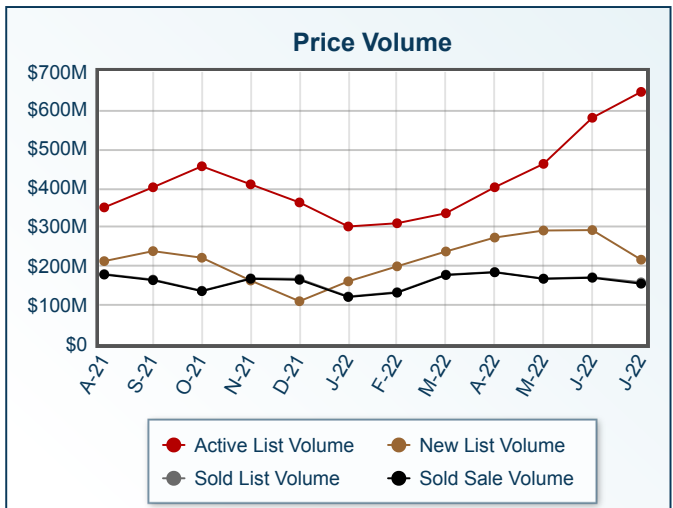
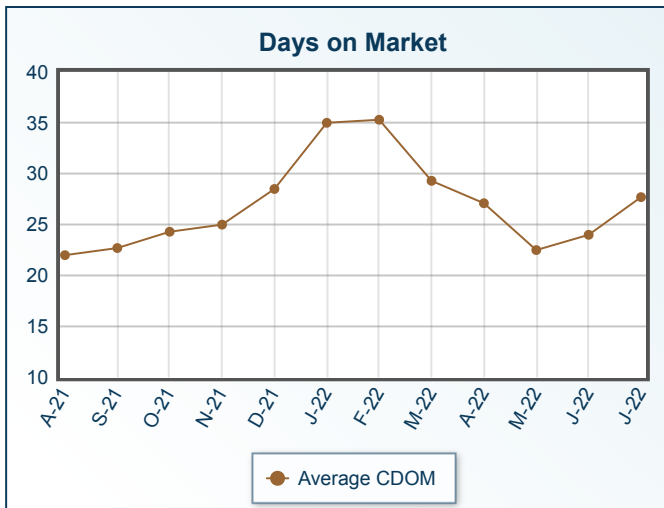
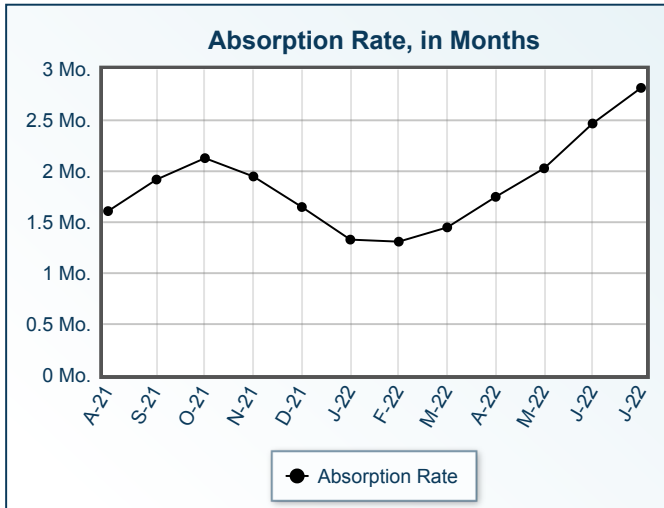
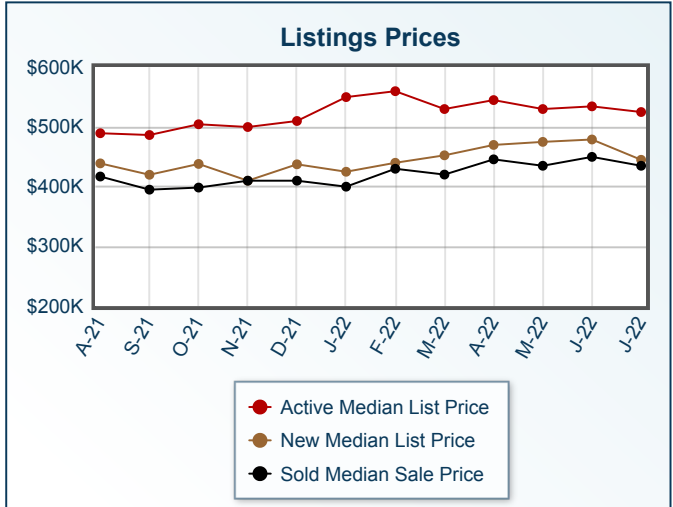
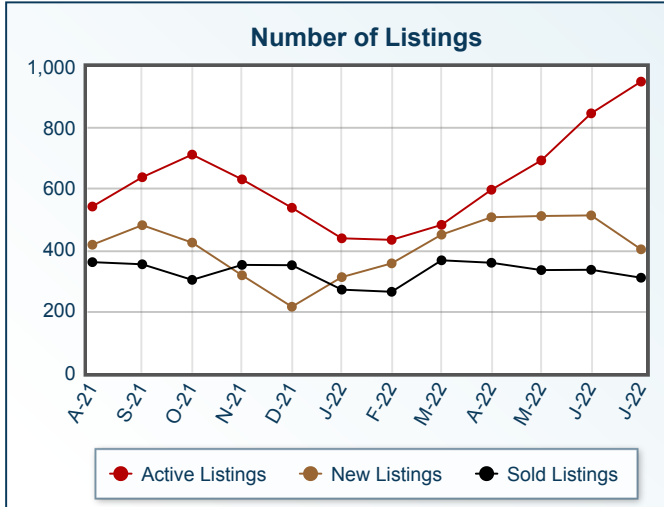


