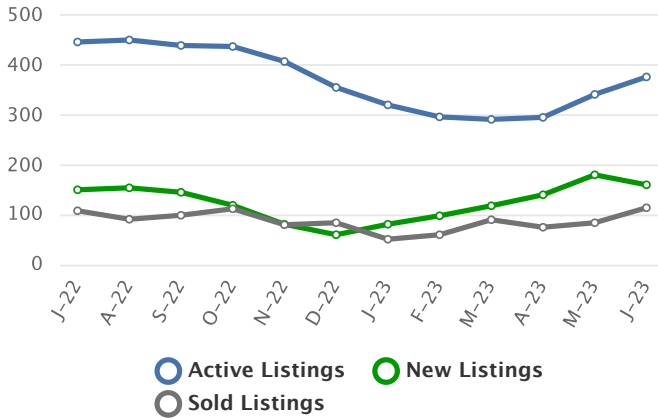


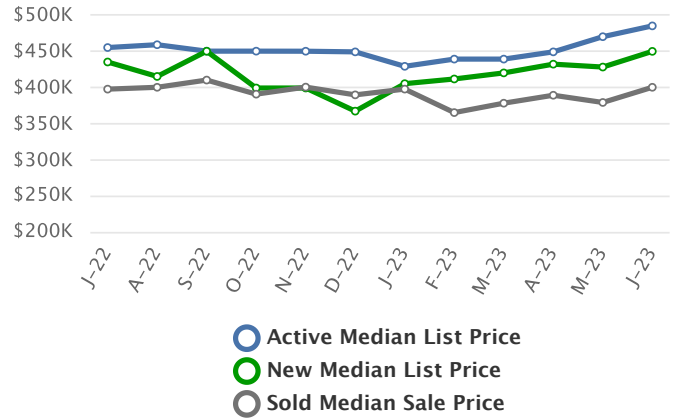
# Market Summary

Josephine Residential, June 2023

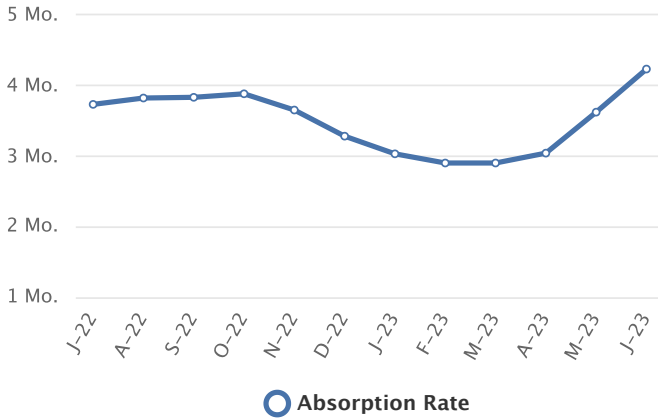
### Number of Listings



### Listing Prices



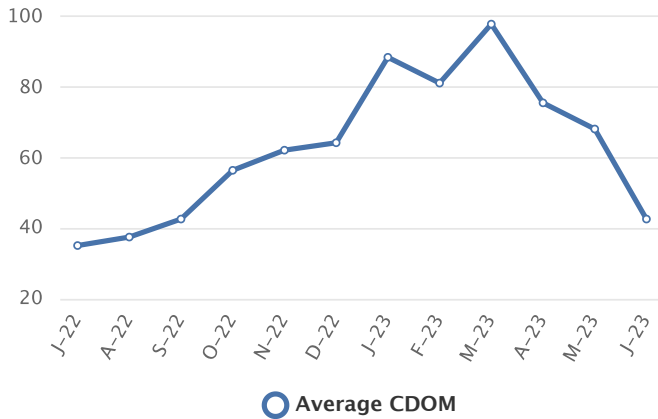
### Absorption Rate, in Months



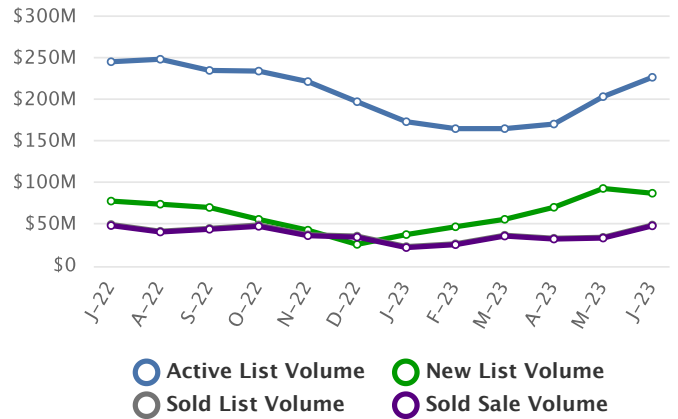
### Sold to List Ratio



### Days on Market



### Price Volume



Summary Statistics

	Jun-23	Jun-22	% Chg	2023 YTD	2022 YTD	% Chg
Absorption Rate	4.23	3.43	23.32	3.29	2.61	26.05
Average List Price	\$603,016	\$549,544	9.73	\$517,784	\$500,726	3.41
Median List Price	\$484,950	\$455,000	6.58	\$425,000	\$429,000	-0.93
Average Sale Price	\$423,300	\$456,874	-7.35	\$417,769	\$449,941	-7.15
Median Sale Price	\$400,000	\$407,000	-1.72	\$380,105	\$405,000	-6.15
Average CDOM	42	36	16.67	72	41	75.61
Median CDOM	13	14	-7.14	34	16	112.50

Sold Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-99,999	1	0	N/A	1	2	-50.0
100,000-149,999	2	1	100.0	8	9	-11.1
150,000-199,999	6	2	200.0	17	13	30.8
200,000-249,999	5	2	150.0	21	25	-16.0
250,000-299,999	6	11	-45.5	46	50	-8.0
300,000-349,999	11	24	-54.2	62	104	-40.4
350,000-399,999	24	19	26.3	109	120	-9.2
400,000-449,999	18	29	-37.9	67	103	-35.0
