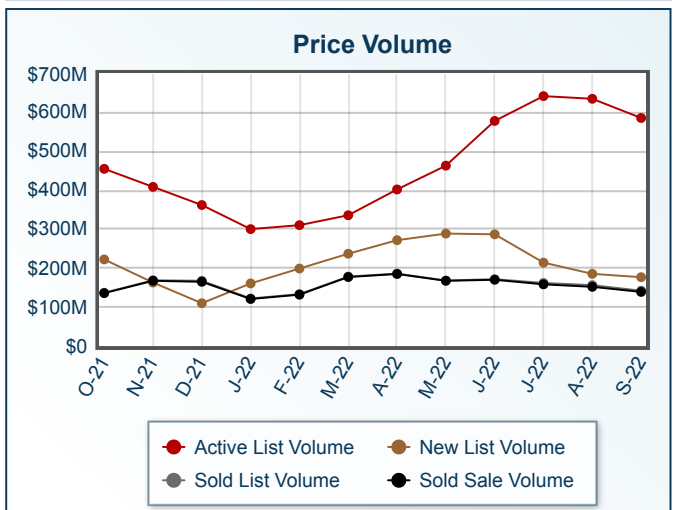
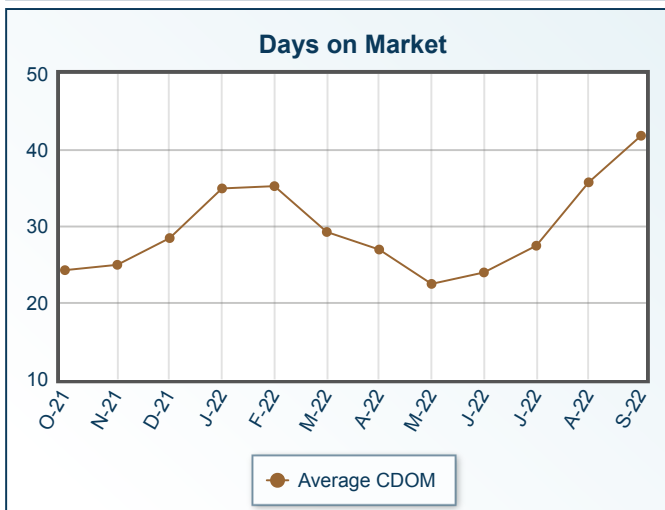
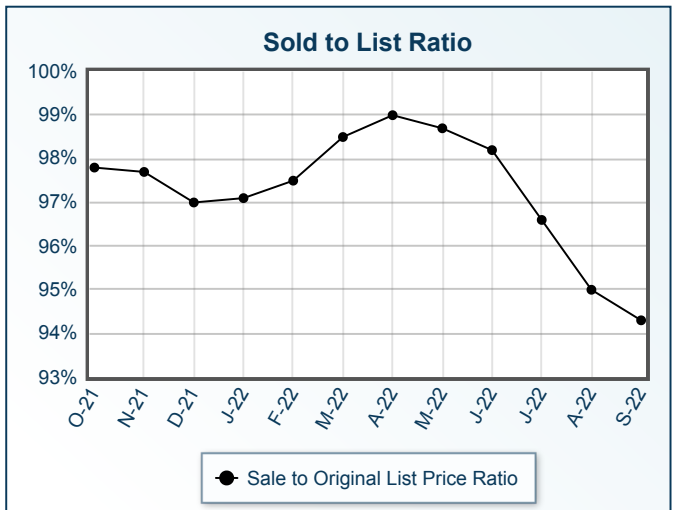
