June 2020

All Home Types Condo/Co-op/TH SFH/Villa

Local Market Insight

33954





June 2020

33954

New Listings			25
	31.6% May 2020: 19		1.2% un 2019: 4
YTD	2020 154	2019 147	+/- 4.8%
5-year	Jun average	e: 26	



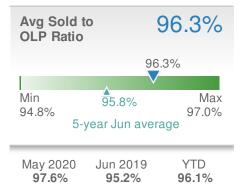


Median Sold Price		\$226,750	
••••••••••••••••••••••••••••••••••••••		9.5% from Jun 2019: \$207,000	
YTD	2020 \$227,090	2019 \$210,000	+/- 8.1%
5-yea	r Jun averag	ge: \$204,85	0









May 2020	Jun 2019	YTD
55	55	56



June 2020

33954 - Condo/Co-op/TH

New L	istings		0
	▶0.0% May 2020: 0).0% un 2019:)
YTD	2020 1	2019 0	+/- 0.0%
5-year	Jun average	e: 0	

New P	endings		0	Close	d Sales		0
	0.0% May 2020: 0	from Ju	ın 2019:		►0.0% May 2020: 0	from Ju).0% un 2019: 0
YTD	2020 1	2019 0	+/- 0.0%	YTD	2020 1	2019 0	+/- 0.0%
5-year	Jun average	: 0		5-year	Jun averag	e: 0	

Medi Sold	an Price		\$0		
	•0.0% May 2020: \$0	from Ju).0% un 2019: 0		
YTD	2020 \$200,000	2019 \$0	+/- 0.0%		
5-yea	5-year Jun average: \$0				

Summary

In 33954, the median sold price for Condo/Co-op/TH properties for June was \$0, representing no change compared to last month and no change from Jun 2019. The average days on market for units sold in June was 0 days, the same as the 5-year June average of 0 days. There was no month over month change in new contract activity with 0 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from May) with 0; and no change in supply with 0 active units.

This activity resulted in a Contract Ratio of 0.00 pendings per active listing, no change from May and no change from June 2019. The Contract Ratio is the same as the 5-year June average of 0.00. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Listings	0	Avg DOM		0	Avg Sold t OLP Ratio		0.0%
		0			0.0%		
Min 0 5-year Jun average	Max 0	[™] Min 0	/ear Jun avera	Max 0 ge	0.0%	year Jun aver	Max 0.0%





June 2020

33954 - SFH/Villa

New Listings			25
	31.6% May 2020: 19		1.2% un 2019: 4
YTD	2020 154	2019 146	+/- 5.5%
5-year	Jun average	e: 26	



Median Sold Price		\$226,750		
from	•0.9% May 2020: 224,700	from Jun \$207,0	2019:	
YTD	2020 \$227,090	2019 \$210,000	+/- 8.1%	
5-year Jun average: \$204,850				

Summary

In 33954, the median sold price for SFH/Villa properties for June was \$226,750, representing an increase of 0.9% compared to last month and an increase of 9.5% from Jun 2019. The average days on market for units sold in June was 73 days, 24% above the 5-year June average of 59 days. There was a 16.7% month over month decrease in new contract activity with 35 New Pendings; a 6.3% MoM increase in All Pendings (new contracts + contracts carried over from May) to 51; and an 8.1% decrease in supply to 34 active units.

This activity resulted in a Contract Ratio of 1.50 pendings per active listing, up from 1.30 in May and an increase from 0.51 in June 2019. The Contract Ratio is 64% higher than the 5-year June average of 0.92. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the source to supply, and indicates the market is moving in the buyer's favor.

