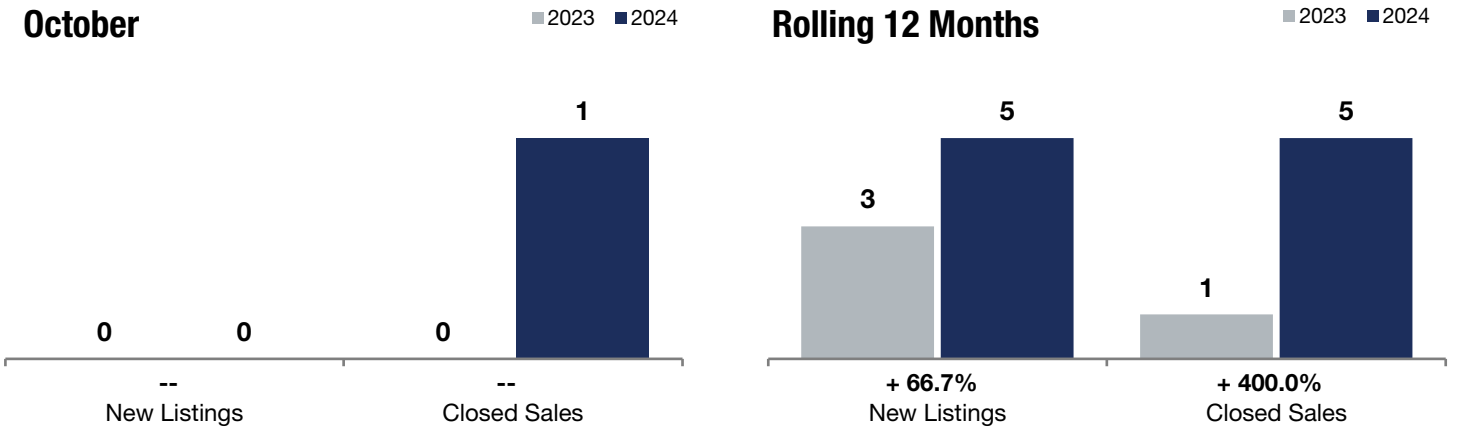


## Birchwood Village

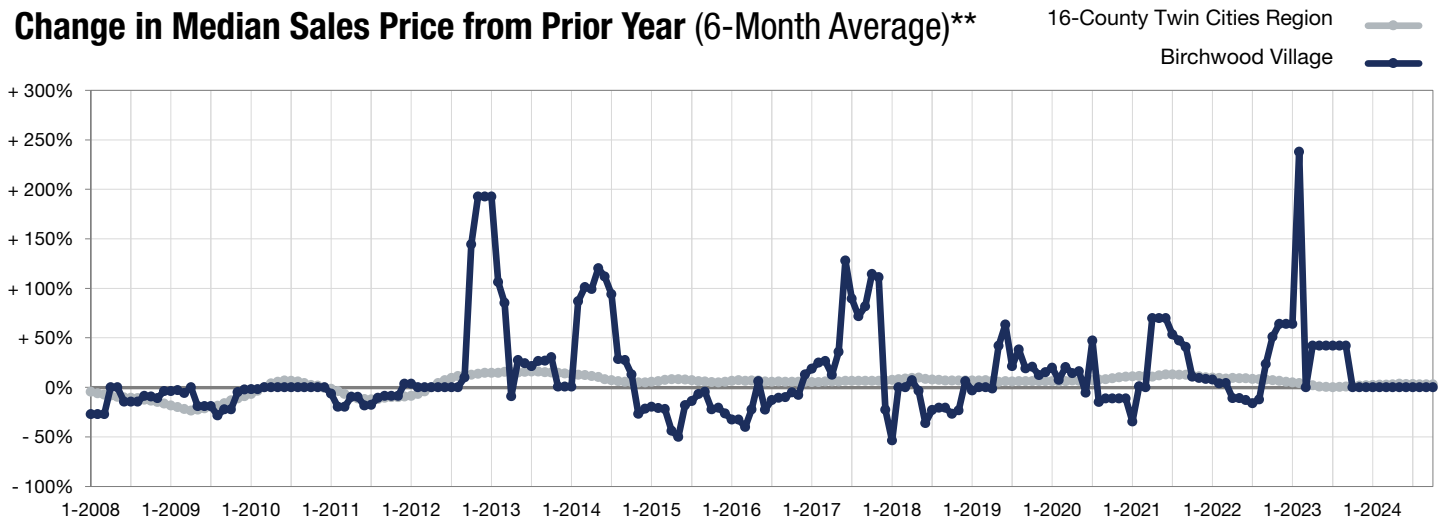
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Change in New Listings	Change in Closed Sales	Change in Median Sales Price

	October			Rolling 12 Months		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	0	0	--	3	5	+ 66.7%
Closed Sales	0	1	--	1	5	+ 400.0%
Median Sales Price*	\$0	\$395,000	--	\$485,000	\$525,000	+ 8.2%
Average Sales Price*	\$0	\$395,000	--	\$485,000	\$512,000	+ 5.6%
Price Per Square Foot*	\$0	\$286	--	\$175	\$212	+ 21.4%
Percent of Original List Price Received*	0.0%	86.8%	--	107.8%	95.3%	-11.6%
Days on Market Until Sale	0	124	--	3	52	+ 1,633.3%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

\* 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.