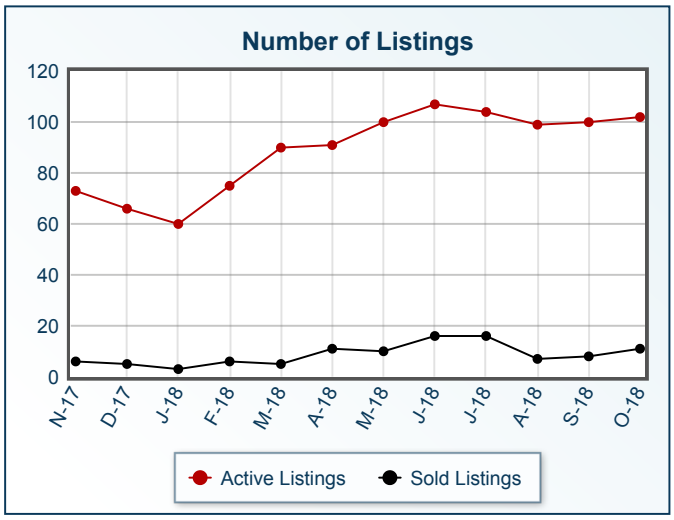
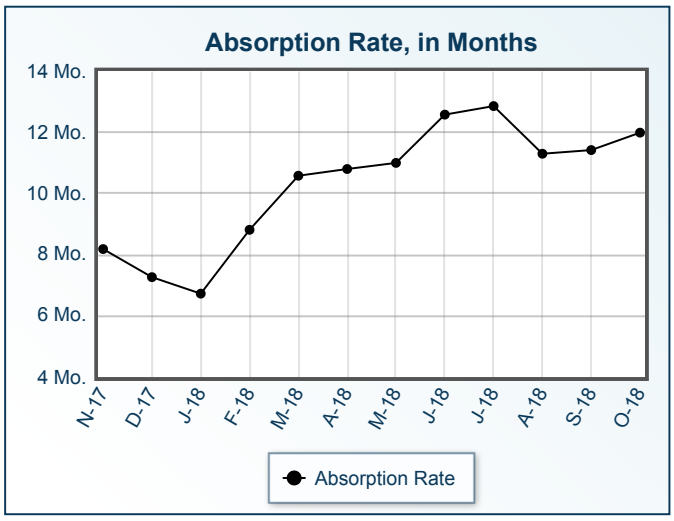
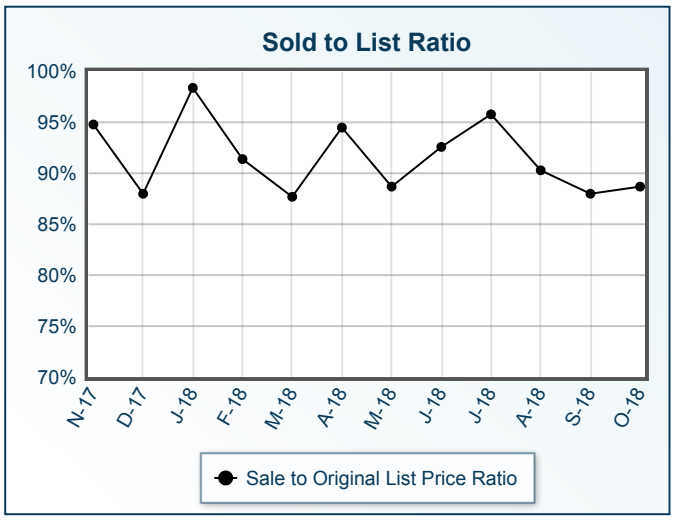
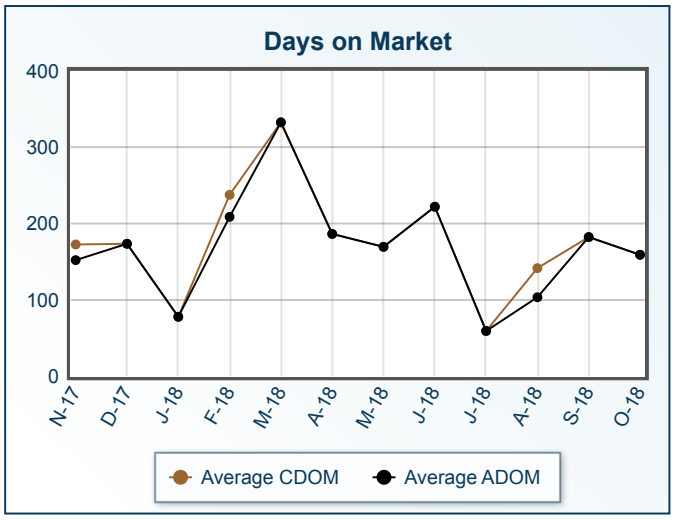
Market Summary

