

Local Market Update for February 2022

A Research Tool Provided by the Minnesota REALTORS®

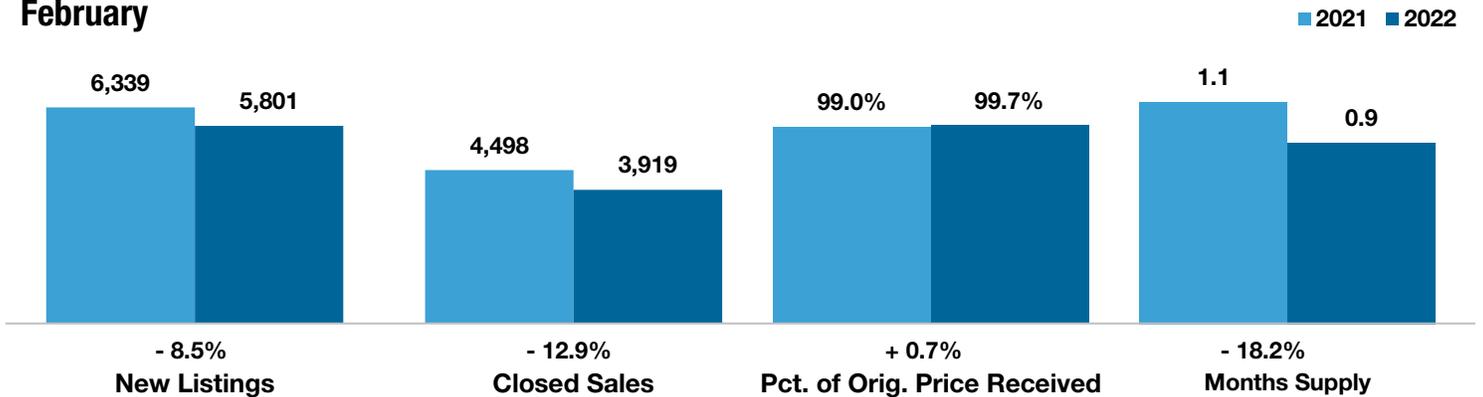


Entire State

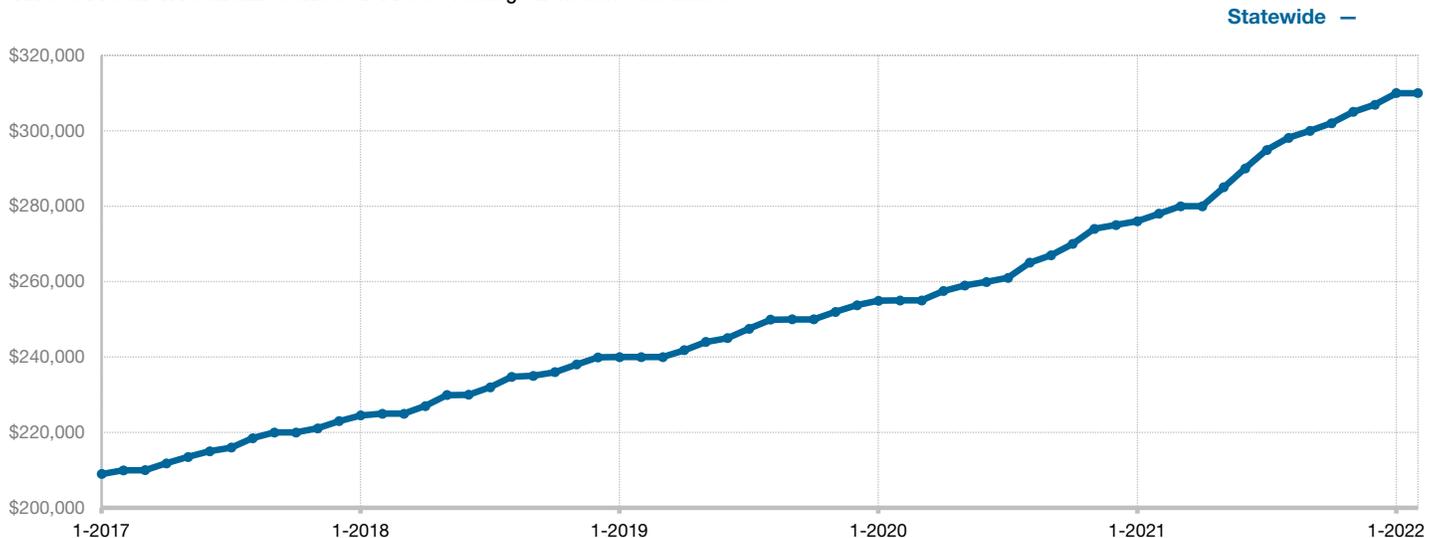
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	6,339	5,801	- 8.5%	11,734	10,668	- 9.1%
Pending Sales	5,834	5,237	- 10.2%	10,881	9,753	- 10.4%
Closed Sales	4,498	3,919	- 12.9%	9,345	8,346	- 10.7%
Median Sales Price*	\$282,500	\$304,500	+ 7.8%	\$275,413	\$300,000	+ 8.9%
Percent of Original List Price Received*	99.0%	99.7%	+ 0.7%	98.6%	99.2%	+ 0.6%
Days on Market Until Sale	48	45	- 6.3%	47	43	- 8.5%
Months Supply of Inventory	1.1	0.9	- 18.2%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Monthly Indicators



February 2022

Residential real estate activity composed of single-family properties, townhomes and condominiums combined. Percent changes are calculated using rounded figures.

Activity Snapshot

- 12.9% **+ 7.8%** **- 8.5%**

One-Year Change in Closed Sales	One-Year Change in Median Sales Price	One-Year Change in New Listings
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Activity Overview



Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

Key Metrics	Historical Sparkbars	2-2021	2-2022	Percent Change	YTD 2021	YTD 2022	Percent Change
New Listings		6,339	5,801	- 8.5%	11,734	10,668	- 9.1%
Pending Sales		5,834	5,237	- 10.2%	10,881	9,753	- 10.4%
Closed Sales		4,498	3,919	- 12.9%	9,345	8,346	- 10.7%
Days on Market		48	45	- 6.3%	47	43	- 8.5%
Median Sales Price		\$282,500	\$304,500	+ 7.8%	\$275,413	\$300,000	+ 8.9%
Avg. Sales Price		\$320,381	\$353,409	+ 10.3%	\$315,364	\$345,918	+ 9.7%
Pct. of Orig. Price Received		99.0%	99.7%	+ 0.7%	98.6%	99.2%	+ 0.6%
Affordability Index		155	137	- 11.6%	159	139	- 12.6%
Homes for Sale*		8,357	6,606	- 21.0%	--	--	--
Months Supply*		1.1	0.9	- 18.2%	--	--	--

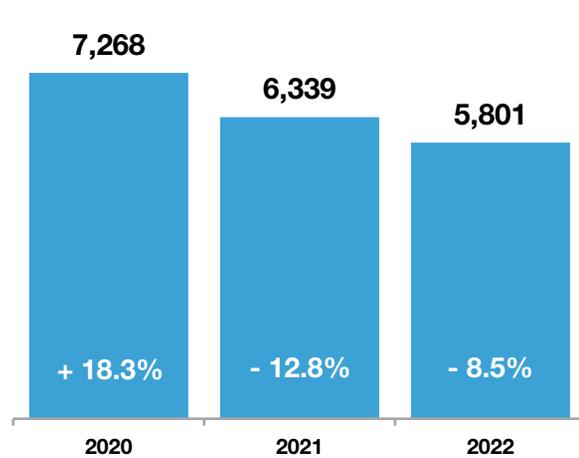
* Statewide inventory before 2012 was overstated due to changes made in NorthstarMLS. However, an "Expired" field was made available in 2012 by some multiple listing services, allowing expired listings to be separated from active listings, providing more accurate views of inventory and supply.

New Listings

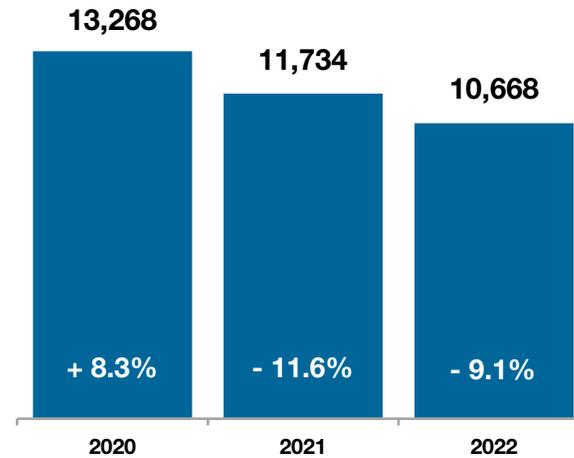
A count of the properties that have been newly listed on the market in a given month.



February

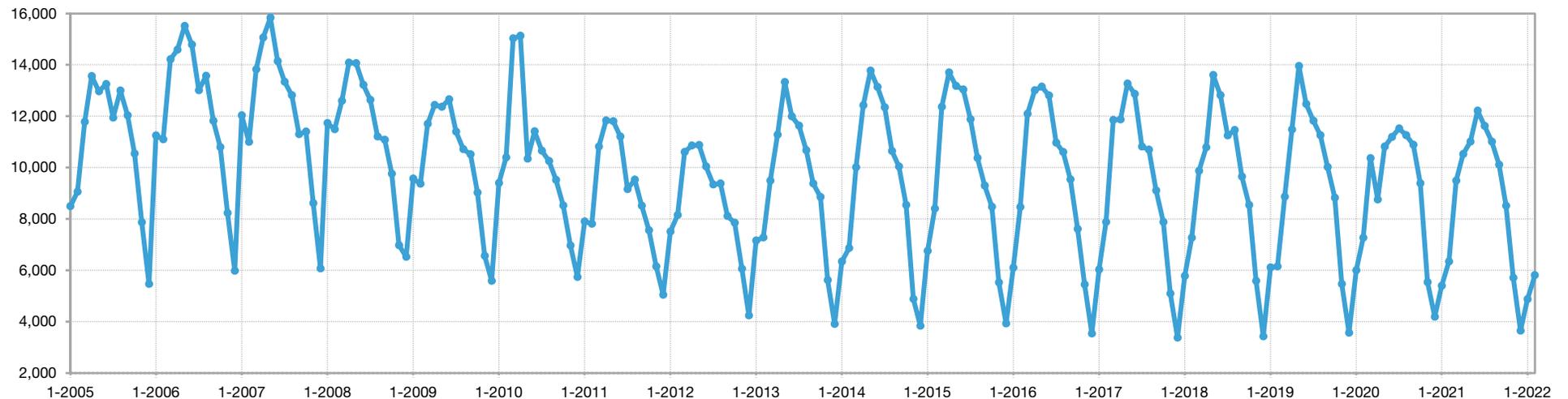


Year to Date



	New Listings	Prior Year	Percent Change
March 2021	9,487	10,360	-8.4%
April 2021	10,525	8,753	+20.2%
May 2021	11,000	10,812	+1.7%
June 2021	12,215	11,188	+9.2%
July 2021	11,617	11,517	+0.9%
August 2021	11,003	11,251	-2.2%
September 2021	10,106	10,886	-7.2%
October 2021	8,513	9,384	-9.3%
November 2021	5,706	5,530	+3.2%
December 2021	3,643	4,188	-13.0%
January 2022	4,867	5,395	-9.8%
February 2022	5,801	6,339	-8.5%
12-Month Avg	8,707	8,800	-1.1%

Historical New Listings by Month

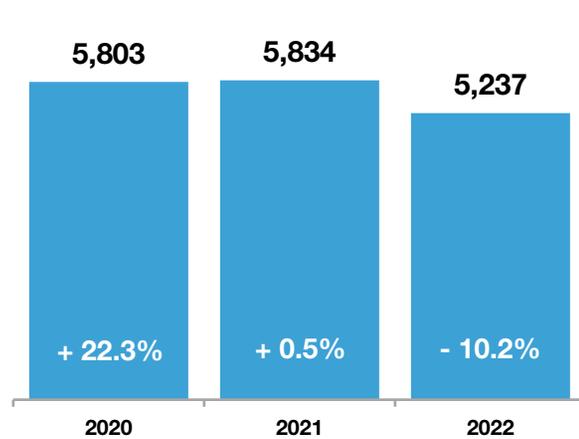


Pending Sales

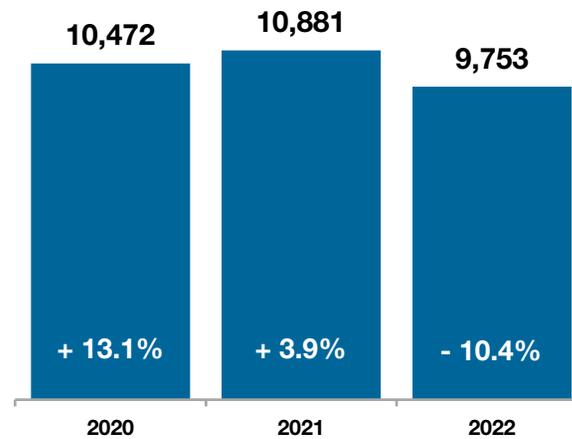
A count of the properties on which offers have been accepted in a given month.



