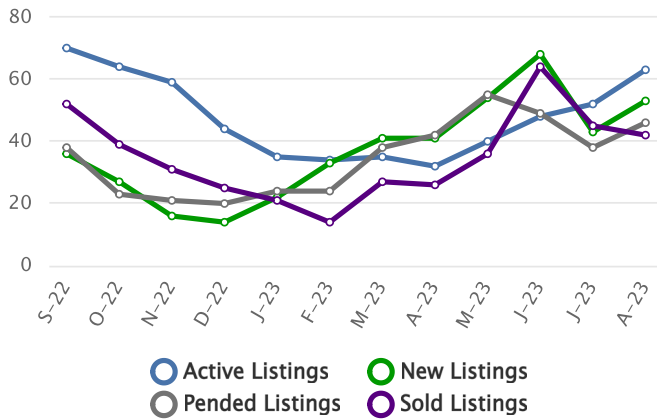


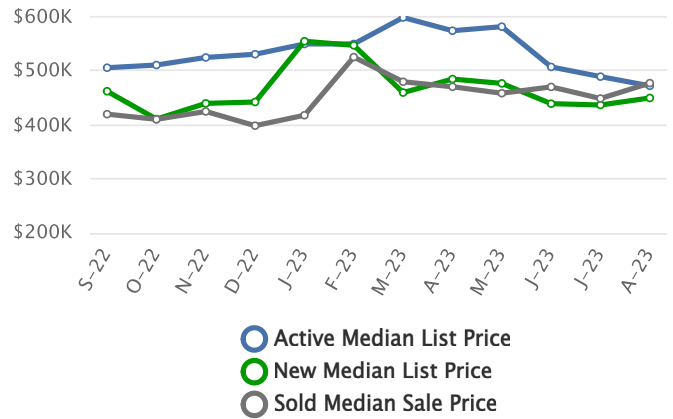
Market Summary

Eagle River Residential, August 2023

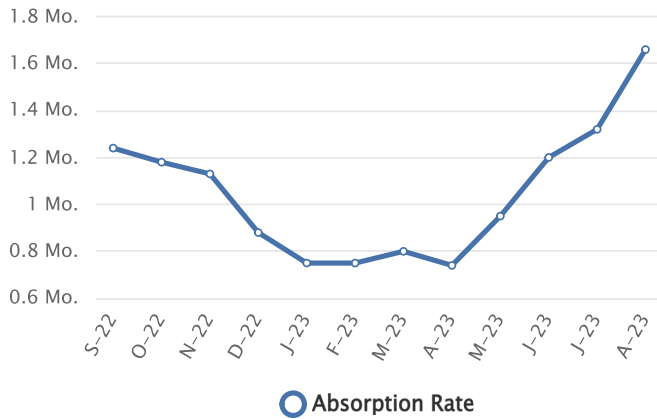
Number of Listings



Listing Prices



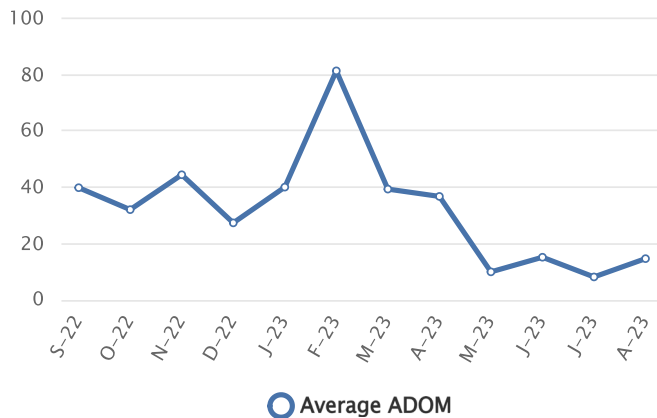
Absorption Rate, in Months



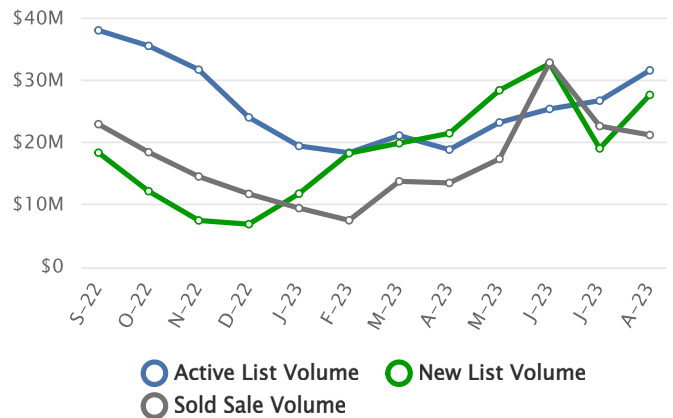
Sold to List Ratio



Days on Market



Price Volume



Summary Statistics

	Aug-23	Aug-22	% Chg	2023 YTD	2022 YTD	% Chg
Absorption Rate	1.66	1.69	-1.78	1.02	1.19	-14.29
Average List Price	\$502,559	\$531,406	-5.43	\$510,107	\$477,970	6.72
Median List Price	\$472,499	\$469,450	0.65	\$469,000	\$439,000	6.83
Average Sale Price	\$506,519	\$447,107	13.29	\$504,596	\$469,861	7.39
Median Sale Price	\$477,500	\$422,000	13.15	\$465,000	\$434,300	7.07
Average ADOM	14	20	-30.00	22	20	10.00
Median ADOM	5	10	-50.00	3	4	-25.00

