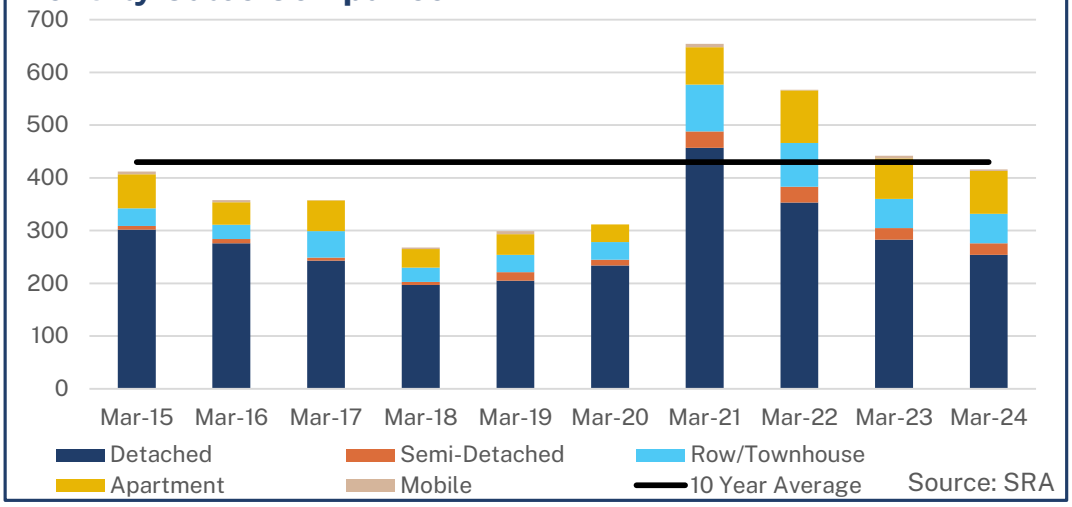
CENSUS DIVISION 11 - MARCH 2024

Monthly Sales Comparison



SALES

426

6.4% Y/Y | 9.2% YTD

VS. 10-YEAR AVERAGE

0.9% | 8.8% YTD

NEW LISTINGS

651

3.7% Y/Y | 5.0% YTD

VS. 10-YEAR AVERAGE

30.3% | 32.3% YTD

TOTAL RESIDENTIAL AVERAGE PRICE

$ 398,171 | **5.0%** Y/Y

Monthly trend*

INVENTORY

1,023

20.1% Y/Y

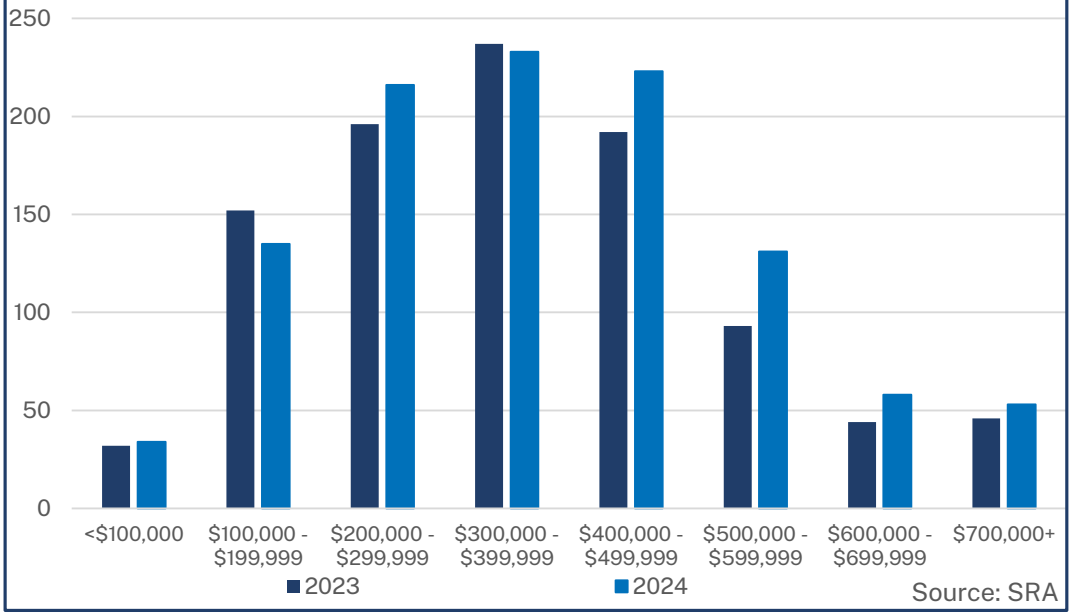
Monthly trend*

VS. 10-YEAR AVERAGE

49.9% | 48.5% YTD

Residential Sales by Price Range

YTD-MAR



MONTHS OF SUPPLY

2.40

14.6% Y/Y

Monthly trend*

VS. 10-YEAR AVERAGE

54.3% | 55.5% YTD

CENSUS DIVISION 11 - MARCH 2024

March 2024

	Sales		New Listings		Inventory		Months of Supply		DOM	Avg Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Actual	Actual	Y/Y%
Detached	254	-10%	388	-12%	627	-19%	2.47	-10%	50	$462,110	7%
Semi-Detached	22	0%	34	127%	54	8%	2.45	8%	67	$403,282	2%
Row/Townhouse	56	2%	80	-2%	111	-30%	1.98	-31%	29	$311,046	2%
Apartment	81	5%	115	-1%	157	-31%	1.94	-34%	42	$245,965	19%
Acreage	6	-40%	26	160%	61	30%	10.17	116%	69	$687,000	-7%
Mobile	3	-40%	4	-43%	7	-50%	2.33	-17%	56	$61,333	-71%
Mutli-Family	4	33%	4	-20%	6	-45%	1.50	-59%	81	$431,250	17%
Total Residential	426	-6%	651	-4%	1,023	-20%	2.40	-15%	47	$398,171	5%

10-Year Averages

	Sales		New Listings		Inventory		Months of Supply		DOM	Avg Price	
	Avg	%Diff	Avg	%Diff	Avg	%Diff	Avg	%Diff	Avg	Avg	%Diff
Total Residential	430	-1%	934	-30%	2,041	-50%	5.26	-54%	51	$349,712	14%