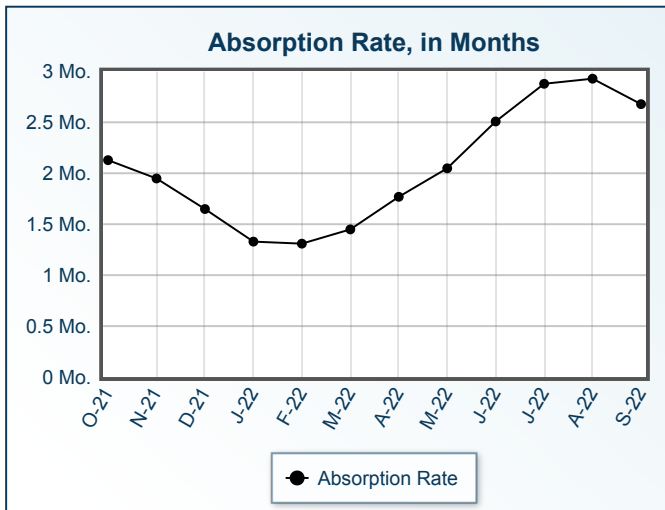
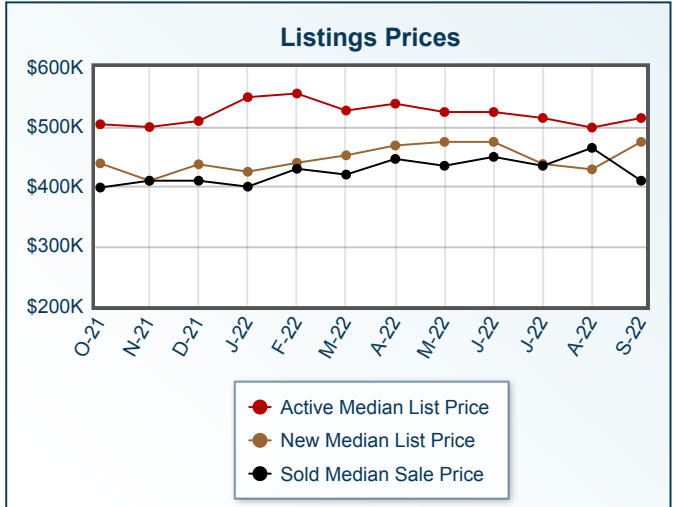
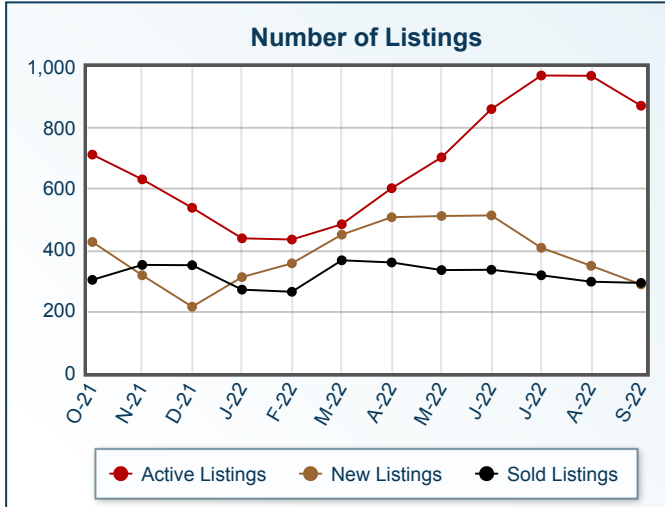


