



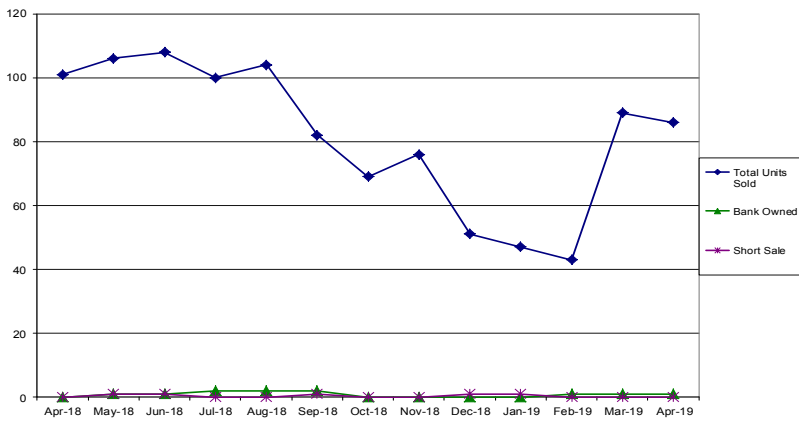
Brentwood Housing Statistics April 2019 Report

Summary:

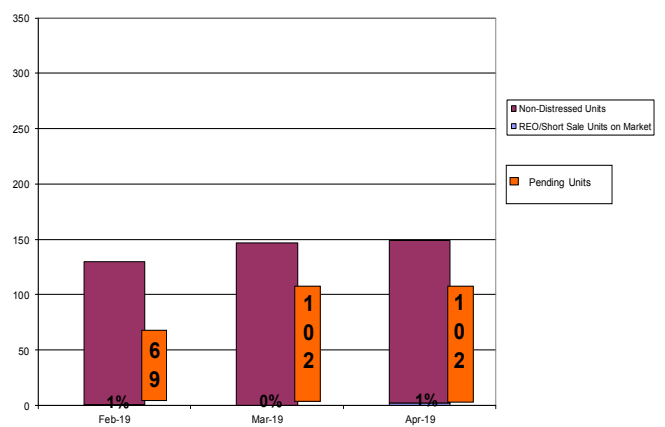
The housing data contained in this report reflects information reported for the month of April 2019. The number of active units on the MLS for April 2019 was 171. Pending units for April 2018 through April 2019 ranged from 150 down to 102. The total units sold during April 2018 through April 2019 was 1062; a total of 86 sold for the month of April 2019. Compared to the total units sold in April 2018, 2019 saw a decrease in the amount of units sold. April 2018 through 2019 has shown a continued increase in home values. Distressed home sales for April 2019 were 1% of the total homes sold.

The average sold price for April 2019 was \$636,470. The median asking price for April 2019 was \$635,000 and the median sold price was \$608,750. In April 2018, the median sold price was \$600,000, in 2017 it was \$567,500 and in 2016 it was \$545,000.

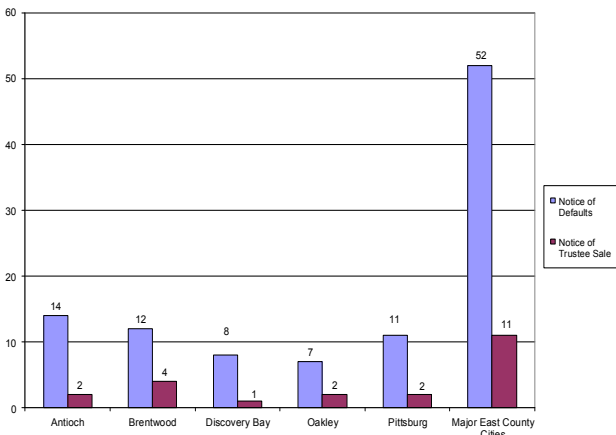
BRENTWOOD
Resale Units Sold by Type of Sale