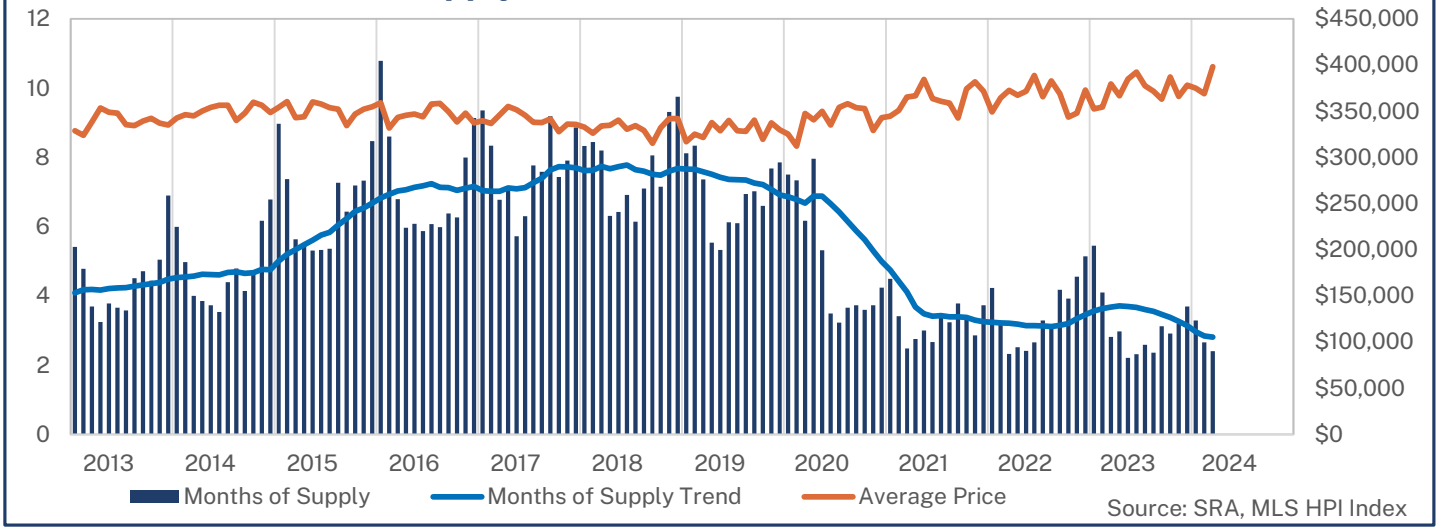
Year-to-Date March 2024

	Sales		New Listings		Inventory		Months of Supply		DOM	Avg Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Actual	Actual	Y/Y%
Detached	655	9%	964	-7%	608	-18%	2.78	-25%	50	$434,053	4%
Semi-Detached	60	28%	75	1%	56	1%	2.80	-21%	57	$419,836	11%
Row/Townhouse	149	20%	204	-6%	103	-34%	2.07	-45%	36	$306,698	5%
Apartment	189	6%	287	0%	154	-32%	2.44	-36%	41	$235,853	16%
Acreage	16	-33%	48	26%	52	-1%	9.75	49%	58	$623,130	-12%
Mobile	6	0%	8	-43%	6	-54%	3.17	-54%	49	$57,250	-68%
Mutli-Family	8	-38%	10	-38%	6	-55%	2.13	-27%	80	$458,196	18%
Total Residential	1,083	9%	1,596	-5%	984	-22%	2.73	-29%	47	$382,039	5%

10-Year Averages

	Sales		New Listings		Inventory		Months of Supply		DOM	Avg Price	
	Avg	%Diff	Avg	%Diff	Avg	%Diff	Avg	%Diff	Avg	Avg	%Diff
Total Residential	995	9%	2,358	-32%	1,911	-48%	6.13	-56%	55	$344,844	11%

