

Location: SONOMA COUNTY

Property Types: All Residential Prop, SFH - Attached, SFH - Detached, RESI - 2 Houses on Lot - All Properties - All Properties - All Lot Sizes - Include Sold Off MLS

Price Range: \$1 - \$1,000,000

SQFT Range: 1 - No Limit

Bedrooms: 0 - No Limit

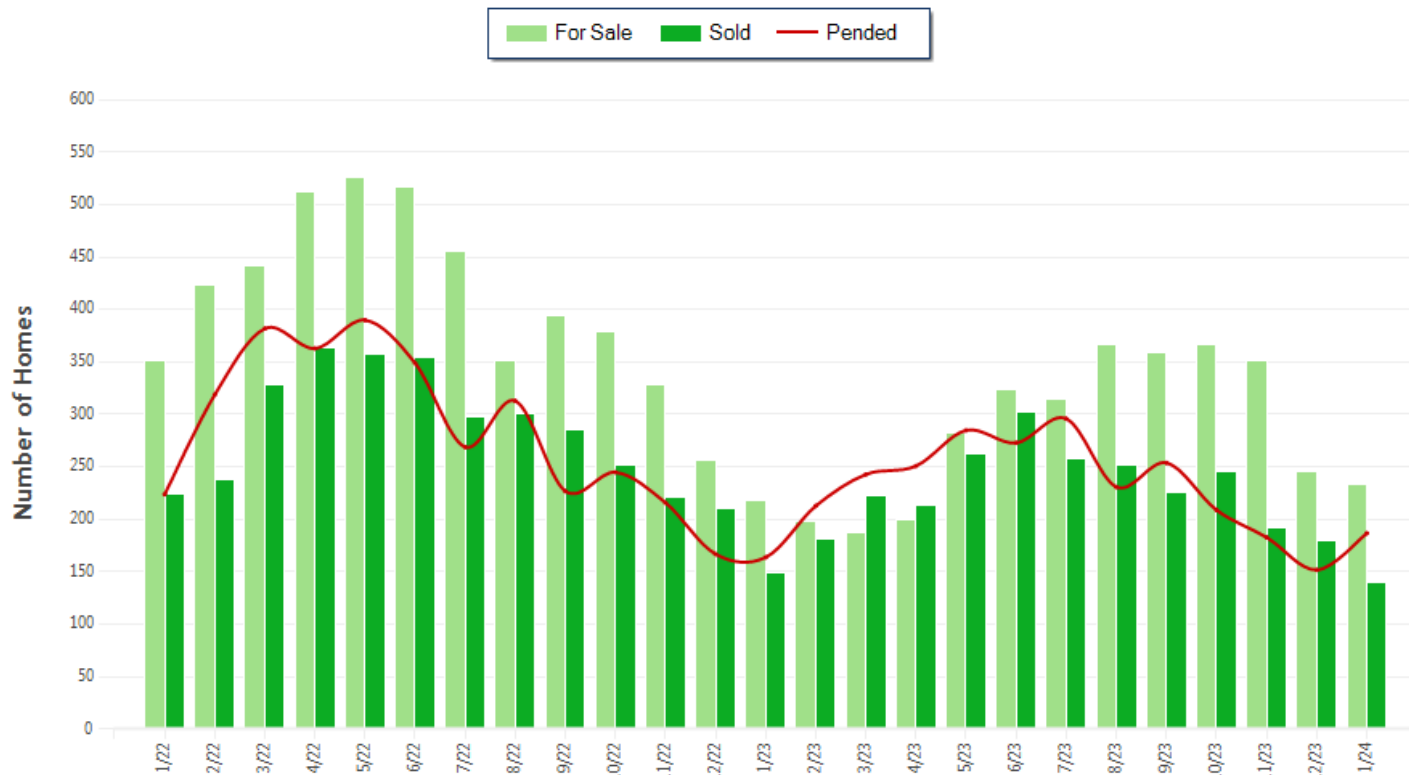
Full Baths: 0 - No Limit

Half Baths: 0 - No Limit

Year Built: 0 - No Limit

Number of Homes For Sale vs. Sold vs. Pended (Last 2 years)