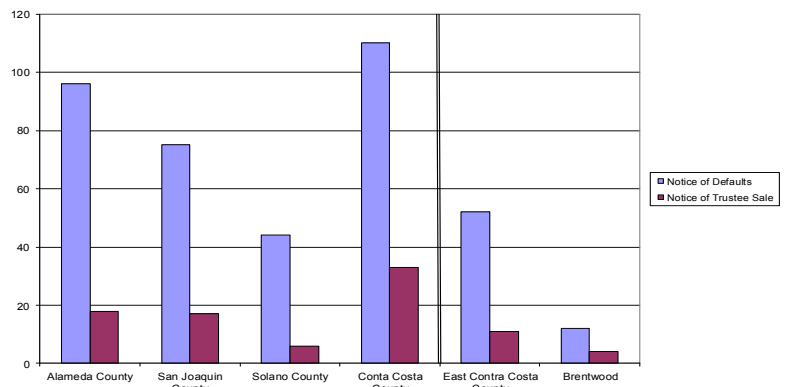
BRENTWOOD
Total Units on Market



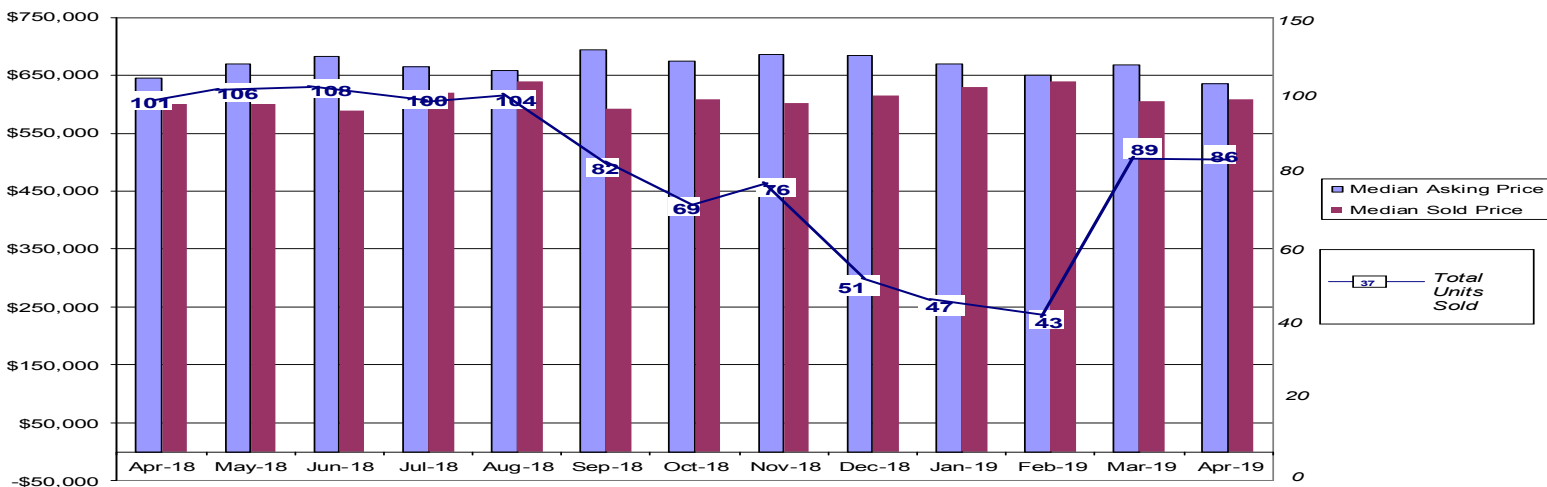
East County Distress Units
April 2019



Notices by County
April 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	Feb-19	Mar-19	Apr-19
Total # of Properties Sold	43	89	86
# of Short Sales Sold	0	0	0
# of REO's Sold	1	1	1
% of Sold - Distressed	2%	1%	1%
Median Sold Price	640,000	605,000	608,750
Average Sold Price	617,715	634,409	636,470
ANTIOCH	Feb-19	Mar-19	Apr-19
Total # of Properties Sold	74	69	101
# of Short Sales Sold	0	0	0
# of REO's Sold	2	0	0
% of Sold - Distressed	3%	0%	0%
Median Sold Price	403,500	450,000	459,000
Average Sold Price	401,815	449,608	446,473
OAKLEY	Feb-19	Mar-19	Apr-19
Total # of Properties Sold	20	36	43
# of Short Sales Sold	0	0	1
# of REO's Sold	1	0	1
% of Sold - Distressed	5%	0%	5%
Median Sold Price	491,250	500,000	493,000
Average Sold Price	515,072	506,465	499,494
DISCOVERY BAY	Feb-19	Mar-19	Apr-19
Total # of Properties Sold	25	34	22
# of Short Sales Sold	1	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	4%	0%	0%
Median Sold Price	585,000	569,950	560,500
Average Sold Price	654,790	626,184	583,540

Listings

BRENTWOOD	Feb-19	Mar-19	Apr-19
# of Active Listings	130	147	171
# of Short Sales Listed	0	0	1
# of REO's Listed	1	0	1
% of Actives - Distressed	1%	0%	1%
Median Listing Price	650,000	668,809	635,000
Average Listing Price	766,097	792,388	752,146
ANTIOCH	Feb-19	Mar-19	Apr-19
# of Active Listings	113	109	110
# of Short Sales Listed	1	1	1
# of REO's Listed	0	1	2
% of Actives - Distressed	1%	2%	3%
Median Listing Price	479,900	479,888	470,000
Average Listing Price	470,484	473,065	471,356
OAKLEY	Feb-19	Mar-19	Apr-19
# of Active Listings	71	75	80
# of Short Sales Listed	0	2	0
# of REO's Listed	3	1	0
% of Actives - Distressed	4%	4%	0%
Median Listing Price	559,000	569,900	552,400
Average Listing Price	591,577	620,083	611,761
DISCOVERY BAY	Feb-19	Mar-19	Apr-19
# of Active Listings	93	99	117
# of Short Sales Listed	2	1	2
# of REO's Listed	1	1	1
% of Actives - Distressed	3%	2%	3%
Median Listing Price	627,795	630,000	629,900
Average Listing Price	735,054	734,382	715,474