Residential Months of Supply and Price



TOTAL RESIDENTIAL

CENSUS DIVISION 11														
	Sales	Y/Y%	New Listings	Y/Y%	S/NL Ratio	Inventory	Y/Y%	Months of Supply	DOM	SP/LP	Median Price	Y/Y%	Average Price	Y/Y%
Jan-13	273	-1%	757	19%	0.36	1,477	7%	5.41	51	98.0%	320,000	4.9%	328,643	4.0%
Feb-13	317	-19%	622	-9%	0.51	1,515	6%	4.78	44	98.5%	306,500	0.5%	323,931	6.1%
Mar-13	436	1%	800	-5%	0.55	1,611	3%	3.69	41	98.3%	320,000	3.1%	338,368	2.2%
Apr-13	527	8%	958	7%	0.55	1,712	3%	3.25	37	98.1%	333,000	-0.2%	353,405	5.0%
May-13	525	-5%	1,160	17%	0.45	1,987	9%	3.78	36	98.3%	334,000	6.1%	348,887	4.6%
Jun-13	554	7%	974	12%	0.57	2,027	13%	3.66	41	98.2%	326,400	3.7%	347,969	5.7%
Jul-13	573	12%	974	17%	0.59	2,052	14%	3.58	40	98.0%	321,900	2.2%	335,348	0.7%
Aug-13	465	3%	967	22%	0.48	2,099	17%	4.51	44	97.8%	331,900	3.1%	334,429	1.3%
Sep-13	441	10%	941	31%	0.47	2,077	20%	4.71	43	97.7%	323,000	4.5%	339,481	5.7%
Oct-13	453	10%	902	25%	0.50	2,011	24%	4.44	49	97.5%	327,000	3.2%	342,154	3.8%
Nov-13	369	13%	629	13%	0.59	1,861	23%	5.04	56	97.3%	317,500	-2.5%	337,169	0.2%
Dec-13	233	6%	414	27%	0.56	1,608	27%	6.90	52	97.8%	325,000	3.2%	335,018	0.6%
2013	**5,166**	**4%**	**10,098**	**14%**	**0.51**	**1,836**	**14%**	**4.27**	**44**	**98.0%**	**325,000**	**3.2%**	**340,102**	**3.5%**
Jan-14	288	5%	814	8%	0.35	1,725	17%	5.99	57	97.7%	322,000	0.6%	342,517	4.2%
Feb-14	358	13%	744	20%	0.48	1,781	18%	4.97	45	97.8%	330,000	7.7%	346,226	6.9%
Mar-14	481	10%	976	22%	0.49	1,923	19%	4.00	48	98.1%	338,000	5.6%	345,040	2.0%
Apr-14	547	4%	1,128	18%	0.48	2,109	23%	3.86	42	98.1%	339,900	2.1%	350,208	-0.9%
May-14	607	16%	1,194	3%	0.51	2,263	14%	3.73	40	97.8%	337,000	0.9%	354,256	1.5%
Jun-14	644	16%	1,157	19%	0.56	2,279	12%	3.54	38	97.8%	345,500	5.9%	356,425	2.4%
Jul-14	533	-7%	1,174	21%	0.45	2,344	14%	4.40	41	97.7%	343,000	6.6%	356,564	6.3%
Aug-14	490	5%	989	2%	0.50	2,348	12%	4.79	45	97.7%	324,900	-2.1%	339,973	1.7%
Sep-14	548	24%	1,115	18%	0.49	2,270	9%	4.14	44	97.7%	335,000	3.7%	347,961	2.5%
Oct-14	468	3%	978	8%	0.48	2,191	9%	4.68	47	97.6%	335,000	2.4%	359,622	5.1%
Nov-14	349	-5%	750	19%	0.47	2,152	16%	6.17	42	97.6%	343,500	8.2%	356,289	5.7%
Dec-14	261	12%	437	6%	0.60	1,771	10%	6.79	51	97.3%	336,900	3.7%	348,398	4.0%
2014	**5,574**	**8%**	**11,456**	**13%**	**0.49**	**2,096**	**14%**	**4.51**	**44**	**97.8%**	**337,000**	**3.7%**	**350,842**	**3.2%**
Jan-15	227	-21%	920	13%	0.25	2,037	18%	8.97	57	97.9%	330,000	2.5%	354,208	3.4%
Feb-15	289	-19%	816	10%	0.35	2,130	20%	7.37	65	97.8%	336,000	1.8%	360,263	4.1%
Mar-15	430	-11%	1,117	14%	0.38	2,423	26%	5.63	51	98.0%	331,180	-2.0%	342,797	-0.7%
Apr-15	484	-12%	1,216	8%	0.40	2,663	26%	5.50	47	97.8%	335,000	-1.4%	343,872	-1.8%
May-15	532	-12%	1,272	7%	0.42	2,824	25%	5.31	50	97.9%	343,950	2.1%	359,923	1.6%
Jun-15	548	-15%	1,299	12%	0.42	2,920	28%	5.33	45	97.8%	349,900	1.3%	357,846	0.4%
Jul-15	538	1%	1,169	0%	0.46	2,884	23%	5.36	50	97.4%	337,950	-1.5%	353,693	-0.8%
Aug-15	391	-20%	1,050	6%	0.37	2,841	21%	7.27	52	97.2%	345,000	6.2%	352,074	3.6%
Sep-15	434	-21%	1,177	6%	0.37	2,790	23%	6.43	48	97.1%	329,950	-1.5%	334,453	-3.9%
Oct-15	369	-21%	940	-4%	0.39	2,652	21%	7.19	53	97.3%	339,900	1.5%	346,786	-3.6%
Nov-15	336	-4%	789	5%	0.43	2,462	14%	7.33	55	97.3%	342,500	-0.3%	352,121	-1.2%
Dec-15	241	-8%	513	17%	0.47	2,041	15%	8.47	59	96.9%	340,000	0.9%	354,754	1.8%
