

Market Overview



Key Metrics	DSF Historical Sparkbars	April 2020	April 2021	Percent Change	YTD 2019	YTD 2020	Percent Change
New Listings		1,250	1,657	32.6%	5,033	5,213	3.6%
Pending		739	1,180	59.7%	3,364	3,977	18.2%
Sold Listings		1,080	1,307	21.0%	3,866	4,129	6.8%
Median Sales Price		360,000	425,000	18.1%	347,500	407,500	17.3%
Average Sales Price		395,554	480,073	21.4%	387,157	459,285	18.6%
Pct. Of List Price Received		101.9	104.2	2.3%	100.6	102.9	2.3%
Days on Market		17	8	-52.9%	25	12	-52.0%
Active Listings		1,140	416	-63.5%	3,583	1,399	-61.0%

Market Overview

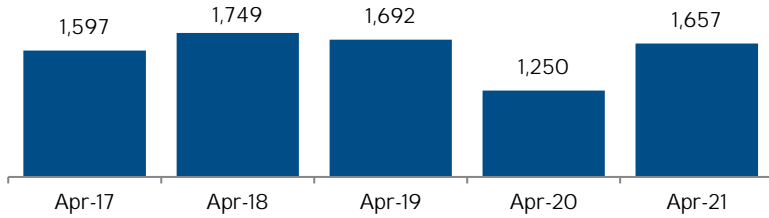


Key Metrics	ASF Historical Sparkbars	April 2020	April 2021	Percent Change	YTD 2019	YTD 2020	Percent Change
New Listings		171	204	19.3%	756	758	0.3%
Pending		108	176	63.0%	549	595	8.4%
Sold Listings		160	197	23.1%	575	680	18.3%
Median Sales Price		251,750	300,000	19.2%	243,500	297,525	22.2%
Average Sales Price		266,479	321,131	20.5%	257,062	303,557	18.1%
Pct. Of List Price Received		100.7	104.1	3.4%	100.3	102.7	2.4%
Days on Market		14	9	-35.7%	17	9	-50.7%
Active Listings		149	62	-58.4%	438	234	-46.6%

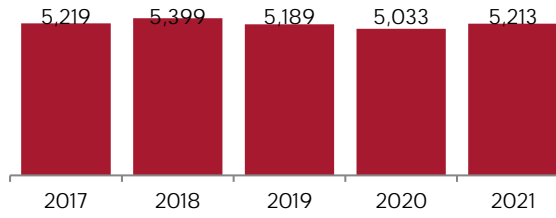
Market Overview



April - DSF

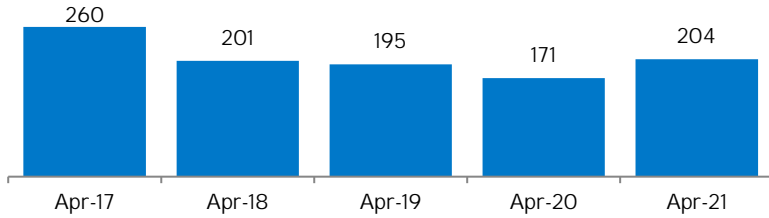


Year to Date

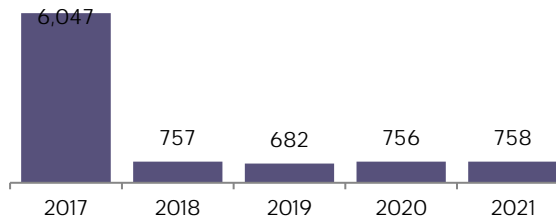


	New Listings	Percent Change
04/2017	1,597	
04/2018	1,749	9.52%
04/2019	1,692	-3.26%
04/2020	1,250	-26.12%
04/2021	1,657	32.56%

April - ASF

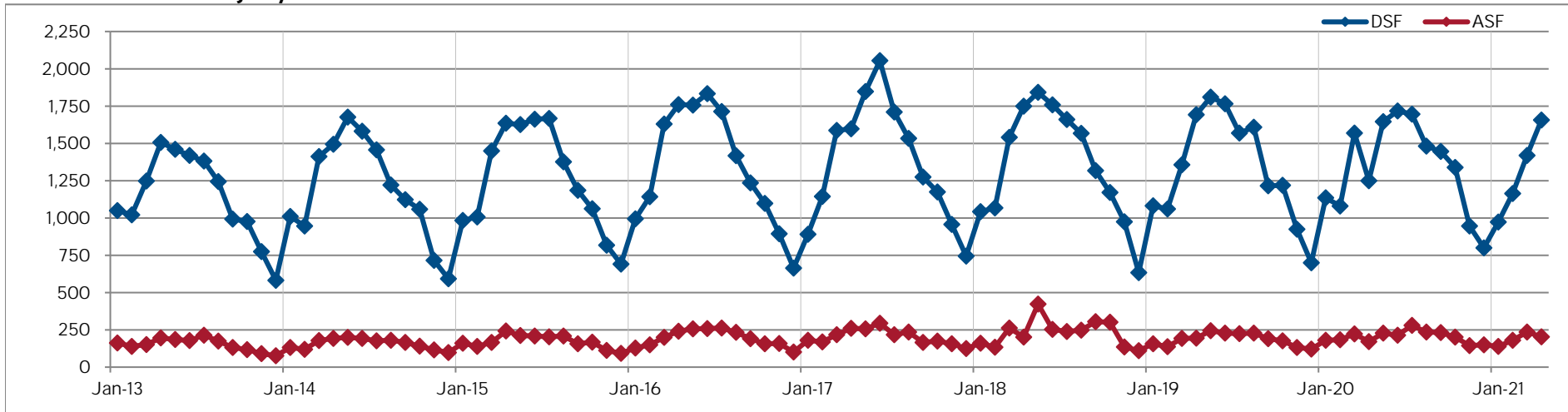


Year to Date



	New Listings	Percent Change
04/2017	260	
04/2018	201	-22.69%
04/2019	195	-2.99%
04/2020	171	-12.31%
04/2021	204	19.30%

