

22 Quarterly Market Report

Nothing compares.

Eastside

Q2 APRIL - JUNE 2022

The number of homes sold year-over-year declined in the second quarter of 2022, but that's the only downward trend spotted here. With 1.1 months of inventory, it's still solidly a seller's market with the price per square foot climbing by over 22 percent. Likewise, the median sales price climbed by just over 22 percent year-over-year as well, however that's the slightest YOY growth seen quarterly since the first quarter of 2020. On average, homes were on the market for only a week—the same average length of time as a year before. Still the number of homes for sale now, amid climbing interest rates, is up 276.95 percent compared to this time last year. More sellers are entering the market, and while that has yet to impact the median sold price of a home, it has given buyers more options to consider on their real estate journey.

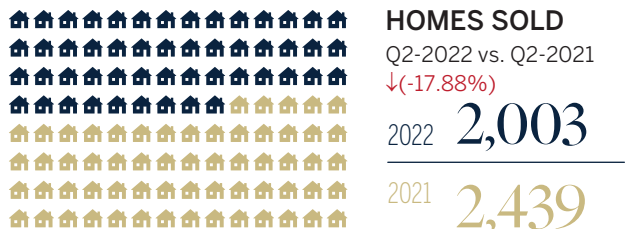
INTEREST RATES

30-year fixed rate for conventional mortgage loan
(Current and historic mortgage rates sourced from Caliber Home Loans)



AVERAGE DAYS ON MARKET

SHOWING DATA FOR Q2 OVER THE LAST THREE YEARS



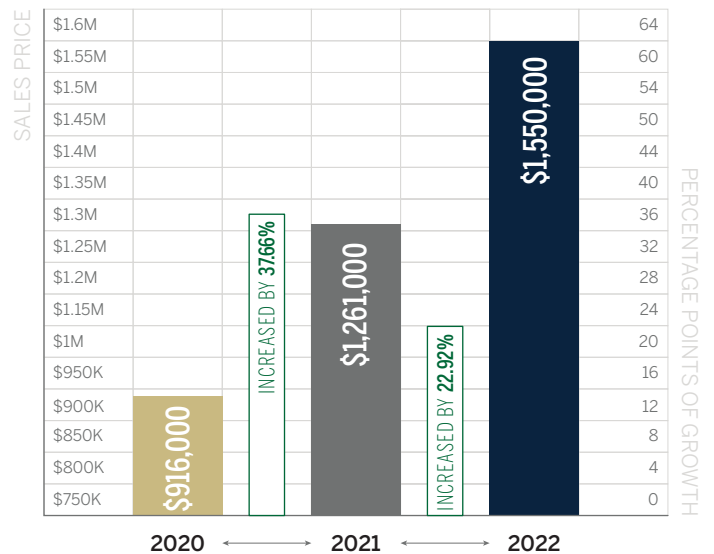
AVERAGE PRICE PER SQ. FT.

Q2-2022 vs. Q2-2021 ↑(22.57%)



\$1.55M

MEDIAN SALES PRICE
Single-Family Homes Q2-2022



STATE OF THE MARKET

1.1 months of inventory - Seller's Market

(Based on Q2-2022 housing inventory. Seller's Market = 0 to 3 months inventory, Neutral Market = 3 to 6 months inventory, Buyer's Market = 6+ months inventory)