February

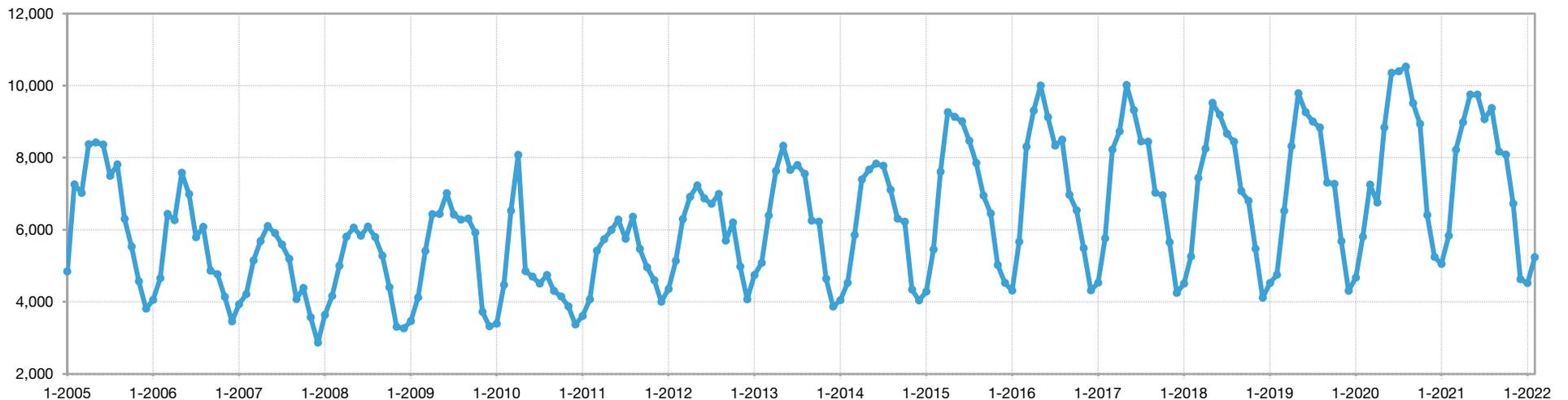


Year to Date



Pending Sales		Prior Year	Percent Change
March 2021	8,213	7,249	+13.3%
April 2021	8,975	6,750	+33.0%
May 2021	9,744	8,831	+10.3%
June 2021	9,749	10,350	-5.8%
July 2021	9,063	10,390	-12.8%
August 2021	9,375	10,522	-10.9%
September 2021	8,165	9,508	-14.1%
October 2021	8,078	8,937	-9.6%
November 2021	6,723	6,407	+4.9%
December 2021	4,625	5,245	-11.8%
January 2022	4,516	5,047	-10.5%
February 2022	5,237	5,834	-10.2%
12-Month Avg	7,705	7,923	-2.8%

Historical Pending Sales by Month

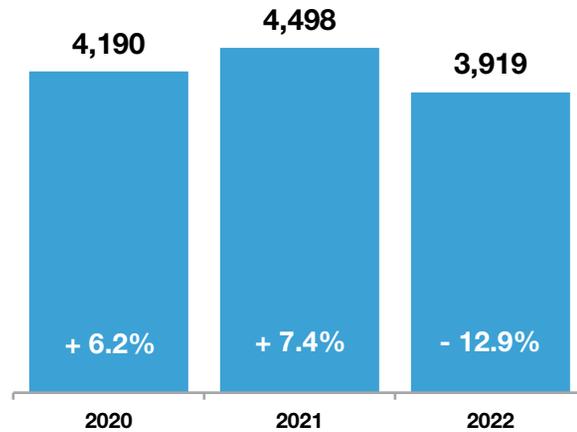


Closed Sales

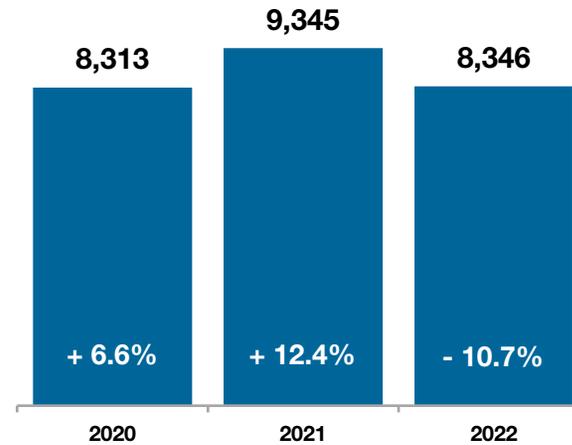
A count of the actual sales that closed in a given month.



February

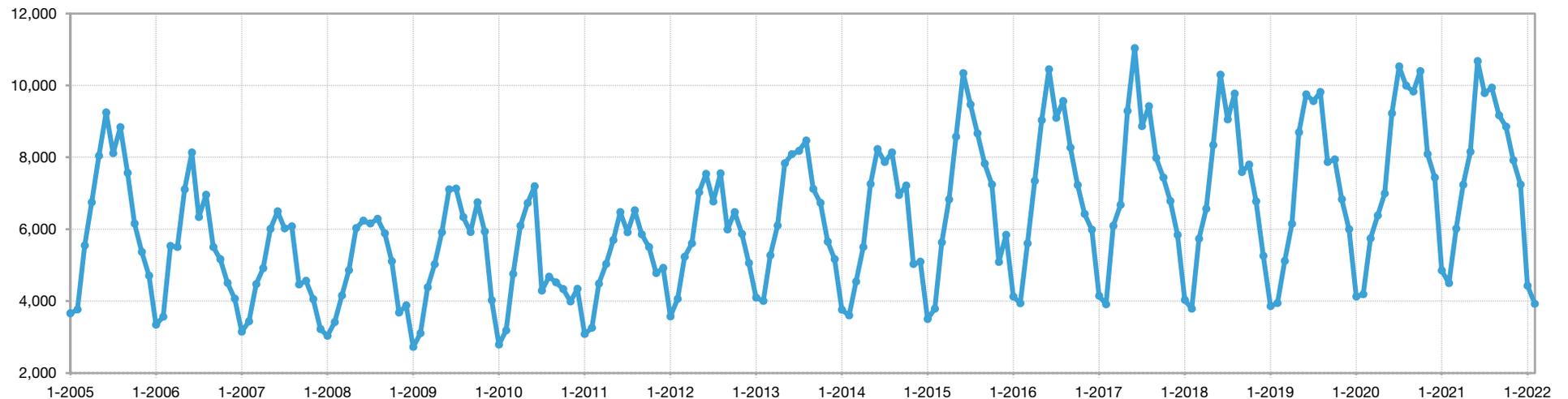


Year to Date



	Closed Sales	Prior Year	Percent Change
March 2021	6,013	5,740	+4.8%
April 2021	7,234	6,374	+13.5%
May 2021	8,149	6,986	+16.6%
June 2021	10,675	9,223	+15.7%
July 2021	9,779	10,520	-7.0%
August 2021	9,933	9,988	-0.6%
September 2021	9,166	9,826	-6.7%
October 2021	8,846	10,392	-14.9%
November 2021	7,915	8,088	-2.1%
December 2021	7,237	7,435	-2.7%
January 2022	4,427	4,847	-8.7%
February 2022	3,919	4,498	-12.9%
12-Month Avg	7,774	7,826	-0.7%

Historical Closed Sales by Month

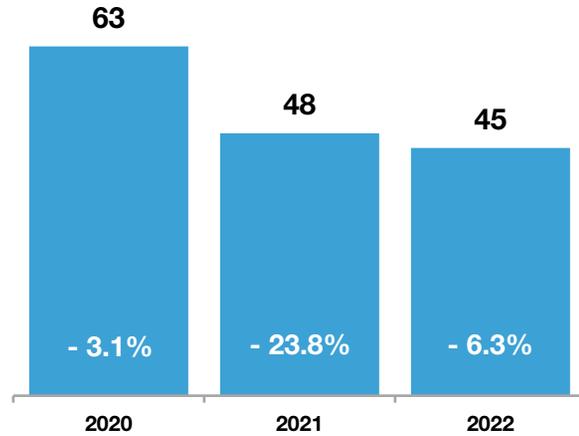


Days on Market Until Sale

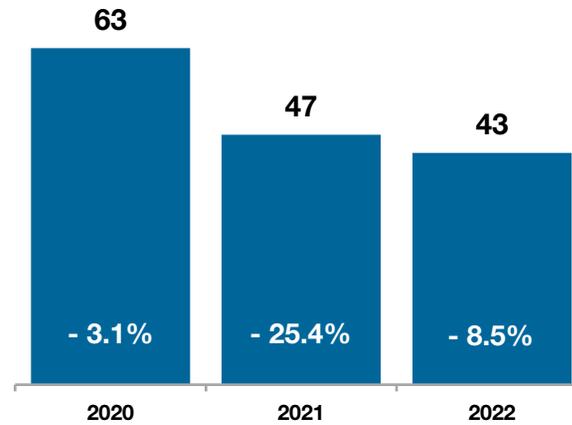
Average number of days between when a property is listed and when an offer is accepted in a given month.



February

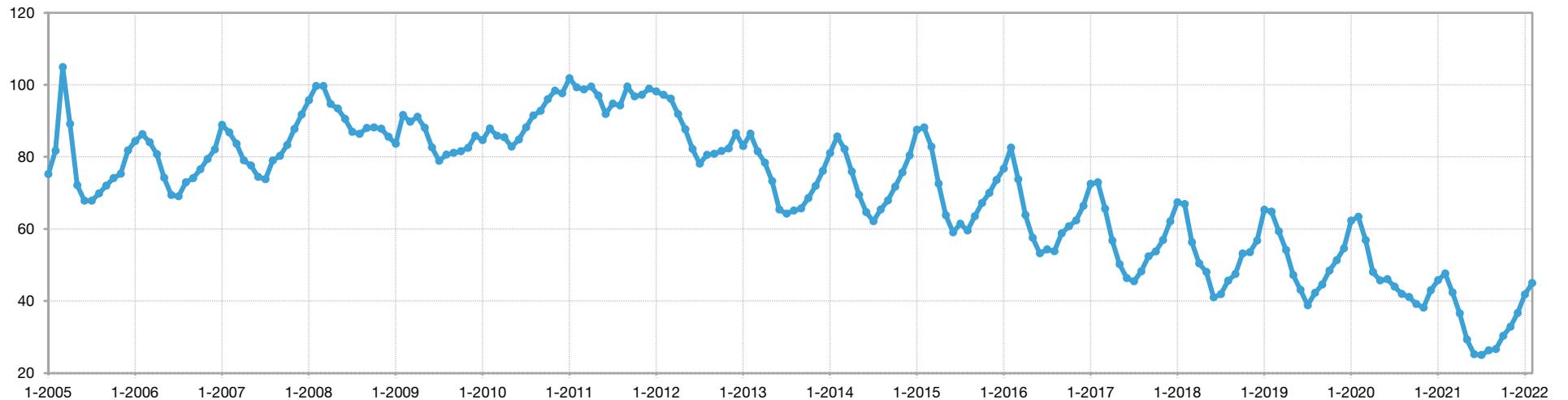


Year to Date



Days on Market	Prior Year	Percent Change
March 2021	57	-26.3%
April 2021	48	-22.9%
May 2021	46	-37.0%
June 2021	46	-45.7%
July 2021	44	-43.2%
August 2021	42	-38.1%
September 2021	41	-34.1%
October 2021	39	-23.1%
November 2021	38	-13.2%
December 2021	43	-14.0%
January 2022	46	-8.7%
February 2022	48	-6.3%
12-Month Avg	33	-26.7%

Historical Days on Market Until Sale by Month

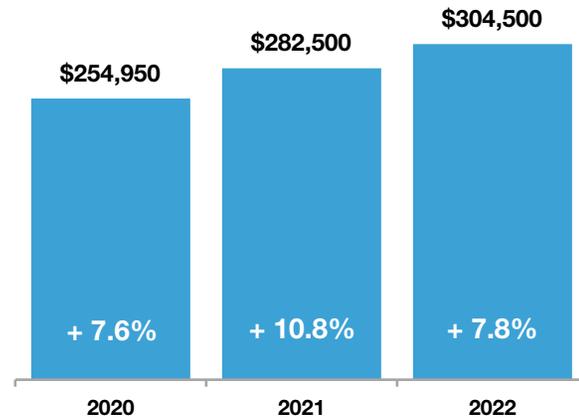


Median Sales Price

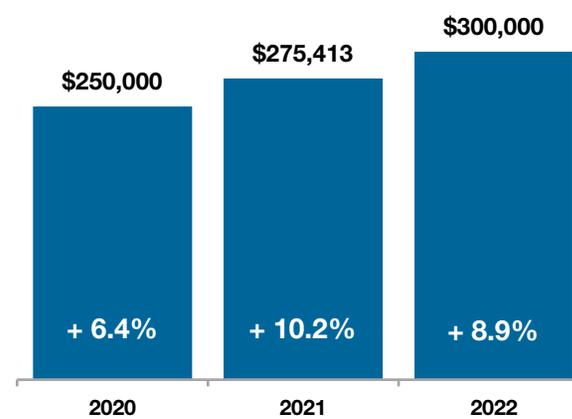
Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.



February



Year to Date



Month	Median Sales Price	Prior Year	Percent Change
March 2021	\$295,000	\$268,000	+10.1%
April 2021	\$305,000	\$275,000	+10.9%
May 2021	\$310,000	\$268,000	+15.7%
June 2021	\$325,000	\$273,000	+19.0%
July 2021	\$315,000	\$280,000	+12.5%
August 2021	\$316,250	\$284,000	+11.4%
September 2021	\$310,000	\$279,900	+10.8%
October 2021	\$308,500	\$285,000	+8.2%
November 2021	\$304,900	\$284,000	+7.4%
December 2021	\$300,000	\$277,825	+8.0%
January 2022	\$295,000	\$272,000	+8.5%
February 2022	\$304,500	\$282,500	+7.8%
12-Month Avg	\$307,429	\$277,435	+10.8%

Historical Median Sales Price by Month

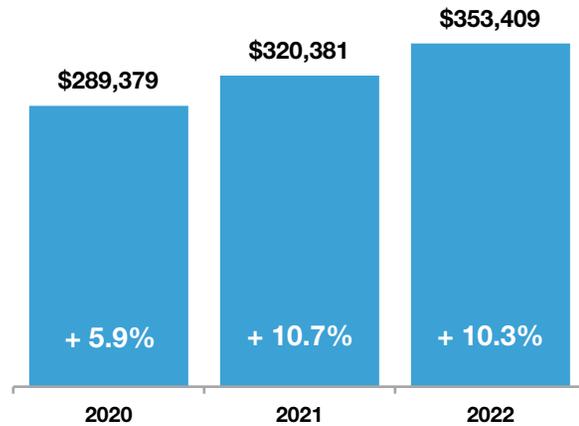


Average Sales Price

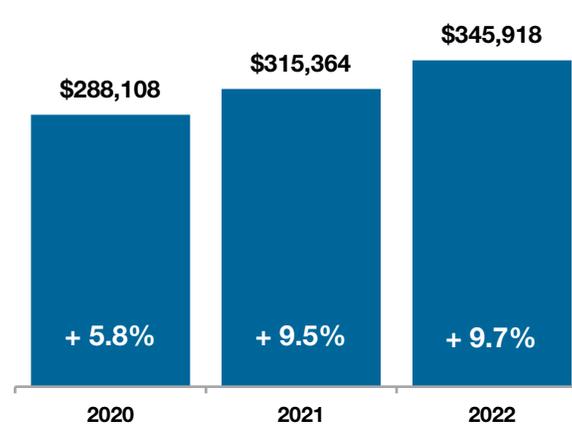
Average sales price for all closed sales, not accounting for seller concessions, in a given month.



