



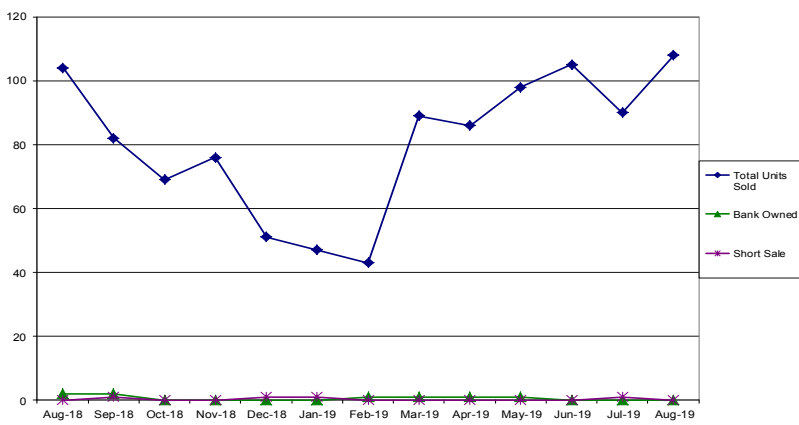
Brentwood Housing Statistics August 2019 Report

Summary:

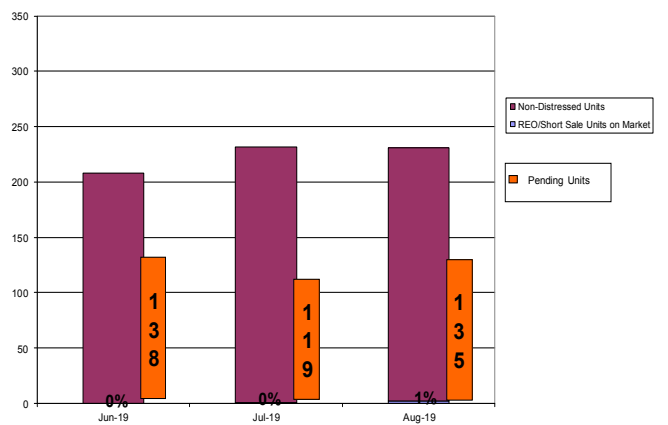
The housing data contained in this report reflects information reported for the month of August 2019. The number of active units on the MLS for August 2019 was 231. Pending units for August 2018 through August 2019 ranged from 118 to 135. The total units sold during August 2018 through August 2019 was 1048; a total of 108 sold for the month of August 2019. Compared to the total units sold in August 2018, 2019 saw an increase in the amount of units sold. August 2018 through 2019 has shown a continued increase in home values. Distressed home sales for August 2019 were 0% of the total homes sold.

The average sold price for August 2019 was \$639,781. The median asking price for August 2019 was \$659,900 and the median sold price was \$612,475. In August 2018, the median sold price was \$640,000, in 2017 it was \$599,950 and in 2016 it was \$510,000.

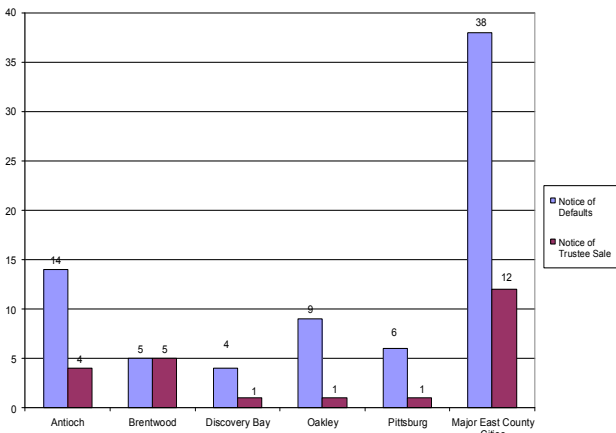
BRENTWOOD
Resale Units Sold by Type of Sale