Prepared for you by: Seth Cherney



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	Curnt vs. Prev Month			Curnt vs. Same Month 1 Yr Ago			Curnt vs. Same Qtr 1 Yr Ago			Curnt vs. Same Month 2 Yrs Ago			Curnt vs. Same 12 Months 1 Yr Ago		
	Jan. 24	Dec. 23	% Change	Jan. 24	Jan. 23	% Change	Nov. 23 to Jan. 24	Nov. 22 to Jan. 23	% Change	Jan. 24	Jan. 22	% Change	Feb. 23 to Jan. 24	Feb. 22 to Jan. 23	% Change
For Sale	234	245	-4.5% ▼	234	218	7.3% ▲	234	218	7.3% ▲	234	352	-33.5% ▼	234	218	7.3% ▲
Sold	140	179	-21.8% ▼	140	149	-6% ▼	511	580	-11.9% ▼	140	224	-37.5% ▼	2,674	3,357	-20.3% ▼
Pended	187	152	23% ▲	187	164	14% ▲	522	547	-4.6% ▼	187	224	-16.5% ▼	2,777	3,404	-18.4% ▼

	1/22	2/22	3/22	4/22	5/22	6/22	7/22	8/22	9/22	10/22	11/22	12/22	1/23	2/23	3/23	4/23	5/23	6/23	7/23	8/23	9/23	10/23	11/23	12/23	1/24
Date	1/22	2/22	3/22	4/22	5/22	6/22	7/22	8/22	9/22	10/22	11/22	12/22	1/23	2/23	3/23	4/23	5/23	6/23	7/23	8/23	9/23	10/23	11/23	12/23	1/24
For Sale	352	423	442	512	526	516	455	352	394	379	328	257	218	198	188	199	282	323	314	367	359	367	351	245	234
New Listing	309	402	426	448	429	381	321	319	304	239	190	118	201	209	265	298	358	308	290	290	235	231	178	116	119
Sold	224	238	328	364	357	355	297	301	285	252	221	210	149	181	222	213	263	302	258	252	226	246	192	179	140
Pended	224	319	382	363	390	349	269	313	227	245	216	167	164	213	243	251	285	273	296	231	254	209	183	152	187
Months of Inventory (Closed Sales)	1.6	1.8	1.3	1.4	1.5	1.5	1.5	1.2	1.4	1.5	1.5	1.2	1.5	1.1	0.8	0.9	1.1	1.1	1.2	1.5	1.6	1.5	1.8	1.4	1.7
Months of Inventory (Pended Sales)	1.6	1.3	1.2	1.4	1.3	1.5	1.7	1.1	1.7	1.5	1.5	1.5	1.3	0.9	0.8	0.8	1	1.2	1.1	1.6	1.4	1.8	1.9	1.6	1.3
Absorption Rate (Closed Sales) %	63.6	56.3	74.2	71.1	67.9	68.8	65.3	85.5	72.3	66.5	67.4	81.7	68.3	91.4	118.1	107	93.3	93.5	82.2	68.7	63	67	54.7	73.1	59.8
Absorption Rate (Pended Sales) %	63.6	75.4	86.4	70.9	74.1	67.6	59.1	88.9	57.6	64.6	65.9	65	75.2	107.6	129.3	126.1	101.1	84.5	94.3	62.9	70.8	56.9	52.1	62	79.9
Avg. Active Price	694	693	697	705	696	718	723	722	715	732	721	729	707	743	733	729	722	734	710	717	723	717	705	699	698
Avg. Sold Price	672	684	689	701	703	706	701	698	692	674	709	683	661	683	697	714	721	705	709	707	681	688	692	692	686
Avg. Sq. Ft. Price (Sold)	440	462	467	472	475	461	471	460	463	453	455	435	442	455	442	464	471	465	473	462	454	459	468	451	452
Sold/List Diff. %	101	103	104	105	104	103	102	101	100	100	99	99	99	100	100	101	102	102	102	101	100	100	100	100	100
Sold/Orig LP Diff. %	100	102	104	105	105	102	100	99	99	98	96	96	97	98	98	100	101	101	101	99	99	98	98	98	98
Avg Days on Market	51	38	30	27	25	29	36	36	41	42	47	49	56	53	49	42	36	35	32	38	33	45	45	54	56
Median Active Price	699	700	699	713	699	729	743	740	724	749	739	749	732	750	750	749	737	740	725	739	749	735	720	735	719
Median Sold Price	669	705	700	705	715	730	720	700	698	680	720	681	660	685	715	712	740	711	733	724	703	700	703	720	719