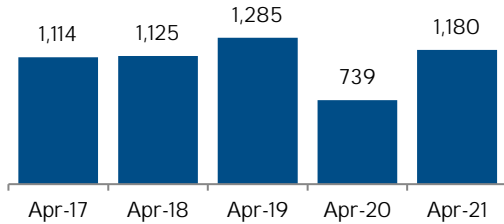
Historical New Listings by Month



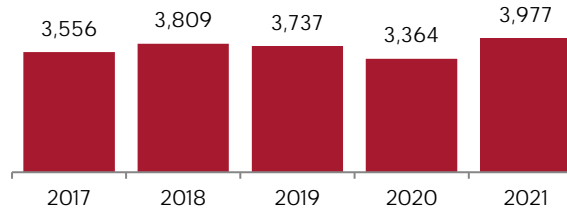
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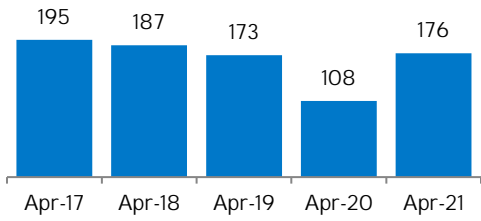


Year to Date

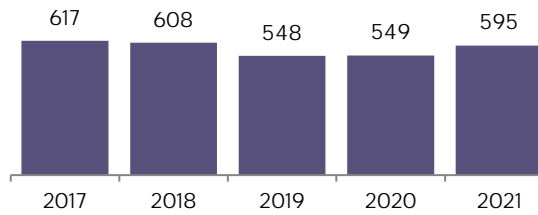


	Pending	Percent Change
04/2017	1,114	
04/2018	1,125	0.99%
04/2019	1,285	14.22%
04/2020	739	-42.49%
04/2021	1,180	59.68%

April - ASF

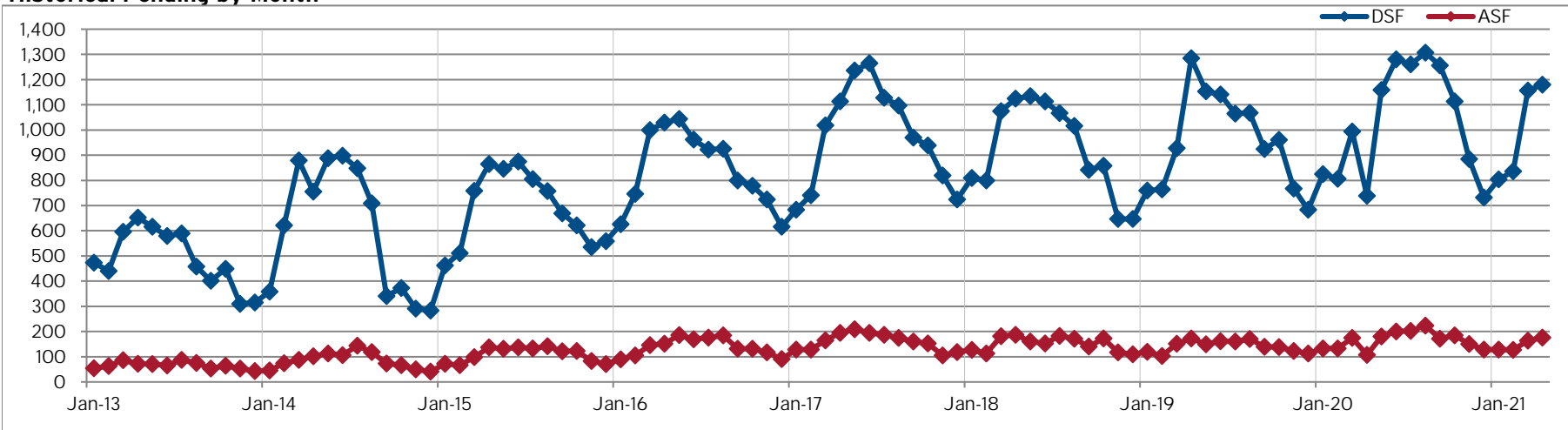


Year to Date



	Pending	Percent Change
04/2017	195	
04/2018	187	-4.10%
04/2019	173	-7.49%
04/2020	108	-37.57%
04/2021	176	62.96%

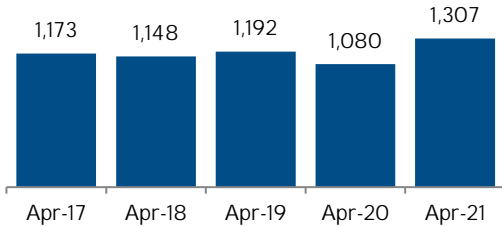
Historical Pending by Month



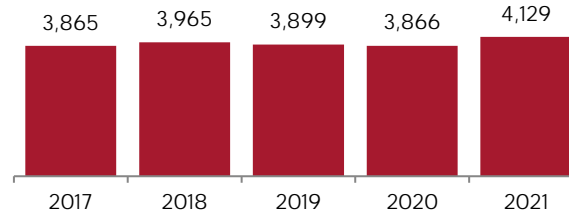
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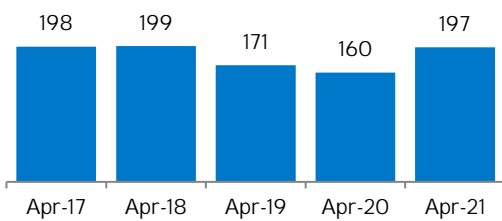