Market Summary

Jackson Co Residential, September 2022



Summary Statistics						
	Sep-22	Sep-21	% Chg	2022 YTD	2021 YTD	% Chg
Absorption Rate	2.68	1.92	39.58	2.1	1.38	52.17
Average List Price	\$671,135	\$628,315	6.82	\$561,408	\$510,831	9.90
Median List Price	\$514,950	\$486,500	5.85	\$460,000	\$420,000	9.52
Average Sale Price	\$473,599	\$462,696	2.36	\$492,886	\$463,455	6.35
Median Sale Price	\$410,000	\$395,000	3.80	\$430,000	\$400,000	7.50
Average CDOM	41	22	86.36	30	24	25.00
Median CDOM	27	9	200.00	12	6	100.00

	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg
	0-99,999	0	1	-100.0	2	4
100,000-149,999	1	3	-66.7	9	24	-62.5
150,000-199,999	2	6	-66.7	34	56	-39.3
200,000-249,999	9	11	-18.2	61	137	-55.5
250,000-299,999	25	31	-19.4	211	328	-35.7
300,000-349,999	47	60	-21.7	357	463	-22.9
350,000-399,999	53	70	-24.3	460	457	0.7
400,000-449,999	40	46	-13.0	415	373	11.3
450,000-499,999	26	38	-31.6	283	241	17.4
500,000-549,999	20	22	-9.1	213	184	15.8
550,000-599,999	21	11	90.9	201	147	36.7
600,000-649,999	5	8	-37.5	133	117	13.7
650,000-699,999	14	11	27.3	100	91	9.9
700,000-749,999	9	8	12.5	89	65	36.9
750,000-799,999	2	4	-50.0	57	57	0.0
800,000-849,999	3	3	0.0	51	37	37.8
850,000-899,999	6	2	200.0	43	29	48.3
900,000-949,999	3	3	0.0	23	21	9.5
950,000-999,999	0	3	-100.0	13	20	-35.0
1,000,000-1,099,999	1	4	-75.0	12	14	-14.3
1,100,000-1,199,999	1	1	0.0	23	19	21.1
1,200,000-1,299,999	2	1	100.0	23	19	21.1
1,300,000-1,399,999	1	2	-50.0	14	13	7.7
1,400,000-1,499,999	0	2	-100.0	7	5	40.0
1,500,000-1,599,999	0	0	0.0	1	6	-83.3
1,600,000-1,699,999	0	1	-100.0	2	3	-33.3
1,700,000-1,799,999	0	1	-100.0	2	3	-33.3
1,800,000-1,899,999	2	0	N/A	2	0	N/A
1,900,000-1,999,999	1	0	N/A	2	4	-50.0
2,000,000-2,249,999	0	2	-100.0	2	7	-71.4
2,250,000-2,499,999	0	0	0.0	3	2	50.0
2,500,000-2,749,999	0	0	0.0	0	2	-100.0
2,750,000-2,999,999	0	0	0.0	0	1	-100.0
3,000,000-3,249,999	0	0	0.0	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	0	0	0.0	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	294	355	-17.2	2850	2950	-3.4

	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg
	0-99,999	1	2	-50.0	2	5
100,000-149,999	2	2	0.0	8	22	-63.6
150,000-199,999	3	6	-50.0	29	51	-43.1
200,000-249,999	6	4	50.0	66	122	-45.9
250,000-299,999	20	27	-25.9	208	348	-40.2
300,000-349,999	27	60	-55.0	330	462	-28.6
350,000-399,999	40	51	-21.6	448	497	-9.9
400,000-449,999	35	49	-28.6	390	372	4.8
450,000-499,999	24	35	-31.4	288	276	4.3
500,000-549,999	17	22	-22.7	193	165	17.0
550,000-599,999	19	17	11.8	240	177	35.6
600,000-649,999	11	11	0.0	118	102	15.7
650,000-699,999	11	10	10.0	105	100	5.0
700,000-749,999	9	2	350.0	79	58	36.2
750,000-799,999	9	6	50.0	79	70	12.9
800,000-849,999	7	4	75.0	40	28	42.9
850,000-899,999	1	8	-87.5	48	43	11.6
900,000-949,999	0	1	-100.0	16	17	-5.9
950,000-999,999	2	2	0.0	18	19	-5.3
1,000,000-1,099,999	1	0	N/A	15	13	15.4
1,100,000-1,199,999	1	3	-66.7	19	15	26.7
1,200,000-1,299,999	2	0	N/A	22	18	22.2
1,300,000-1,399,999	2	2	0.0	15	17	-11.8
1,400,000-1,499,999	1	0	N/A	6	6	0.0
1,500,000-1,599,999	1	0	N/A	2	6	-66.7
1,600,000-1,699,999	0	0	0.0	4	5	-20.0
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	1	0	N/A	1	2	-50.0
2,000,000-2,249,999	1	0	N/A	2	3	-33.3
2,250,000-2,499,999	0	0	0.0	4	8	-50.0
2,500,000-2,749,999	0	0	0.0	1	1	0.0
2,750,000-2,999,999	0	1	-100.0	0	2	-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	0	0	0.0	1	0	N/A
5,000,000+	0	0	0.0	0	0	0.0
Totals	254	325	-21.8	2801	3035	-7.7