February

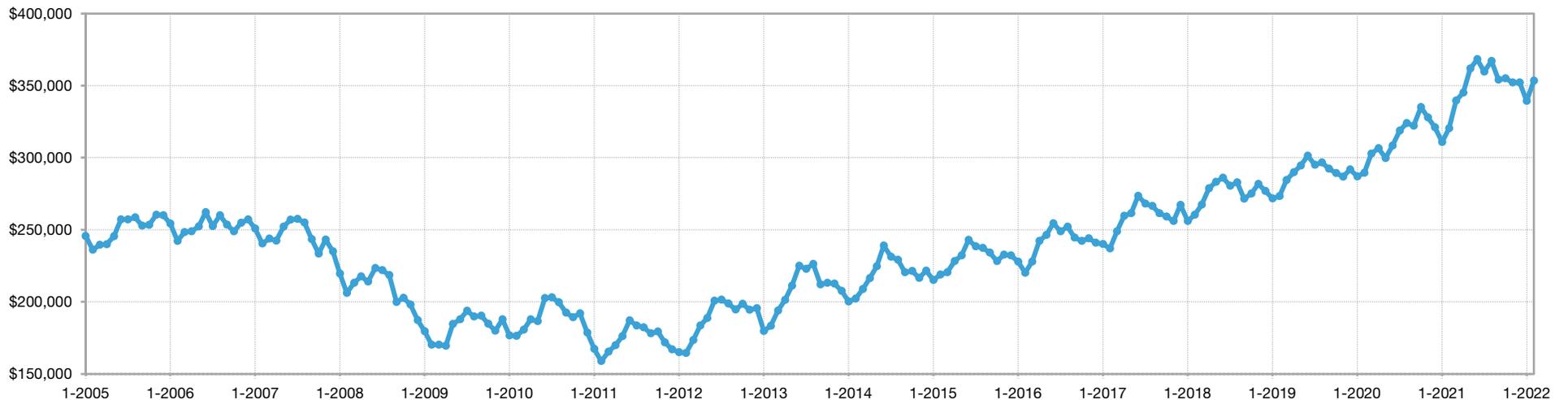


Year to Date



	Average Sales Price	Prior Year	Percent Change
March 2021	\$339,568	\$302,743	+12.2%
April 2021	\$345,131	\$306,415	+12.6%
May 2021	\$361,793	\$299,601	+20.8%
June 2021	\$368,231	\$308,245	+19.5%
July 2021	\$359,589	\$318,733	+12.8%
August 2021	\$367,007	\$323,912	+13.3%
September 2021	\$354,123	\$322,101	+9.9%
October 2021	\$355,044	\$335,114	+5.9%
November 2021	\$352,101	\$327,918	+7.4%
December 2021	\$352,040	\$321,104	+9.6%
January 2022	\$339,265	\$310,713	+9.2%
February 2022	\$353,409	\$320,381	+10.3%
12-Month Avg	\$353,942	\$316,415	+11.9%

Historical Average Sales Price by Month

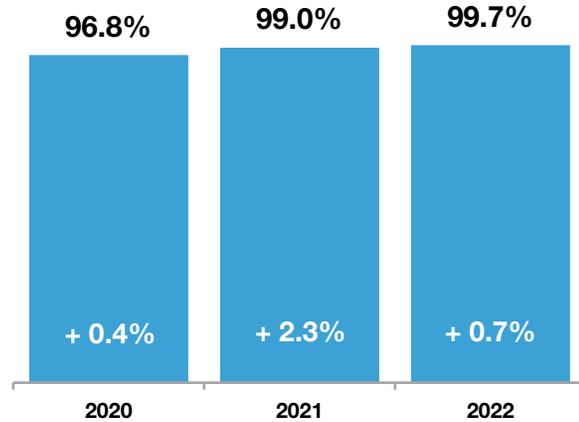


Percent of Original List Price Received

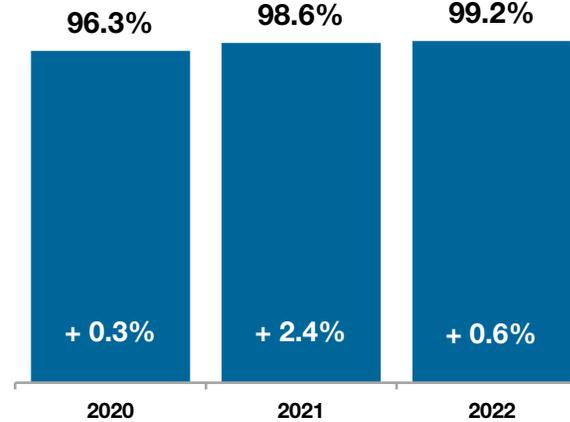


Percentage found when dividing a property's sales price by its original list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.

February

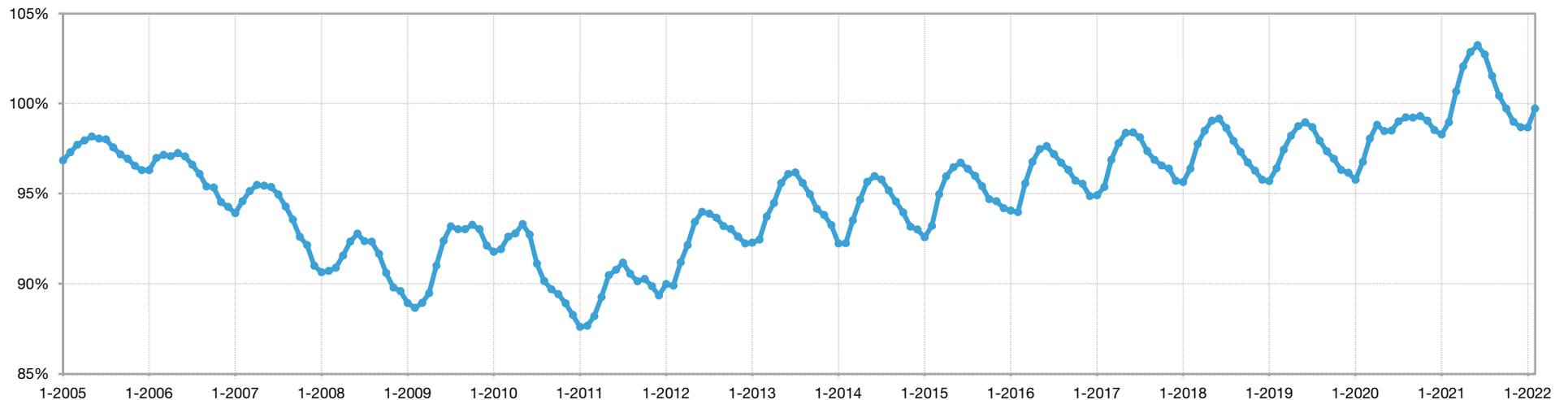


Year to Date



	Pct. of Orig. Price Received	Prior Year	Percent Change
March 2021	100.7%	98.0%	+2.8%
April 2021	102.1%	98.8%	+3.3%
May 2021	102.9%	98.5%	+4.5%
June 2021	103.2%	98.5%	+4.8%
July 2021	102.7%	99.0%	+3.7%
August 2021	101.5%	99.2%	+2.3%
September 2021	100.4%	99.2%	+1.2%
October 2021	99.7%	99.3%	+0.4%
November 2021	99.0%	99.0%	0.0%
December 2021	98.7%	98.5%	+0.2%
January 2022	98.7%	98.3%	+0.4%
February 2022	99.7%	99.0%	+0.7%
12-Month Avg	100.8%	98.8%	+2.0%

Historical Percent of Original List Price Received by Month

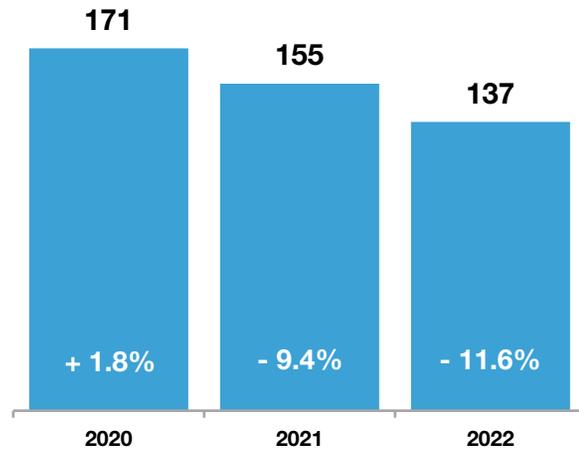


Housing Affordability Index

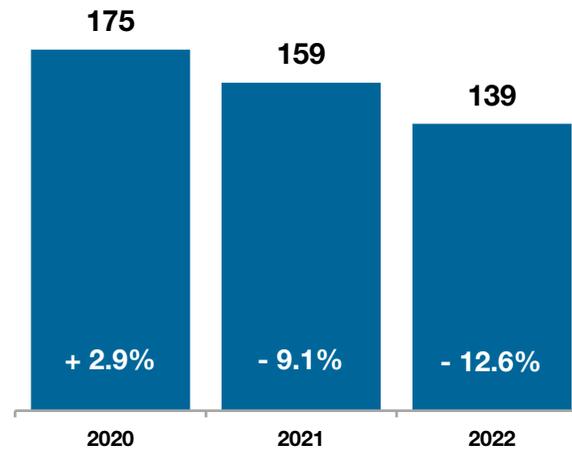


This index measures housing affordability for the region. For example, an index of 120 means the median household income is 120% of what is necessary to qualify for the median-priced home under prevailing interest rates. A higher number means greater affordability.

February



Year to Date



	Affordability Index	Prior Year	Percent Change
March 2021	148	157	-5.7%
April 2021	147	161	-8.7%
May 2021	144	164	-12.2%
June 2021	137	164	-16.5%
July 2021	142	162	-12.3%
August 2021	142	161	-11.8%
September 2021	144	163	-11.7%
October 2021	144	162	-11.1%
November 2021	150	163	-8.0%
December 2021	145	167	-13.2%
January 2022	143	169	-15.4%
February 2022	137	155	-11.6%
12-Month Avg	144	162	-11.1%

Historical Housing Affordability Index by Month

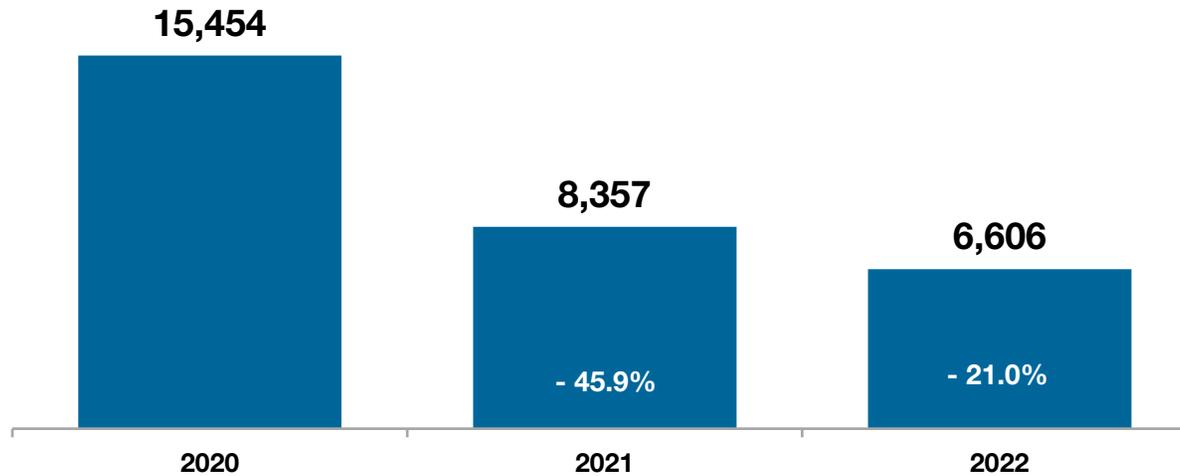


Inventory of Homes for Sale

The number of properties available for sale in active status at the end of a given month.

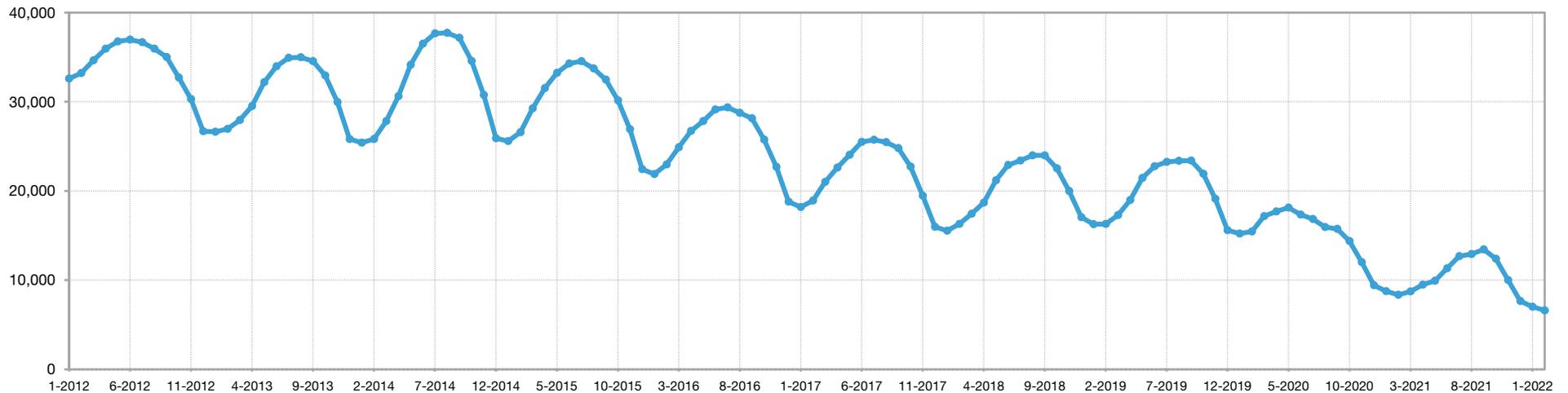


February



	Homes for Sale	Prior Year	Percent Change
March 2021	8,736	17,179	-49.1%
April 2021	9,472	17,686	-46.4%
May 2021	9,920	18,123	-45.3%
June 2021	11,332	17,339	-34.6%
July 2021	12,679	16,856	-24.8%
August 2021	12,926	15,948	-18.9%
September 2021	13,438	15,753	-14.7%
October 2021	12,388	14,381	-13.9%
November 2021	10,010	12,032	-16.8%
December 2021	7,659	9,426	-18.7%
January 2022	7,024	8,764	-19.9%
February 2022	6,606	8,357	-21.0%

Historical Inventory of Homes for Sale by Month



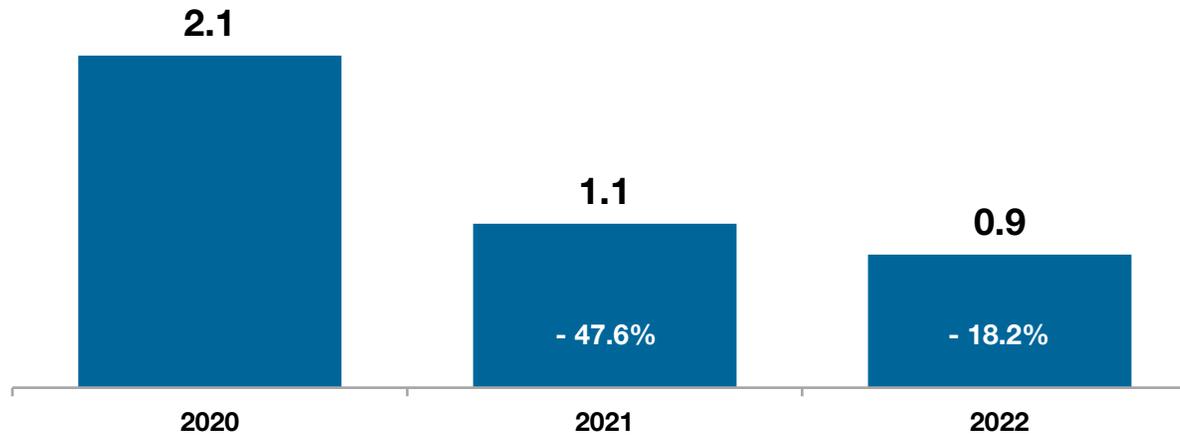
Note: Statewide inventory before 2012 was overstated due to changes made in NorthstarMLS. However, an "Expired" field was made available in 2012 by some multiple listing services, allowing expired listings to be separated from active listings, providing a more accurate view of inventory.

Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.

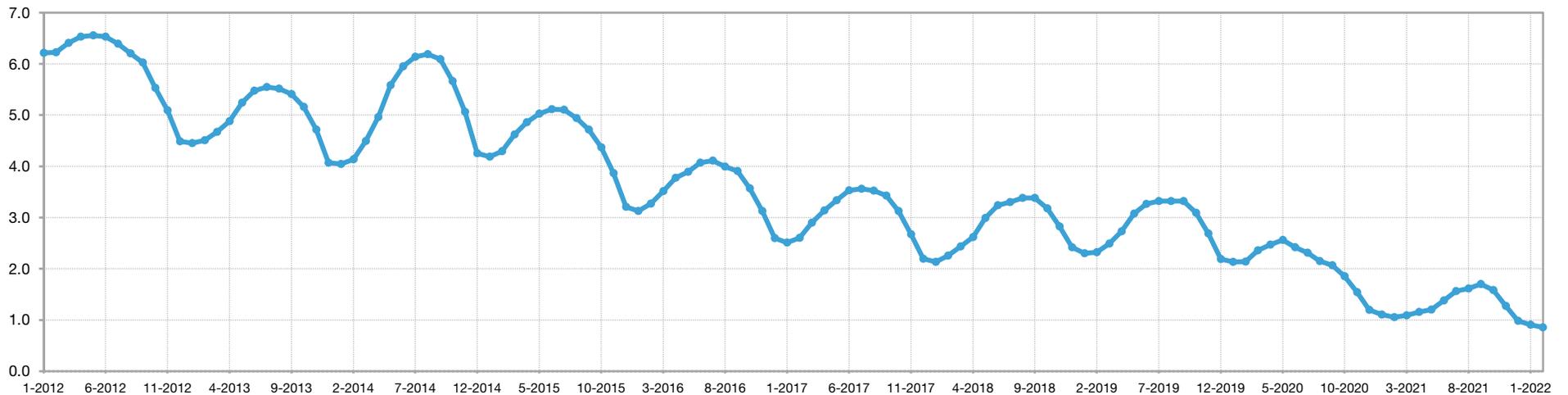


February



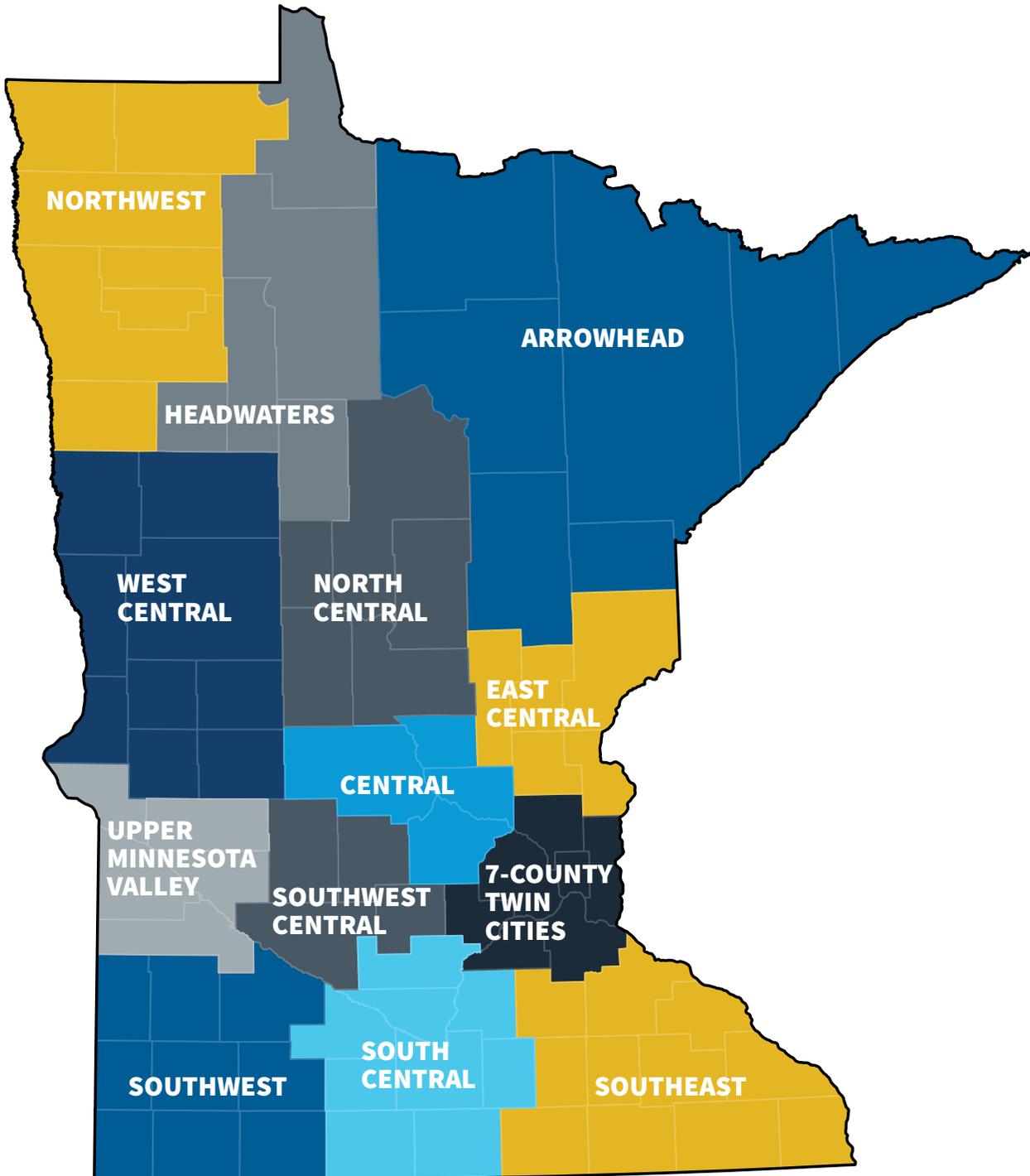
Months Supply		Prior Year	Percent Change
March 2021	1.1	2.4	-54.2%
April 2021	1.2	2.5	-52.0%
May 2021	1.2	2.6	-53.8%
June 2021	1.4	2.4	-41.7%
July 2021	1.6	2.3	-30.4%
August 2021	1.6	2.1	-23.8%
September 2021	1.7	2.1	-19.0%
October 2021	1.6	1.9	-15.8%
November 2021	1.3	1.5	-13.3%
December 2021	1.0	1.2	-16.7%
January 2022	0.9	1.1	-18.2%
February 2022	0.9	1.1	-18.2%

Historical Months Supply of Inventory by Month



Note: Statewide inventory before 2012 was overstated due to changes made in NorthstarMLS. However, an "Expired" field was made available in 2012 by some multiple listing services, allowing expired listings to be separated from active listings, providing a more accurate view of supply.

Minnesota Regional Development Organizations



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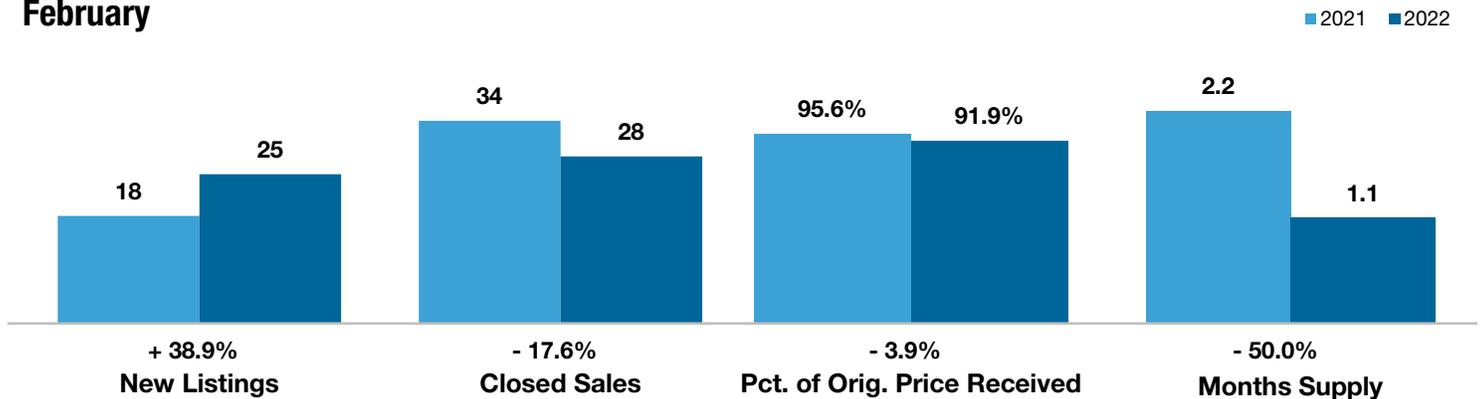


1 – Northwest Region

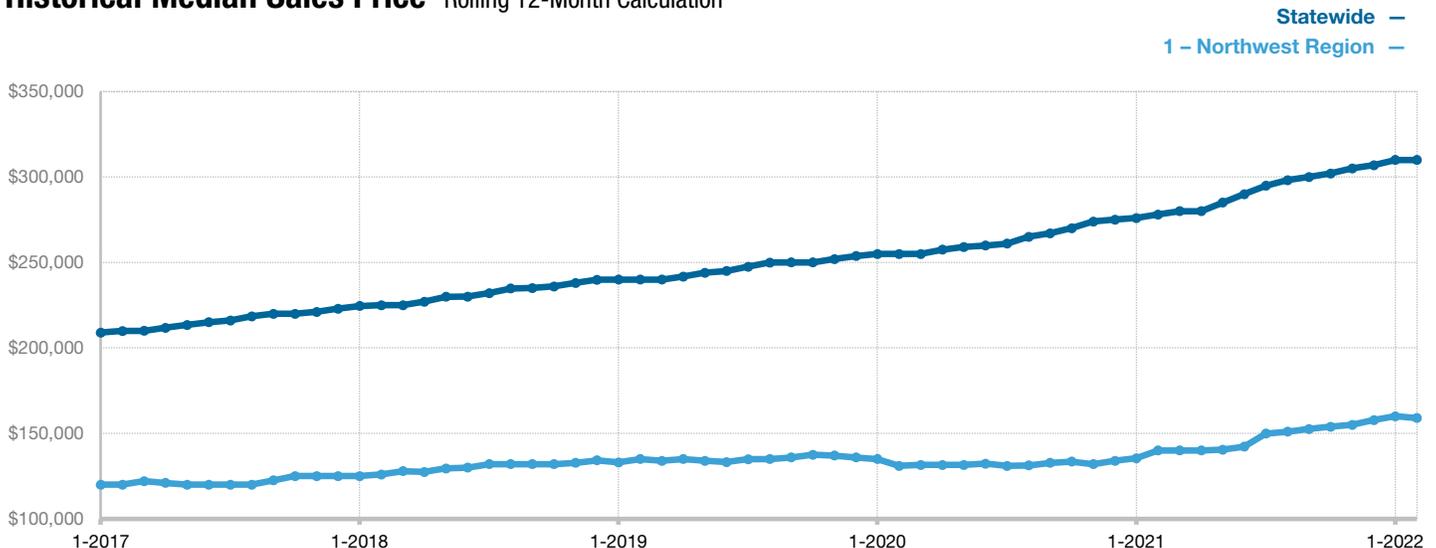
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	18	25	+ 38.9%	47	54	+ 14.9%
Pending Sales	35	29	- 17.1%	67	52	- 22.4%
Closed Sales	34	28	- 17.6%	75	60	- 20.0%
Median Sales Price*	\$158,500	\$144,950	- 8.5%	\$145,000	\$151,450	+ 4.4%
Percent of Original List Price Received*	95.6%	91.9%	- 3.9%	94.5%	94.2%	- 0.3%
Days on Market Until Sale	69	60	- 13.0%	66	48	- 27.3%
Months Supply of Inventory	2.2	1.1	- 50.0%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



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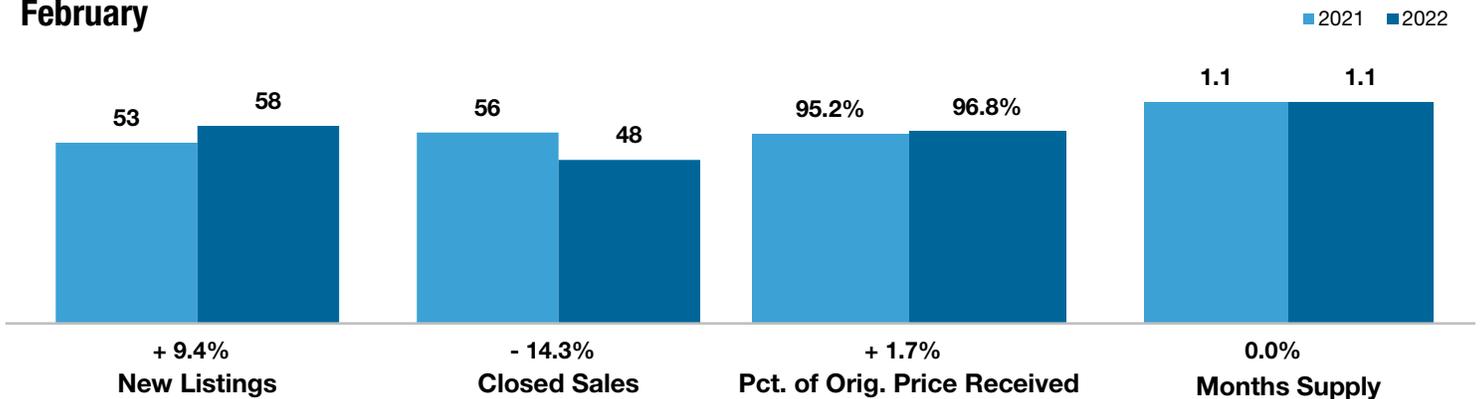


