



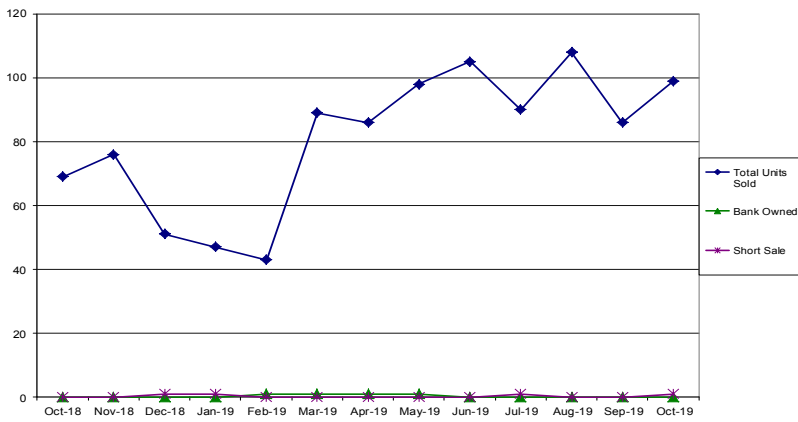
Brentwood Housing Statistics October 2019 Report

Summary:

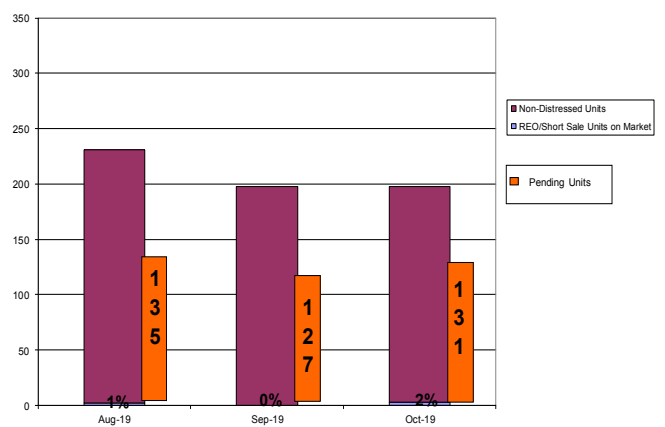
The housing data contained in this report reflects information reported for the month of October 2019. The number of active units on the MLS for October 2019 was 198. Pending units for October 2018 through October 2019 ranged from 91 to 131. The total units sold during October 2018 through October 2019 was 1047; a total of 99 sold for the month of October 2019. Compared to the total units sold in October 2018, 2019 saw an increase in the amount of units sold. October 2018 through 2019 has shown a continued increase in home values. Distressed home sales for October 2019 were 1% of the total homes sold.

The average sold price for October 2019 was \$629,564. The median asking price for October 2019 was \$659,925 and the median sold price was \$615,000. In October 2018, the median sold price was \$609,000, in 2017 it was \$600,000 and in 2016 it was \$498,000.

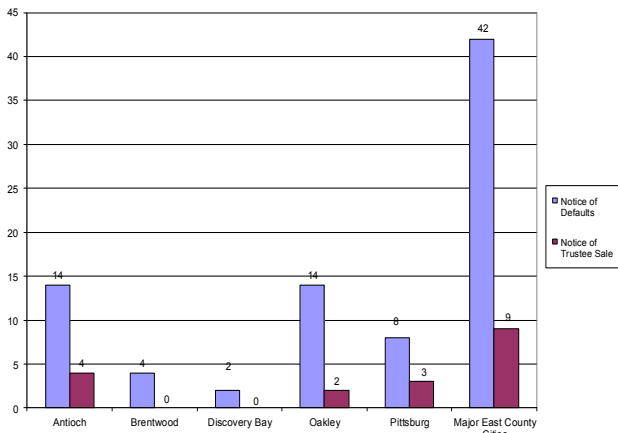
BRENTWOOD
Resale Units Sold by Type of Sale