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	2	6		-66.7	0-99,999	1	0	N/A	2
100,000-149,999	7	8	-12.5	17	36	-52.8	100,000-149,999	3	1	200.0	14	27	-48.1
150,000-199,999	7	16	-56.2	45	71	-36.6	150,000-199,999	3	7	-57.1	38	62	-38.7
200,000-249,999	19	21	-9.5	97	158	-38.6	200,000-249,999	4	10	-60.0	86	143	-39.9
250,000-299,999	47	30	56.7	274	404	-32.2	250,000-299,999	15	38	-60.5	249	375	-33.6
300,000-349,999	69	66	4.5	422	554	-23.8	300,000-349,999	30	80	-62.5	383	517	-25.9
350,000-399,999	110	69	59.4	630	629	0.2	350,000-399,999	43	83	-48.2	581	600	-3.2
400,000-449,999	82	69	18.8	506	460	10.0	400,000-449,999	30	55	-45.5	460	435	5.7
450,000-499,999	86	62	38.7	429	372	15.3	450,000-499,999	29	43	-32.6	391	354	10.5
500,000-549,999	53	37	43.2	286	222	28.8	500,000-549,999	17	37	-54.1	259	208	24.5
550,000-599,999	70	40	75.0	351	253	38.7	550,000-599,999	23	35	-34.3	311	230	35.2
600,000-649,999	35	25	40.0	170	151	12.6	600,000-649,999	8	18	-55.6	150	137	9.5
650,000-699,999	52	29	79.3	191	148	29.1	650,000-699,999	23	18	27.8	170	125	36.0
700,000-749,999	20	12	66.7	111	85	30.6	700,000-749,999	6	6	0.0	98	74	32.4
750,000-799,999	38	33	15.2	133	118	12.7	750,000-799,999	12	13	-7.7	109	108	0.9
800,000-849,999	17	12	41.7	64	46	39.1	800,000-849,999	5	5	0.0	57	44	29.5
850,000-899,999	26	20	30.0	96	72	33.3	850,000-899,999	8	7	14.3	83	59	40.7
900,000-949,999	7	5	40.0	27	26	3.8	900,000-949,999	3	2	50.0	25	22	13.6
950,000-999,999	16	11	45.5	52	35	48.6	950,000-999,999	9	4	125.0	42	30	40.0
1,000,000-1,099,999	12	5	140.0	33	22	50.0	1,000,000-1,099,999	2	1	100.0	24	17	41.2
1,100,000-1,199,999	22	15	46.7	55	39	41.0	1,100,000-1,199,999	3	6	-50.0	46	34	35.3
1,200,000-1,299,999	18	15	20.0	51	40	27.5	1,200,000-1,299,999	4	3	33.3	37	38	-2.6
1,300,000-1,399,999	11	12	-8.3	32	34	-5.9	1,300,000-1,399,999	2	4	-50.0	20	25	-20.0
1,400,000-1,499,999	8	5	60.0	17	15	13.3	1,400,000-1,499,999	2	2	0.0	12	13	-7.7
1,500,000-1,599,999	4	4	0.0	8	12	-33.3	1,500,000-1,599,999	0	0	0.0	6	12	-50.0
1,600,000-1,699,999	2	1	100.0	8	6	33.3	1,600,000-1,699,999	1	0	N/A	7	4	75.0
1,700,000-1,799,999	5	2	150.0	8	5	60.0	1,700,000-1,799,999	1	0	N/A	6	2	200.0
1,800,000-1,899,999	2	0	N/A	7	1	600.0	1,800,000-1,899,999	0	0	0.0	7	1	600.0
1,900,000-1,999,999	6	4	50.0	11	9	22.2	1,900,000-1,999,999	0	4	-100.0	6	9	-33.3
2,000,000-2,249,999	1	2	-50.0	5	6	-16.7	2,000,000-2,249,999	0	0	0.0	3	4	-25.0
2,250,000-2,499,999	5	2	150.0	9	12	-25.0	2,250,000-2,499,999	0	1	-100.0	7	10	-30.0
2,500,000-2,749,999	6	2	200.0	7	4	75.0	2,500,000-2,749,999	0	0	0.0	4	2	100.0
2,750,000-2,999,999	2	2	0.0	4	3	33.3	2,750,000-2,999,999	0	0	0.0	3	3	0.0
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	0	1	-100.0	2	1	100.0	3,250,000-3,499,999	0	0	0.0	0	1	-100.0
3,500,000-3,749,999	2	0	N/A	2	0	N/A	3,500,000-3,749,999	0	0	0.0	2	0	N/A
3,750,000-3,999,999	1	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	1	0.0	2	2	0.0	4,000,000-4,249,999	0	0	0.0	1	2	-50.0
4,250,000-4,499,999	1	0	N/A	1	2	-50.0	4,250,000-4,499,999	0	0	0.0	1	1	0.0
4,500,000-4,749,999	1	0	N/A	1	0	N/A	4,500,000-4,749,999	0	0	0.0	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	6	2	200.0	5,000,000+	2	0	N/A	5	1	400.0
Totals	874	640	36.6	4175	4066	2.7	Totals	289	483	-40.2	3708	3735	-0.7