2 – Headwaters Region

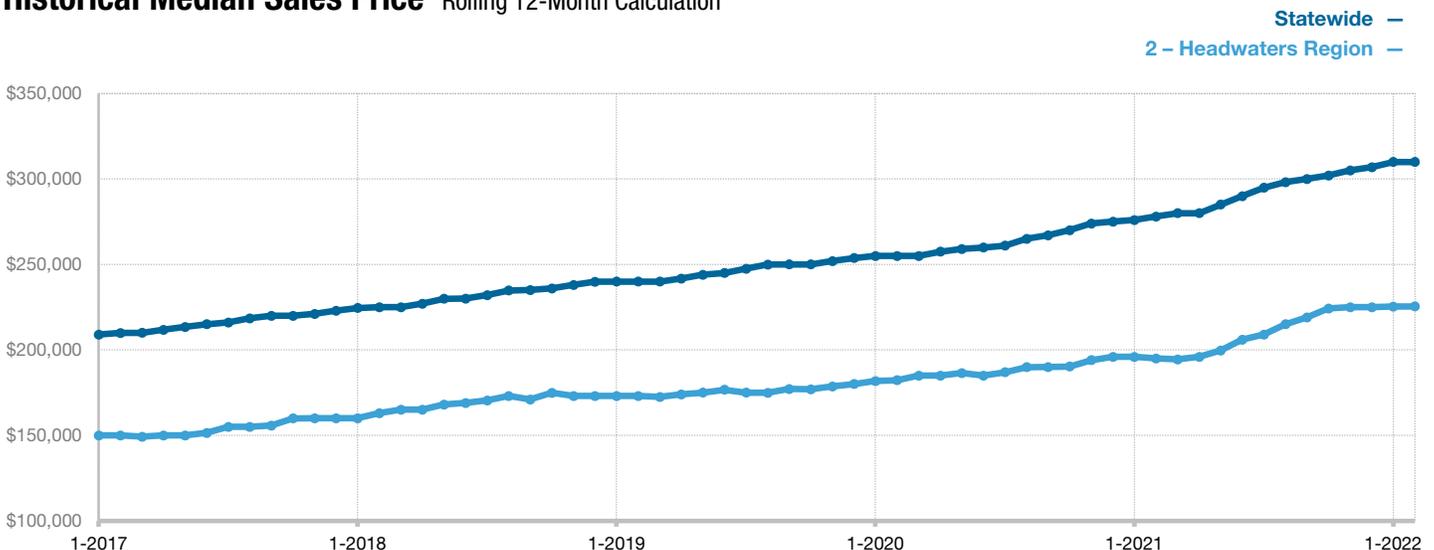
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	53	58	+ 9.4%	106	103	- 2.8%
Pending Sales	59	57	- 3.4%	125	114	- 8.8%
Closed Sales	56	48	- 14.3%	116	99	- 14.7%
Median Sales Price*	\$187,900	\$185,000	- 1.5%	\$187,900	\$200,000	+ 6.4%
Percent of Original List Price Received*	95.2%	96.8%	+ 1.7%	95.5%	95.1%	- 0.4%
Days on Market Until Sale	62	43	- 30.6%	71	49	- 31.0%
Months Supply of Inventory	1.1	1.1	0.0%	--	--	--

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February



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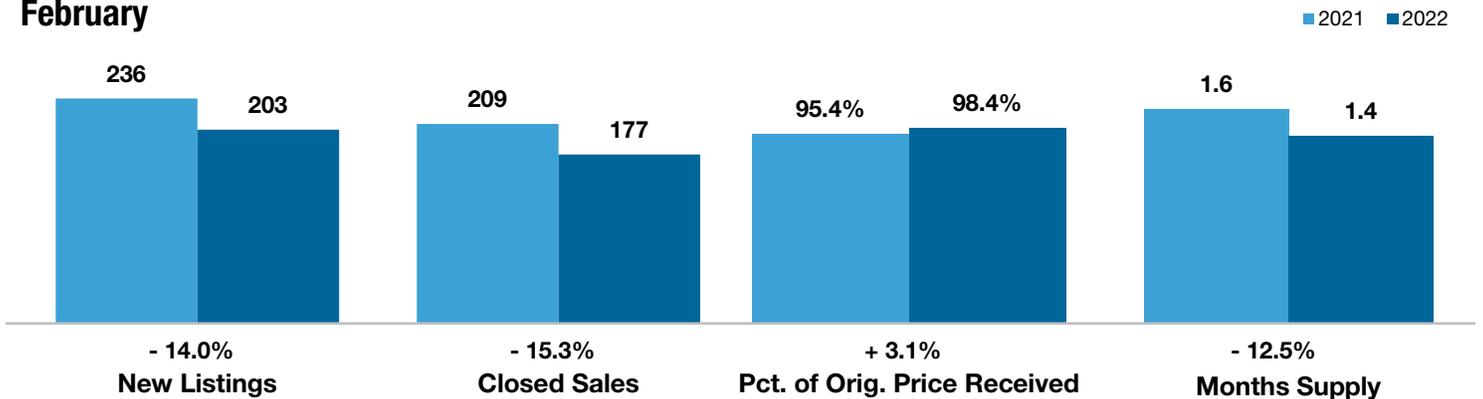


3 – Arrowhead Region

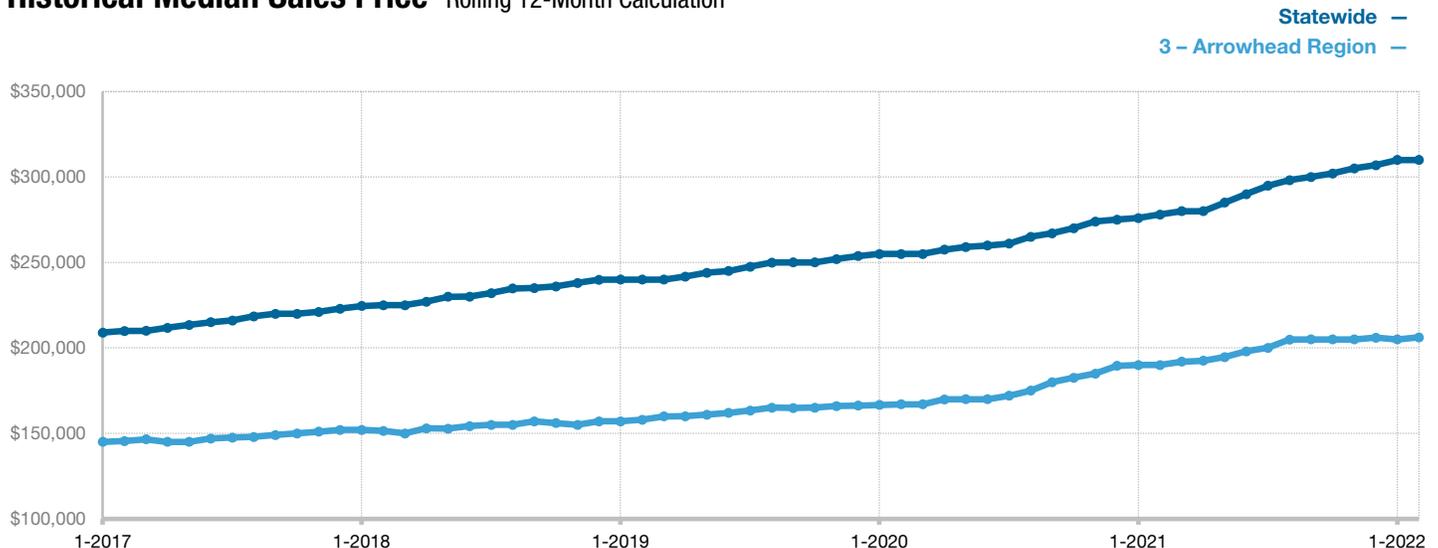
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	236	203	- 14.0%	444	406	- 8.6%
Pending Sales	262	213	- 18.7%	513	421	- 17.9%
Closed Sales	209	177	- 15.3%	488	428	- 12.3%
Median Sales Price*	\$166,000	\$185,000	+ 11.4%	\$179,000	\$183,500	+ 2.5%
Percent of Original List Price Received*	95.4%	98.4%	+ 3.1%	94.8%	97.2%	+ 2.5%
Days on Market Until Sale	81	61	- 24.7%	76	57	- 25.0%
Months Supply of Inventory	1.6	1.4	- 12.5%	--	--	--

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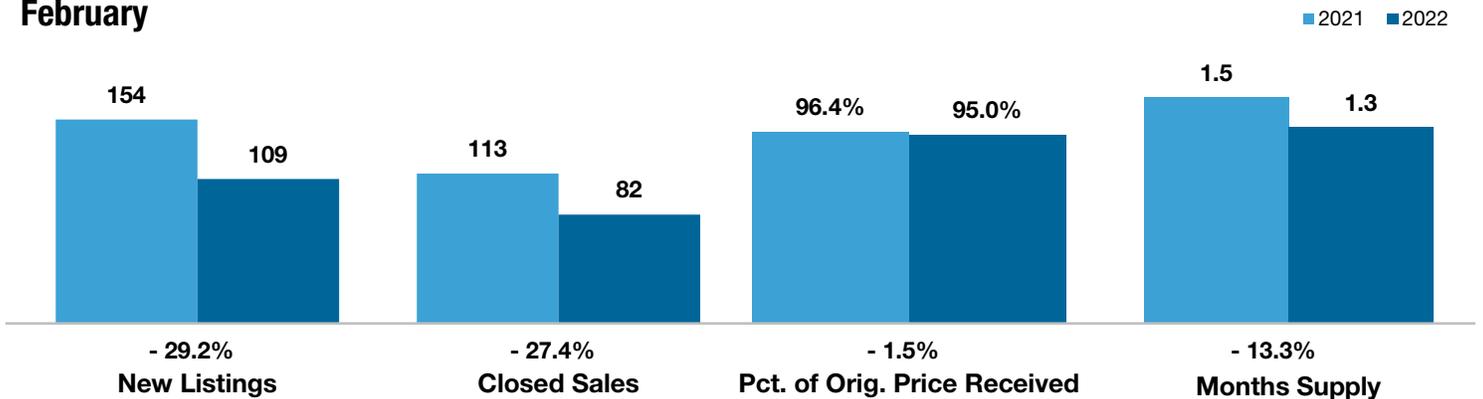


4 – West Central Region

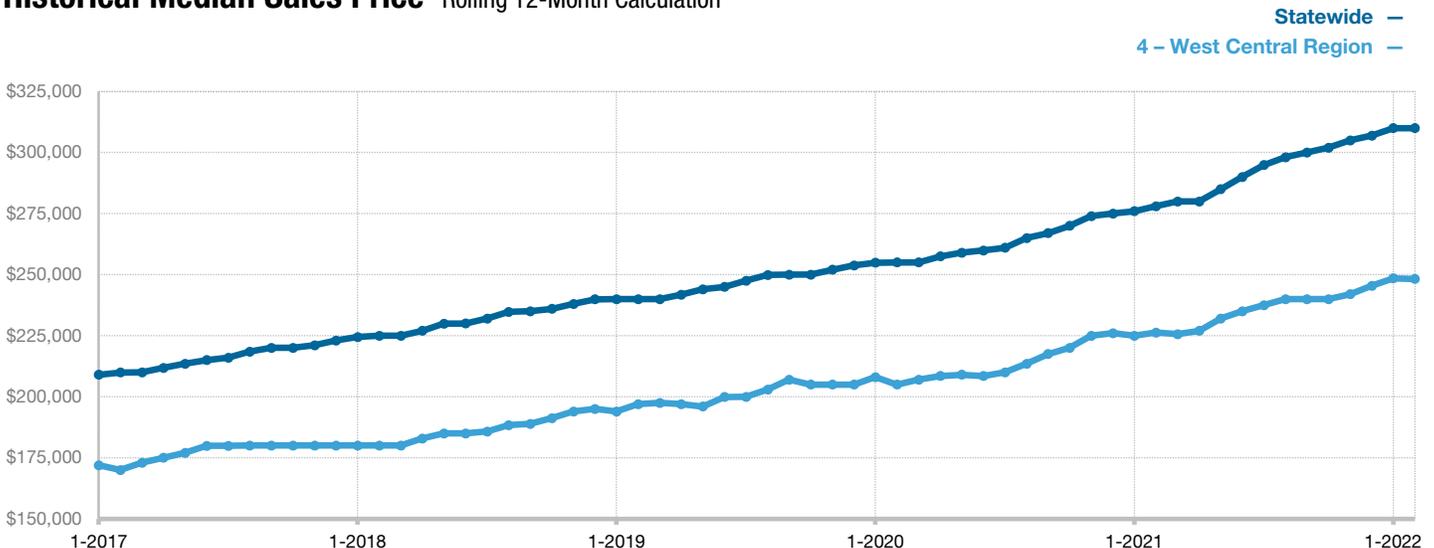
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	154	109	- 29.2%	276	202	- 26.8%
Pending Sales	178	107	- 39.9%	308	204	- 33.8%
Closed Sales	113	82	- 27.4%	233	199	- 14.6%
Median Sales Price*	\$205,000	\$218,000	+ 6.3%	\$203,000	\$234,000	+ 15.3%
Percent of Original List Price Received*	96.4%	95.0%	- 1.5%	94.8%	95.1%	+ 0.3%
Days on Market Until Sale	70	65	- 7.1%	64	55	- 14.1%
Months Supply of Inventory	1.5	1.3	- 13.3%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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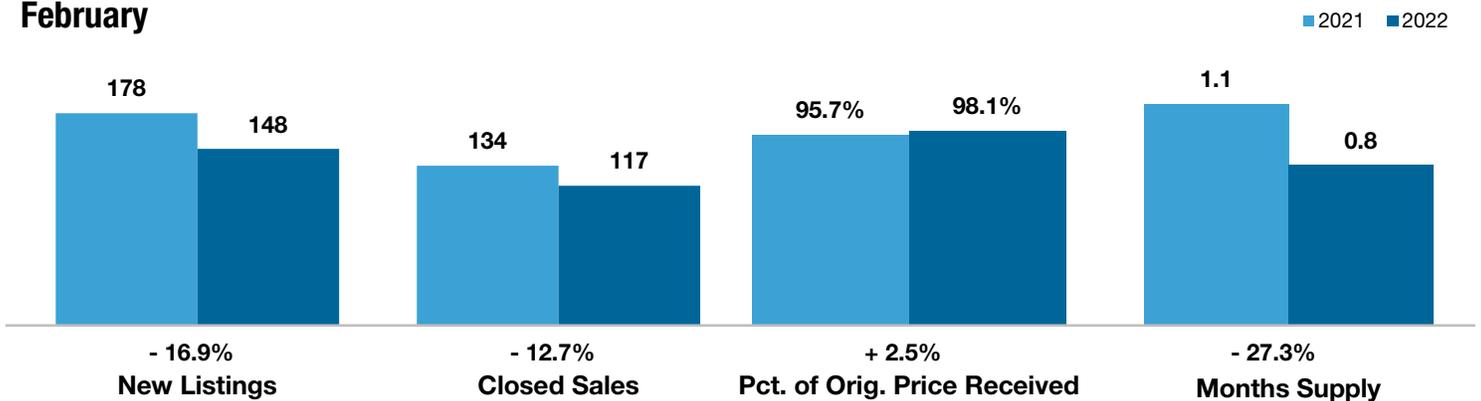


