

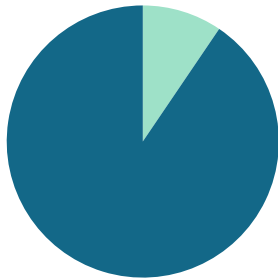
December 2024

Area Delimited by Entire AIR MLS

MARKET SUMMARY

Report produced on Jan 13, 2025 for Kevin Bamsey

INVENTORY



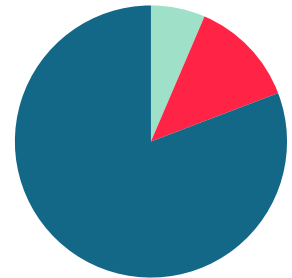
Inventory

- New Listings
1,247 = 9.49%
- Start Inventory
11,899
- Total Inventory Units
13,146
- Volume
\$12,744,578,489

Market Activity

- Sold Listings
807 = 6.44%
- Other Off Market
1,600 = 12.77%
- Active Inventory
10,125 = 80.79%

MARKET ACTIVITY



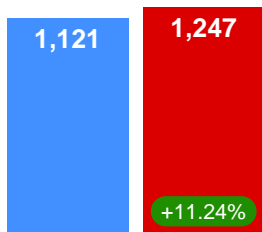
Compared Metrics	December			Year to Date		
	2023	2024	+/-%	2023	2024	+/-%
Sold Listings	664	807	21.54%	14,960	14,993	0.22%
New Listings	1,121	1,247	11.24%	33,529	37,247	11.09%
Average List Price	664,901	685,895	3.16%	676,527	685,573	1.34%
Average Sale Price	614,305	647,294	5.37%	640,104	646,903	1.06%
Average Percent of Selling Price to List Price	3,198.62%	1,384.20%	-56.72%	232.90%	986.98%	323.78%
Average Days on Market to Sale	81.66	91.39	11.92%	68.22	75.34	10.45%
Monthly Inventory	8,388	10,125	20.71%	8,388	10,125	20.71%
Months Supply of Inventory	6.73	8.10	20.44%	6.73	8.10	20.44%

Absorption: Last 12 months, an Average of **1,249** Sales/Month

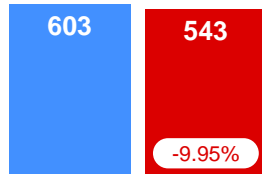
Inventory on December 31, 2024 = **10,125** 2023 2024

DECEMBER MARKET

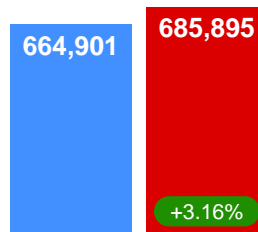
New Listings



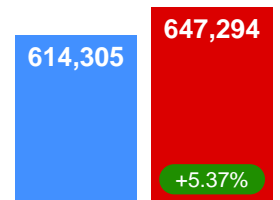
Pending Listings



List Price

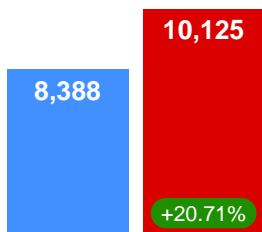


Sale Price

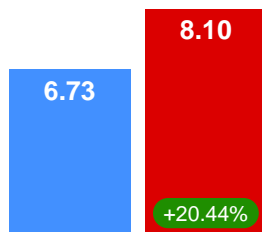


INVENTORY

Active Inventory

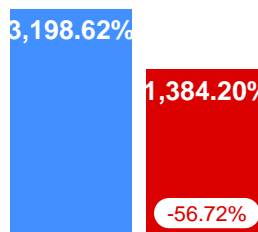


Monthly Supply of Inventory

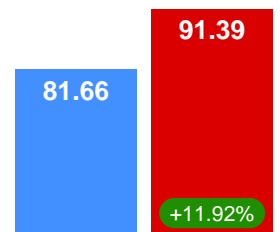


AVERAGE SOLD/LIST RATIO & DOM

Sale/List Ratio



Days on Market



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