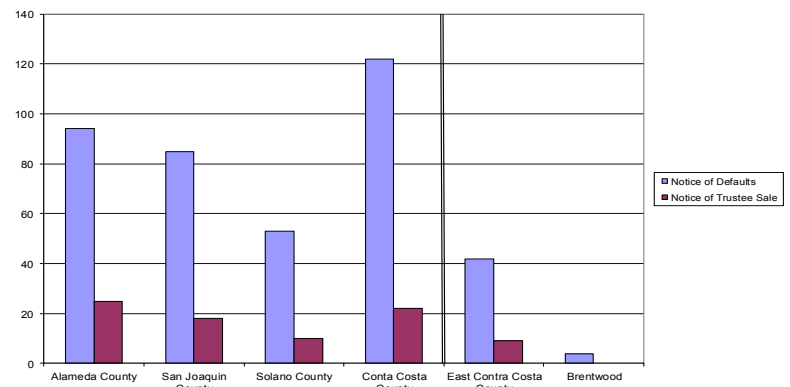
BRENTWOOD
Total Units on Market



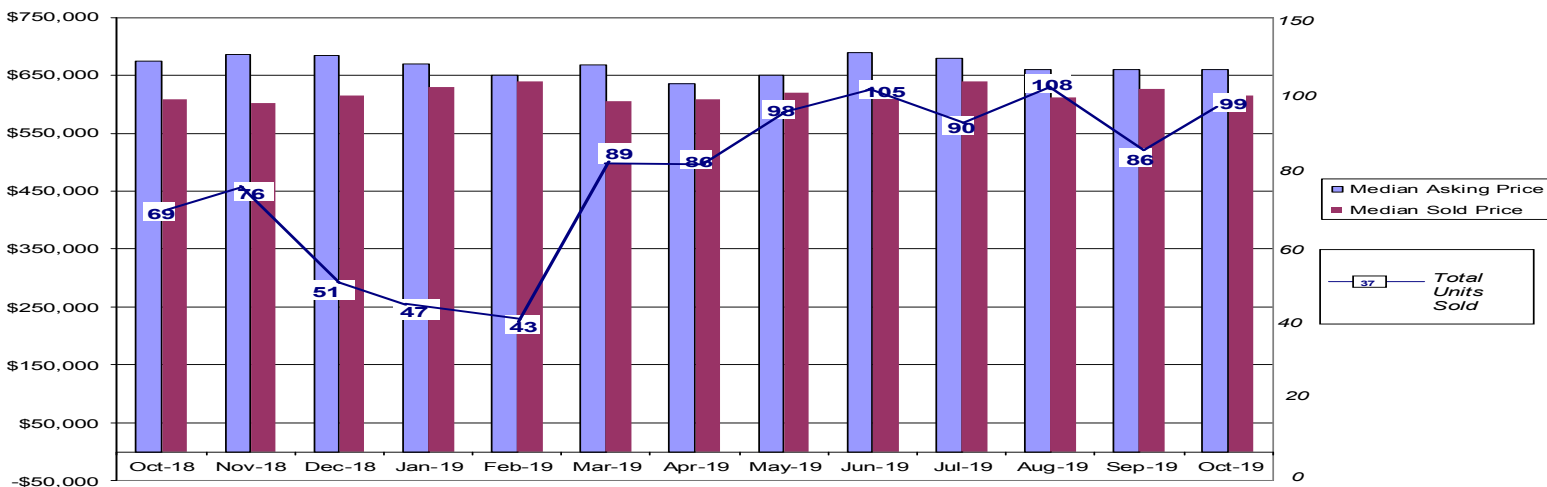
East County Distress Units
October 2019



Notices by County
October 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	Aug-19	Sep-19	Oct-19
Total # of Properties Sold	108	86	99
# of Short Sales Sold	0	0	1
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	1%
Median Sold Price	612,475	626,198	615,000
Average Sold Price	639,781	635,132	629,564
ANTIOCH	Aug-19	Sep-19	Oct-19
Total # of Properties Sold	127	108	100
# of Short Sales Sold	0	1	0
# of REO's Sold	1	0	1
% of Sold - Distressed	1%	1%	1%
Median Sold Price	480,000	473,500	452,875
Average Sold Price	463,266	467,722	456,599
OAKLEY	Aug-19	Sep-19	Oct-19
Total # of Properties Sold	61	55	57
# of Short Sales Sold	1	0	0
# of REO's Sold	1	1	0
% of Sold - Distressed	3%	2%	0%
Median Sold Price	506,435	515,000	515,000
Average Sold Price	533,757	525,484	512,419
DISCOVERY BAY	Aug-19	Sep-19	Oct-19
Total # of Properties Sold	34	51	33
# of Short Sales Sold	0	1	1
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	2%	3%
Median Sold Price	626,000	617,000	610,000
Average Sold Price	636,381	673,884	615,905

Listings

BRENTWOOD	Aug-19	Sep-19	Oct-19
# of Active Listings	231	198	198
# of Short Sales Listed	1	0	1
# of REO's Listed	1	0	2
% of Actives - Distressed	1%	0%	2%
Median Listing Price	659,000	659,500	659,925
Average Listing Price	748,689	768,487	774,541
ANTIOCH	Aug-19	Sep-19	Oct-19
# of Active Listings	166	164	170
# of Short Sales Listed	1	2	2
# of REO's Listed	1	2	2
% of Actives - Distressed	1%	2%	2%
Median Listing Price	499,000	475,000	498,500
Average Listing Price	500,504	481,252	494,120
OAKLEY	Aug-19	Sep-19	Oct-19
# of Active Listings	103	86	81
# of Short Sales Listed	0	1	1
# of REO's Listed	3	1	1
% of Actives - Distressed	3%	2%	2%
Median Listing Price	530,000	549,000	549,500
Average Listing Price	576,082	581,139	590,301
DISCOVERY BAY	Aug-19	Sep-19	Oct-19
# of Active Listings	122	114	106
# of Short Sales Listed	1	1	0
# of REO's Listed	0	0	1
% of Actives - Distressed	1%	1%	1%
Median Listing Price	675,244	649,450	629,974
Average Listing Price	880,274	900,847	890,437