5 – North Central Region

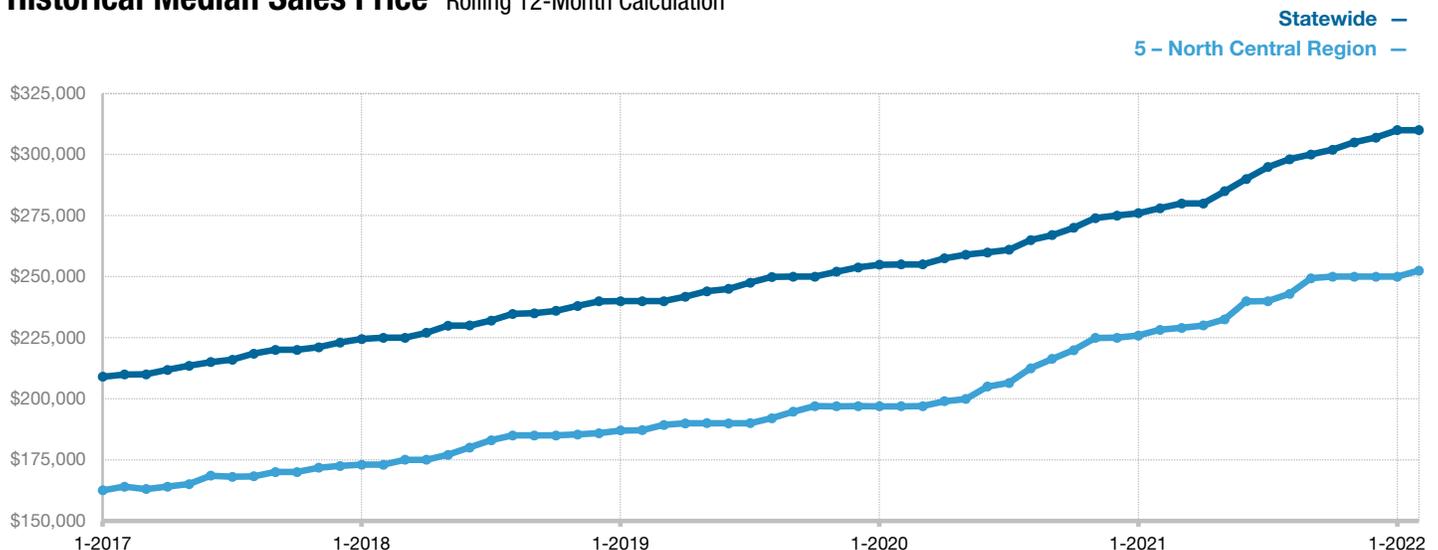
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	178	148	- 16.9%	324	257	- 20.7%
Pending Sales	161	130	- 19.3%	321	264	- 17.8%
Closed Sales	134	117	- 12.7%	315	224	- 28.9%
Median Sales Price*	\$220,000	\$235,000	+ 6.8%	\$206,600	\$223,000	+ 7.9%
Percent of Original List Price Received*	95.7%	98.1%	+ 2.5%	95.9%	97.9%	+ 2.1%
Days on Market Until Sale	61	51	- 16.4%	61	46	- 24.6%
Months Supply of Inventory	1.1	0.8	- 27.3%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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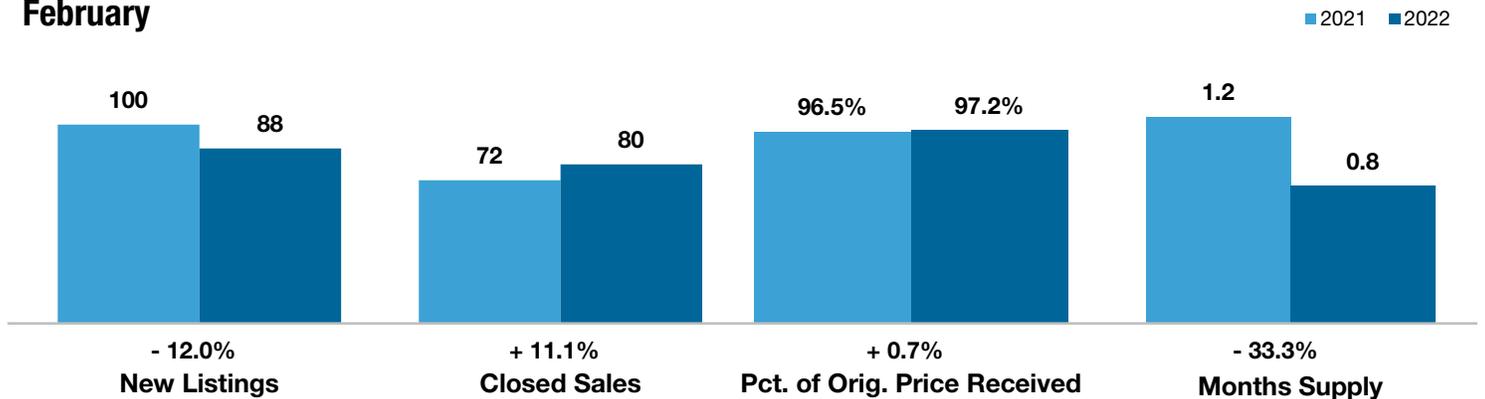


6E – Southwest Central Region

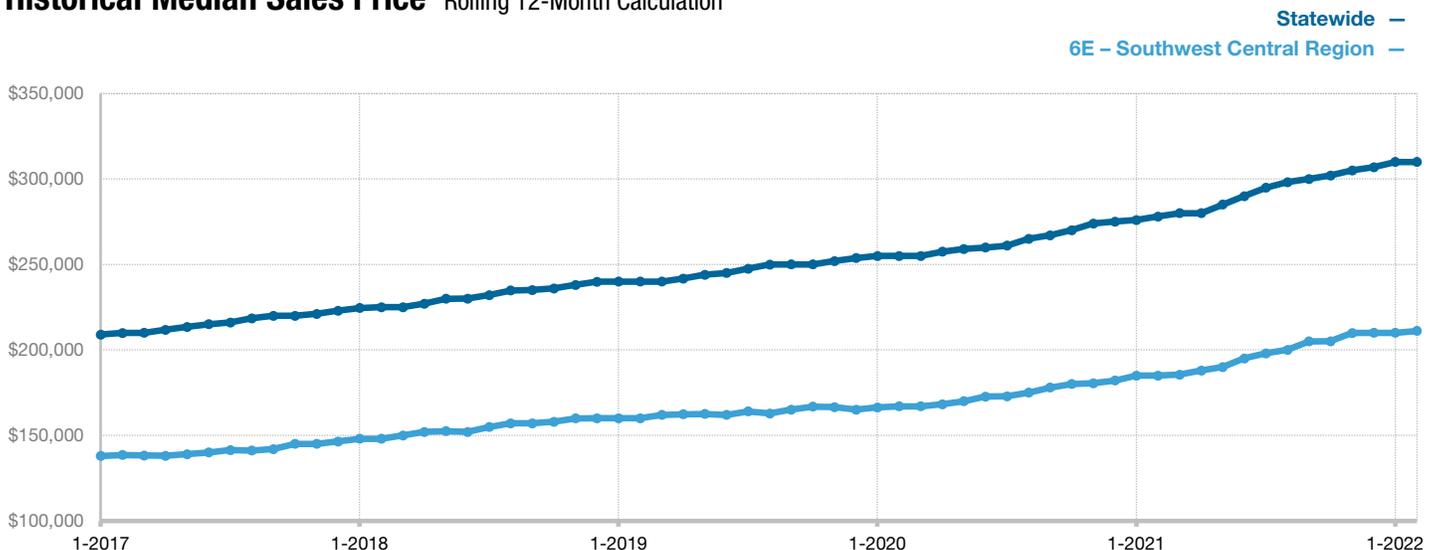
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	100	88	- 12.0%	200	170	- 15.0%
Pending Sales	83	98	+ 18.1%	172	177	+ 2.9%
Closed Sales	72	80	+ 11.1%	168	186	+ 10.7%
Median Sales Price*	\$184,900	\$229,225	+ 24.0%	\$183,750	\$196,000	+ 6.7%
Percent of Original List Price Received*	96.5%	97.2%	+ 0.7%	97.3%	97.4%	+ 0.1%
Days on Market Until Sale	60	47	- 21.7%	52	42	- 19.2%
Months Supply of Inventory	1.2	0.8	- 33.3%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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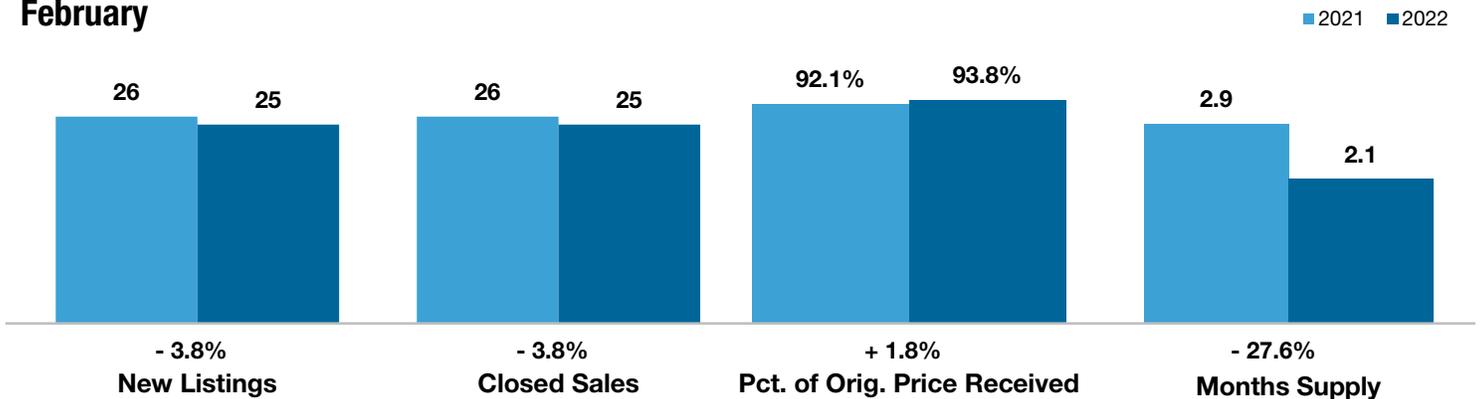


6W – Upper Minnesota Valley Region

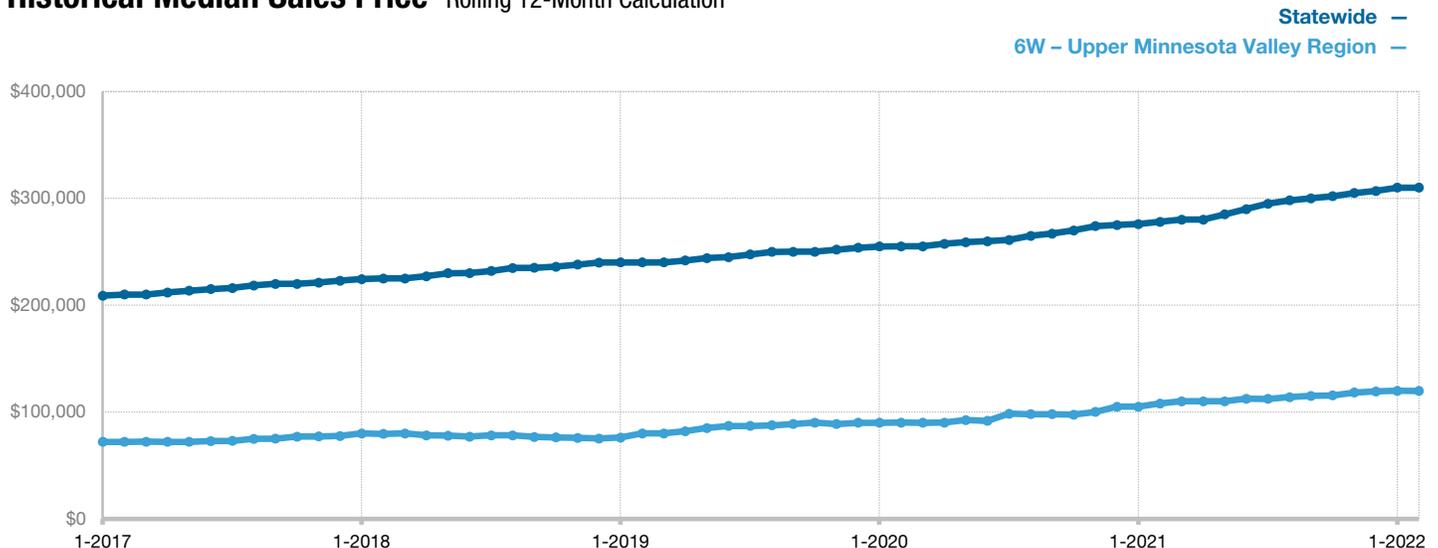
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	26	25	- 3.8%	55	58	+ 5.5%
Pending Sales	25	36	+ 44.0%	47	74	+ 57.4%
Closed Sales	26	25	- 3.8%	61	55	- 9.8%
Median Sales Price*	\$145,750	\$150,000	+ 2.9%	\$117,000	\$119,000	+ 1.7%
Percent of Original List Price Received*	92.1%	93.8%	+ 1.8%	90.4%	93.1%	+ 3.0%
Days on Market Until Sale	114	57	- 50.0%	111	61	- 45.0%
Months Supply of Inventory	2.9	2.1	- 27.6%	--	--	--