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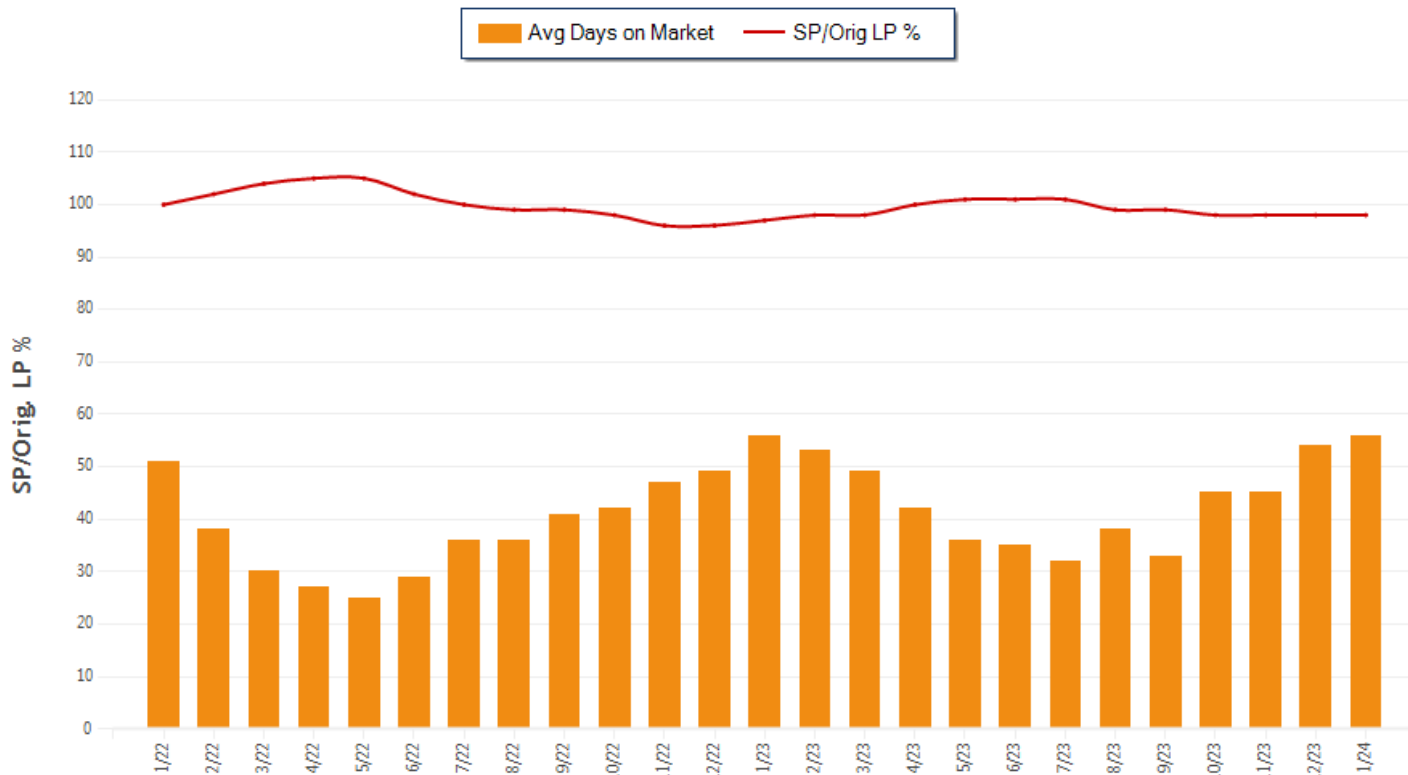
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Avg Days On Market & SP/Orig LP % (Last 2 years)

