



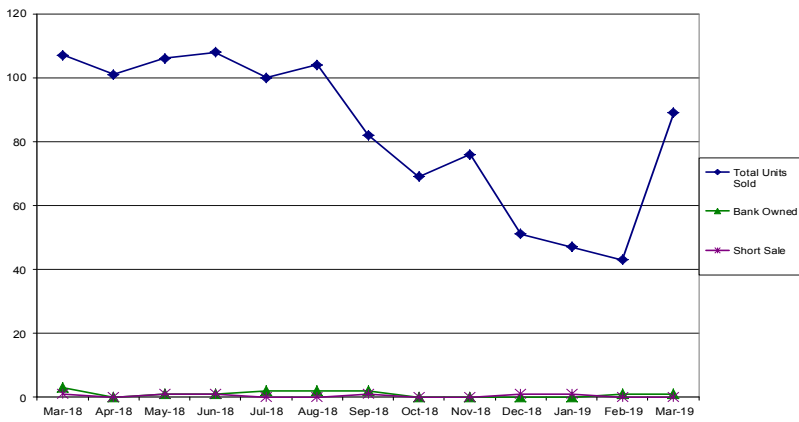
Brentwood Housing Statistics March 2019 Report

Summary:

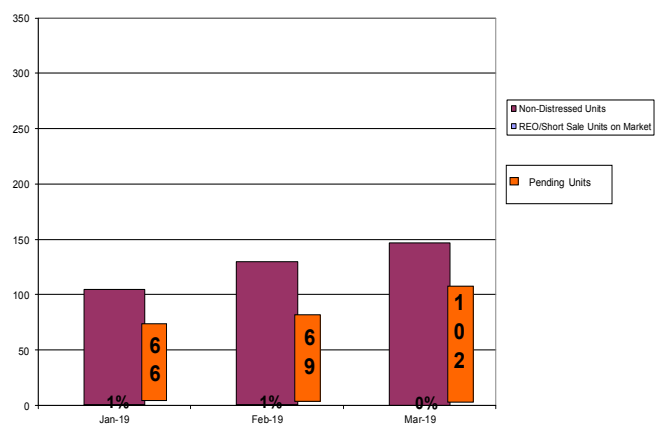
The housing data contained in this report reflects information reported for the month of March 2019. The number of active units on the MLS for March 2019 was 147. Pending units for March 2018 through March 2019 ranged from 123 down to 102. The total units sold during March 2018 through March 2019 was 1083; a total of 89 sold for the month of March 2019. Compared to the total units sold in March 2018, 2019 saw a decrease in the amount of units sold. March 2018 through 2019 has shown a continued increase in home values. Distressed home sales for March 2019 were 1% of the total homes sold.

The average sold price for March 2019 was \$634,409. The median asking price for March 2019 was \$668,809 and the median sold price was \$605,000. In March 2018, the median sold price was \$610,000, in 2017 it was \$570,000 and in 2016 it was \$499,000.

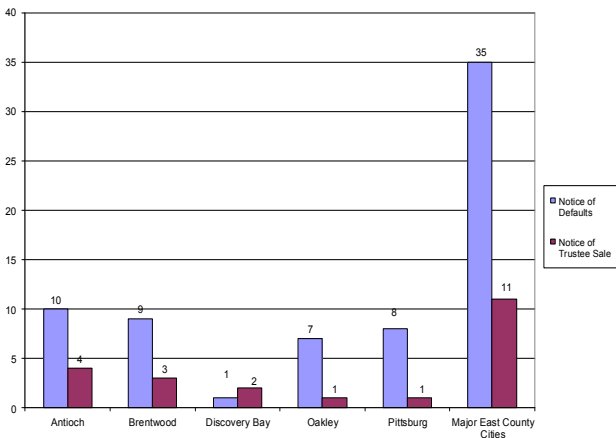
BRENTWOOD
Resale Units Sold by Type of Sale