450,000-499,999	13	10	30.0	39	65	-40.0
500,000-549,999	12	4	200.0	32	45	-28.9
550,000-599,999	4	8	-50.0	18	45	-60.0
600,000-649,999	4	4	0.0	16	27	-40.7
650,000-699,999	2	6	-66.7	11	24	-54.2
700,000-749,999	2	1	100.0	5	10	-50.0
750,000-799,999	0	2	-100.0	2	12	-83.3
800,000-849,999	0	4	-100.0	4	15	-73.3
850,000-899,999	1	2	-50.0	4	6	-33.3
900,000-949,999	0	0	0.0	2	3	-33.3
950,000-999,999	2	1	100.0	4	3	33.3
1,000,000-1,099,999	0	1	-100.0	1	2	-50.0

Pending Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-99,999	0	0	0.0	1	0	N/A
100,000-149,999	2	1	100.0	6	5	20.0
150,000-199,999	2	1	100.0	21	14	50.0
200,000-249,999	8	4	100.0	25	28	-10.7
250,000-299,999	12	13	-7.7	55	63	-12.7
300,000-349,999	18	17	5.9	75	90	-16.7
350,000-399,999	22	15	46.7	120	138	-13.0
400,000-449,999	8	19	-57.9	66	99	-33.3
450,000-499,999	7	13	-46.2	49	71	-31.0
500,000-549,999	9	8	12.5	30	37	-18.9
550,000-599,999	2	8	-75.0	25	56	-55.4
600,000-649,999	6	2	200.0	18	22	-18.2
650,000-699,999	3	2	50.0	15	21	-28.6
700,000-749,999	1	1	0.0	7	8	-12.5
750,000-799,999	2	3	-33.3	9	13	-30.8
800,000-849,999	1	2	-50.0	5	12	-58.3
850,000-899,999	0	1	-100.0	4	8	-50.0
900,000-949,999	0	2	-100.0	0	4	-100.0
950,000-999,999	3	1	200.0	8	4	100.0
1,000,000-1,099,999	0	0	0.0	2	2	0.0