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Jackson Co Year Over Year Comparison

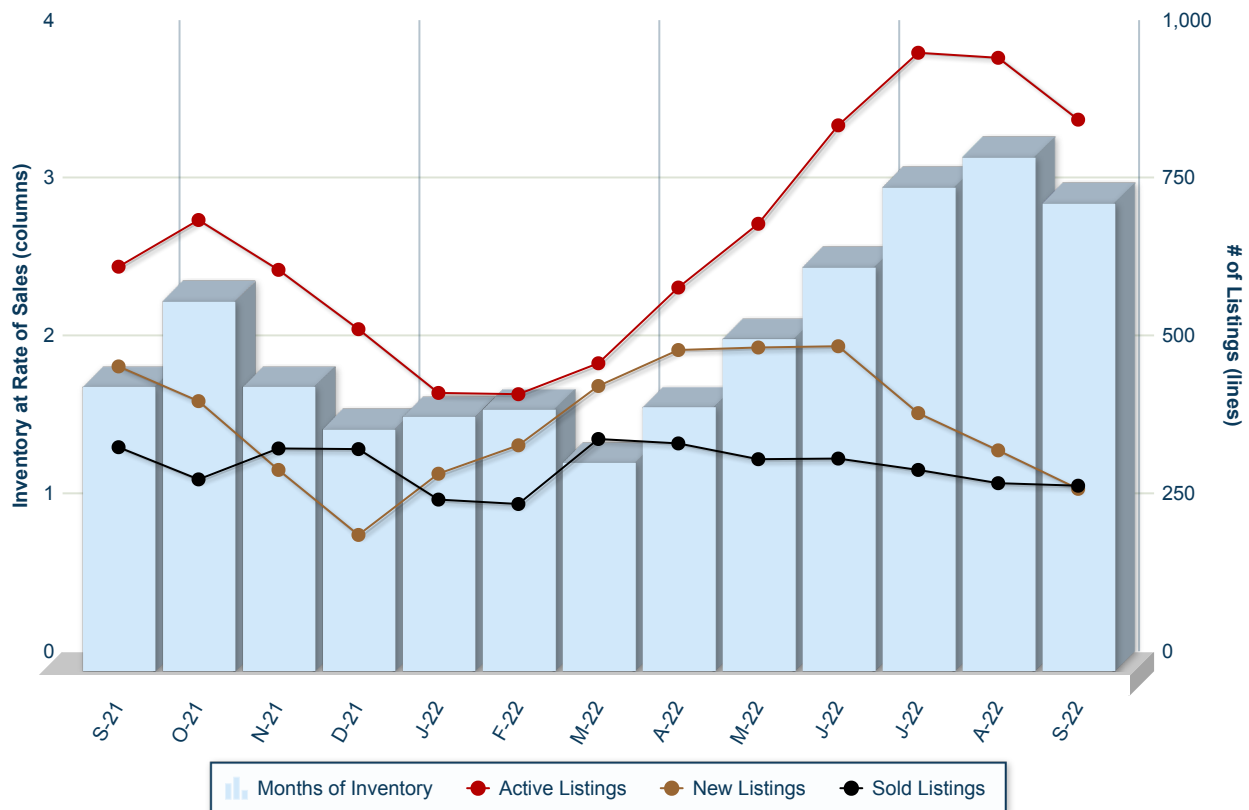
Activity between 9/1/2022 and 9/30/2022

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	5	6	+20	2	3	+50	0	0	0	0	3	+	0	1,479,500	+	0	493,166	+	0	505,000	+	0	99	+
Ashland	199	183	-8	74	32	-56	37	28	-24	51	36	-29	29,513,176	21,692,883	-26	578,689	602,580	+4	515,000	556,500	+8	98	97	-1
Central Point	113	118	+4	61	27	-55	45	25	-44	52	37	-28	22,182,569	16,926,800	-23	426,587	457,481	+7	379,950	385,000	+1	99	99	0
Eagle Point	101	103	+1	53	25	-52	24	18	-25	26	19	-26	9,905,200	9,395,860	-5	380,969	494,518	+29	383,750	436,000	+13	98	98	0
Gold Hill	26	34	+30	12	7	-41	4	6	+50	7	4	-42	2,762,350	2,305,000	-16	394,621	576,250	+46	405,000	500,000	+23	102	88	-13
Jacksonville	37	78	+110	13	20	+53	9	12	+33	9	12	+33	8,472,000	9,320,000	+10	941,333	776,666	-17	655,000	707,500	+8	97	95	-2
Medford	395	440	+11	205	127	-38	148	120	-18	142	120	-15	62,966,782	52,738,340	-16	443,428	439,486	-0	382,500	400,000	+4	99	98	-1
Phoenix	14	20	+42	5	8	+60	5	8	+60	4	7	+75	1,398,500	2,363,149	+68	349,625	337,592	-3	346,750	385,000	+11	100	97	-3
Rogue River	35	50	+42	11	13	+18	7	10	+42	17	16	-5	6,923,800	6,368,400	-8	407,282	398,025	-2	381,000	406,500	+6	99	96	-3
