



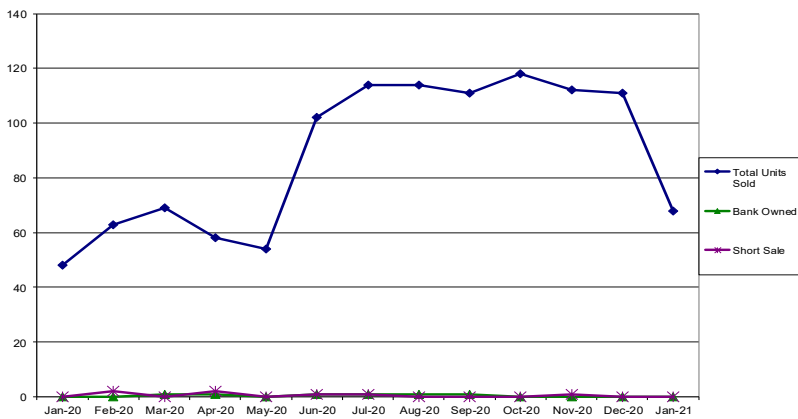
Brentwood Housing Statistics January 2021 Report

Summary:

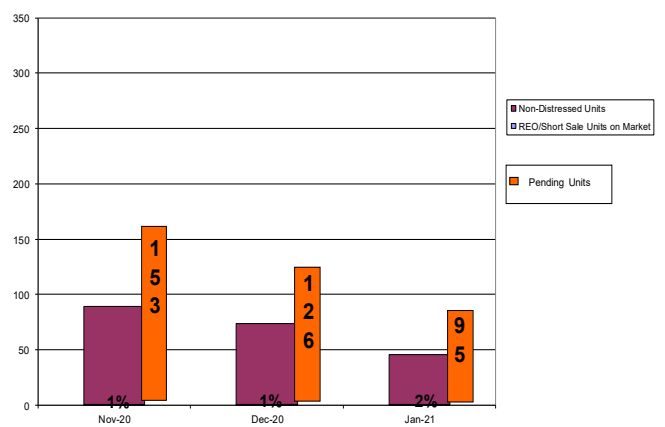
The housing data contained in this report reflects information reported for the month of January 2021. The number of active units on the MLS for January 2021 was 46. Pending units for January 2020 through January 2021 ranged from 70 to 95. The total units sold during January 2020 through January 2021 was 1142; a total of 68 sold for the month of January 2021. Compared to the total units sold in January 2020, 2021 saw an increase in the amount of units sold. January 2020 through 2021 has shown home values to be steady. Distressed home sales for January 2021 were 0% of the total homes sold.

The average sold price for January 2021 was \$764,200. The median asking price for January 2021 was \$761,975 and the median sold price was \$715,000. In January 2020, the median sold price was \$621,500, in 2019 it was \$630,000 and in 2018 it was \$574,000.

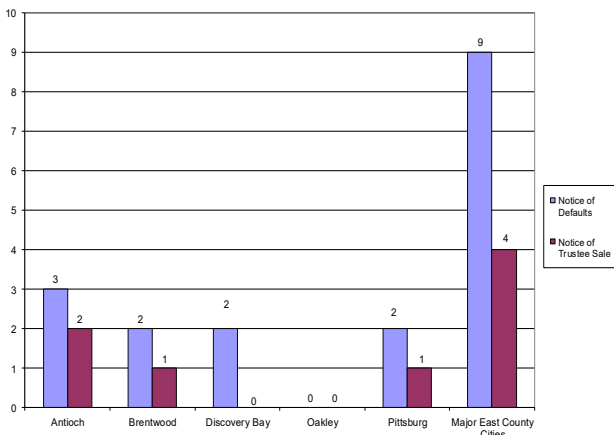
BRENTWOOD
Resale Units Sold by Type of Sale