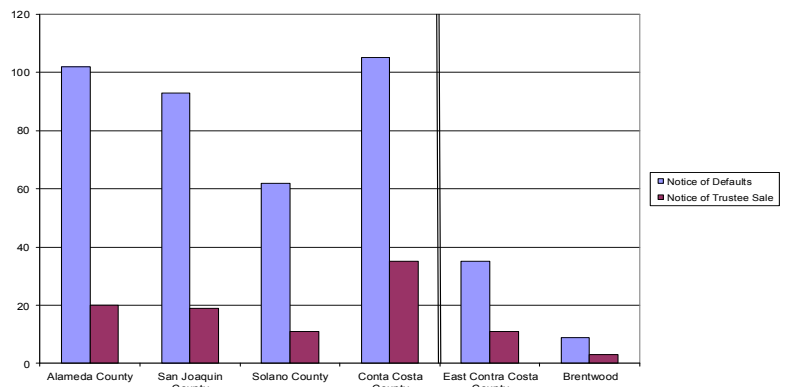
BRENTWOOD
Total Units on Market



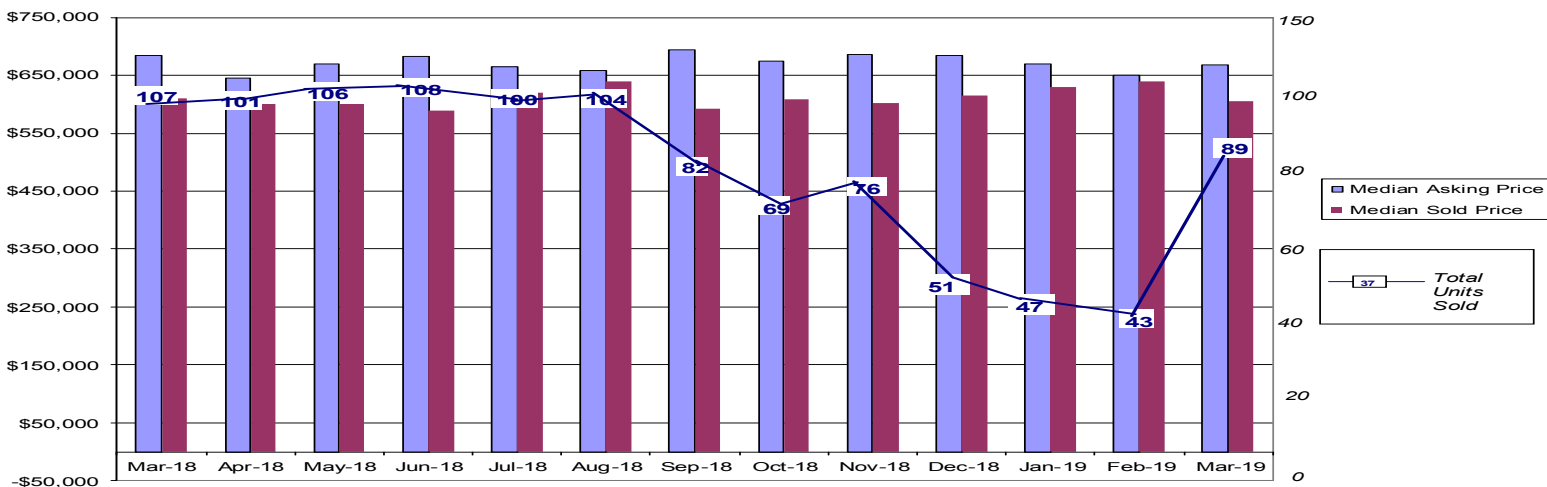
East County Distress Units
March 2019



Notices by County
March 2019



BRENTWOOD
Median Asking vs. Median Sold



Source: www.propertyrader.com. All data reported as of 2019.

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	Jan-19	Feb-19	Mar-19
Total # of Properties Sold	47	43	89
# of Short Sales Sold	1	0	0
# of REO's Sold	0	1	1
% of Sold - Distressed	2%	2%	1%
Median Sold Price	630,000	640,000	605,000
Average Sold Price	619,234	617,715	634,409
ANTIOCH	Jan-19	Feb-19	Mar-19
Total # of Properties Sold	80	74	69
# of Short Sales Sold	1	0	0
# of REO's Sold	1	2	0
% of Sold - Distressed	3%	3%	0%
Median Sold Price	445,000	403,500	450,000
Average Sold Price	429,758	401,815	449,608
OAKLEY	Jan-19	Feb-19	Mar-19
Total # of Properties Sold	28	20	36
# of Short Sales Sold	0	0	0
# of REO's Sold	0	1	0
% of Sold - Distressed	0%	5%	0%
Median Sold Price	483,444	491,250	500,000
Average Sold Price	493,110	515,072	506,465
DISCOVERY BAY	Jan-19	Feb-19	Mar-19
Total # of Properties Sold	9	25	34
# of Short Sales Sold	0	1	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	4%	0%
Median Sold Price	630,000	585,000	569,950
Average Sold Price	645,883	654,790	626,184

Listings

BRENTWOOD	Jan-19	Feb-19	Mar-19
# of Active Listings	1.5	130	147
# of Short Sales Listed	0	0	0
# of REO's Listed	1	1	0
% of Actives - Distressed	1%	1%	0%
Median Listing Price	669,000	650,000	668,809
Average Listing Price	817,279	766,097	792,388
ANTIOCH	Jan-19	Feb-19	Mar-19
# of Active Listings	111	113	109
# of Short Sales Listed	1	1	1
# of REO's Listed	0	0	1
% of Actives - Distressed	1%	1%	2%
Median Listing Price	489,000	479,900	479,888
Average Listing Price	471,271	470,484	473,065
OAKLEY	Jan-19	Feb-19	Mar-19
# of Active Listings	56	71	75
# of Short Sales Listed	0	0	2
# of REO's Listed	3	3	1
% of Actives - Distressed	5%	4%	4%
Median Listing Price	570,725	559,000	569,900
Average Listing Price	573,518	591,577	620,083
DISCOVERY BAY	Jan-19	Feb-19	Mar-19
# of Active Listings	82	93	99
# of Short Sales Listed	1	2	1
# of REO's Listed	0	1	1
% of Actives - Distressed	1%	3%	2%
Median Listing Price	632,450	627,795	630,000
Average Listing Price	733,718	735,054	734,382