



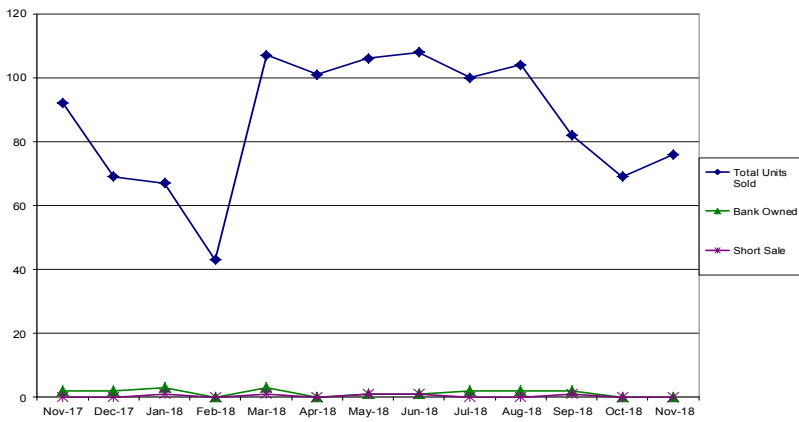
Brentwood Housing Statistics November 2018 Report

Summary:

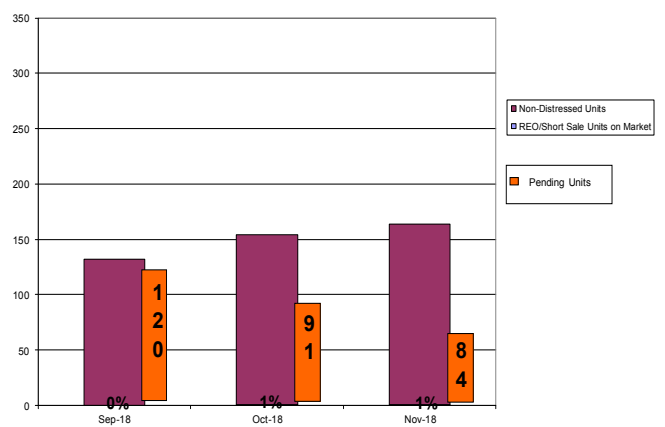
The housing data contained in this report reflects information reported for the month of November 2018. The number of active units on the MLS for November 2018 was 164. Pending units for November 2017 through November 2018 ranged from 116 to 84. The total units sold during November 2017 through November 2018 was 1124; a total of 76 sold for the month of November 2018. Compared to the total units sold in November 2017, 2018 saw a slight decrease in the amount of units sold. November 2017 through 2018 has shown a continued increase in home values. Distressed home sales for November 2018 were 1% of the total homes sold.

The average sold price for November 2018 was 680,593. The median asking price for November 2018 was \$686,000, and the median sold price was \$602,000. In November 2017, the median sold price was \$554,250, in 2016 it was \$520,000 and in 2015 it was \$460,000.

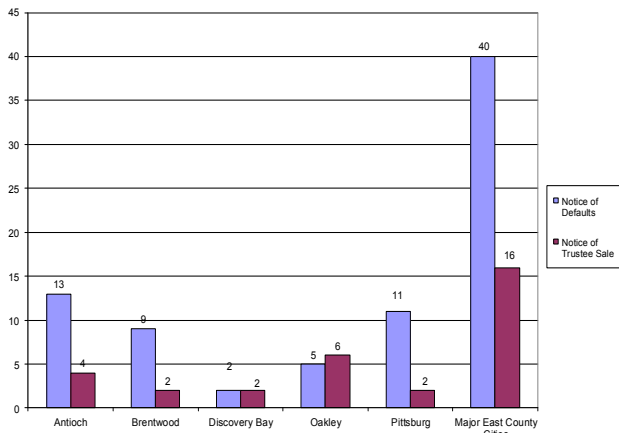
BRENTWOOD
Resale Units Sold by Type of Sale



