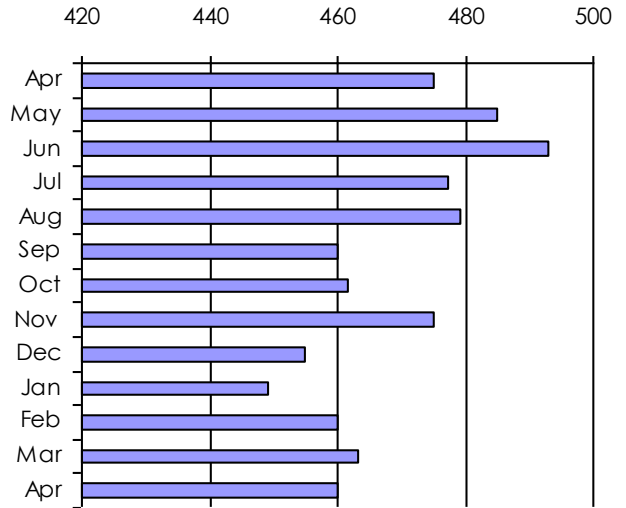
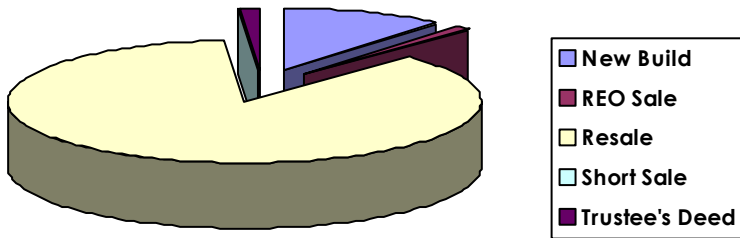


SFR Market Condition Report April 2026

| MONTH | | PRICE | | SQFT | DEMAND | | 12 Month Graphical History | | | | |
|------------------------|---------------------|-----------------|----------------|---------------|----------------|--|----------------------------|--|--|--|--|
| Month Year | Price Median | Price Change | Sqft Average | Closing Total | Closing Change | | | | | | |
| 25-Apr | \$475,000 | (\$7,400) | \$273 | 2,584 | 259 | | | | | | |
| 25-May | \$485,000 | \$10,000 | \$277 | 2,448 | -136 | | | | | | |
| 25-Jun | \$493,063 | \$8,063 | \$279 | 2,301 | -147 | | | | | | |
| 25-Jul | \$477,233 | (\$15,830) | \$271 | 2,332 | 31 | | | | | | |
| 25-Aug | \$479,069 | \$1,836 | \$270 | 2,093 | -239 | | | | | | |
| 25-Sep | \$460,000 | (\$1,909) | \$270 | 2,005 | -88 | | | | | | |
| 25-Oct | \$461,500 | \$1,500 | \$273 | 2,092 | 87 | | | | | | |
| 25-Nov | \$475,000 | \$13,500 | \$267 | 1,803 | -289 | | | | | | |
| 25-Dec | \$455,000 | (\$20,000) | \$266 | 2,032 | 229 | | | | | | |
| 26-Jan | \$449,000 | (\$6,000) | \$263 | 1,557 | 475 | | | | | | |
| 26-Feb | \$460,000 | \$11,000 | \$269 | 1,754 | 197 | | | | | | |
| 26-Mar | \$463,050 | \$3,050 | \$267 | 2,498 | 744 | | | | | | |
| 26-Apr | \$459,950 | (\$3,100) | \$270 | 2,452 | -460 | | | | | | |
| Inventory End of Month | Inventory No Offers | Inventory Added | Inventory Sold | | | | | | | | |
| 9,449 | 6,689 | 3,588 | 2,110 | | | | | | | | |



Transactions by Type



| Type of Sale | Total Sales |
|-------------------------------|--------------|
| New Build | 281 |
| Resale | 2,171 |
| Short Sale | 0 |
| Trustee's Deed | 32 |
| REO Sale | 25 |
| Total (County Records) | 2,509 |
| Type of Distress | Total Filed |
| Bank NOD | 256 |
| Bank NOS | 131 |

| Sales (MLS) | Median Price | Average Price | % Compared to Last Month Sales | % Compared to Last Month Median | % Compared to Last Month Average | % Compared to Last Year Sales | % Compared to Last Year Median | % Compared to Last Year Average |
|-------------|--------------|---------------|--------------------------------|---------------------------------|----------------------------------|-------------------------------|--------------------------------|---------------------------------|
| 2,110 | \$473,875 | \$620,267 | -7.78 | -1.28 | -0.86 | -2.94 | -1.28 | 2.23 |

| % On Market 0 to 30 Days | | % On Market 31 to 60 Days | | % On Market 61 Or More Days | |
|--------------------------|-------|---------------------------|-------|-----------------------------|-------|
| 56.8% | 18.5% | 8.7% | 53.2% | 17.8% | 12.0% |
| 62.5% | 14.5% | 9.0% | | | |