Market Summary

Jackson Co Residential, July 2022



Summary Statistics						
	Jul-22	Jul-21	% Chg	2022 YTD	2021 YTD	% Chg
Absorption Rate	2.82	1.59	77.36	1.88	1.26	49.21
Average List Price	\$680,528	\$637,287	6.79	\$565,332	\$513,801	10.03
Median List Price	\$525,000	\$495,000	6.06	\$469,000	\$419,500	11.80
Average Sale Price	\$499,144	\$465,797	7.16	\$493,009	\$458,691	7.48
Median Sale Price	\$435,000	\$389,450	11.70	\$430,000	\$396,000	8.59
Average CDOM	27	17	58.82	28	24	16.67
Median CDOM	15	6	150.00	9	5	80.00

	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg
	0-99,999	0	0	0.0	2	3
100,000-149,999	0	0	0.0	6	21	-71.4
150,000-199,999	7	9	-22.2	30	46	-34.8
200,000-249,999	5	17	-70.6	45	104	-56.7
250,000-299,999	24	47	-48.9	156	261	-40.2
300,000-349,999	37	64	-42.2	286	355	-19.4
350,000-399,999	48	62	-22.6	361	332	8.7
400,000-449,999	40	52	-23.1	338	288	17.4
450,000-499,999	33	26	26.9	226	173	30.6
500,000-549,999	25	27	-7.4	165	136	21.3
550,000-599,999	26	15	73.3	155	113	37.2
600,000-649,999	15	14	7.1	108	87	24.1
650,000-699,999	11	11	0.0	72	71	1.4
700,000-749,999	10	10	0.0	74	51	45.1
750,000-799,999	5	9	-44.4	50	44	13.6
800,000-849,999	8	2	300.0	39	25	56.0
850,000-899,999	5	6	-16.7	32	23	39.1
900,000-949,999	2	1	100.0	19	15	26.7
950,000-999,999	2	2	0.0	11	16	-31.2
1,000,000-1,099,999	0	3	-100.0	10	8	25.0
1,100,000-1,199,999	5	2	150.0	17	16	6.3
1,200,000-1,299,999	1	3	-66.7	19	14	35.7
1,300,000-1,399,999	0	3	-100.0	11	8	37.5
1,400,000-1,499,999	0	0	0.0	7	3	133.3
1,500,000-1,599,999	0	1	-100.0	0	5	-100.0
1,600,000-1,699,999	0	0	0.0	2	2	0.0
1,700,000-1,799,999	0	0	0.0	2	1	100.0
1,800,000-1,899,999	0	0	0.0	0	0	0.0
1,900,000-1,999,999	0	1	-100.0	0	3	-100.0
2,000,000-2,249,999	0	2	-100.0	1	5	-80.0
2,250,000-2,499,999	1	0	N/A	3	2	50.0
2,500,000-2,749,999	0	1	-100.0	0	1	-100.0
2,750,000-2,999,999	0	0	0.0	0	0	0.0
3,000,000-3,249,999	0	0	0.0	1	0	N/A
3,250,000-3,499,999	0	0	0.0	0	0	0.0
3,500,000-3,749,999	0	0	0.0	0	1	-100.0
3,750,000-3,999,999	0	0	0.0	0	0	0.0
4,000,000-4,249,999	1	0	N/A	1	0	N/A
4,250,000-4,499,999	0	0	0.0	0	0	0.0
4,500,000-4,749,999	0	0	0.0	0	0	0.0
4,750,000-4,999,999	0	0	0.0	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0
Totals	311	390	-20.3	2249	2233	0.7