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February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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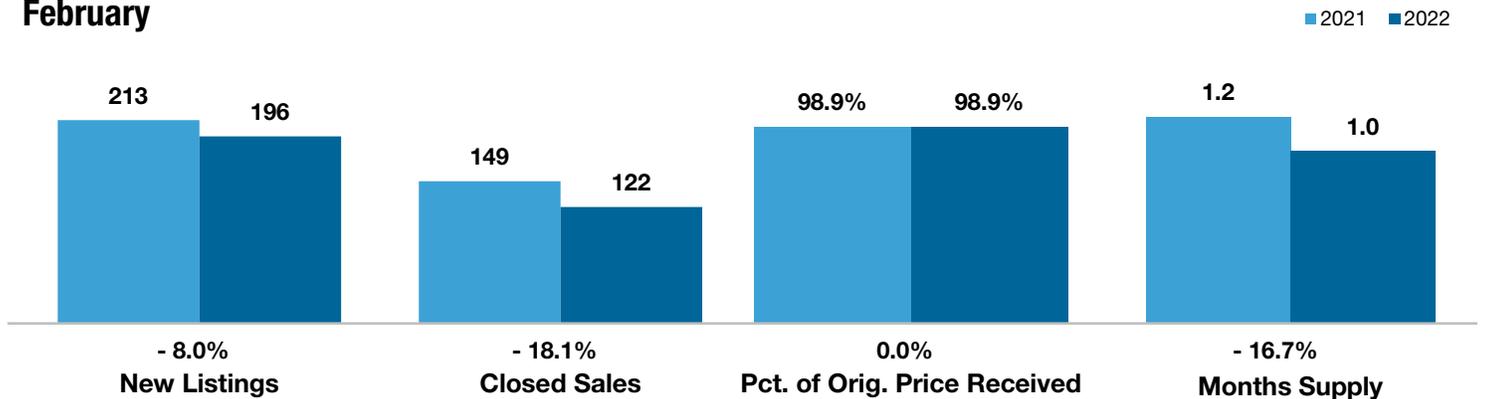


7E – East Central Region

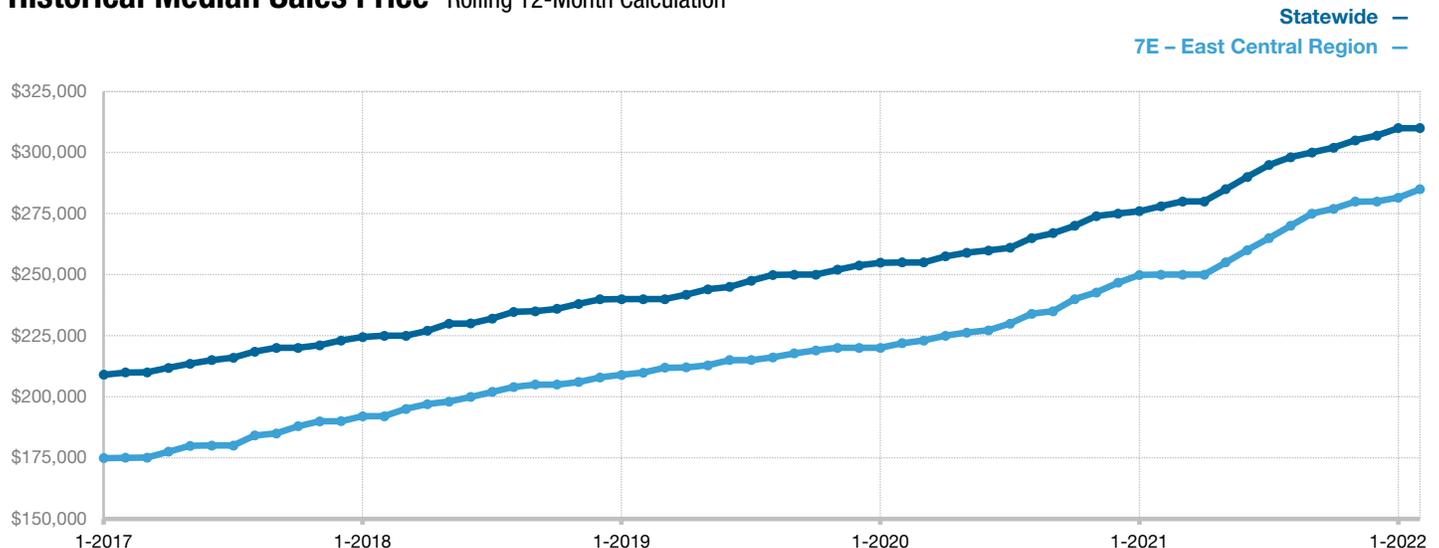
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	213	196	- 8.0%	406	356	- 12.3%
Pending Sales	175	157	- 10.3%	355	309	- 13.0%
Closed Sales	149	122	- 18.1%	316	248	- 21.5%
Median Sales Price*	\$249,900	\$284,433	+ 13.8%	\$250,000	\$284,433	+ 13.8%
Percent of Original List Price Received*	98.9%	98.9%	0.0%	99.1%	99.5%	+ 0.4%
Days on Market Until Sale	45	42	- 6.7%	40	37	- 7.5%
Months Supply of Inventory	1.2	1.0	- 16.7%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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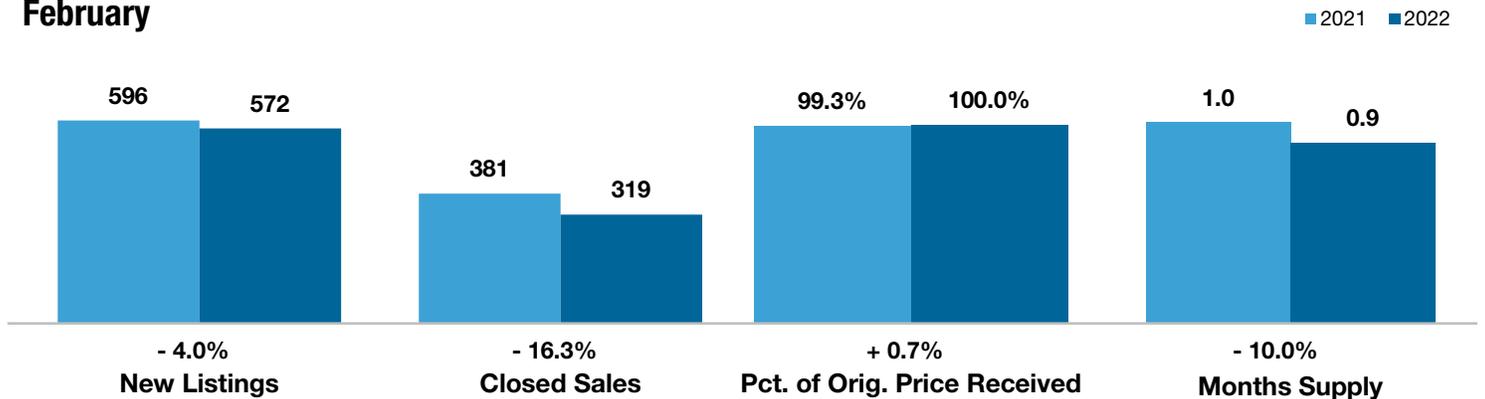


7W – Central Region

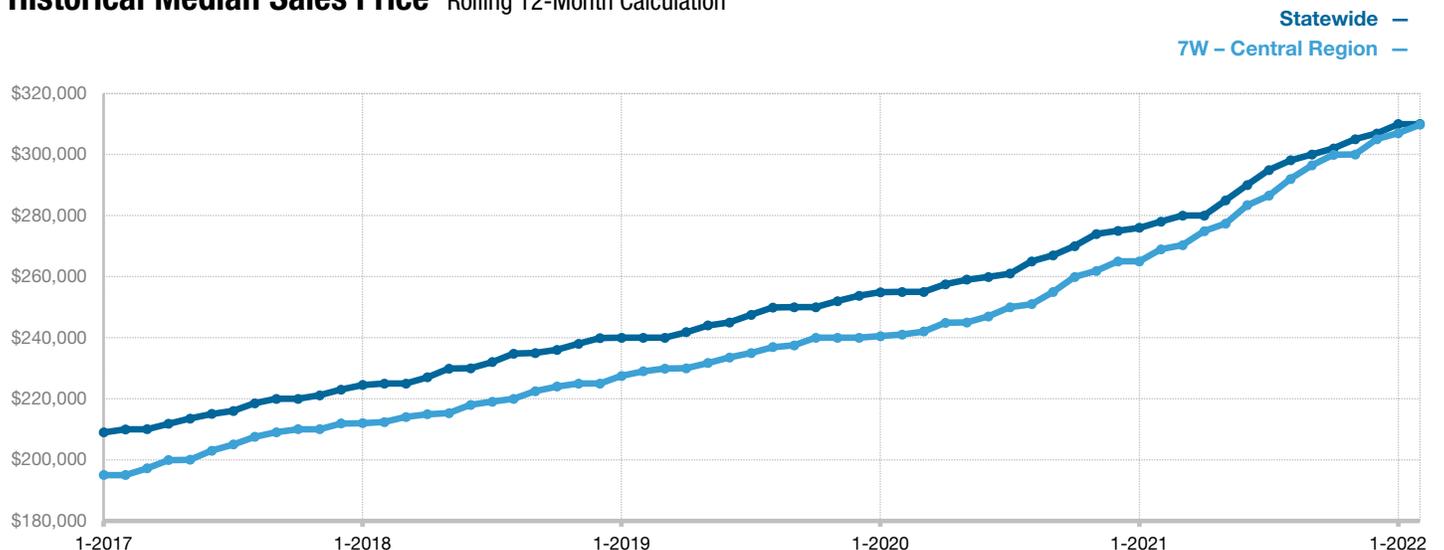
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	596	572	- 4.0%	1,148	1,053	- 8.3%
Pending Sales	530	489	- 7.7%	974	910	- 6.6%
Closed Sales	381	319	- 16.3%	784	727	- 7.3%
Median Sales Price*	\$299,000	\$325,914	+ 9.0%	\$287,950	\$320,000	+ 11.1%
Percent of Original List Price Received*	99.3%	100.0%	+ 0.7%	99.4%	99.7%	+ 0.3%
Days on Market Until Sale	51	44	- 13.7%	46	39	- 15.2%
Months Supply of Inventory	1.0	0.9	- 10.0%	--	--	--

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February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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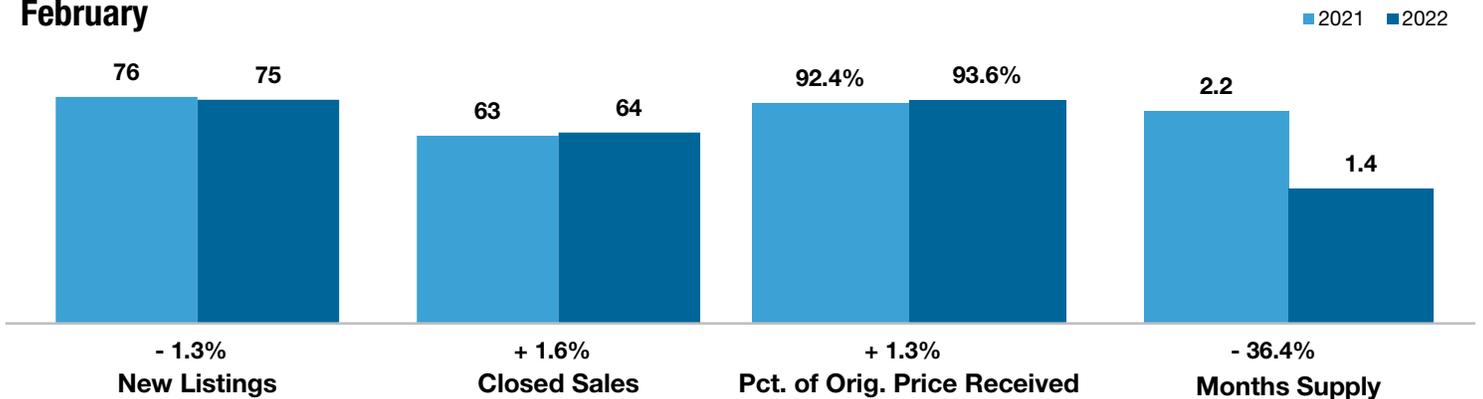


8 – Southwest Region

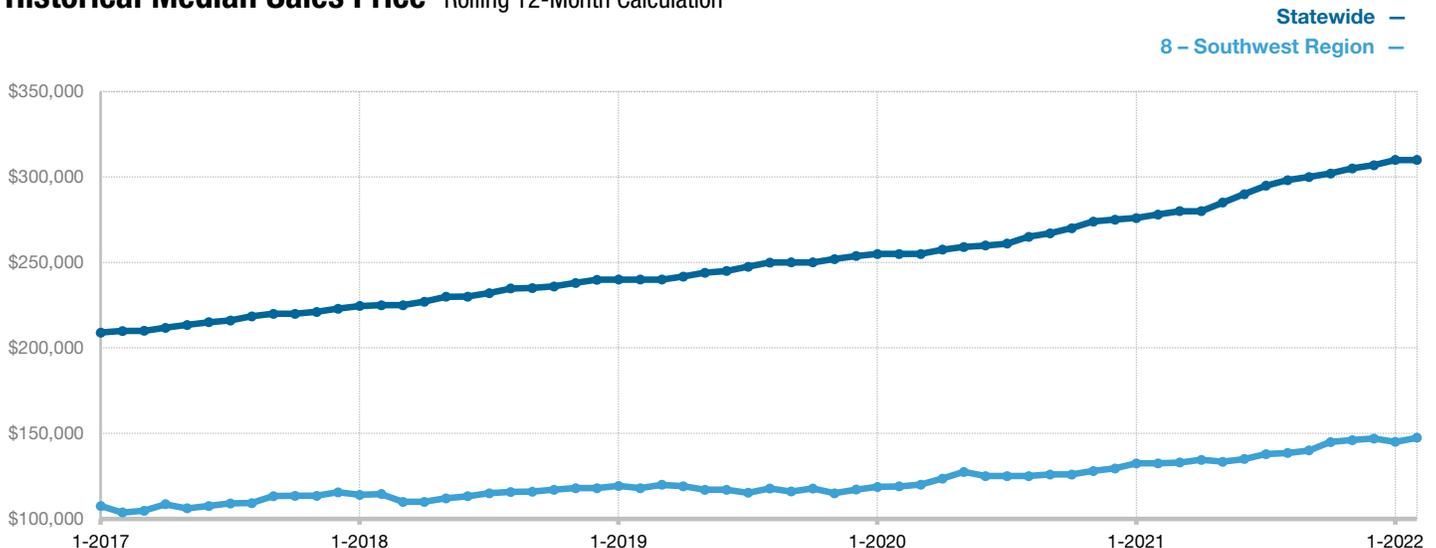
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	76	75	- 1.3%	143	143	0.0%
Pending Sales	80	73	- 8.8%	150	145	- 3.3%
Closed Sales	63	64	+ 1.6%	130	130	0.0%
Median Sales Price*	\$117,250	\$149,900	+ 27.8%	\$134,250	\$136,500	+ 1.7%
Percent of Original List Price Received*	92.4%	93.6%	+ 1.3%	92.2%	93.4%	+ 1.3%
Days on Market Until Sale	83	66	- 20.5%	84	66	- 21.4%
Months Supply of Inventory	2.2	1.4	- 36.4%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

February



Historical Median Sales Price Rolling 12-Month Calculation



Current as of March 7, 2022. All data from the multiple listing services in the state of Minnesota. Report © 2022 ShowingTime. Percent changes are calculated using rounded figures.