Sold Listings

Pending Listings

	This Month			Year to Date				This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg		2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	0	0.0	0	0	0.0	0-49,999	0	0	0.0	0	0	0.0
50,000-99,999	0	0	0.0	0	0	0.0	50,000-99,999	0	0	0.0	0	0	0.0
100,000-149,999	0	0	0.0	0	0	0.0	100,000-149,999	1	0	N/A	1	0	N/A
150,000-199,999	0	0	0.0	1	0	N/A	150,000-199,999	0	0	0.0	0	0	0.0
200,000-249,999	0	0	0.0	0	6	-100.0	200,000-249,999	0	0	0.0	0	4	-100.0
250,000-299,999	0	5	-100.0	6	27	-77.8	250,000-299,999	0	3	-100.0	7	36	-80.6
300,000-349,999	7	10	-30.0	21	40	-47.5	300,000-349,999	6	5	20.0	26	42	-38.1
350,000-399,999	6	15	-60.0	42	81	-48.1	350,000-399,999	11	17	-35.3	59	96	-38.5
400,000-449,999	5	14	-64.3	50	66	-24.2	400,000-449,999	10	11	-9.1	57	67	-14.9
450,000-499,999	5	11	-54.5	35	53	-34.0	450,000-499,999	4	7	-42.9	44	62	-29.0
500,000-549,999	5	9	-44.4	32	40	-20.0	500,000-549,999	6	3	100.0	28	34	-17.6
550,000-599,999	4	5	-20.0	27	26	3.8	550,000-599,999	3	3	0.0	30	28	7.1
600,000-649,999	4	1	300.0	19	21	-9.5	600,000-649,999	2	2	0.0	19	18	5.6
650,000-699,999	2	2	0.0	12	21	-42.9	650,000-699,999	0	1	-100.0	14	19	-26.3
700,000-749,999	1	2	-50.0	11	7	57.1	700,000-749,999	1	0	N/A	9	3	200.0
750,000-799,999	1	2	-50.0	6	8	-25.0	750,000-799,999	2	3	-33.3	8	11	-27.3
800,000-849,999	1	0	N/A	4	3	33.3	800,000-849,999	0	0	0.0	5	7	-28.6
850,000-899,999	0	0	0.0	2	4	-50.0	850,000-899,999	0	0	0.0	2	1	100.0
900,000-949,999	0	0	0.0	2	3	-33.3	900,000-949,999	0	1	-100.0	1	1	0.0
950,000-999,999	0	0	0.0	1	1	0.0	950,000-999,999	0	0	0.0	4	1	300.0

Sold Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
	1,000,000+	1	0	N/A	4	2
Totals	42	76	-44.7	275	409	-32.8

Pending Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
	1,000,000+	0	1	-100.0	2	2
Totals	46	57	-19.3	316	432	-26.9

Active Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	0	0.0	0	0	0.0
50,000-99,999	0	0	0.0	0	1	-100.0
100,000-149,999	1	0	N/A	1	0	N/A
150,000-199,999	0	0	0.0	0	1	-100.0
200,000-249,999	1	1	0.0	1	5	-80.0
250,000-299,999	1	0	N/A	9	38	-76.3
300,000-349,999	5	4	25.0	29	48	-39.6
350,000-399,999	12	21	-42.9	70	118	-40.7
400,000-449,999	8	16	-50.0	66	85	-22.4
450,000-499,999	6	9	-33.3	50	78	-35.9
500,000-549,999	5	8	-37.5	34	45	-24.4
550,000-599,999	6	9	-33.3	38	42	-9.5
600,000-649,999	10	7	42.9	28	30	-6.7
650,000-699,999	3	5	-40.0	19	28	-32.1
700,000-749,999	0	2	-100.0	12	9	33.3
750,000-799,999	3	4	-25.0	13	15	-13.3
800,000-849,999	1	1	0.0	6	9	-33.3
850,000-899,999	1	3	-66.7	4	4	0.0
900,000-949,999	0	2	-100.0	2	2	0.0
950,000-999,999	0	0	0.0	4	1	300.0
1,000,000+	0	2	-100.0	3	4	-25.0
Totals	63	94	-33.0	389	563	-30.9

New Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	0	0.0	0	0	0.0
50,000-99,999	0	0	0.0	0	0	0.0
100,000-149,999	0	0	0.0	1	0	N/A
150,000-199,999	0	0	0.0	0	0	0.0
200,000-249,999	0	1	-100.0	1	4	-75.0
250,000-299,999	1	2	-50.0	7	37	-81.1
300,000-349,999	8	2	300.0	29	47	-38.3
350,000-399,999	8	12	-33.3	65	116	-44.0
400,000-449,999	9	9	0.0	64	81	-21.0
450,000-499,999	5	9	-44.4	47	73	-35.6
500,000-549,999	4	2	100.0	27	38	-28.9
550,000-599,999	5	3	66.7	35	38	-7.9
600,000-649,999	6	1	500.0	26	24	8.3
650,000-699,999	1	3	-66.7	13	25	-48.0
700,000-749,999	2	1	100.0	11	7	57.1
750,000-799,999	2	0	N/A	11	14	-21.4
800,000-849,999	0	0	0.0	6	6	0.0
850,000-899,999	1	0	N/A	4	4	0.0
900,000-949,999	0	0	0.0	2	2	0.0
950,000-999,999	0	0	0.0	3	1	200.0
1,000,000+	1	0	N/A	3	2	50.0
Totals	53	45	17.8	355	519	-31.6

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