2015	**4,819**	**-14%**	**12,278**	**7%**	**0.39**	**2,556**	**22%**	**6.36**	**52**	**97.6%**	**339,000**	**0.6%**	**350,863**	**0.0%**
Jan-16	204	-10%	847	-8%	0.24	2,200	8%	10.78	52	96.8%	346,750	5.1%	358,916	1.3%
Feb-16	281	-3%	919	13%	0.31	2,417	13%	8.60	58	96.8%	325,000	-3.3%	331,747	-7.9%
Mar-16	376	-13%	1,046	-6%	0.36	2,554	5%	6.79	49	97.1%	331,950	0.2%	343,237	0.1%
Apr-16	455	-6%	1,208	-1%	0.38	2,715	2%	5.97	49	97.4%	335,000	0.0%	345,736	0.5%
May-16	470	-12%	1,212	-5%	0.39	2,859	1%	6.08	45	97.1%	327,300	-4.8%	346,981	-3.6%
Jun-16	487	-11%	1,148	-12%	0.42	2,859	-2%	5.87	50	97.5%	333,750	-4.6%	343,933	-3.9%
Jul-16	451	-16%	966	-17%	0.47	2,739	-5%	6.07	51	97.1%	339,900	0.6%	357,882	1.2%
Aug-16	456	17%	1,062	1%	0.43	2,729	-4%	5.98	52	97.0%	335,450	-2.8%	358,475	1.8%
Sep-16	403	-7%	983	-16%	0.41	2,572	-8%	6.38	53	97.3%	340,000	3.0%	349,374	4.5%
Oct-16	387	5%	904	-4%	0.43	2,425	-9%	6.27	54	96.9%	320,000	-5.9%	338,343	-2.4%
Nov-16	290	-14%	801	2%	0.36	2,319	-6%	8.00	52	96.8%	332,625	-2.9%	347,717	-1.3%
Dec-16	218	-10%	489	-5%	0.45	1,991	-2%	9.13	53	96.8%	331,950	-2.4%	337,200	-4.9%
2016	**4,478**	**-7%**	**11,585**	**-6%**	**0.39**	**2,532**	**-1%**	**6.78**	**51**	**97.1%**	**332,825**	**-1.8%**	**347,105**	**-1.1%**
Jan-17	231	13%	907	7%	0.25	2,162	-2%	9.36	56	96.8%	325,000	-6.3%	339,721	-5.3%
Feb-17	273	-3%	789	-14%	0.35	2,277	-6%	8.34	54	96.8%	320,000	-1.5%	336,550	1.4%
Mar-17	371	-1%	1,048	0%	0.35	2,515	-2%	6.78	48	97.0%	327,500	-1.3%	345,901	0.8%
Apr-17	380	-16%	1,078	-11%	0.35	2,723	0%	7.17	50	96.9%	334,950	0.0%	355,139	2.7%
May-17	511	9%	1,320	9%	0.39	2,922	2%	5.72	49	97.0%	340,000	3.9%	351,423	1.3%
Jun-17	475	-2%	1,200	5%	0.40	2,994	5%	6.30	48	97.0%	328,000	-1.7%	345,586	0.5%
Jul-17	388	-14%	1,001	4%	0.39	3,013	10%	7.77	51	96.4%	325,000	-4.4%	337,855	-5.6%
Aug-17	395	-13%	1,032	-3%	0.38	2,995	10%	7.58	56	97.1%	331,000	-1.3%	337,632	-5.8%
Sep-17	312	-23%	941	-4%	0.33	2,868	12%	9.19	55	96.5%	320,000	-5.9%	341,783	-2.2%
Oct-17	359	-7%	894	-1%	0.40	2,670	10%	7.44	56	96.7%	327,500	2.3%	327,838	-3.1%
Nov-17	317	9%	724	-10%	0.44	2,506	8%	7.91	56	96.4%	320,000	-3.8%	336,129	-3.3%
Dec-17	236	8%	405	-17%	0.58	2,091	5%	8.86	63	96.2%	318,750	-4.0%	335,651	-0.5%
2017	**4,248**	**-5%**	**11,339**	**-2%**	**0.37**	**2,645**	**4%**	**7.47**	**53**	**96.8%**	**327,500**	**-1.6%**	**341,788**	**-1.5%**
Jan-18	253	10%	778	-14%	0.33	2,107	-3%	8.33	74	96.5%	324,900	0.0%	332,778	-2.0%
Feb-18	258	-5%	655	-17%	0.39	2,178	-4%	8.44	61	96.5%	312,000	-2.5%	326,215	-3.1%
Mar-18	287	-23%	869	-17%	0.33	2,352	-6%	8.20	66	96.6%	320,000	-2.3%	334,205	-3.4%
Apr-18	401	6%	1,032	-4%	0.39	2,529	-7%	6.31	56	96.8%	315,000	-6.0%	334,852	-5.7%
May-18	438	-14%	1,201	-9%	0.36	2,813	-4%	6.42	50	96.7%	320,000	-5.9%	340,212	-3.2%
Jun-18	424	-11%	1,076	-10%	0.39	2,932	-2%	6.92	51	96.7%	320,000	-2.4%	330,567	-4.3%
Jul-18	467	20%	915	-9%	0.51	2,868	-5%	6.14	51	96.9%	324,000	-0.3%	334,364	-1.0%
Aug-18	399	1%	945	-8%	0.42	2,832	-5%	7.10	56	96.6%	320,000	-3.3%	329,171	-2.5%
Sep-18	336	8%	784	-17%	0.43	2,706	-6%	8.05	64	96.6%	310,000	-3.1%	315,248	-7.8%
Oct-18	348	-3%	753	-16%	0.46	2,488	-7%	7.15	63	96.1%	315,950	-3.5%	332,026	1.3%
Nov-18	252	-21%	652	-10%	0.39	2,346	-6%	9.31	60	96.2%	323,500	1.1%	341,872	1.7%
Dec-18	199	-16%	376	-7%	0.53	1,941	-7%	9.75	60	95.7%	325,000	2.0%	342,049	1.9%
2018	**4,062**	**-4%**	**10,036**	**-11%**	**0.40**	**2,508**	**-5%**	**7.41**	**58**	**96.6%**	**320,000**	**-2.3%**	**332,570**	**-2.7%**