## Sold Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
1,100,000-1,199,999	1	1	0.0	3	3	0.0
1,200,000-1,299,999	0	0	0.0	1	3	-66.7
1,300,000-1,399,999	0	0	0.0	1	1	0.0
1,400,000-1,499,999	0	0	0.0	0	0	0.0
1,500,000-1,599,999	0	0	0.0	0	1	-100.0
1,600,000-1,699,999	0	1	-100.0	0	1	-100.0
1,700,000-1,799,999	0	0	0.0	0	0	0.0
1,800,000-1,899,999	0	0	0.0	0	0	0.0
1,900,000-1,999,999	0	0	0.0	0	0	0.0
2,000,000-2,249,999	0	0	0.0	0	0	0.0
2,250,000-2,499,999	0	0	0.0	0	0	0.0
2,500,000-2,749,999	0	0	0.0	0	0	0.0
2,750,000-2,999,999	0	0	0.0	0	0	0.0
3,000,000-3,249,999	0	0	0.0	0	0	0.0
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	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	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0
Totals	114	133	-14.3	474	692	-31.5

## Pending Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
1,100,000-1,199,999	1	0	N/A	3	0	N/A
1,200,000-1,299,999	0	0	0.0	0	4	-100.0
1,300,000-1,399,999	0	0	0.0	0	3	-100.0
1,400,000-1,499,999	0	0	0.0	0	1	-100.0
1,500,000-1,599,999	0	0	0.0	2	0	N/A
1,600,000-1,699,999	0	0	0.0	0	0	0.0
1,700,000-1,799,999	1	0	N/A	1	1	0.0
1,800,000-1,899,999	0	0	0.0	0	1	-100.0
1,900,000-1,999,999	1	0	N/A	1	0	N/A
2,000,000-2,249,999	0	0	0.0	0	0	0.0
2,250,000-2,499,999	0	0	0.0	0	0	0.0
2,500,000-2,749,999	0	0	0.0	0	0	0.0
2,750,000-2,999,999	0	0	0.0	0	0	0.0
3,000,000-3,249,999	0	0	0.0	0	0	0.0
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	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	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0
Totals	109	113	-3.5	548	705	-22.3

## Active Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-99,999	0	0	0.0	1	0	N/A
100,000-149,999	1	3	-66.7	8	7	14.3
150,000-199,999	10	12	-16.7	41	37	10.8
200,000-249,999	14	15	-6.7	51	48	6.3
250,000-299,999	30	42	-28.6	91	110	-17.3
300,000-349,999	27	35	-22.9	116	135	-14.1
350,000-399,999	52	52	0.0	184	218	-15.6
400,000-449,999	36	40	-10.0	121	145	-16.6
450,000-499,999	35	36	-2.8	106	129	-17.8
500,000-549,999	26	25	4.0	66	71	-7.0
550,000-599,999	22	32	-31.2	68	107	-36.4
600,000-649,999	18	14	28.6	39	44	-11.4
650,000-699,999	20	20	0.0	40	48	-16.7
700,000-749,999	12	10	20.0	20	24	-16.7
750,000-799,999	18	15	20.0	36	30	20.0
800,000-849,999	5	12	-58.3	13	27	-51.9
850,000-899,999	7	9	-22.2	15	23	-34.8
900,000-949,999	2	3	-33.3	6	6	0.0
950,000-999,999	7	7	0.0	20	13	53.8
1,000,000-1,099,999	3	4	-25.0	6	8	-25.0
1,100,000-1,199,999	5	3	66.7	8	5	60.0
1,200,000-1,299,999	9	6	50.0	12	13	-7.7
1,300,000-1,399,999	2	5	-60.0	4	11	-63.6
1,400,000-1,499,999	2	1	100.0	5	2	150.0
1,500,000-1,599,999	0	1	-100.0	3	4	-25.0
1,600,000-1,699,999	2	1	100.0	4	2	100.0
1,700,000-1,799,999	0	2	-100.0	3	3	0.0
1,800,000-1,899,999	2	1	100.0	2	2	0.0
1,900,000-1,999,999	1	1	0.0	1	2	-50.0
2,000,000-2,249,999	1	2	-50.0	2	2	0.0

