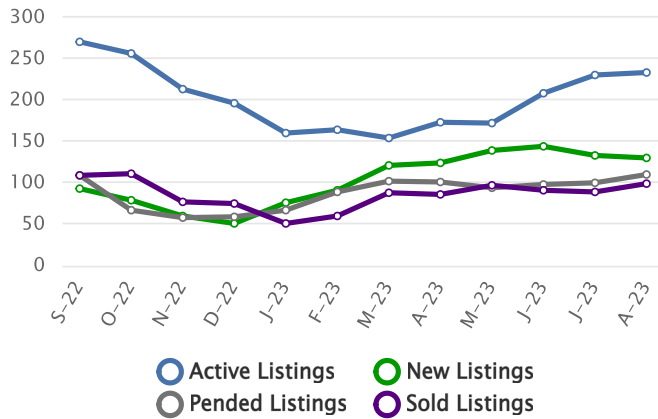


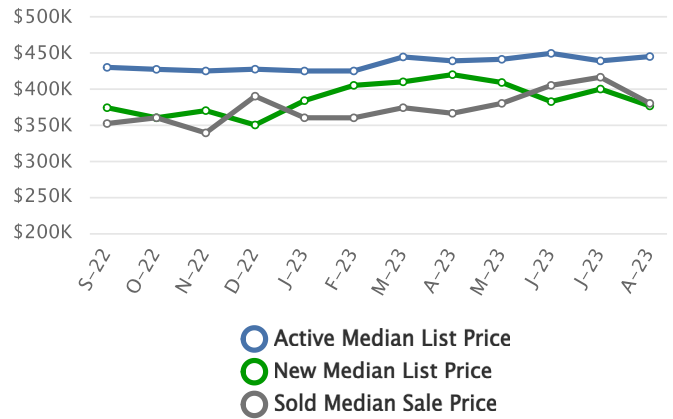
Market Summary

Wasilla Residential, August 2023

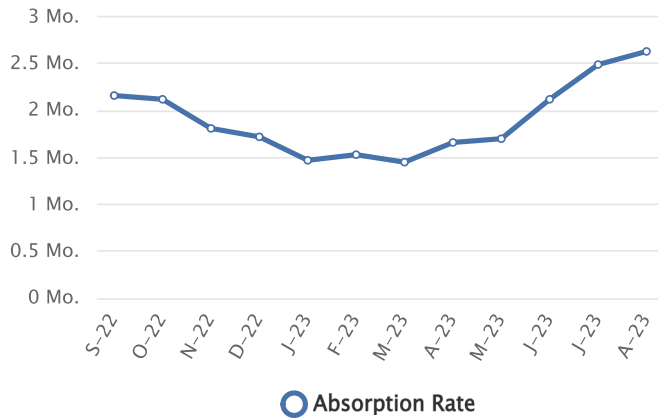
Number of Listings



Listing Prices



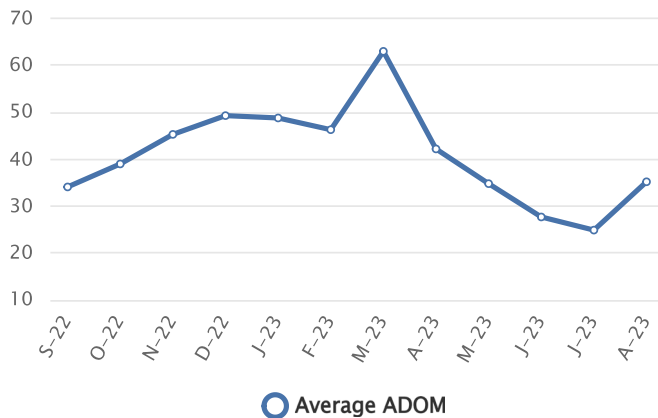
Absorption Rate, in Months



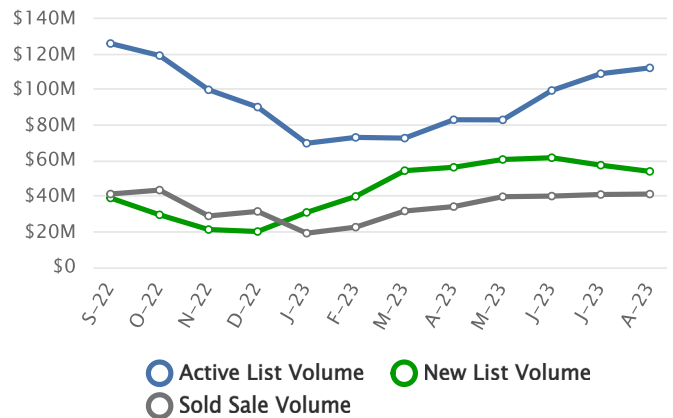
Sold to List Ratio



Days on Market



Price Volume



Summary Statistics

	Aug-23	Aug-22	% Chg	2023 YTD	2022 YTD	% Chg
Absorption Rate	2.63	2.58	1.94	1.88	1.74	8.05
Average List Price	\$481,592	\$460,239	4.64	\$434,698	\$420,510	3.37
Median List Price	\$445,000	\$419,950	5.96	\$399,900	\$380,000	5.24
Average Sale Price	\$416,246	\$373,034	11.58	\$408,977	\$391,331	4.51
Median Sale Price	\$380,000	\$335,000	13.43	\$380,000	\$360,000	5.56
Average ADOM	35	23	52.17	39	23	69.57
Median ADOM	11	13	-15.38	13	6	116.67