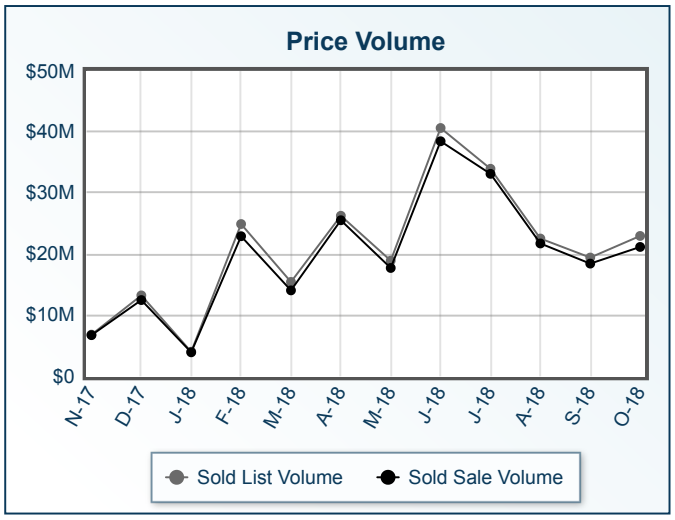
06878 Residential, October 2018











Summary Statistics

	Oct-18	Oct-17	% Chg	2018 YTD	2017 YTD	% Chg
Absorption Rate	12	9.58	25.26	10.82	9.4	15.11
Average List Price	$2,683,881	$3,153,719	-14.90	$2,584,588	$2,827,127	-8.58
Median List Price	$2,312,500	$2,395,000	-3.44	$2,150,000	$2,262,500	-4.97
Average Sale Price	$1,925,727	$3,115,389	-38.19	$2,336,203	$2,320,616	0.67
Median Sale Price	$1,350,000	$2,950,000	-54.24	$1,850,000	$1,650,000	12.12
Average CDOM	159	125	27.20	164	143	14.69
Median CDOM	149	97	53.61	96	79	21.52

Sold Listings

	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-999,999	3	2	50.0	24	21	14.3
1,000,000-1,999,999	5	1	400.0	29	31	-6.5
2,000,000-3,999,999	1	3	-66.7	29	30	-3.3
4,000,000-6,999,999	2	3	-33.3	9	13	-30.8
7,000,000+	0	0	0.0	2	1	100.0
Totals	11	9	22.2	93	96	-3.1

Pending Listings

	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-999,999	3	2	50.0	25	21	19.0
1,000,000-1,999,999	4	1	300.0	28	29	-3.4
2,000,000-3,999,999	2	2	0.0	31	27	14.8
4,000,000-6,999,999	4	1	300.0	11	14	-21.4
7,000,000+	0	1	-100.0	1	3	-66.7
Totals	13	7	85.7	96	94	2.1

Active Listings

	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-999,999	14	8	75.0	46	35	31.4
1,000,000-1,999,999	31	23	34.8	80	70	14.3
2,000,000-3,999,999	41	33	24.2	101	84	20.2
4,000,000-6,999,999	14	15	-6.7	33	36	-8.3
7,000,000+	2	4	-50.0	5	9	-44.4
Totals	102	83	22.9	265	234	13.2

New Listings

	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-999,999	4	2	100.0	36	30	20.0
1,000,000-1,999,999	6	5	20.0	63	57	10.5
2,000,000-3,999,999	5	3	66.7	83	65	27.7
4,000,000-6,999,999	1	1	0.0	21	23	-8.7
7,000,000+	0	0	0.0	2	4	-50.0
Totals	16	11	45.5	205	179	14.5

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