## New Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
0-99,999	0	0	0.0	1	0	N/A
100,000-149,999	3	1	200.0	7	6	16.7
150,000-199,999	3	7	-57.1	27	26	3.8
200,000-249,999	9	7	28.6	33	39	-15.4
250,000-299,999	12	14	-14.3	64	89	-28.1
300,000-349,999	19	19	0.0	88	115	-23.5
350,000-399,999	18	34	-47.1	127	176	-27.8
400,000-449,999	17	24	-29.2	89	129	-31.0
450,000-499,999	15	27	-44.4	72	106	-32.1
500,000-549,999	8	15	-46.7	47	64	-26.6
550,000-599,999	14	9	55.6	47	84	-44.0
600,000-649,999	6	4	50.0	32	37	-13.5
650,000-699,999	5	5	0.0	32	35	-8.6
700,000-749,999	2	6	-66.7	11	21	-47.6
750,000-799,999	7	5	40.0	25	24	4.2
800,000-849,999	2	2	0.0	8	16	-50.0
850,000-899,999	1	6	-83.3	10	17	-41.2
900,000-949,999	2	1	100.0	6	5	20.0
950,000-999,999	6	1	500.0	15	9	66.7
1,000,000-1,099,999	0	2	-100.0	2	4	-50.0
1,100,000-1,199,999	1	1	0.0	6	3	100.0
1,200,000-1,299,999	4	3	33.3	11	9	22.2
1,300,000-1,399,999	1	0	N/A	3	8	-62.5
1,400,000-1,499,999	1	0	N/A	3	1	200.0
1,500,000-1,599,999	1	0	N/A	1	2	-50.0
1,600,000-1,699,999	2	0	N/A	3	0	N/A
1,700,000-1,799,999	0	1	-100.0	1	3	-66.7
1,800,000-1,899,999	0	0	0.0	0	1	-100.0
1,900,000-1,999,999	0	0	0.0	1	2	-50.0
2,000,000-2,249,999	0	0	0.0	2	2	0.0