Sold Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	1	-100.0	1	4	-75.0
50,000-99,999	2	2	0.0	8	12	-33.3
100,000-149,999	1	2	-50.0	9	15	-40.0
150,000-199,999	0	4	-100.0	5	28	-82.1
200,000-249,999	8	7	14.3	32	59	-45.8
250,000-299,999	9	22	-59.1	66	114	-42.1
300,000-349,999	17	34	-50.0	108	200	-46.0
350,000-399,999	20	14	42.9	140	144	-2.8
400,000-449,999	12	9	33.3	98	101	-3.0
450,000-499,999	13	14	-7.1	69	79	-12.7
500,000-549,999	2	7	-71.4	37	48	-22.9
550,000-599,999	4	4	0.0	32	37	-13.5
600,000-649,999	3	3	0.0	18	26	-30.8
650,000-699,999	3	2	50.0	11	27	-59.3
700,000-749,999	2	1	100.0	7	11	-36.4
750,000-799,999	0	3	-100.0	6	9	-33.3
800,000-849,999	0	0	0.0	2	8	-75.0
850,000-899,999	1	1	0.0	2	3	-33.3
900,000-949,999	0	0	0.0	1	2	-50.0
950,000-999,999	0	0	0.0	2	0	N/A

Pending Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	0	0.0	1	3	-66.7
50,000-99,999	1	2	-50.0	7	12	-41.7
100,000-149,999	6	5	20.0	15	16	-6.2
150,000-199,999	5	3	66.7	10	29	-65.5
200,000-249,999	7	5	40.0	39	66	-40.9
250,000-299,999	14	22	-36.4	76	133	-42.9
300,000-349,999	20	20	0.0	138	203	-32.0
350,000-399,999	21	17	23.5	154	150	2.7
400,000-449,999	12	11	9.1	99	96	3.1
450,000-499,999	8	7	14.3	82	80	2.5
500,000-549,999	5	2	150.0	37	42	-11.9
550,000-599,999	3	5	-40.0	36	35	2.9
600,000-649,999	4	1	300.0	19	24	-20.8
650,000-699,999	1	4	-75.0	15	32	-53.1
700,000-749,999	0	0	0.0	8	14	-42.9
750,000-799,999	1	1	0.0	8	9	-11.1
800,000-849,999	0	0	0.0	2	7	-71.4
850,000-899,999	1	1	0.0	5	7	-28.6
900,000-949,999	0	0	0.0	3	4	-25.0
950,000-999,999	0	0	0.0	2	1	100.0

Sold Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
	1,000,000+	2	0	N/A	5	7
Totals	99	130	-23.8	659	934	-29.4

Pending Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
	1,000,000+	1	1	0.0	5	8
Totals	110	107	2.8	761	971	-21.6

Active Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	0	0.0	2	4	-50.0
50,000-99,999	5	1	400.0	14	14	0.0
100,000-149,999	3	12	-75.0	19	26	-26.9
150,000-199,999	5	4	25.0	15	39	-61.5
200,000-249,999	5	12	-58.3	49	80	-38.7
250,000-299,999	12	27	-55.6	94	162	-42.0
300,000-349,999	24	37	-35.1	166	251	-33.9
350,000-399,999	28	54	-48.1	207	216	-4.2
400,000-449,999	38	47	-19.1	149	157	-5.1
450,000-499,999	21	36	-41.7	121	136	-11.0
500,000-549,999	21	14	50.0	71	62	14.5
550,000-599,999	23	29	-20.7	68	77	-11.7
600,000-649,999	15	11	36.4	40	43	-7.0
650,000-699,999	12	12	0.0	38	51	-25.5
700,000-749,999	5	1	400.0	18	20	-10.0
750,000-799,999	3	6	-50.0	13	18	-27.8
800,000-849,999	3	2	50.0	6	10	-40.0
850,000-899,999	2	6	-66.7	9	12	-25.0
900,000-949,999	1	0	N/A	4	5	-20.0
950,000-999,999	2	5	-60.0	4	8	-50.0
1,000,000+	5	8	-37.5	15	19	-21.1
Totals	233	324	-28.1	1122	1410	-20.4

New Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-49,999	0	0	0.0	1	2	-50.0
50,000-99,999	2	3	-33.3	9	12	-25.0
100,000-149,999	6	0	N/A	15	21	-28.6
150,000-199,999	3	4	-25.0	13	34	-61.8
200,000-249,999	4	3	33.3	40	74	-45.9
250,000-299,999	14	21	-33.3	81	156	-48.1
300,000-349,999	21	21	0.0	150	240	-37.5
350,000-399,999	22	17	29.4	182	199	-8.5
400,000-449,999	15	16	-6.2	126	143	-11.9
450,000-499,999	9	10	-10.0	97	123	-21.1
500,000-549,999	13	6	116.7	66	57	15.8
550,000-599,999	5	3	66.7	54	69	-21.7
600,000-649,999	5	2	150.0	35	39	-10.3
650,000-699,999	3	5	-40.0	32	44	-27.3
700,000-749,999	3	1	200.0	14	17	-17.6
750,000-799,999	1	3	-66.7	11	17	-35.3
800,000-849,999	1	0	N/A	6	10	-40.0
850,000-899,999	1	1	0.0	7	11	-36.4
900,000-949,999	0	0	0.0	4	4	0.0
950,000-999,999	0	0	0.0	4	7	-42.9
1,000,000+	2	0	N/A	11	13	-15.4
Totals	130	116	12.1	958	1292	-25.9

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