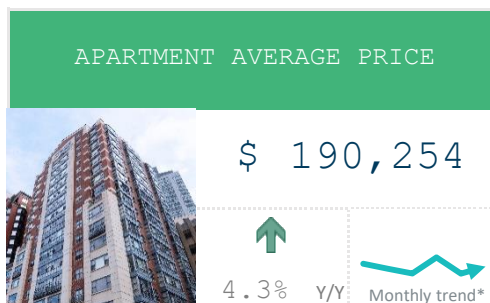
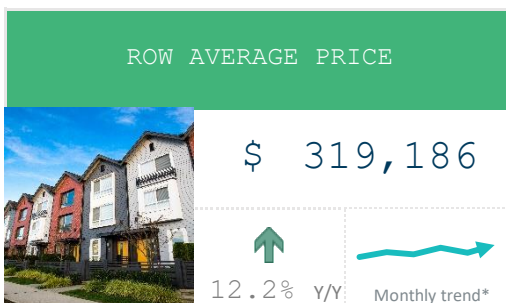
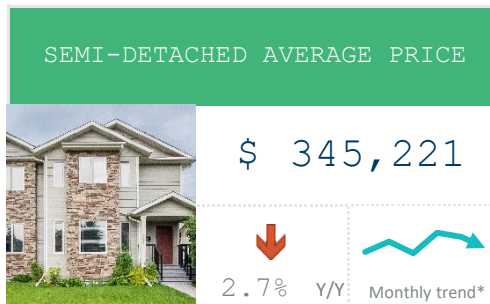
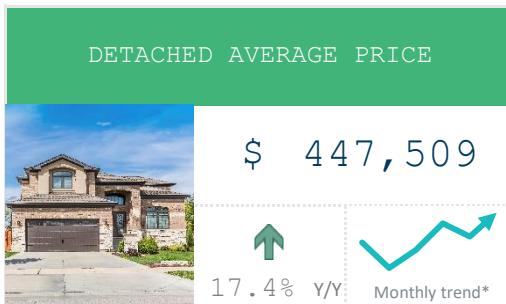
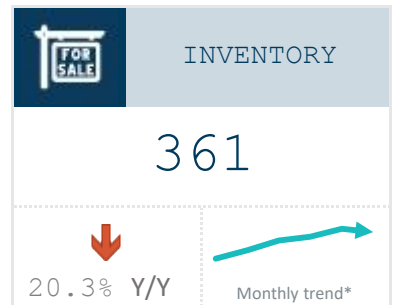
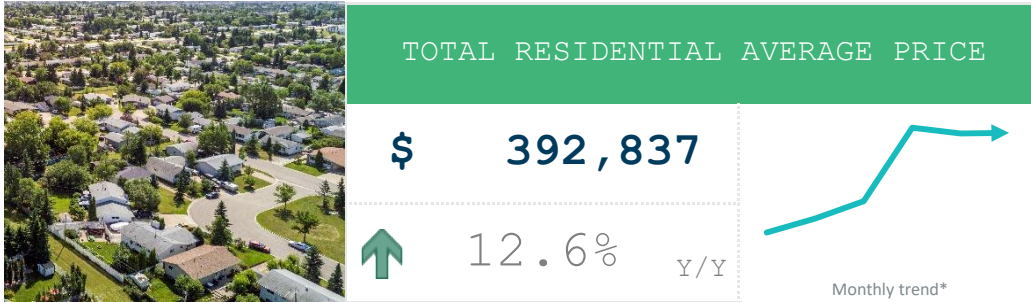
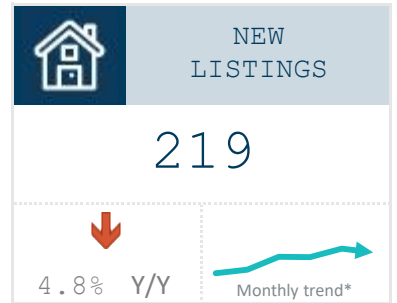


August 2024

Market Trend Summary

New listings fell to 219 units in July, down 4.8 percent year-over-year and down slightly on a monthly basis. Sales increased 10.8 percent year-over-year to 195, and increased slightly from June. The sales-to-new-listings ratio increased slightly to 89 percent in July. Inventory now sits at 361, down 20.3 percent compared to last year.

Total residential average price is up 12.6 percent year over year. Months of supply is down 28% year-over-year at 1.85. Year-to-date average prices have risen by 13 percent, with the strongest price gains occurring for detached homes at just over 15 percent compared to last year.