Year to Date

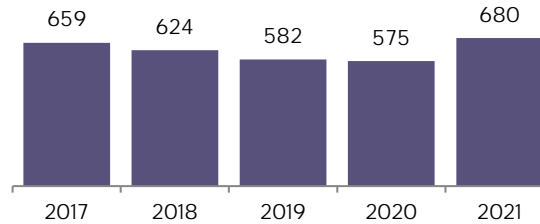


	Sold Listings	Percent Change
04/2017	1,173	
04/2018	1,148	-2.13%
04/2019	1,192	3.83%
04/2020	1,080	-9.40%
04/2021	1,307	21.02%

April - ASF

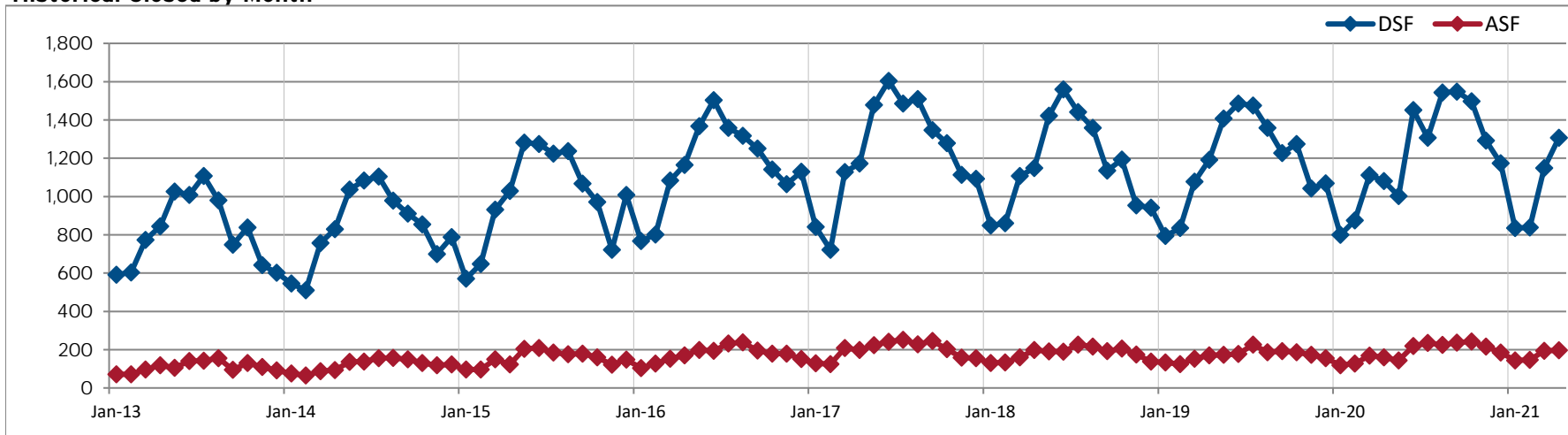


Year to Date



	Sold Listings	Percent Change
04/2017	198	
04/2018	199	0.51%
04/2019	171	-14.07%
04/2020	160	-6.43%
04/2021	197	23.13%

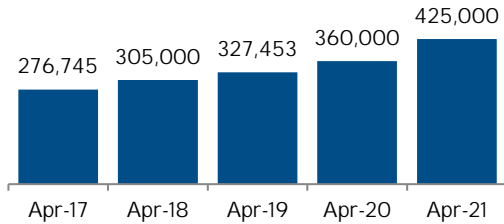
Historical Closed by Month



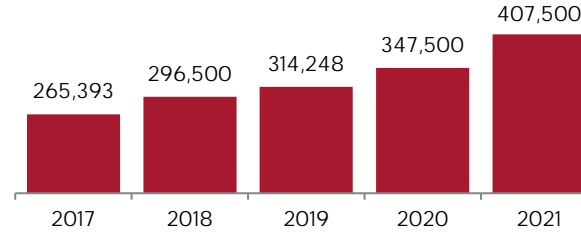
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April - DSF

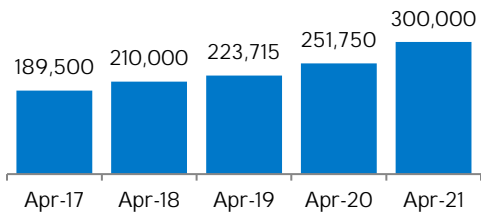


Year to Date - Median

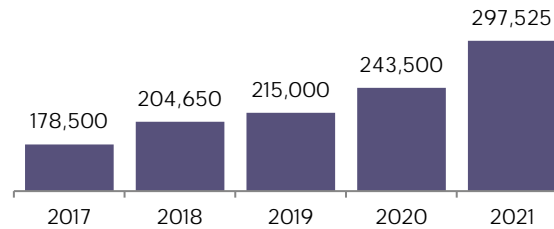


	Median Sales Price	Percent Change
04/2017	276,745	
04/2018	305,000	10.21%
04/2019	327,453	7.36%
04/2020	360,000	9.94%
04/2021	425,000	18.06%