TOTAL RESIDENTIAL

CENSUS DIVISION 11														
	Sales	Y/Y%	New Listings	Y/Y%	S/NL Ratio	Inventory	Y/Y%	Months of Supply	DOM	SP/LP	Median Price	Y/Y%	Average Price	Y/Y%
Jan-19	245	-3%	689	-11%	0.36	1,988	-6%	8.11	70	95.6%	290,000	-10.7%	316,885	-4.8%
Feb-19	246	-5%	610	-7%	0.40	2,052	-6%	8.34	61	96.8%	308,850	-1.0%	325,153	-0.3%
Mar-19	309	8%	899	3%	0.34	2,274	-3%	7.36	61	96.7%	317,500	-0.8%	321,402	-3.8%
Apr-19	447	11%	1,021	-1%	0.44	2,477	-2%	5.54	59	96.9%	326,000	3.5%	337,612	0.8%
May-19	502	15%	1,130	-6%	0.44	2,673	-5%	5.32	51	97.2%	324,250	1.3%	328,711	-3.4%
Jun-19	447	5%	1,005	-7%	0.44	2,738	-7%	6.13	51	96.6%	319,800	-0.1%	339,820	2.8%
Jul-19	445	-5%	932	2%	0.48	2,713	-5%	6.10	56	96.7%	317,000	-2.2%	328,932	-1.6%
Aug-19	389	-3%	881	-7%	0.44	2,699	-5%	6.94	62	96.6%	310,000	-3.1%	328,073	-0.3%
Sep-19	372	11%	877	12%	0.42	2,611	-4%	7.02	60	96.5%	323,450	4.3%	340,251	7.9%
Oct-19	359	3%	742	-1%	0.48	2,368	-5%	6.60	57	96.8%	306,000	-3.1%	319,476	-3.8%
Nov-19	285	13%	548	-16%	0.52	2,189	-7%	7.68	61	96.7%	325,000	0.5%	337,466	-1.3%
Dec-19	235	18%	370	-2%	0.64	1,846	-5%	7.86	66	96.4%	312,500	-3.8%	329,873	-3.6%
2019	**4,281**	**5%**	**9,704**	**-3%**	**0.44**	**2,386**	**-5%**	**6.69**	**59**	**96.7%**	**316,000**	**-1.3%**	**330,231**	**-0.7%**
Jan-20	262	7%	710	3%	0.37	1,966	-1%	7.50	67	96.6%	318,500	9.8%	325,054	2.6%
Feb-20	276	12%	607	0%	0.45	2,024	-1%	7.33	76	96.3%	315,000	2.0%	312,161	-4.0%
Mar-20	333	8%	718	-20%	0.46	2,055	-10%	6.17	57	96.9%	332,000	4.6%	347,594	8.1%
Apr-20	252	-44%	590	-42%	0.43	2,007	-19%	7.96	62	95.8%	318,750	-2.2%	340,476	0.8%
May-20	405	-19%	934	-17%	0.43	2,155	-19%	5.32	53	96.7%	326,000	0.5%	349,921	6.5%
Jun-20	618	38%	1,019	1%	0.61	2,157	-21%	3.49	48	97.2%	325,000	1.6%	334,942	-1.4%
Jul-20	659	48%	1,004	8%	0.66	2,127	-22%	3.23	50	97.4%	337,500	6.5%	354,173	7.7%
Aug-20	571	47%	949	8%	0.60	2,088	-23%	3.66	45	97.4%	337,500	8.9%	358,123	9.2%
Sep-20	553	49%	962	10%	0.57	2,062	-21%	3.73	47	97.0%	339,900	5.1%	353,684	3.9%
Oct-20	521	45%	728	-2%	0.72	1,874	-21%	3.60	46	96.9%	329,900	7.8%	352,731	10.4%
Nov-20	426	49%	502	-8%	0.85	1,589	-27%	3.73	45	97.1%	310,950	-4.3%	329,199	-2.4%
Dec-20	315	34%	421	14%	0.75	1,334	-28%	4.23	50	97.6%	330,000	5.6%	342,847	3.9%
2020	**5,191**	**21%**	**9,144**	**-6%**	**0.57**	**1,953**	**-18%**	**4.52**	**51**	**97.0%**	**329,500**	**4.3%**	**344,262**	**4.2%**
Jan-21	321	23%	662	-7%	0.48	1,441	-27%	4.49	57	97.3%	310,000	-2.7%	344,440	6.0%
Feb-21	430	56%	640	5%	0.67	1,467	-28%	3.41	46	97.7%	340,000	7.9%	350,855	12.4%
Mar-21	673	102%	1,100	53%	0.61	1,673	-19%	2.49	41	98.3%	349,900	5.4%	365,183	5.1%
Apr-21	672	167%	1,155	96%	0.58	1,854	-8%	2.76	37	98.9%	358,950	12.6%	366,646	7.7%
May-21	684	69%	1,206	29%	0.57	2,054	-5%	3.00	35	98.7%	365,000	12.0%	384,435	9.9%
Jun-21	737	19%	995	-2%	0.74	1,965	-9%	2.67	40	98.2%	343,900	5.8%	363,582	8.6%
Jul-21	581	-12%	887	-12%	0.66	1,955	-8%	3.36	44	98.2%	339,900	0.7%	360,867	1.9%
Aug-21	585	2%	909	-4%	0.64	1,893	-9%	3.24	43	98.1%	325,000	-3.7%	358,626	0.1%
Sep-21	485	-12%	789	-18%	0.61	1,832	-11%	3.78	47	97.7%	330,000	-2.9%	342,656	-3.1%
Oct-21	495	-5%	671	-8%	0.74	1,646	-12%	3.33	45	97.8%	355,000	7.6%	374,364	6.1%
Nov-21	493	16%	533	6%	0.92	1,411	-11%	2.86	49	97.9%	360,000	15.8%	381,620	15.9%
Dec-21	313	-1%	359	-15%	0.87	1,166	-13%	3.73	47	97.9%	350,000	6.1%	371,596	8.4%
2021	**6,469**	**25%**	**9,906**	**8%**	**0.65**	**1,696**	**-13%**	**3.15**	**43**	**98.1%**	**347,000**	**5.3%**	**364,803**	**6.0%**
Jan-22	283	-12%	523	-21%	0.54	1,197	-17%	4.23	52	97.7%	335,000	8.1%	349,220	1.4%
Feb-22	390	-9%	606	-5%	0.64	1,258	-14%	3.23	47	98.5%	352,000	3.5%	364,458	3.9%
Mar-22	584	-13%	887	-19%	0.66	1,359	-19%	2.33	44	98.8%	358,400	2.4%	372,424	2.0%
Apr-22	571	-15%	830	-28%	0.69	1,436	-23%	2.51	38	99.3%	349,900	-2.5%	367,187	0.1%
May-22	647	-5%	1,035	-14%	0.63	1,558	-24%	2.41	36	99.4%	350,010	-4.1%	371,452	-3.4%
Jun-22	649	-12%	1,130	14%	0.57	1,723	-12%	2.65	32	99.5%	355,000	3.2%	388,772	6.9%
Jul-22	531	-9%	862	-3%	0.62	1,748	-11%	3.29	32	98.7%	340,000	0.0%	365,591	1.3%
Aug-22	538	-8%	806	-11%	0.67	1,653	-13%	3.07	39	98.0%	361,950	11.4%	382,859	6.8%
Sep-22	390	-20%	706	-11%	0.55	1,630	-11%	4.18	41	97.5%	344,750	4.5%	368,854	7.6%
Oct-22	392	-21%	633	-6%	0.62	1,538	-7%	3.92	42	97.1%	322,250	-9.2%	343,570	-8.2%
Nov-22	316	-36%	497	-7%	0.64	1,438	2%	4.55	45	97.2%	335,000	-6.9%	347,753	-8.9%
Dec-22	231	-26%	288	-20%	0.80	1,187	2%	5.14	49	96.9%	333,900	-4.6%	373,004	0.4%
2022	**5,522**	**-15%**	**8,803**	**-11%**	**0.63**	**1,477**	**-13%**	**3.21**	**40**	**98.5%**	**347,500**	**0.1%**	**368,610**	**1.0%**
Jan-23	228	-19%	500	-4%	0.46	1,242	4%	5.45	56	97.1%	327,500	-2.2%	352,400	0.9%
Feb-23	309	-21%	504	-17%	0.61	1,267	1%	4.10	53	97.5%	340,000	-3.4%	354,469	-2.7%
Mar-23	455	-22%	676	-24%	0.67	1,280	-6%	2.81	48	98.1%	357,500	-0.3%	379,341	1.9%
Apr-23	471	-18%	800	-4%	0.59	1,401	-2%	2.97	43	98.1%	341,000	-2.5%	366,552	-0.2%
May-23	661	2%	959	-7%	0.69	1,461	-6%	2.21	37	98.9%	354,900	1.4%	384,873	3.6%
Jun-23	652	0%	967	-14%	0.67	1,508	-12%	2.31	36	98.5%	358,750	1.1%	392,279	0.9%
Jul-23	593	12%	842	-2%	0.70	1,535	-12%	2.59	38	98.6%	355,000	4.4%	377,487	3.3%
Aug-23	609	13%	799	-1%	0.76	1,438	-13%	2.36	37	98.4%	348,900	-3.6%	371,600	-2.9%
Sep-23	444	14%	691	-2%	0.64	1,385	-15%	3.12	41	98.5%	344,000	-0.2%	362,895	-1.6%
Oct-23	441	13%	621	-2%	0.71	1,283	-17%	2.91	39	98.1%	353,000	9.5%	387,193	12.7%
Nov-23	372	18%	523	5%	0.71	1,191	-17%	3.20	38	97.8%	350,000	4.5%	366,093	5.3%
Dec-23	267	16%	281	-2%	0.95	987	-17%	3.70	47	98.1%	350,000	4.8%	378,063	1.4%
2023	**5,502**	**0%**	**8,163**	**-7%**	**0.67**	**1,332**	**-10%**	**2.90**	**41**	**98.3%**	**350,000**	**0.7%**	**375,219**	**1.8%**
Jan-24	294	29%	451	-10%	0.65	966	-22%	3.29	49	98.2%	360,000	9.9%	374,997	6.4%
Feb-24	363	17%	494	-2%	0.73	964	-24%	2.66	45	98.5%	362,500	6.6%	368,811	4.0%
Mar-24	426	-6%	651	-4%	0.65	1,023	-20%	2.40	47	99.2%	385,000	7.7%	398,171	5.0%
Apr-24														
May-24														
Jun-24														
Jul-24														
Aug-24														
Sep-24														
Oct-24														
Nov-24														
Dec-24														
2024	**1,083**	**9%**	**1,596**	**-5%**	**0.68**	**984**	**-22%**	**2.73**	**47**	**98.7%**	**372,500**	**7.5%**	**382,039**	**4.6%**