*Monthly trend data is based on seasonally adjusted data, where the prior 6 months is displayed

August 2024

August 2024

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	135	8%	156	-13%	293	-13%	87%	2.17	-20%	\$447,509	17%
Semi	15	0%	13	-13%	15	-40%	115%	1.00	-40%	\$345,221	-3%
Row	19	6%	17	-19%	27	-46%	112%	1.42	-49%	\$319,186	12%
Apartment	26	44%	33	136%	26	-35%	79%	1.00	-55%	\$190,254	4%
Total Residential	195	11%	219	-5%	361	-20%	89%	1.85	-28%	\$392,837	13%

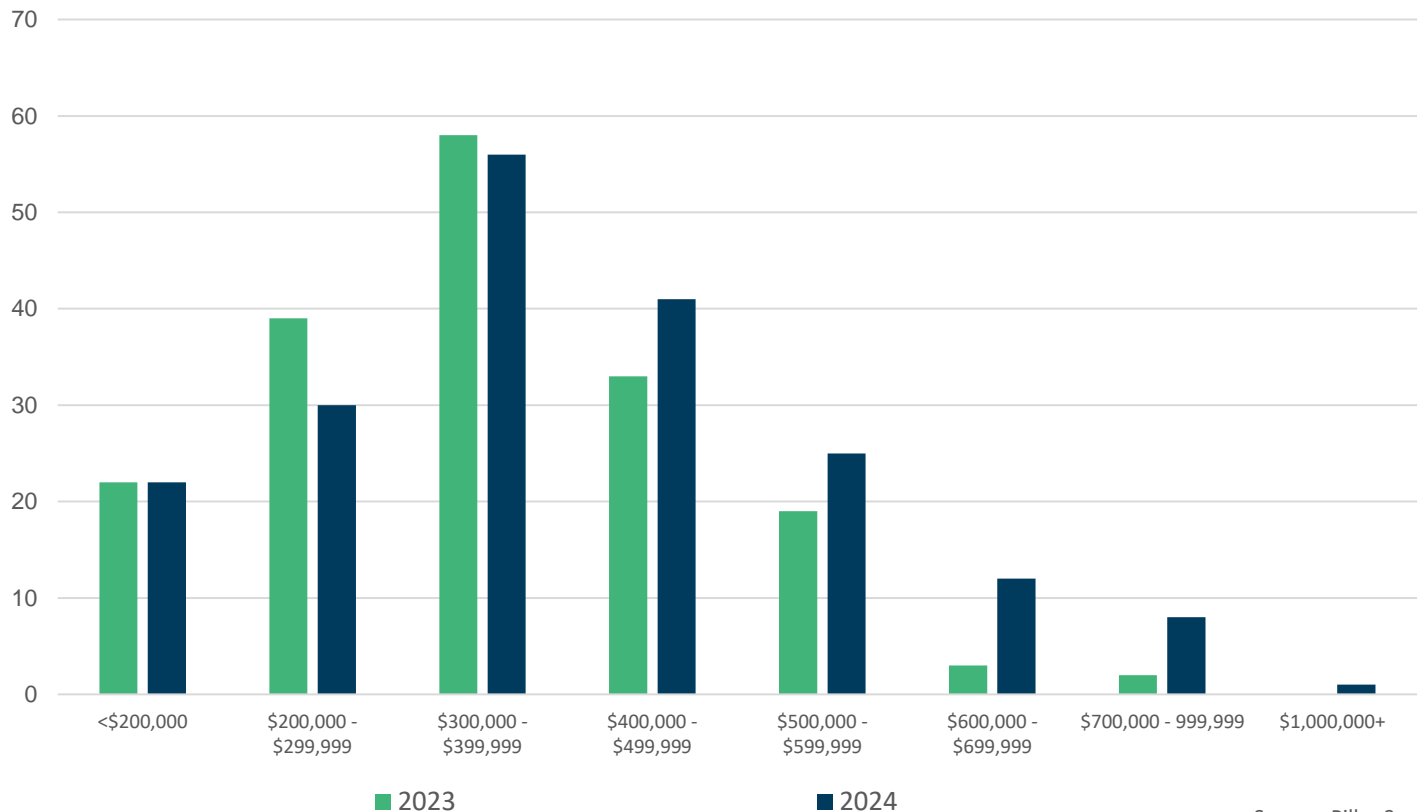
Year-to-Date

August 2024

	Sales		New Listings		Inventory		S/NL	Months of Supply		Average Price	
	Actual	Y/Y%	Actual	Y/Y%	Actual	Y/Y%	Ratio	Actual	Y/Y%	Actual	Y/Y%
Detached	1015	8%	1244	-1%	250	-22%	82%	1.97	-27%	\$436,202	15%
Semi	102	15%	102	3%	15	-38%	100%	1.17	-46%	\$330,600	9%
Row	131	-17%	138	-31%	31	-26%	95%	1.90	-10%	\$286,282	12%
Apartment	187	27%	203	22%	27	-49%	92%	1.13	-60%	\$189,878	4%
Total Residential	1435	7%	1687	-2%	323	-26%	85%	1.80	-31%	\$382,911	13%

Residential Sales by Price Range

August



Source: Pillar 9