	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg
	0-99,999	0	0	0.0	1	2
100,000-149,999	0	1	-100.0	3	19	-84.2
150,000-199,999	2	10	-80.0	25	40	-37.5
200,000-249,999	11	15	-26.7	56	107	-47.7
250,000-299,999	26	35	-25.7	158	295	-46.4
300,000-349,999	28	45	-37.8	258	347	-25.6
350,000-399,999	45	65	-30.8	355	386	-8.0
400,000-449,999	38	46	-17.4	309	283	9.2
450,000-499,999	29	47	-38.3	242	207	16.9
500,000-549,999	21	18	16.7	150	121	24.0
550,000-599,999	23	21	9.5	195	138	41.3
600,000-649,999	18	12	50.0	98	83	18.1
650,000-699,999	18	11	63.6	84	78	7.7
700,000-749,999	4	9	-55.6	65	49	32.7
750,000-799,999	9	9	0.0	63	56	12.5
800,000-849,999	1	2	-50.0	31	19	63.2
850,000-899,999	4	7	-42.9	41	33	24.2
900,000-949,999	1	2	-50.0	15	15	0.0
950,000-999,999	2	0	N/A	15	14	7.1
1,000,000-1,099,999	1	2	-50.0	14	12	16.7
1,100,000-1,199,999	1	0	N/A	15	11	36.4
1,200,000-1,299,999	2	2	0.0	18	16	12.5
1,300,000-1,399,999	1	4	-75.0	14	14	0.0
1,400,000-1,499,999	0	2	-100.0	5	5	0.0
1,500,000-1,599,999	1	0	N/A	1	4	-75.0
1,600,000-1,699,999	0	2	-100.0	3	5	-40.0
1,700,000-1,799,999	0	0	0.0	1	2	-50.0
1,800,000-1,899,999	0	0	0.0	2	1	100.0
1,900,000-1,999,999	0	0	0.0	0	2	-100.0
2,000,000-2,249,999	1	0	N/A	2	3	-33.3
2,250,000-2,499,999	1	1	0.0	4	7	-42.9
2,500,000-2,749,999	0	0	0.0	1	1	0.0
2,750,000-2,999,999	0	0	0.0	0	1	-100.0
3,000,000-3,249,999	0	0	0.0	0	2	-100.0
3,250,000-3,499,999	0	0	0.0	1	0	N/A
3,500,000-3,749,999	0	0	0.0	0	0	0.0
3,750,000-3,999,999	0	0	0.0	0	0	0.0
4,000,000-4,249,999	0	0	0.0	0	0	0.0
4,250,000-4,499,999	0	0	0.0	0	0	0.0
4,500,000-4,749,999	0	0	0.0	0	0	0.0
4,750,000-4,999,999	1	0	N/A	1	0	N/A
5,000,000+	0	0	0.0	0	0	0.0
Totals	289	368	-21.5	2246	2378	-5.6