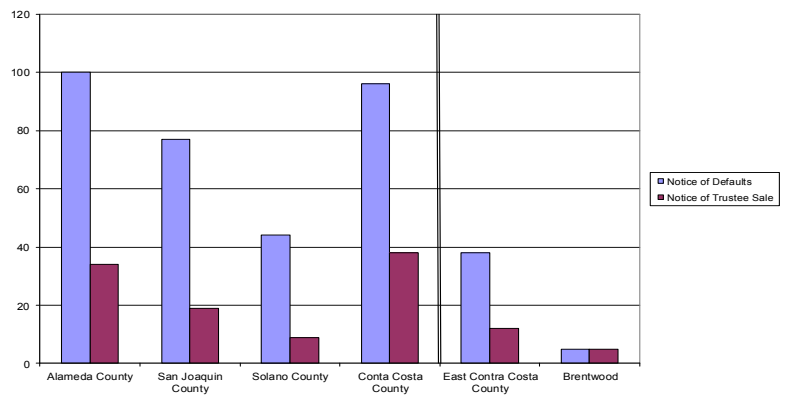
BRENTWOOD
Total Units on Market



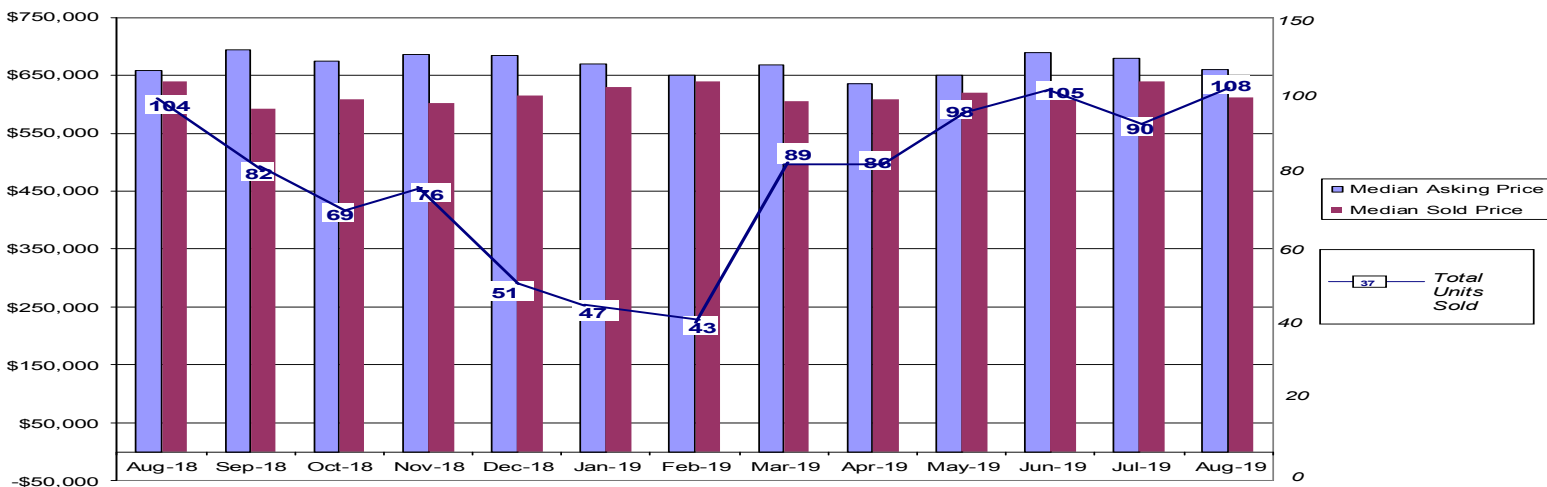
East County Distress Units
August 2019



Notices by County
August 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	Jun-19	Jul-19	Aug-19
Total # of Properties Sold	105	90	108
# of Short Sales Sold	0	1	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	1%	0%
Median Sold Price	628,000	606,666	612,475
Average Sold Price	649,114	639,638	639,781
ANTIOCH	Jun-19	Jul-19	Aug-19
Total # of Properties Sold	109	128	127
# of Short Sales Sold	1	2	0
# of REO's Sold	2	2	1
% of Sold - Distressed	3%	3%	1%
Median Sold Price	485,000	469,000	480,000
Average Sold Price	477,833	462,837	463,266
OAKLEY	Jun-19	Jul-19	Aug-19
Total # of Properties Sold	50	46	61
# of Short Sales Sold	0	0	1
# of REO's Sold	1	2	1
% of Sold - Distressed	2%	4%	3%
Median Sold Price	489,000	507,017	506,435
Average Sold Price	501,117	560,955	533,757
DISCOVERY BAY	Jun-19	Jul-19	Aug-19
Total # of Properties Sold	42	38	34
# of Short Sales Sold	0	0	0
# of REO's Sold	0	1	0
% of Sold - Distressed	0%	3%	0%
Median Sold Price	628,500	589,000	626,000
Average Sold Price	710,246	631,336	636,381

Listings

BRENTWOOD	Jun-19	Jul-19	Aug-19
# of Active Listings	208	233	231
# of Short Sales Listed	0	1	1
# of REO's Listed	0	0	1
% of Actives - Distressed	0%	0%	1%
Median Listing Price	689,500	680,000	659,900
Average Listing Price	798,456	773,578	748,689
ANTIOCH	Jun-19	Jul-19	Aug-19
# of Active Listings	132	176	166
# of Short Sales Listed	1	0	1
# of REO's Listed	2	1	1
% of Actives - Distressed	2%	1%	1%
Median Listing Price	499,494	485,000	499,000
Average Listing Price	511,355	485,082	500,504
OAKLEY	Jun-19	Jul-19	Aug-19
# of Active Listings	89	91	103
# of Short Sales Listed	0	0	0
# of REO's Listed	0	2	3
% of Actives - Distressed	0%	2%	3%
Median Listing Price	572,000	549,950	530,000
Average Listing Price	599,543	579,171	576,082
DISCOVERY BAY	Jun-19	Jul-19	Aug-19
# of Active Listings	116	128	122
# of Short Sales Listed	3	2	1
# of REO's Listed	1	0	0
% of Actives - Distressed	3%	2%	1%
Median Listing Price	682,400	682,500	675,244
Average Listing Price	786,389	786,937	880,274