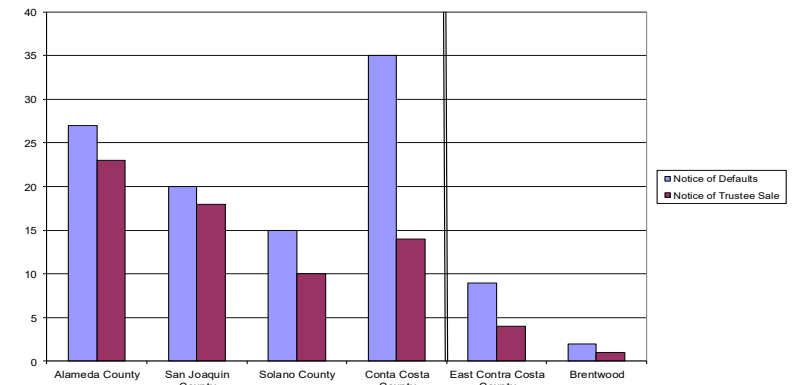
BRENTWOOD
Total Units on Market



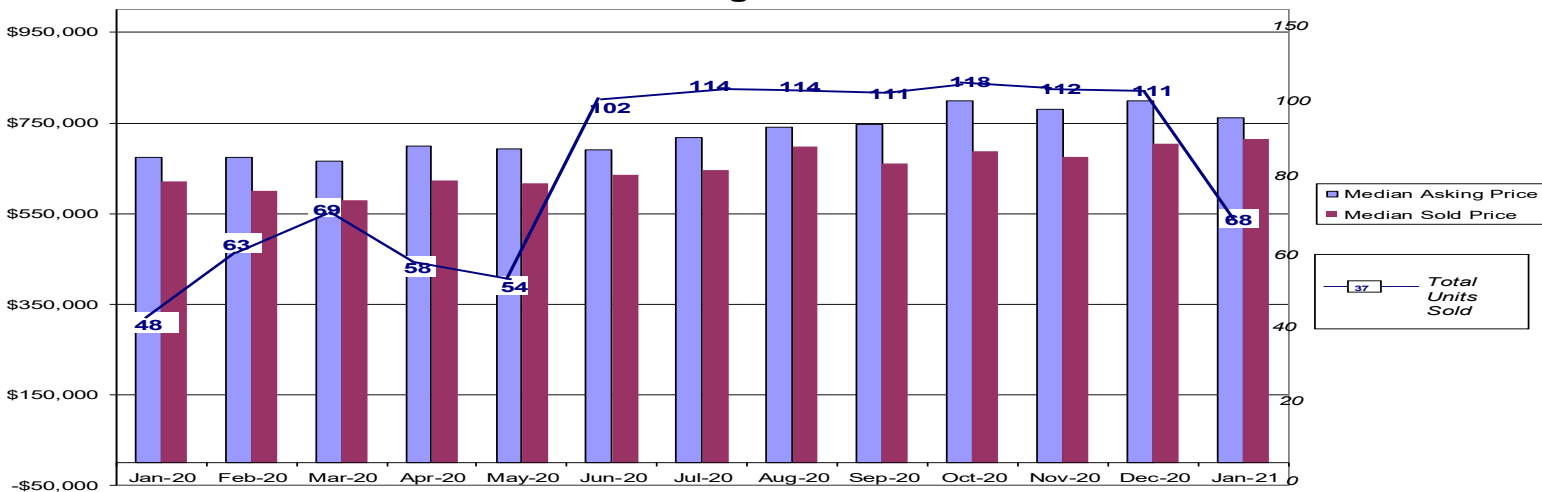
East County Distressed Units
January 2021



Notices by County
January 2021



BRENTWOOD
Median Asking vs. Median Sold



Source: www.propertyrader.com. All data reported as of 2021.

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 mortgagor/homeowner. A short sale is typically executed to prevent a foreclosure.

Sold

BRENTWOOD	Nov 20	Dec 20	Jan 21
Total # of Properties Sold	112	111	68
# of Short Sales Sold	1	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	1%	0%	0%
Median Sold Price	675,000	705,000	715,000
Average Sold Price	696,579	775,894	764,200
ANTIOCH	Nov 20	Dec 20	Jan 21
Total # of Properties Sold	106	139	68
# of Short Sales Sold	0	0	0
# of REO's Sold	1	2	2
% of Sold - Distressed	1%	1%	3%
Median Sold Price	515,000	540,000	577,500
Average Sold Price	521,274	540,289	577,079
OAKLEY	Nov 20	Dec 20	Jan 21
Total # of Properties Sold	40	47	53
# of Short Sales Sold	0	1	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	2%	0%
Median Sold Price	605,000	580,000	590,000
Average Sold Price	602,035	596,812	596,437
DISCOVERY BAY	Nov 20	Dec 20	Jan 21
Total # of Properties Sold	38	42	33
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	666,000	722,500	740,000
Average Sold Price	719,776	766,888	770,409

Listings

BRENTWOOD	Nov 20	Dec 20	Jan 21
# of Active Listings	89	74	46
# of Short Sales Listed	0	0	0
# of REO's Listed	1	1	1
% of Actives - Distressed	1%	1%	2%
Median Listing Price	780,000	799,125	761,975
Average Listing Price	964,551	1,090,235	1,079,019
ANTIOCH	Nov 20	Dec 20	Jan 21
# of Active Listings	87	55	41
# of Short Sales Listed	0	0	0
# of REO's Listed	3	2	0
% of Actives - Distressed	3%	4%	0%
Median Listing Price	500,000	589,900	465,000
Average Listing Price	520,904	557,678	467,591
OAKLEY	Nov 20	Dec 20	Jan 21
# of Active Listings	42	32	19
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	559,500	594,950	582,095
Average Listing Price	604,431	627,217	686,189
DISCOVERY BAY	Nov 20	Dec 20	Jan 21
# of Active Listings	55	57	34
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	909,000	869,000	924,000
Average Listing Price	1,033,836	1,021,100	1,132,783