April - ASF

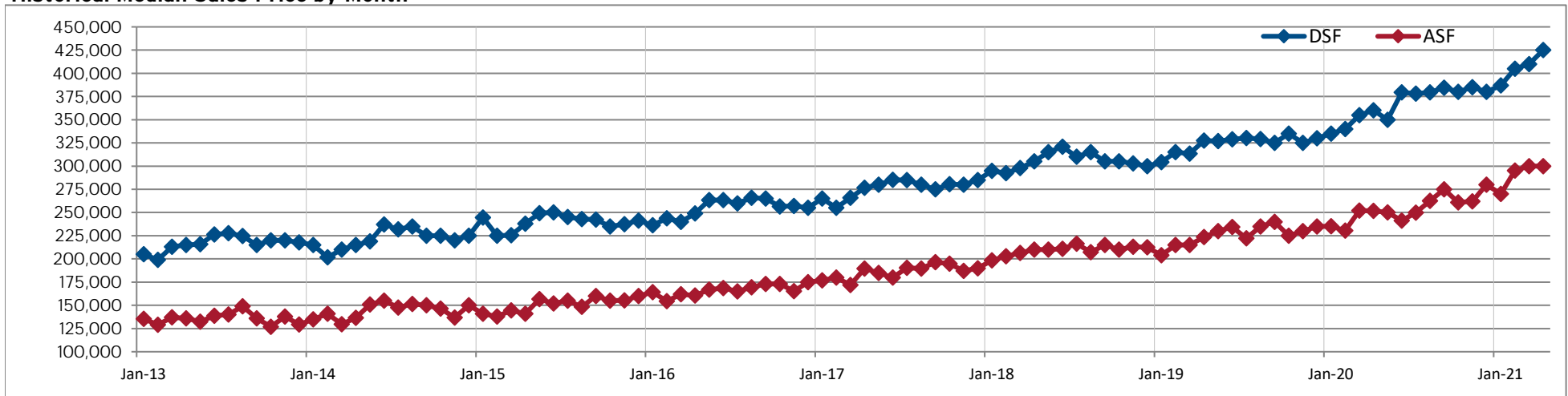


Year to Date - Median



	Median Sales Price	Percent Change
04/2017	189,500	
04/2018	210,000	10.82%
04/2019	223,715	6.53%
04/2020	251,750	12.53%
04/2021	300,000	19.17%

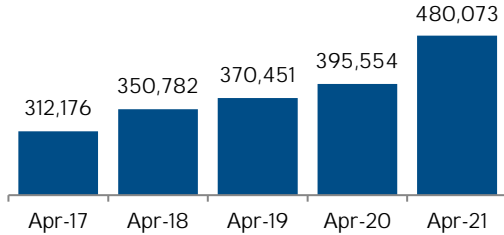
Historical Median Sales Price by Month



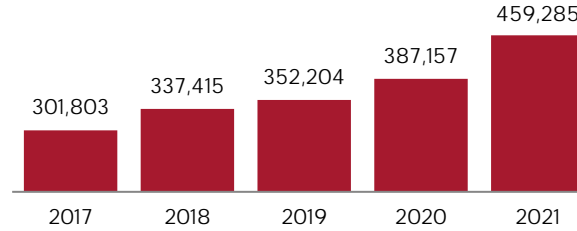
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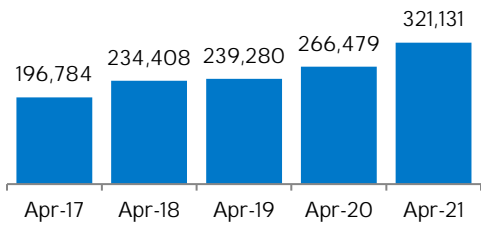


Year to Date - Average

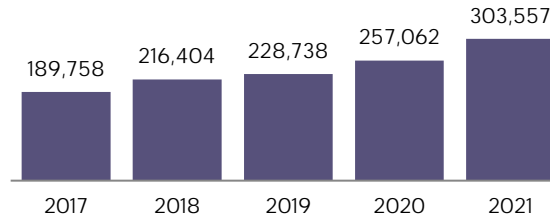


	Average Sales Price	Percent Change
04/2017	312,176	
04/2018	350,782	12.37%
04/2019	370,451	5.61%
04/2020	395,554	6.78%
04/2021	480,073	21.37%