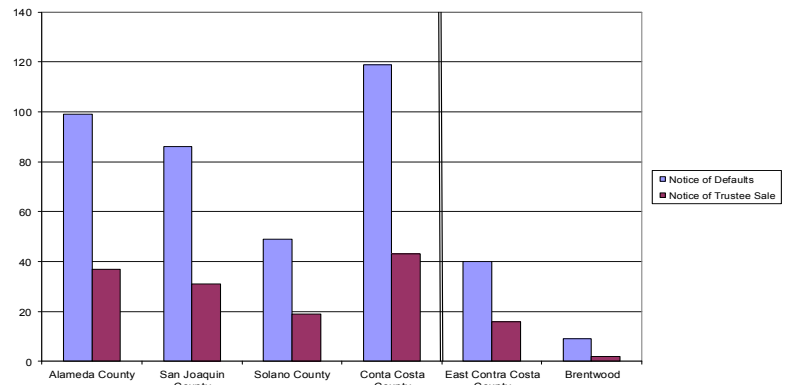
BRENTWOOD
Total Units on Market



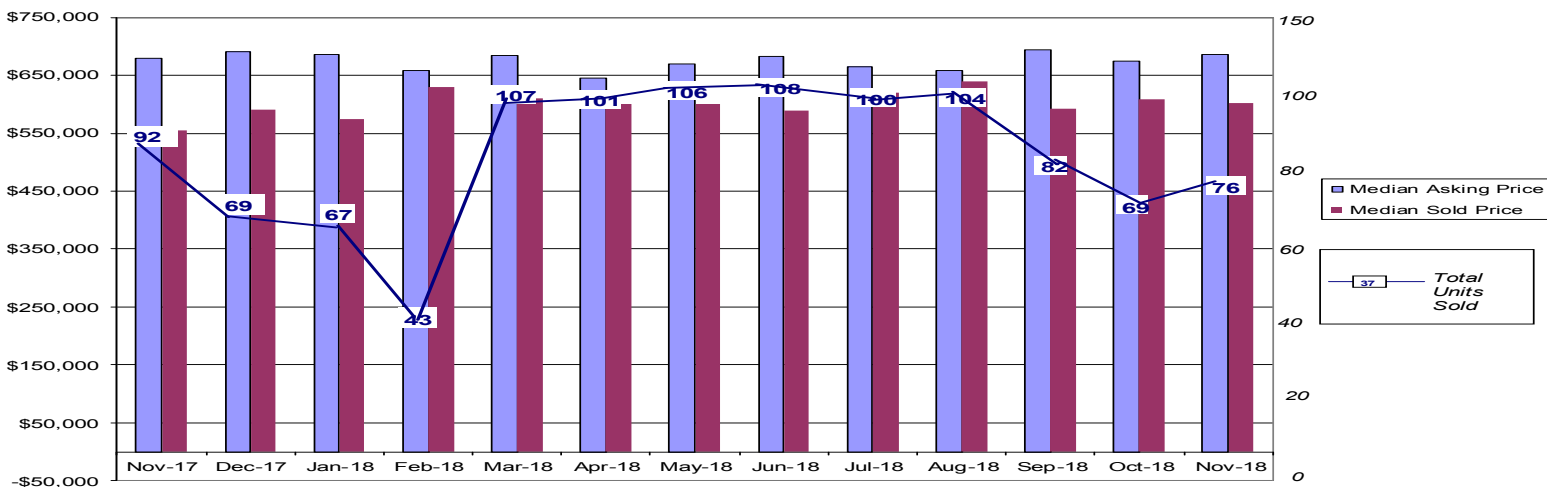
East County Distress Units
November 2018



Notices by County
November 2018



BRENTWOOD
Median Asking vs. Median Sold



Source: www.propertyrader.com. All data reported as of 2018.

Please see our definition section located on Page 2.

For questions regarding this publication, please contact the Housing Division at (925) 516-5405.



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Definitions:

Notice of Default (NOD)

A publicly recorded notice that a property owner has missed scheduled loan payments for a loan secured by a property. Some states require lenders to record a notice of default to begin the foreclosure process

Notice of Trustee Sale (NOT)

A document announcing the public sale of a property to recover a debt owed by the owner of the property. The notice is mailed to parties affected by the sale of a property, advertised in local publications and recorded in public records. Among other information, it provides the date, time and location of the sale.

Real Estate Owned (REO)

This status indicates the property is now owned by the lender or bank as a result of an unsuccessful sale at a foreclosure auction.

Short Sales

A process in which the bank or mortgage lender agrees to discount a loan balance due to an economic hardship on the part of the mortgage/homeowner. A short sale is typically executed to prevent a foreclosure.

Sold

BRENTWOOD	Sep-18	Oct-18	Nov-18
Total # of Properties Sold	82	69	76
# of Short Sales Sold	1	0	0
# of REO's Sold	2	0	0
% of Sold - Distressed	4%	0%	0%
Median Sold Price	593,000	609,000	602,000
Average Sold Price	630,583	686,902	680,593
ANTIOCH	Sep-18	Oct-18	Nov-18
Total # of Properties Sold	87	102	116
# of Short Sales Sold	2	0	0
# of REO's Sold	0	1	1
% of Sold - Distressed	2%	1%	1%
Median Sold Price	435,000	435,000	435,000
Average Sold Price	437,441	432,040	433,331
OAKLEY	Sep-18	Oct-18	Nov-18
Total # of Properties Sold	39	48	50
# of Short Sales Sold	0	0	0
# of REO's Sold	1	0	0
% of Sold - Distressed	3%	0%	0%
Median Sold Price	493,000	492,000	505,000
Average Sold Price	514,687	510,390	514,074
DISCOVERY BAY	Sep-18	Oct-18	Nov-18
Total # of Properties Sold	24	19	20
# of Short Sales Sold	0	0	0
# of REO's Sold	1	2	2
% of Sold - Distressed	4%	11%	10%
Median Sold Price	622,500	665,000	713,125
Average Sold Price	689,585	720,036	723,985

Listings

BRENTWOOD	Sep-18	Oct-18	Nov-18
# of Active Listings	132	154	164
# of Short Sales Listed	0	0	0
# of REO's Listed	0	1	1
% of Actives - Distressed	0%	1%	1%
Median Listing Price	694,500	675,000	686,000
Average Listing Price	815,284	798,221	787,847
ANTIOCH	Sep-18	Oct-18	Nov-18
# of Active Listings	170	185	190
# of Short Sales Listed	0	0	0
# of REO's Listed	4	5	3
% of Actives - Distressed	2%	3%	2%
Median Listing Price	498,500	495,000	496,500
Average Listing Price	487,444	478,217	483,422
OAKLEY	Sep-18	Oct-18	Nov-18
# of Active Listings	87	85	85
# of Short Sales Listed	0	0	0
# of REO's Listed	2	3	3
% of Actives - Distressed	2%	4%	4%
Median Listing Price	559,900	555,000	564,900
Average Listing Price	586,219	583,569	589,732
DISCOVERY BAY	Sep-18	Oct-18	Nov-18
# of Active Listings	94	107	109
# of Short Sales Listed	1	1	2
# of REO's Listed	1	3	0
% of Actives - Distressed	2%	1%	2%
Median Listing Price	667,000	648,000	619,900
Average Listing Price	761,989	739,711	699,616