Active Listings	This Month			Year to Date			New Listings	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg		2022	2021	% Chg	2022	2021	% Chg
	0-99,999	0	0	0.0	1	3		-66.7	0-99,999	0	0	0.0	1
100,000-149,999	4	10	-60.0	10	33	-69.7	100,000-149,999	1	6	-83.3	7	24	-70.8
150,000-199,999	7	19	-63.2	38	60	-36.7	150,000-199,999	3	13	-76.9	31	51	-39.2
200,000-249,999	16	15	6.7	79	134	-41.0	200,000-249,999	10	12	-16.7	68	119	-42.9
250,000-299,999	59	23	156.5	235	339	-30.7	250,000-299,999	28	35	-20.0	210	310	-32.3
300,000-349,999	58	58	0.0	340	426	-20.2	300,000-349,999	44	63	-30.2	301	389	-22.6
350,000-399,999	113	58	94.8	518	479	8.1	350,000-399,999	66	75	-12.0	469	450	4.2
400,000-449,999	101	44	129.5	441	347	27.1	400,000-449,999	60	70	-14.3	395	322	22.7
450,000-499,999	89	56	58.9	359	280	28.2	450,000-499,999	37	63	-41.3	321	262	22.5
500,000-549,999	64	21	204.8	242	153	58.2	500,000-549,999	28	23	21.7	216	139	55.4
550,000-599,999	83	37	124.3	305	191	59.7	550,000-599,999	29	21	38.1	266	168	58.3
600,000-649,999	37	22	68.2	141	121	16.5	600,000-649,999	15	19	-21.1	122	107	14.0
650,000-699,999	63	22	186.4	155	114	36.0	650,000-699,999	11	16	-31.2	132	91	45.1
700,000-749,999	24	15	60.0	103	73	41.1	700,000-749,999	12	10	20.0	89	62	43.5
750,000-799,999	35	25	40.0	114	86	32.6	750,000-799,999	18	11	63.6	92	76	21.1
800,000-849,999	19	9	111.1	54	35	54.3	800,000-849,999	3	8	-62.5	46	33	39.4
850,000-899,999	35	24	45.8	92	57	61.4	850,000-899,999	11	11	0.0	79	44	79.5
900,000-949,999	7	5	40.0	22	20	10.0	900,000-949,999	1	2	-50.0	20	16	25.0
950,000-999,999	17	10	70.0	40	29	37.9	950,000-999,999	3	4	-25.0	30	24	25.0
1,000,000-1,099,999	10	5	100.0	27	19	42.1	1,000,000-1,099,999	2	2	0.0	18	14	28.6
1,100,000-1,199,999	20	14	42.9	47	29	62.1	1,100,000-1,199,999	8	3	166.7	38	24	58.3
1,200,000-1,299,999	20	12	66.7	44	36	22.2	1,200,000-1,299,999	1	7	-85.7	31	34	-8.8
1,300,000-1,399,999	10	12	-16.7	30	30	0.0	1,300,000-1,399,999	3	2	50.0	18	21	-14.3
1,400,000-1,499,999	11	6	83.3	18	11	63.6	1,400,000-1,499,999	3	0	N/A	12	9	33.3
1,500,000-1,599,999	5	5	0.0	8	10	-20.0	1,500,000-1,599,999	3	2	50.0	5	10	-50.0
1,600,000-1,699,999	4	2	100.0	7	6	16.7	1,600,000-1,699,999	0	1	-100.0	6	4	50.0
1,700,000-1,799,999	5	1	400.0	7	3	133.3	1,700,000-1,799,999	0	0	0.0	5	0	N/A
1,800,000-1,899,999	4	0	N/A	7	1	600.0	1,800,000-1,899,999	2	0	N/A	7	1	600.0
1,900,000-1,999,999	6	2	200.0	9	5	80.0	1,900,000-1,999,999	0	2	-100.0	5	5	0.0
2,000,000-2,249,999	5	1	400.0	7	5	40.0	2,000,000-2,249,999	0	0	0.0	4	3	33.3
2,250,000-2,499,999	3	3	0.0	6	11	-45.5	2,250,000-2,499,999	0	0	0.0	4	9	-55.6
2,500,000-2,749,999	5	1	400.0	6	3	100.0	2,500,000-2,749,999	0	0	0.0	3	1	200.0
2,750,000-2,999,999	5	1	400.0	6	3	100.0	2,750,000-2,999,999	1	1	0.0	5	3	66.7
3,000,000-3,249,999	0	0	0.0	0	3	-100.0	3,000,000-3,249,999	0	0	0.0	0	0	0.0
3,250,000-3,499,999	1	0	N/A	2	0	N/A	3,250,000-3,499,999	0	0	0.0	0	0	0.0
3,500,000-3,749,999	1	0	N/A	1	0	N/A	3,500,000-3,749,999	0	0	0.0	1	0	N/A
3,750,000-3,999,999	2	0	N/A	2	1	100.0	3,750,000-3,999,999	0	0	0.0	1	0	N/A
4,000,000-4,249,999	1	0	N/A	2	2	0.0	4,000,000-4,249,999	0	1	-100.0	1	2	-50.0
4,250,000-4,499,999	0	1	-100.0	0	2	-100.0	4,250,000-4,499,999	0	0	0.0	0	1	-100.0
4,500,000-4,749,999	1	0	N/A	1	0	N/A	4,500,000-4,749,999	1	0	N/A	1	0	N/A
4,750,000-4,999,999	0	0	0.0	1	1	0.0	4,750,000-4,999,999	0	0	0.0	1	0	N/A
5,000,000+	3	2	50.0	4	2	100.0	5,000,000+	0	1	-100.0	3	1	200.0
Totals	953	541	76.2	3531	3163	11.6	Totals	404	484	-16.5	3064	2832	8.2