DETACHED

CENSUS DIVISION 11														
	Sales	Y/Y%	New Listings	Y/Y%	S/NL Ratio	Inventory	Y/Y%	Months of Supply	DOM	SP/LP	Median Price	Y/Y%	Average Price	Y/Y%
Jan-13	198	-2%	495	10%	0.40	990	6%	5.00	52	98.0%	347,000	9.1%	347,312	3.4%
Feb-13	216	-23%	446	-8%	0.48	1,024	4%	4.74	43	98.4%	325,000	1.6%	347,158	7.5%
Mar-13	299	-2%	569	-3%	0.53	1,103	4%	3.69	38	98.4%	348,000	6.3%	361,347	5.6%
Apr-13	381	3%	668	2%	0.57	1,170	2%	3.07	34	98.2%	355,000	2.0%	370,293	5.0%
May-13	389	-8%	833	14%	0.47	1,339	8%	3.44	33	98.3%	358,400	5.4%	370,358	4.9%
Jun-13	382	5%	670	4%	0.57	1,350	7%	3.53	36	98.2%	350,000	2.9%	367,075	4.6%
Jul-13	405	9%	688	19%	0.59	1,365	10%	3.37	40	97.9%	341,000	1.2%	353,246	-0.6%
Aug-13	338	5%	718	25%	0.47	1,408	12%	4.17	41	98.0%	349,000	2.9%	356,776	1.9%
Sep-13	316	4%	679	28%	0.47	1,393	15%	4.41	42	97.8%	351,500	7.9%	357,976	5.9%
Oct-13	331	9%	649	26%	0.51	1,350	20%	4.08	49	97.5%	357,000	6.5%	358,682	3.6%
Nov-13	257	6%	431	8%	0.60	1,230	19%	4.79	51	97.6%	345,500	-0.7%	357,710	2.3%
Dec-13	166	19%	284	25%	0.58	1,056	20%	6.36	51	97.7%	340,000	0.4%	345,721	-2.2%
2013	**3,678**	**1%**	**7,130**	**12%**	**0.52**	**1,232**	**10%**	**4.02**	**41**	**98.0%**	**349,900**	**4.4%**	**359,432**	**3.7%**
Jan-14	189	-5%	520	5%	0.36	1,113	12%	5.89	53	97.6%	356,000	2.6%	375,231	8.0%
Feb-14	248	15%	509	14%	0.49	1,133	11%	4.57	43	97.6%	377,445	16.1%	371,439	7.0%
Mar-14	335	12%	672	18%	0.50	1,234	12%	3.68	46	98.2%	362,500	4.2%	366,520	1.4%
Apr-14	364	-4%	765	15%	0.48	1,358	16%	3.73	38	98.0%	367,750	3.6%	371,945	0.4%
May-14	426	10%	825	-1%	0.52	1,460	9%	3.43	37	97.9%	369,700	3.2%	377,860	2.0%
Jun-14	459	20%	780	16%	0.59	1,450	7%	3.16	38	97.9%	370,000	5.7%	381,877	4.0%
Jul-14	373	-8%	818	19%	0.46	1,509	11%	4.05	37	97.8%	370,000	8.5%	375,499	6.3%
Aug-14	332	-2%	738	3%	0.45	1,538	9%	4.63	44	97.7%	359,450	3.0%	371,036	4.0%
Sep-14	385	22%	803	18%	0.48	1,493	7%	3.88	40	97.7%	361,000	2.7%	367,968	2.8%
Oct-14	340	3%	674	4%	0.50	1,428	6%	4.20	42	97.7%	355,000	-0.6%	375,340	4.6%
Nov-14	243	-5%	470	9%	0.52	1,350	10%	5.56	39	97.7%	359,000	3.9%	376,217	5.2%
Dec-14	177	7%	280	-1%	0.63	1,088	3%	6.15	48	97.0%	369,000	8.5%	372,429	7.7%
2014	**3,871**	**5%**	**7,854**	**10%**	**0.49**	**1,346**	**9%**	**4.17**	**41**	**97.8%**	**365,000**	**4.3%**	**373,889**	**4.0%**
Jan-15	155	-18%	587	13%	0.26	1,239	11%	7.99	54	97.7%	360,000	1.1%	379,931	1.3%
Feb-15	200	-19%	522	3%	0.38	1,288	14%	6.44	66	97.8%	365,500	-3.2%	392,003	5.5%
Mar-15	302	-10%	724	8%	0.42	1,449	17%	4.80	46	98.1%	355,000	-2.1%	368,653	0.6%
Apr-15	337	-7%	826	8%	0.41	1,612	19%	4.78	43	97.8%	359,900	-2.1%	368,939	-0.8%
May-15	365	-14%	853	3%	0.43	1,729	18%	4.74	48	98.0%	379,000	2.5%	381,349	0.9%
Jun-15	394	-14%	899	15%	0.44	1,835	27%	4.66	43	97.9%	369,500	-0.1%	377,766	-1.1%
Jul-15	370	-1%	757	-7%	0.49	1,793	19%	4.85	46	97.4%	365,000	-1.4%	384,269	2.3%
Aug-15	269	-19%	708	-4%	0.38	1,785	16%	6.64	50	97.3%	370,000	2.9%	377,215	1.7%
Sep-15	325	-16%	789	-2%	0.41	1,702	14%	5.24	42	97.2%	348,500	-3.5%	350,359	-4.8%
Oct-15	256	-25%	624	-7%	0.41	1,621	14%	6.33	48	97.4%	372,500	4.9%	366,788	-2.3%
Nov-15	260	7%	501	7%	0.52	1,464	8%	5.63	50	97.4%	367,500	2.4%	367,642	-2.3%
Dec-15	170	-4%	334	19%	0.51	1,215	12%	7.15	56	97.0%	356,000	-3.5%	371,934	-0.1%
2015	**3,403**	**-12%**	**8,124**	**3%**	**0.42**	**1,561**	**16%**	**5.50**	**48**	**97.6%**	**364,500**	**-0.1%**	**373,558**	**-0.1%**