Active Listings

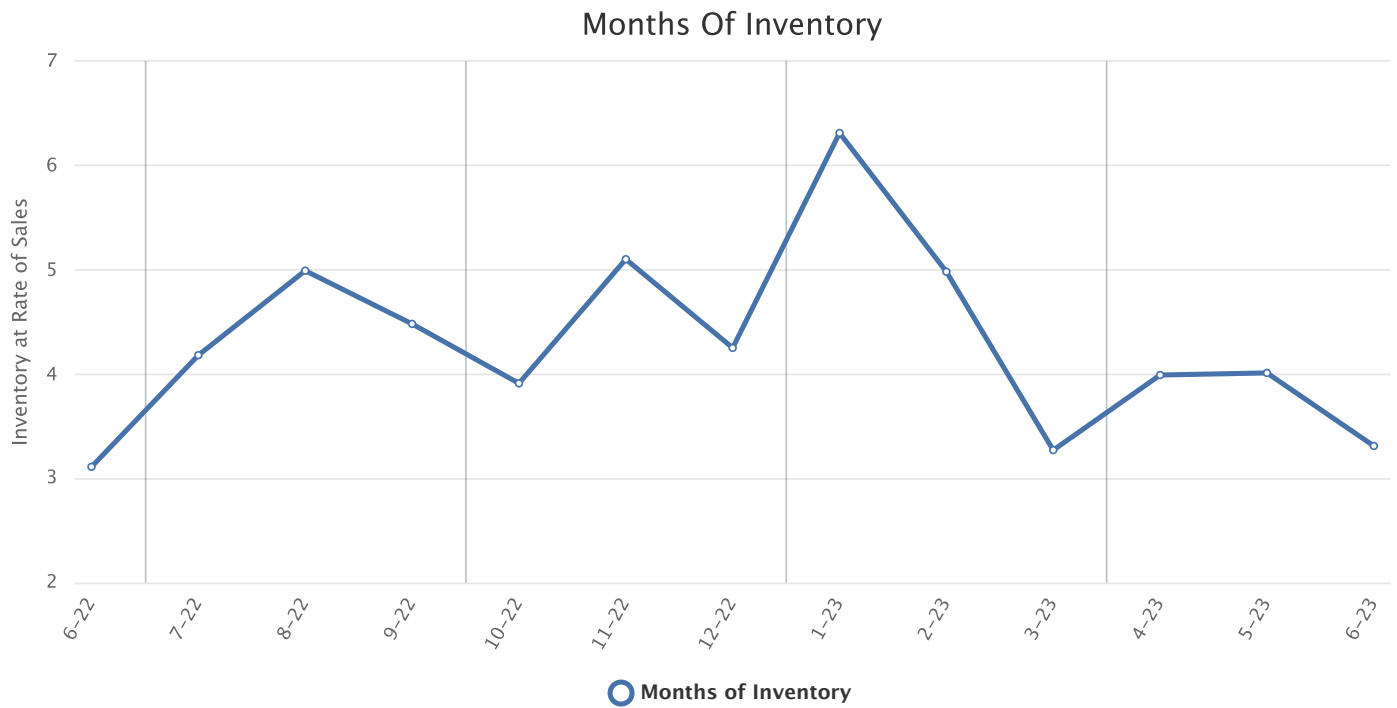
	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
2,250,000-2,499,999	1	0	N/A	1	0	N/A
2,500,000-2,749,999	2	1	100.0	2	1	100.0
2,750,000-2,999,999	2	0	N/A	2	0	N/A
3,000,000-3,249,999	0	0	0.0	0	0	0.0
3,250,000-3,499,999	0	0	0.0	1	0	N/A
3,500,000-3,749,999	0	0	0.0	0	0	0.0
3,750,000-3,999,999	0	0	0.0	0	0	0.0
4,000,000-4,249,999	1	0	N/A	1	0	N/A
4,250,000-4,499,999	1	0	N/A	1	0	N/A
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	376	410	-8.3	1100	1277	-13.9

New Listings

	This Month			Year to Date		
	2023	2022	% Chg	2023	2022	% Chg
2,250,000-2,499,999	0	0	0.0	0	0	0.0
2,500,000-2,749,999	0	0	0.0	1	1	0.0
2,750,000-2,999,999	1	0	N/A	2	0	N/A
3,000,000-3,249,999	0	0	0.0	0	0	0.0
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	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	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0
Totals	160	194	-17.5	777	1034	-24.9

# Market Trends for Jun 2022 - Jun 2023

Filters: Property type Residential; County of 'Josephine'.



	Months Inventory
Jun - 2023	3.31
May - 2023	4.01
Apr - 2023	3.99
Mar - 2023	3.27
Feb - 2023	4.98
Jan - 2023	6.31
Dec - 2022	4.25
Nov - 2022	5.10
Oct - 2022	3.91
Sep - 2022	4.48
Aug - 2022	4.99
Jul - 2022	4.18
Jun - 2022	3.11

# Keybox Activity Report

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

Keybox Accesses	Jun 22	Jun 23	Change
	8189	7388	-9.8%