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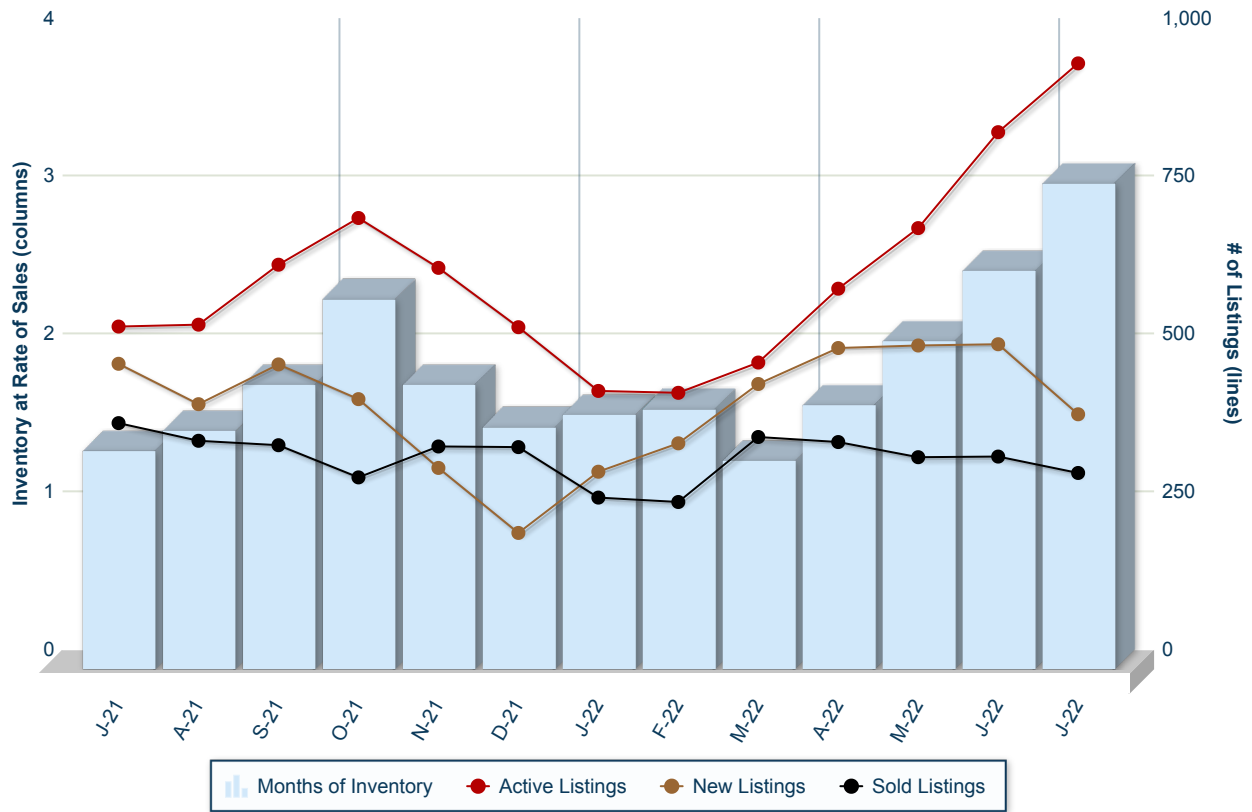
Jackson Co Year Over Year Comparison