Jan-16	146	-6%	517	-12%	0.28	1,294	4%	8.86	46	97.0%	365,000	1.4%	383,184	0.9%
Feb-16	192	-4%	559	7%	0.34	1,399	9%	7.29	58	96.6%	341,000	-6.7%	358,233	-8.6%
Mar-16	276	-9%	685	-5%	0.40	1,463	1%	5.30	50	97.2%	354,500	-0.1%	363,625	-1.4%
Apr-16	330	-2%	789	-4%	0.42	1,576	-2%	4.78	44	97.8%	358,250	-0.5%	366,147	-0.8%
May-16	332	-9%	797	-7%	0.42	1,699	-2%	5.12	36	97.2%	355,250	-6.3%	368,320	-3.4%
Jun-16	353	-10%	744	-17%	0.47	1,679	-9%	4.76	47	97.6%	355,000	-3.9%	369,839	-2.1%
Jul-16	322	-13%	619	-18%	0.52	1,592	-11%	4.94	46	97.1%	364,250	-0.2%	383,722	-0.1%
Aug-16	305	13%	708	0%	0.43	1,625	-9%	5.33	49	97.3%	371,000	0.3%	378,006	0.2%
Sep-16	293	-10%	658	-17%	0.45	1,517	-11%	5.18	45	97.3%	356,500	2.3%	372,677	6.4%
Oct-16	272	6%	611	-2%	0.45	1,435	-11%	5.28	46	96.8%	353,750	-5.0%	361,854	-1.3%
Nov-16	200	-23%	504	1%	0.40	1,355	-7%	6.78	47	96.9%	359,950	-2.1%	378,632	3.0%
Dec-16	153	-10%	306	-8%	0.50	1,155	-5%	7.55	51	96.5%	340,000	-4.5%	351,057	-5.6%
2016	**3,174**	**-7%**	**7,497**	**-8%**	**0.42**	**1,482**	**-5%**	**5.60**	**46**	**97.2%**	**357,000**	**-2.1%**	**370,087**	**-0.9%**
Jan-17	165	13%	570	10%	0.29	1,247	-4%	7.56	49	97.0%	340,000	-6.8%	357,760	-6.6%
Feb-17	193	1%	511	-9%	0.38	1,306	-7%	6.77	51	96.8%	348,900	2.3%	363,384	1.4%
Mar-17	243	-12%	704	3%	0.35	1,488	2%	6.12	41	96.9%	360,000	1.6%	384,579	5.8%
Apr-17	264	-20%	714	-10%	0.37	1,599	1%	6.06	46	97.7%	355,000	-0.9%	377,051	3.0%
May-17	364	10%	906	14%	0.40	1,762	4%	4.84	43	97.3%	364,500	2.6%	377,323	2.4%
Jun-17	341	-3%	800	8%	0.43	1,823	9%	5.35	41	97.2%	357,500	0.7%	369,304	-0.1%
Jul-17	286	-11%	697	13%	0.41	1,839	16%	6.43	45	96.4%	358,500	-1.6%	364,307	-5.1%
Aug-17	271	-11%	703	-1%	0.39	1,843	13%	6.80	48	97.4%	357,500	-3.6%	364,015	-3.7%
Sep-17	220	-25%	647	-2%	0.34	1,803	19%	8.20	47	96.8%	353,950	-0.7%	372,705	0.0%
Oct-17	272	0%	585	-4%	0.46	1,636	14%	6.01	53	96.8%	348,450	-1.5%	346,626	-4.2%
Nov-17	237	19%	488	-3%	0.49	1,515	12%	6.39	52	96.5%	350,000	-2.8%	360,983	-4.7%
Dec-17	164	7%	247	-19%	0.66	1,245	8%	7.59	62	96.3%	357,225	5.1%	364,518	3.8%
2017	**3,020**	**-5%**	**7,572**	**1%**	**0.40**	**1,592**	**7%**	**6.33**	**47**	**97.0%**	**355,000**	**-0.6%**	**367,512**	**-0.7%**
Jan-18	191	16%	446	-22%	0.43	1,213	-3%	6.35	70	96.7%	338,000	-0.6%	349,958	-2.2%
Feb-18	177	-8%	424	-17%	0.42	1,267	-3%	7.16	59	96.5%	345,000	-1.1%	348,915	-4.0%
Mar-18	197	-19%	541	-23%	0.36	1,368	-8%	6.94	56	96.8%	350,000	-2.8%	359,791	-6.4%
Apr-18	300	14%	646	-10%	0.46	1,452	-9%	4.84	53	96.9%	340,000	-4.2%	359,210	-4.7%
May-18	306	-16%	776	-14%	0.39	1,651	-6%	5.40	42	97.2%	350,000	-4.0%	362,224	-4.0%
Jun-18	287	-16%	682	-15%	0.42	1,736	-5%	6.05	44	97.0%	350,000	-2.1%	362,997	-1.7%
Jul-18	321	12%	612	-12%	0.52	1,709	-7%	5.32	48	97.0%	352,500	-1.7%	366,532	0.6%
Aug-18	275	1%	595	-15%	0.46	1,691	-8%	6.15	50	96.8%	348,000	-2.7%	355,683	-2.3%
Sep-18	233	6%	516	-20%	0.45	1,611	-11%	6.91	60	96.7%	332,900	-5.9%	338,306	-9.2%
Oct-18	237	-13%	501	-14%	0.47	1,495	-9%	6.31	58	96.6%	351,400	0.8%	361,794	4.4%
Nov-18	180	-24%	438	-10%	0.41	1,423	-6%	7.91	59	96.5%	350,000	0.0%	361,306	0.1%
Dec-18	141	-14%	247	0%	0.57	1,197	-4%	8.49	53	95.8%	345,000	-3.4%	367,709	0.9%
2018	**2,845**	**-6%**	**6,424**	**-15%**	**0.44**	**1,484**	**-7%**	**6.26**	**53**	**96.8%**	**346,250**	**-2.5%**	**358,237**	**-2.5%**