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Avg Days on Market	56	54	3.7% ▲	56	56	0%	51	50	2% ▲	56	51	9.8% ▲	42	36	16.7% ▲
Sold/Orig LP Diff. %	98	98	0%	98	97	1% ▲	98	96	2.1% ▲	98	100	-2% ▼	99	101	-2% ▼

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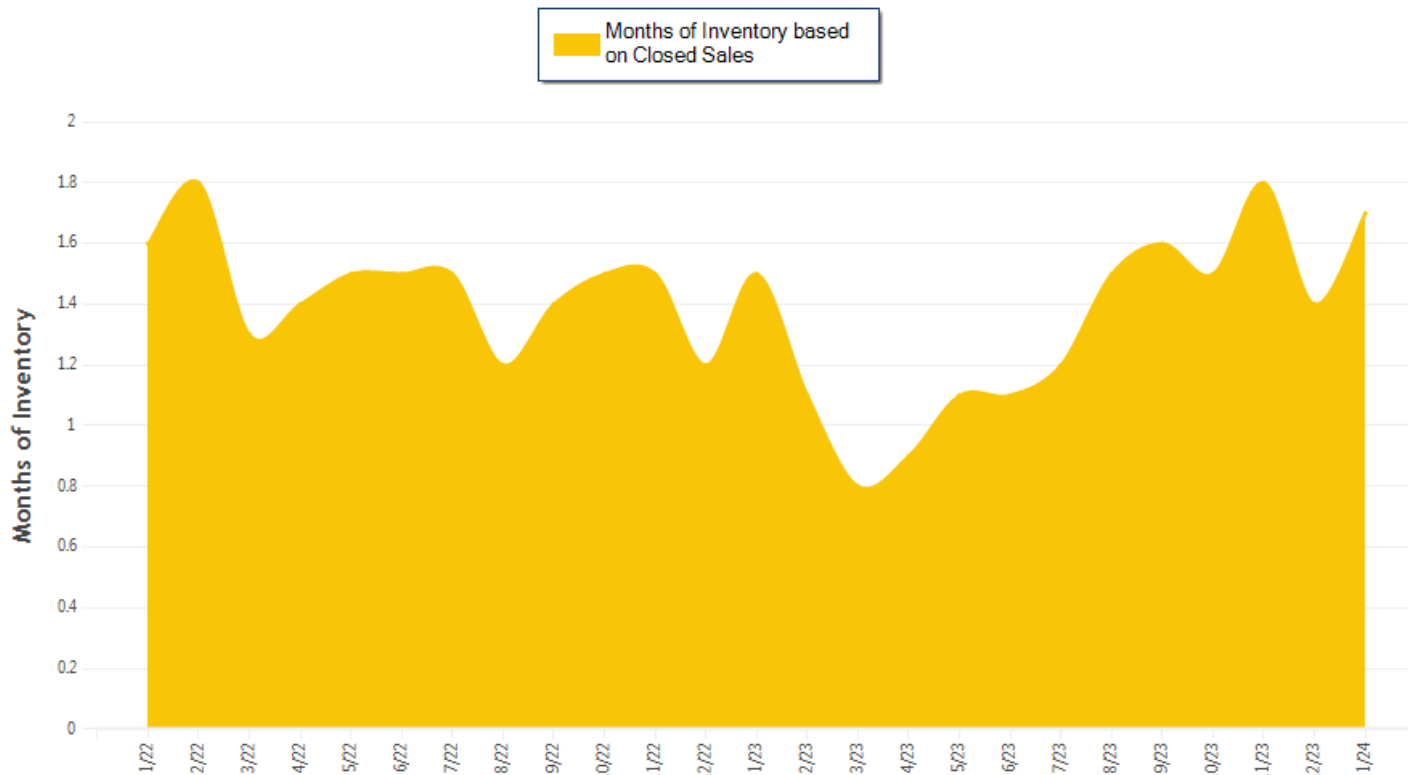
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Months of Inventory Based on Closed Sales (Last 2 years)

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Months of Inventory (Closed Sales)	1.7	1.4	21.9% ▲	1.7	1.5	13.7% ▲	1.4	1.1	26.6% ▲	1.7	1.6	6.4% ▲	1.1	0.8	38.5% ▲

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