April - ASF

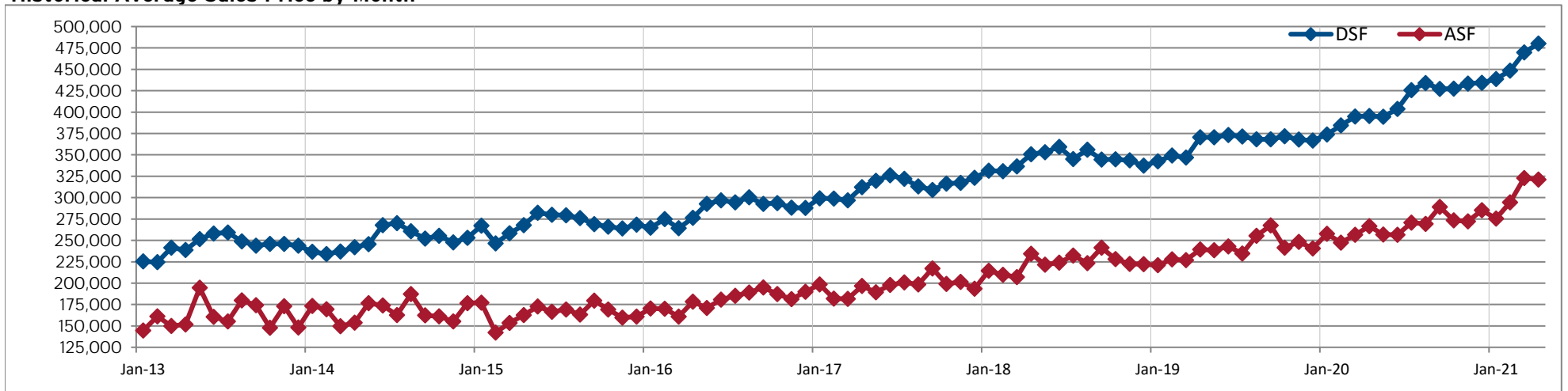


Year to Date - Average



	Average Sales Price	Percent Change
04/2017	196,784	
04/2018	234,408	19.12%
04/2019	239,280	2.08%
04/2020	266,479	11.37%
04/2021	321,131	20.51%

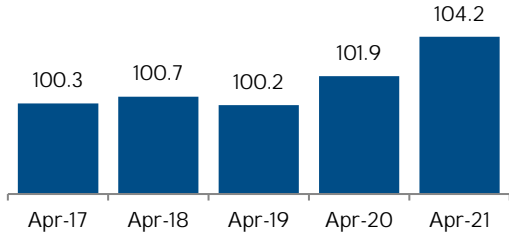
Historical Average Sales Price by Month



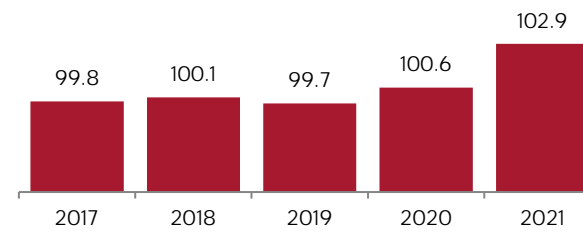
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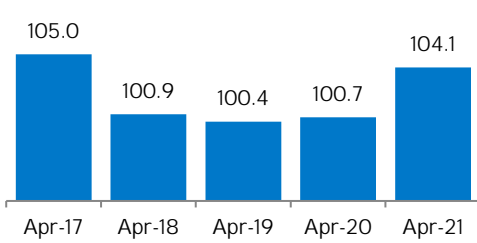


Year to Date - Average

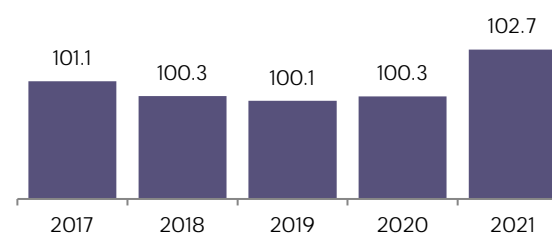


	Pct of List Recvd	Percent Change
04/2017	100.3	
04/2018	100.7	0.40%
04/2019	100.2	-0.50%
04/2020	101.9	1.70%
04/2021	104.2	2.26%

April - ASF

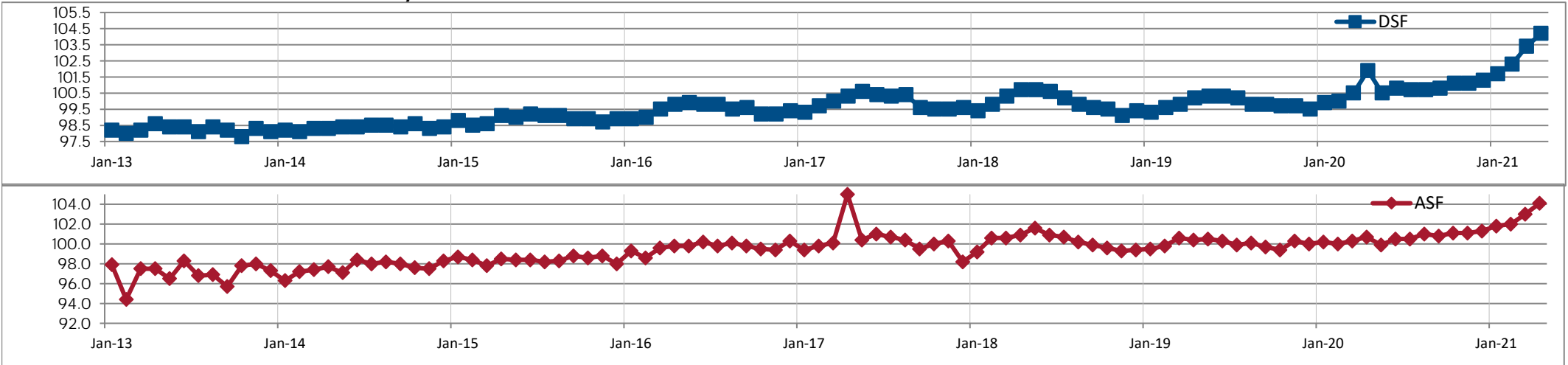


Year to Date - Average



	Pct of List Recvd	Percent Change
04/2017	105.0	
04/2018	100.9	-3.90%
04/2019	100.4	-0.50%
04/2020	100.7	0.30%
04/2021	104.1	3.38%

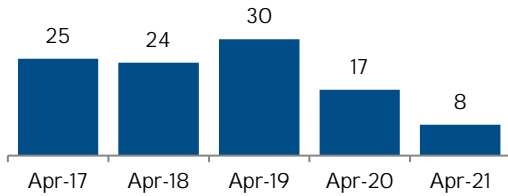
Historical Percent of List Price Received by Month