Shady Cove	34	33	-2	7	6	-14	9	4	-55	6	4	-33	2,216,000	1,658,000	-25	369,333	414,500	+12	330,500	409,000	+23	98	96	-2
Talent	30	46	+53	12	3	-75	8	12	+50	11	20	+81	5,703,900	9,681,030	+69	518,536	484,051	-6	480,000	458,450	-	96	97	+1
White City	40	37	-7	19	7	-63	21	6	-71	19	10	-47	5,585,900	3,502,300	-37	293,994	350,230	+19	299,000	332,000	+11	101	99	-1
Totals	1029	1148	+12	474	278	-41	317	249	-21	344	288	-16	157,630,177	137,431,262	-13	458,227	477,192	+4	395,000	417,700	+6	99	98	-1
Grand Totals	1,029	1,148	+12	474	278	-41	317	249	-21	344	288	-16	157,630,177	137,431,262	-13	458,227	477,192	+4	395,000	417,700	+6	99	98	-1

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Jackson Co Inventory for 9/1/2021 - 9/30/2022



	Active Listings	New Listings	Sold Listings	Months Inventory
Sep - 2022	874	289	294	2.97
Aug - 2022	972	350	298	3.26
Jul - 2022	980	409	319	3.07
Jun - 2022	865	515	337	2.57
May - 2022	709	513	336	2.11
Apr - 2022	608	509	361	1.68
Mar - 2022	488	452	368	1.33
Feb - 2022	439	358	265	1.66
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

Keybox Activity Report



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

Keybox Accesses	Sep 21	Sep 22	Change
	7188	6903	-4.0%