DETACHED

CENSUS DIVISION 11														
	Sales	Y/Y%	New Listings	Y/Y%	S/NL Ratio	Inventory	Y/Y%	Months of Supply	DOM	SP/LP	Median Price	Y/Y%	Average Price	Y/Y%
Jan-19	169	-12%	434	-3%	0.39	1,216	0%	7.20	70	95.8%	322,900	-4.5%	350,832	0.2%
Feb-19	187	6%	386	-9%	0.48	1,223	-3%	6.54	55	97.1%	335,000	-2.9%	352,028	0.9%
Mar-19	205	4%	581	7%	0.35	1,363	0%	6.65	58	96.9%	344,700	-1.5%	349,752	-2.8%
Apr-19	304	1%	653	1%	0.47	1,480	2%	4.87	56	97.2%	357,950	5.3%	366,771	2.1%
May-19	349	14%	756	-3%	0.46	1,618	-2%	4.64	46	97.4%	355,000	1.4%	360,365	-0.5%
Jun-19	320	11%	682	0%	0.47	1,679	-3%	5.25	45	96.8%	348,500	-0.4%	370,866	2.2%
Jul-19	296	-8%	628	3%	0.47	1,672	-2%	5.65	49	96.9%	364,500	3.4%	369,752	0.9%
Aug-19	249	-9%	602	1%	0.41	1,705	1%	6.85	57	96.7%	348,300	0.1%	360,637	1.4%
Sep-19	264	13%	609	18%	0.43	1,654	3%	6.27	53	96.6%	350,000	5.1%	368,291	8.9%
Oct-19	240	1%	516	3%	0.47	1,523	2%	6.35	52	97.0%	345,250	-1.8%	354,027	-2.1%
Nov-19	209	16%	374	-15%	0.56	1,400	-2%	6.70	54	96.8%	360,000	2.9%	356,558	-1.3%
Dec-19	163	16%	242	-2%	0.67	1,162	-3%	7.13	62	96.3%	342,000	-0.9%	359,218	-2.3%
2019	**2,955**	**4%**	**6,463**	**1%**	**0.46**	**1,475**	**-1%**	**5.99**	**53**	**96.9%**	**350,000**	**1.1%**	**361,176**	**0.8%**
Jan-20	193	14%	472	9%	0.41	1,217	0%	6.31	67	96.8%	350,000	8.4%	358,886	2.3%
Feb-20	184	-2%	400	4%	0.46	1,260	3%	6.85	66	96.5%	343,000	2.4%	341,698	-2.9%
Mar-20	234	14%	484	-17%	0.48	1,288	-6%	5.50	55	97.1%	357,500	3.7%	364,412	4.2%
Apr-20	180	-41%	378	-42%	0.48	1,250	-16%	6.94	56	96.0%	333,500	-6.8%	367,632	0.2%
May-20	302	-13%	633	-16%	0.48	1,329	-18%	4.40	50	96.9%	355,000	0.0%	371,218	3.0%
Jun-20	452	41%	686	1%	0.66	1,315	-22%	2.91	46	97.4%	354,500	1.7%	363,547	-2.0%
Jul-20	472	59%	675	7%	0.70	1,283	-23%	2.72	45	97.7%	370,700	1.7%	383,349	3.7%
Aug-20	417	67%	641	6%	0.65	1,250	-27%	3.00	41	97.6%	363,500	4.4%	383,966	6.5%
Sep-20	400	52%	652	7%	0.61	1,224	-26%	3.06	43	97.2%	364,750	4.2%	372,507	1.1%
Oct-20	377	57%	463	-10%	0.81	1,077	-29%	2.86	41	97.2%	360,000	4.3%	381,876	7.9%
Nov-20	298	43%	334	-11%	0.89	874	-38%	2.93	39	97.4%	349,900	-2.8%	361,285	1.3%
Dec-20	220	35%	240	-1%	0.92	691	-41%	3.14	42	97.7%	347,500	1.6%	362,601	0.9%
2020	**3,729**	**26%**	**6,058**	**-6%**	**0.62**	**1,172**	**-21%**	**3.77**	**47**	**97.2%**	**355,000**	**1.4%**	**370,468**	**2.6%**
Jan-21	224	16%	383	-19%	0.58	723	-41%	3.23	50	97.5%	348,950	-0.3%	376,554	4.9%
Feb-21	287	56%	384	-4%	0.75	726	-42%	2.53	41	98.1%	379,000	10.5%	396,034	15.9%
Mar-21	457	95%	693	43%	0.66	837	-35%	1.83	29	98.8%	382,000	6.9%	397,932	9.2%
Apr-21	477	165%	775	105%	0.62	976	-22%	2.05	32	99.3%	388,000	16.3%	398,456	8.4%
May-21	481	59%	763	21%	0.63	1,074	-19%	2.23	30	99.0%	393,000	10.7%	417,451	12.5%
Jun-21	480	6%	667	-3%	0.72	1,059	-19%	2.21	32	98.8%	385,000	8.6%	401,890	10.5%
Jul-21	375	-21%	580	-14%	0.65	1,072	-16%	2.86	34	98.5%	384,000	3.6%	402,643	5.0%
Aug-21	366	-12%	585	-9%	0.63	1,046	-16%	2.86	36	98.2%	384,998	5.9%	389,334	1.4%
Sep-21	316	-21%	490	-25%	0.64	1,007	-18%	3.19	41	97.8%	370,000	1.4%	382,832	2.8%
Oct-21	339	-10%	427	-8%	0.79	893	-17%	2.63	39	98.1%	387,000	7.5%	406,950	6.6%
Nov-21	349	17%	303	-9%	1.15	696	-20%	1.99	46	97.9%	390,000	11.5%	413,260	14.4%
Dec-21	213	-3%	224	-7%	0.95	555	-20%	2.61	41	98.1%	377,500	8.6%	396,931	9.5%
2021	**4,364**	**17%**	**6,274**	**4%**	**0.70**	**889**	**-24%**	**2.44**	**36**	**98.5%**	**383,000**	**7.9%**	**399,822**	**7.9%**
Jan-22	170	-24%	287	-25%	0.59	572	-21%	3.36	44	97.9%	377,000	8.0%	410,367	9.0%
Feb-22	236	-18%	393	2%	0.60	644	-11%	2.73	39	98.9%	405,000	6.9%	412,358	4.1%
Mar-22	353	-23%	533	-23%	0.66	711	-15%	2.01	36	99.1%	397,000	3.9%	415,995	4.5%
Apr-22	346	-27%	521	-33%	0.66	781	-20%	2.26	32	99.6%	395,000	1.8%	414,813	4.1%
May-22	384	-20%	654	-14%	0.59	887	-17%	2.31	30	100.1%	410,000	4.3%	428,823	2.7%
Jun-22	423	-12%	718	8%	0.59	971	-8%	2.30	29	100.1%	420,000	9.1%	443,751	10.4%
Jul-22	319	-15%	570	-2%	0.56	1,027	-4%	3.22	30	99.4%	410,000	6.8%	426,300	5.9%
Aug-22	363	-1%	530	-9%	0.68	971	-7%	2.67	36	98.0%	401,000	4.2%	429,046	10.2%
Sep-22	248	-22%	475	-3%	0.52	982	-2%	3.96	38	97.6%	413,750	11.8%	421,358	10.1%
Oct-22	244	-28%	393	-8%	0.62	923	3%	3.78	40	97.4%	370,375	-4.3%	382,014	-6.1%
Nov-22	199	-43%	330	9%	0.60	867	25%	4.36	43	97.1%	380,000	-2.6%	394,823	-4.5%
Dec-22	159	-25%	178	-21%	0.89	707	27%	4.45	47	96.9%	372,000	-1.5%	405,510	2.2%
2022	**3,444**	**-21%**	**5,582**	**-11%**	**0.62**	**837**	**-6%**	**2.92**	**35**	**98.8%**	**400,000**	**4.4%**	**418,790**	**4.7%**
Jan-23	136	-20%	288	0%	0.47	721	26%	5.30	46	97.4%	382,500	1.5%	400,161	-2.5%
Feb-23	180	-24%	305	-22%	0.59	741	15%	4.12	51	97.8%	395,000	-2.5%	404,502	-1.9%
Mar-23	283	-20%	441	-17%	0.64	773	9%	2.73	44	98.5%	410,000	3.3%	430,147	3.4%
Apr-23	292	-16%	489	-6%	0.60	840	8%	2.88	43	98.3%	402,000	1.8%	417,250	0.6%
May-23	400	4%	579	-11%	0.69	863	-3%	2.16	36	99.1%	415,000	1.2%	448,220	4.5%
Jun-23	393	-7%	643	-10%	0.61	930	-4%	2.37	33	98.8%	430,000	2.4%	450,630	1.6%
Jul-23	348	9%	532	-7%	0.65	965	-6%	2.77	36	99.1%	420,450	2.5%	432,551	1.5%
Aug-23	369	2%	504	-5%	0.73	912	-6%	2.47	35	98.7%	410,000	2.2%	421,540	-1.7%
Sep-23	266	7%	465	-2%	0.57	908	-8%	3.41	40	98.7%	410,000	-0.9%	422,622	0.3%
Oct-23	291	19%	401	2%	0.73	823	-11%	2.83	37	98.2%	415,000	12.0%	438,479	14.8%
Nov-23	231	16%	329	0%	0.70	766	-12%	3.32	38	98.1%	412,500	8.6%	422,982	7.1%
Dec-23	155	-3%	170	-4%	0.91	634	-10%	4.09	54	98.2%	412,500	10.9%	424,189	4.6%
2023	**3,344**	**-3%**	**5,146**	**-8%**	**0.65**	**823**	**-2%**	**2.95**	**39**	**98.5%**	**413,000**	**3.3%**	**429,646**	**2.6%**
Jan-24	184	35%	288	0%	0.64	605	-16%	3.29	49	98.2%	411,000	7.5%	426,995	6.7%
Feb-24	217	21%	288	-6%	0.75	591	-20%	2.72	50	98.5%	415,000	5.1%	407,196	0.7%
Mar-24	254	-10%	388	-12%	0.65	627	-19%	2.47	50	99.2%	453,850	10.7%	462,110	7.4%
Apr-24														
May-24														
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2024	**655**	**9%**	**964**	**-7%**	**0.68**	**608**	**-18%**	**2.78**	**50**	**98.7%**	**424,900**	**6.2%**	**434,053**	**4.4%**