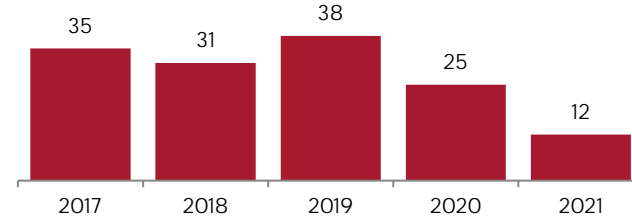
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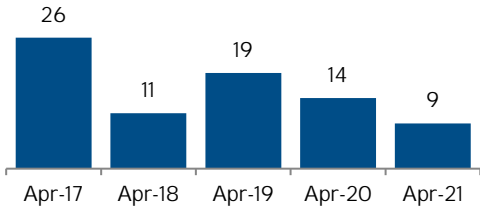


Year to Date - Average

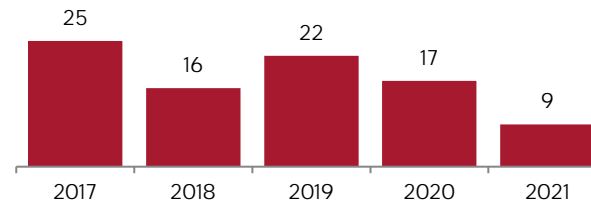


	DOM	Percent Change
04/2017	25	
04/2018	24	-4.00%
04/2019	30	25.00%
04/2020	17	-43.33%
04/2021	8	-52.94%

April - ASF

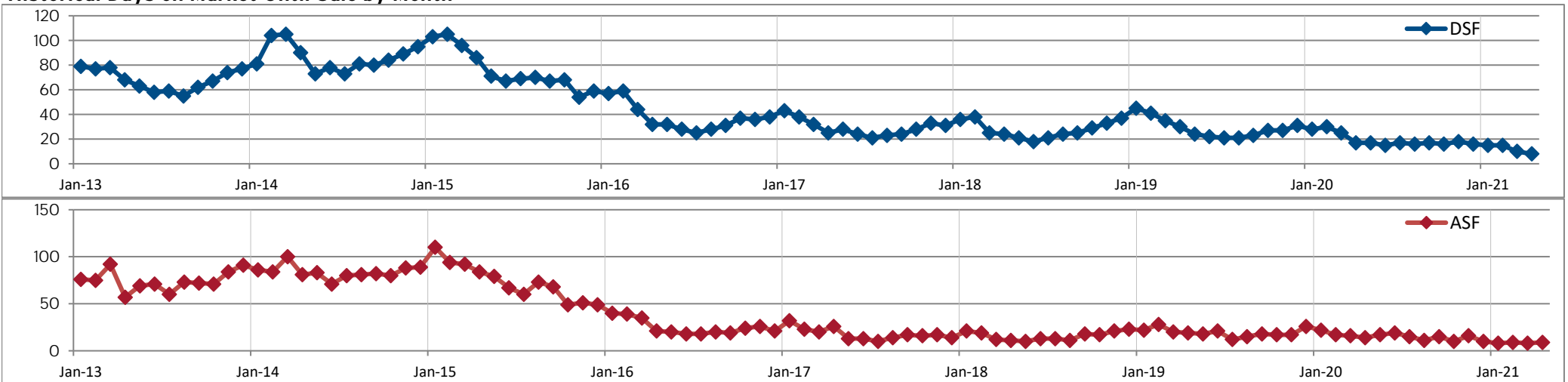


Year to Date - Average



	DOM	Percent Change
04/2017	26	
04/2018	11	-57.69%
04/2019	19	72.73%
04/2020	14	-26.32%
04/2021	9	-35.71%

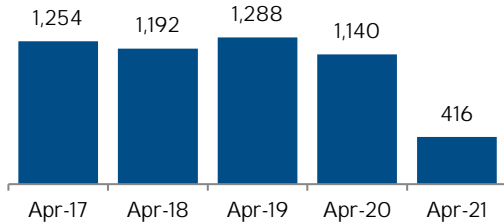
Historical Days on Market Until Sale by Month



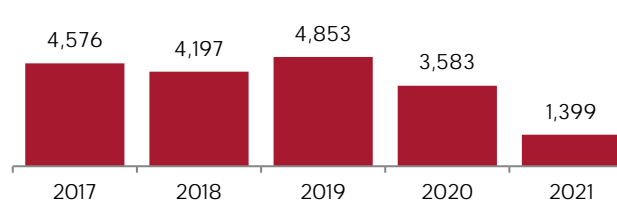
Market Overview



April - DSF

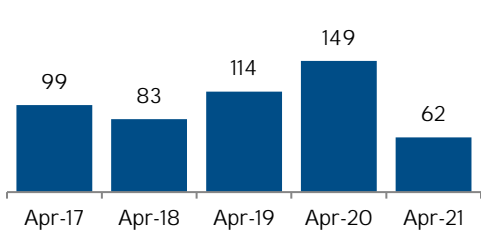


Year to Date

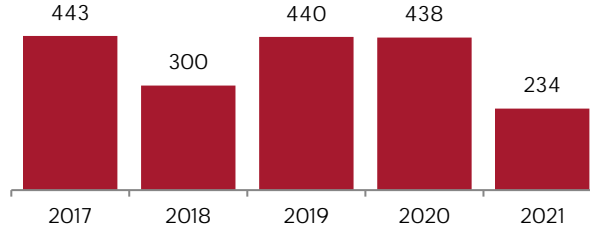


	Active Listings	Percent Change
04/2017	1,254	
04/2018	1,192	-4.94%
04/2019	1,288	8.05%
04/2020	1,140	-11.49%
04/2021	416	-63.51%