Local Market Update for February 2022

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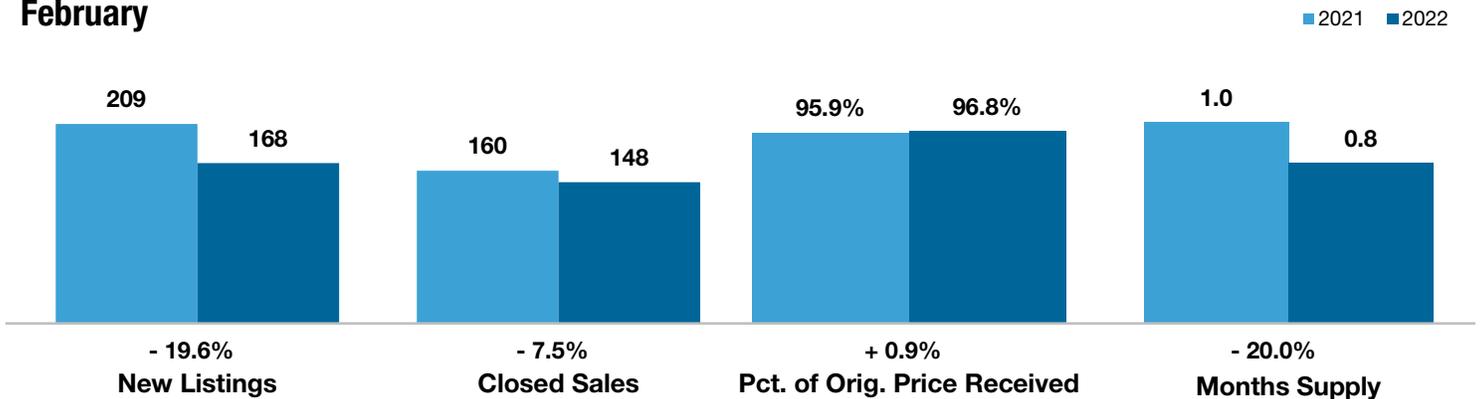


9 – South Central Region

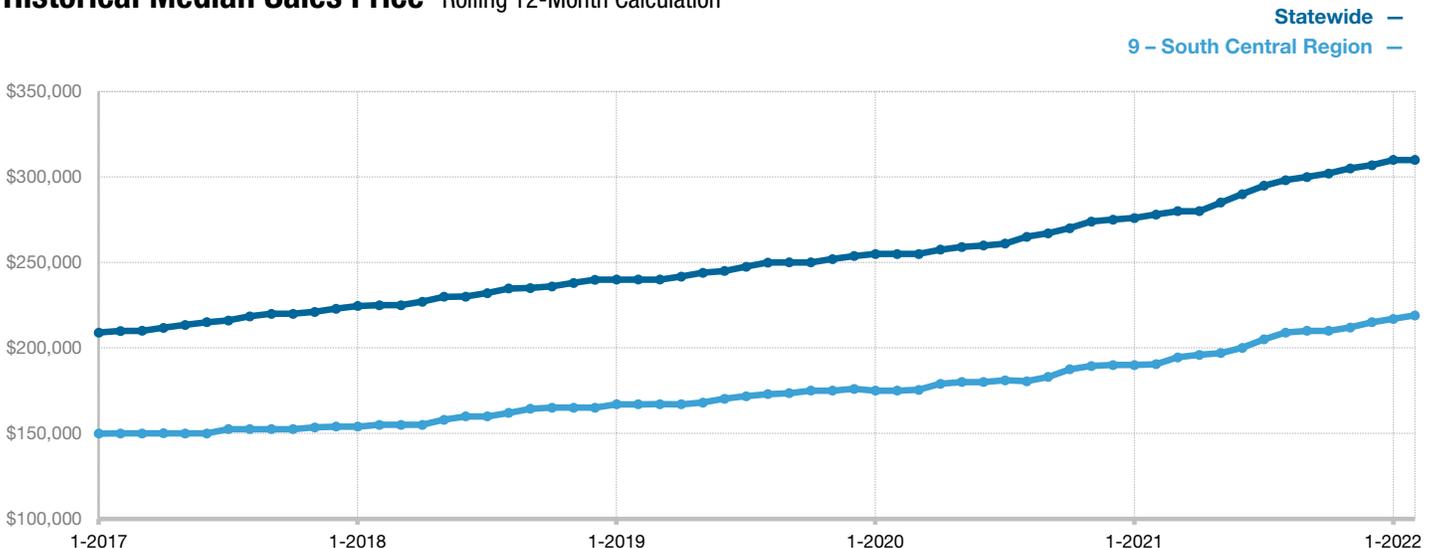
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	209	168	- 19.6%	367	317	- 13.6%
Pending Sales	180	182	+ 1.1%	371	346	- 6.7%
Closed Sales	160	148	- 7.5%	326	328	+ 0.6%
Median Sales Price*	\$191,625	\$203,250	+ 6.1%	\$185,000	\$210,000	+ 13.5%
Percent of Original List Price Received*	95.9%	96.8%	+ 0.9%	95.8%	97.4%	+ 1.7%
Days on Market Until Sale	84	78	- 7.1%	81	72	- 11.1%
Months Supply of Inventory	1.0	0.8	- 20.0%	--	--	--

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February



Historical Median Sales Price Rolling 12-Month Calculation



Local Market Update for February 2022

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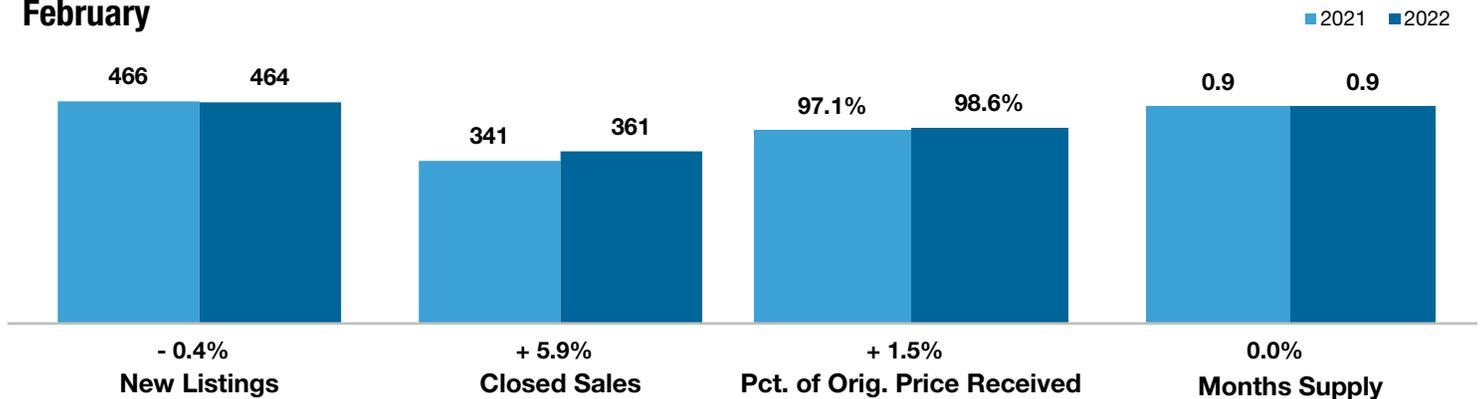


10 – Southeast Region

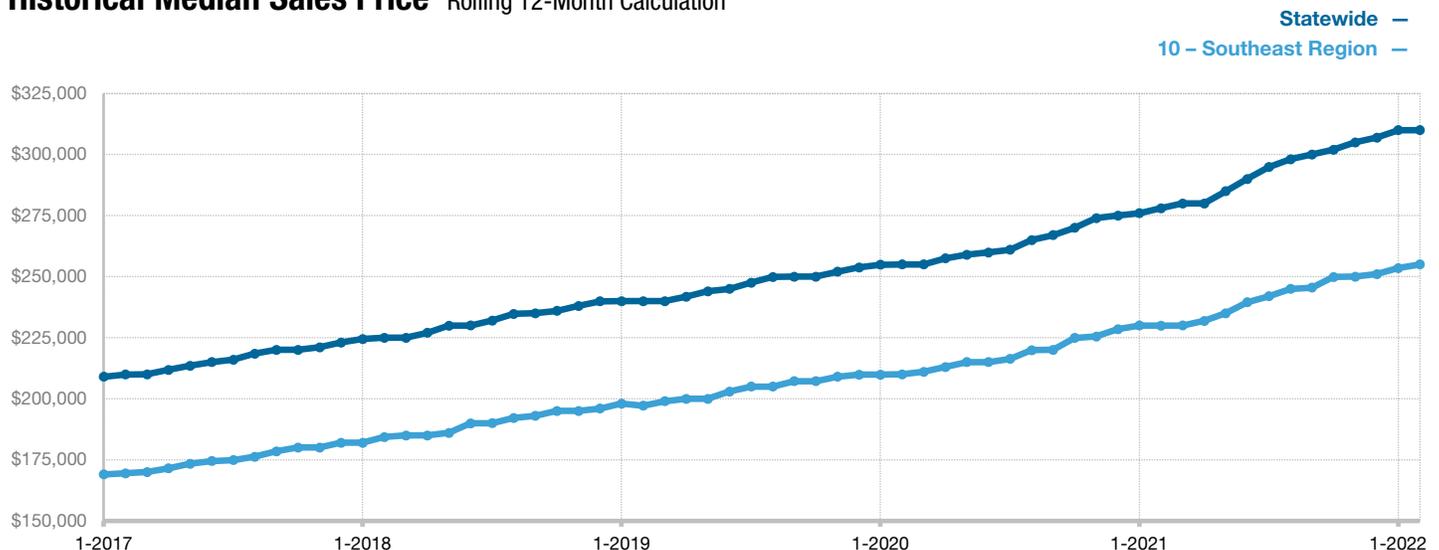
Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	466	464	- 0.4%	850	838	- 1.4%
Pending Sales	458	440	- 3.9%	876	869	- 0.8%
Closed Sales	341	361	+ 5.9%	726	747	+ 2.9%
Median Sales Price*	\$215,000	\$264,900	+ 23.2%	\$220,000	\$255,000	+ 15.9%
Percent of Original List Price Received*	97.1%	98.6%	+ 1.5%	97.1%	98.1%	+ 1.0%
Days on Market Until Sale	52	47	- 9.6%	54	45	- 16.7%
Months Supply of Inventory	0.9	0.9	0.0%	--	--	--

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February



Historical Median Sales Price Rolling 12-Month Calculation



Current as of March 7, 2022. All data from the multiple listing services in the state of Minnesota. Report © 2022 ShowingTime. Percent changes are calculated using rounded figures.

Local Market Update for February 2022

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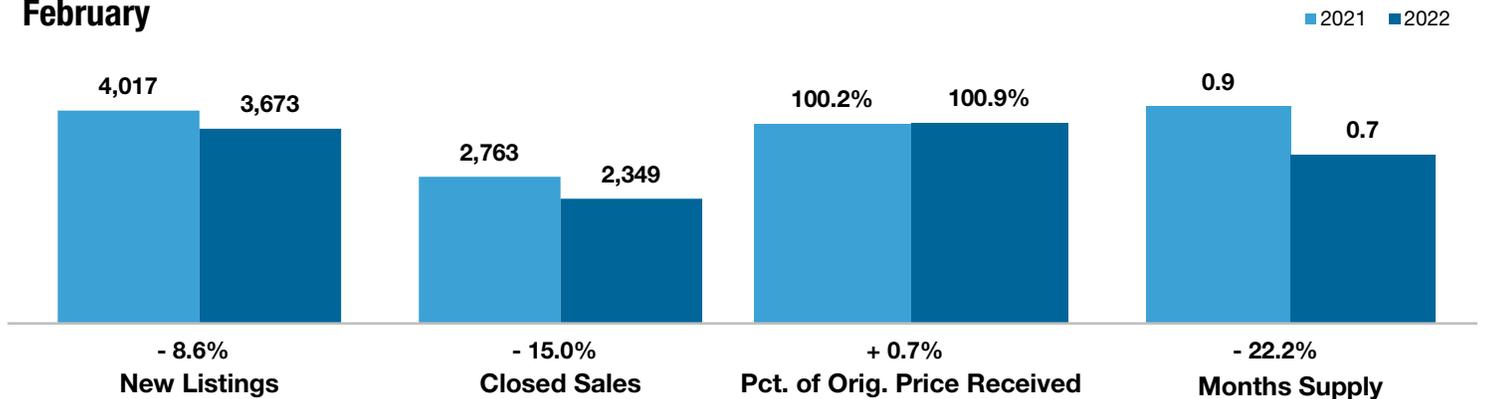


11 – 7-County Twin Cities Region

Key Metrics	February			Year to Date		
	2021	2022	Percent Change	Thru 2-2021	Thru 2-2022	Percent Change
New Listings	4,017	3,673	- 8.6%	7,376	6,715	- 9.0%
Pending Sales	3,612	3,228	- 10.6%	6,611	5,872	- 11.2%
Closed Sales	2,763	2,349	- 15.0%	5,615	4,919	- 12.4%
Median Sales Price*	\$315,000	\$340,000	+ 7.9%	\$310,000	\$337,500	+ 8.9%
Percent of Original List Price Received*	100.2%	100.9%	+ 0.7%	99.8%	100.2%	+ 0.4%
Days on Market Until Sale	38	40	+ 5.3%	38	39	+ 2.6%
Months Supply of Inventory	0.9	0.7	- 22.2%	--	--	--

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February



Historical Median Sales Price Rolling 12-Month Calculation