Activity between 7/1/2022 and 7/31/2022

Residential																								
City	Total Active			New Listings			Number Under Contract			Number Sold			Sold Volume			Average Sale Price			Median Sale Price			Percent of List		
	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT
Applegate	2	8	+300	0	0	0	0	0	0	0	1	+	0	1,125,000	+	0	1,125,000	+	0	1,125,000	+	0	88	+
Ashland	199	224	+12	72	52	-27	59	54	-8	59	47	-20	37,179,806	31,416,462	-15	630,166	668,435	+6	540,000	550,000	+1	99	95	-4
Central Point	122	129	+5	71	50	-29	58	29	-50	45	35	-22	17,538,700	19,207,725	+9	389,748	548,792	+40	360,000	472,000	+31	100	99	-1
Eagle Point	84	106	+26	33	31	-6	33	22	-33	31	31	0	12,493,570	16,658,735	+33	403,018	537,378	+33	375,800	499,000	+32	99	97	-2
Gold Hill	25	35	+40	11	15	+36	8	6	-25	5	6	+20	3,156,000	2,664,300	-15	631,200	444,050	-29	650,000	366,600	-	99	98	-1
Jacksonville	41	70	+70	13	19	+46	11	11	0	19	6	-68	13,123,300	3,647,400	-72	690,700	607,900	-11	599,000	515,000	-	96	96	0
Medford	328	468	+42	194	159	-18	148	109	-26	168	133	-20	69,344,827	58,778,970	-15	412,766	441,947	+7	366,455	400,000	+9	100	98	-2
Phoenix	11	24	+118	7	7	0	5	5	0	8	7	-12	2,880,600	3,315,000	+15	360,075	473,571	+31	379,000	430,000	+13	102	98	-3
Rogue River	43	64	+48	21	14	-33	17	19	+11	9	7	-22	5,128,000	2,824,830	-44	569,777	403,547	-29	450,000	425,000	-	97	97	0
Shady Cove	27	26	-3	17	8	-52	5	5	0	13	2	-84	5,631,500	724,000	-87	433,192	362,000	-16	360,000	362,000	+0	100	97	-3
Talent	23	58	+152	12	17	+41	7	8	+14	9	12	+33	6,717,456	5,556,100	-17	746,384	463,008	-37	500,000	431,250	-	105	100	-4
White City	29	50	+72	21	23	+9	10	13	+30	16	17	+6	4,705,981	6,279,200	+33	294,123	369,364	+25	297,000	337,500	+13	101	99	-1
Totals	934	1262	+35	472	395	-16	361	281	-22	382	304	-20	177,899,740	152,197,722	-14	465,706	500,650	+8	387,000	436,250	+13	100	98	-2
Grand Totals	934	1,262	+35	472	395	-16	361	281	-22	382	304	-20	177,899,740	152,197,722	-14	465,706	500,650	+8	387,000	436,250	+13	100	98	-2

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Jackson Co Inventory for 7/1/2021 - 7/31/2022.



	Active Listings	New Listings	Sold Listings	Months Inventory
Jul - 2022	960	404	311	3.09
Jun - 2022	851	515	337	2.53
May - 2022	699	513	336	2.08
Apr - 2022	603	509	360	1.68
Mar - 2022	486	452	368	1.32
Feb - 2022	438	358	265	1.65
Jan - 2022	441	313	272	1.62
Dec - 2021	542	216	352	1.54
Nov - 2021	636	319	353	1.80
Oct - 2021	715	428	304	2.35
Sep - 2021	641	483	355	1.81
Aug - 2021	546	420	362	1.51
Jul - 2021	543	484	390	1.39

Keybox Activity Report



Note: Keybox activity splits approximately 75% Jackson County, 25% Josephine County.

Keybox Accesses	Jul 21	Jul 22	Change
	7488	7999	6.8%