April - ASF

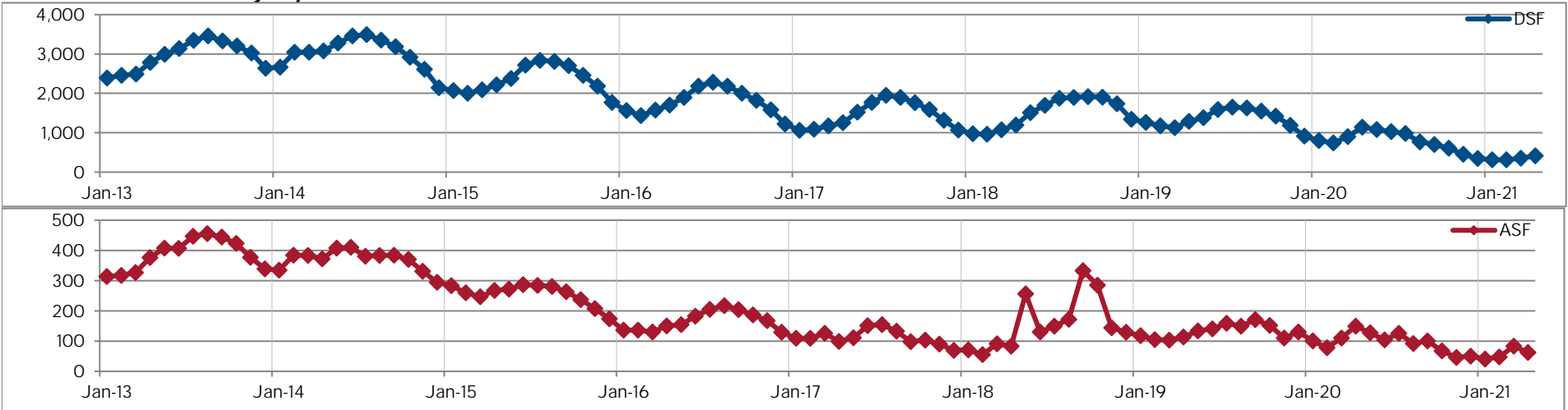


Year to Date



	Active Listings	Percent Change
04/2017	99	
04/2018	83	-16.16%
04/2019	114	37.35%
04/2020	149	30.70%
04/2021	62	-58.39%

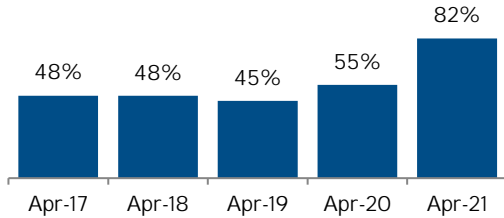
Historical Active Listings by Month



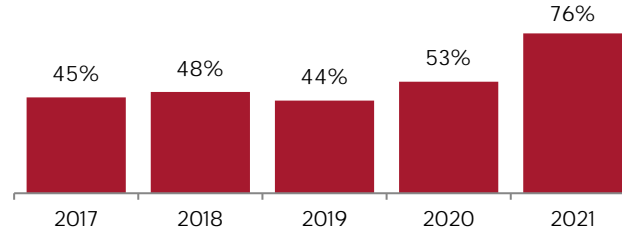
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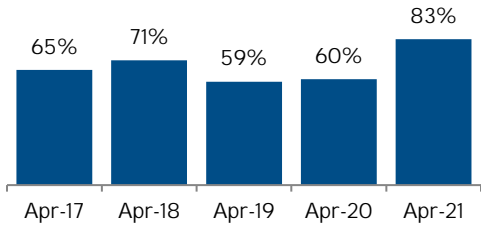


Year to Date - Average

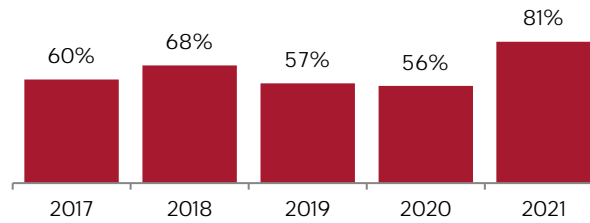


	Sales as a % of Active Listings	Percent Change
04/2017	48%	
04/2018	48%	-0.32%
04/2019	45%	-5.96%
04/2020	55%	20.71%
04/2021	82%	49.68%

April - ASF

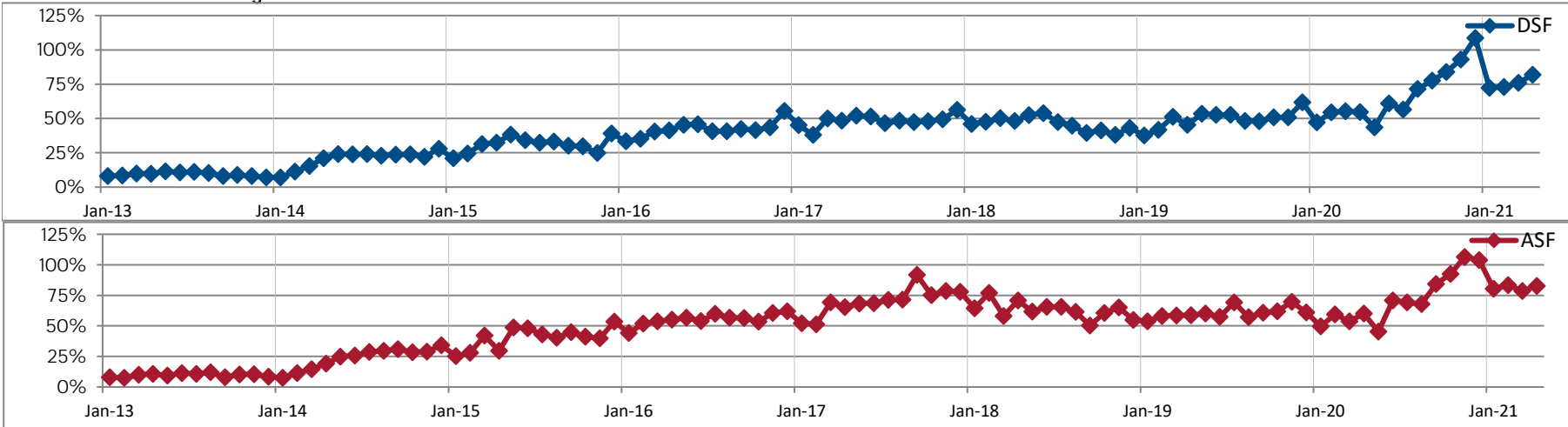


Year to Date - Average



	Sales as a % of Active Listings	Percent Change
04/2017	65%	
04/2018	71%	8.37%
04/2019	59%	-17.02%
04/2020	60%	2.36%
04/2021	83%	37.61%

Sales as a % of Active Listings*

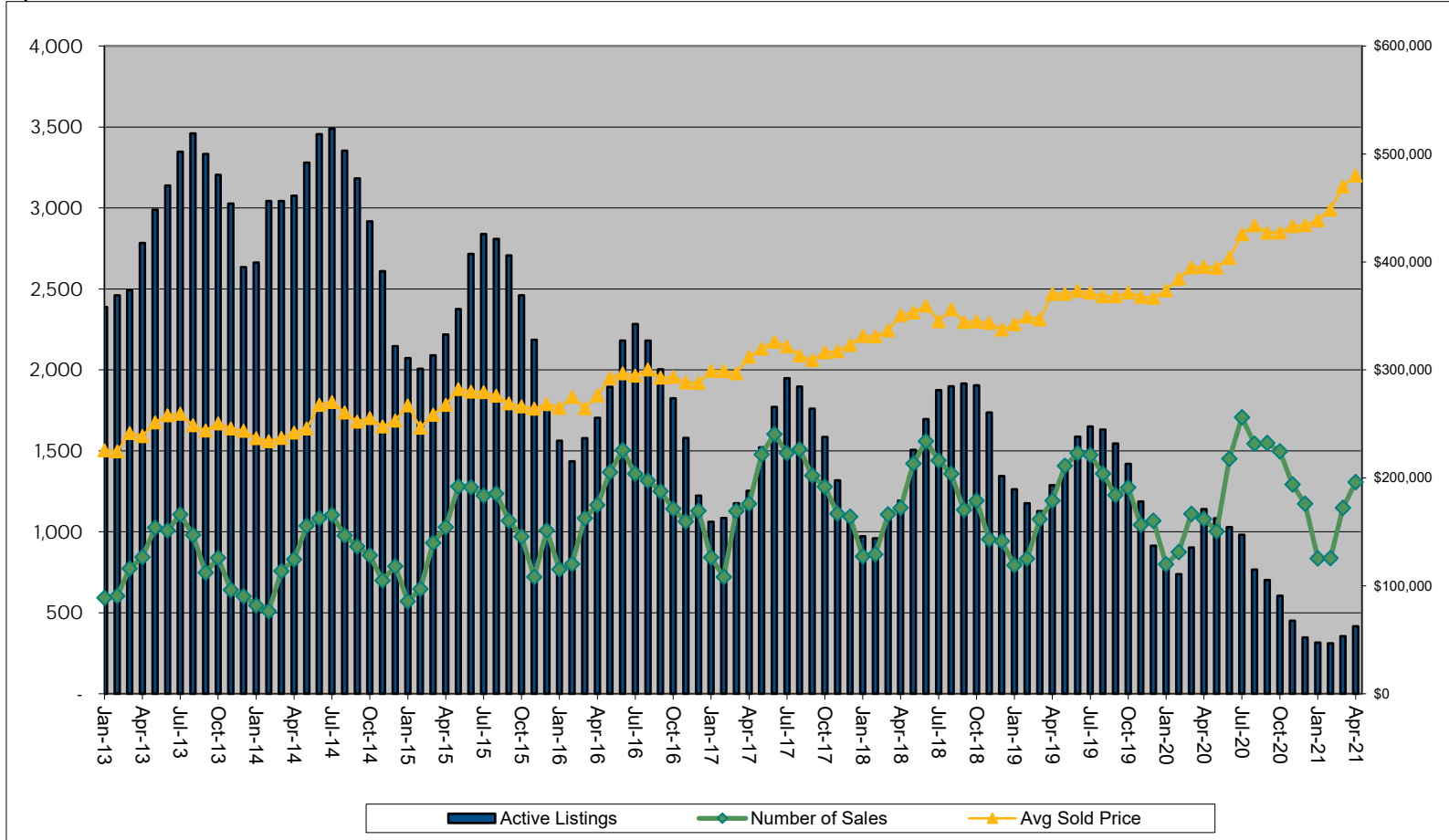


*Actives + Pending + Expired + Withdrawn

Market Overview



April 2021 - DSF



Market Overview



Freddie Mac Interest Rates

