



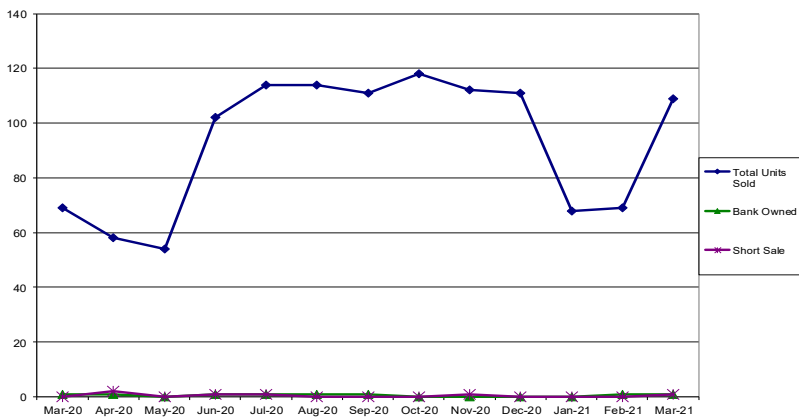
## Brentwood Housing Statistics March 2021 Report

### Summary:

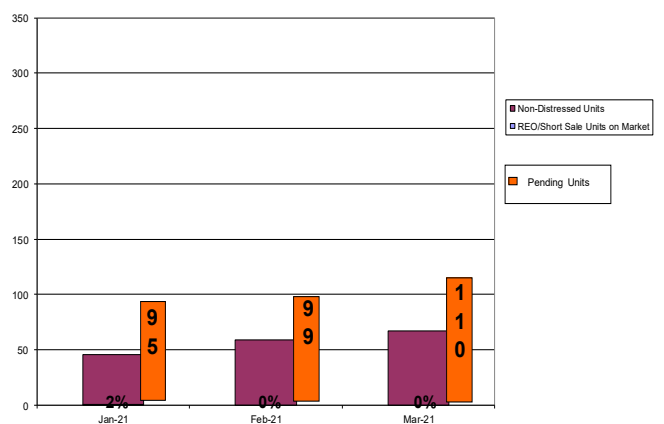
The housing data contained in this report reflects information reported for the month of March 2021. The number of active units on the MLS for March 2021 was 67. Pending units for March 2020 through March 2021 ranged from 110 to 138. The total units sold during March 2020 through March 2021 was 1209; a total of 109 sold for the month of March 2021. Compared to the total units sold in March 2020, 2021 saw an increase in the amount of units sold. March 2020 through 2021 has shown home values to be steady. Distressed home sales for March 2021 were 2% of the total homes sold.

The average sold price for March 2021 was \$848,647. The median asking price for March 2021 was \$774,000 and the median sold price was \$800,000. In March 2020, the median sold price was \$580,000, in 2019 it was \$605,000 and in 2018 it was \$610,000.

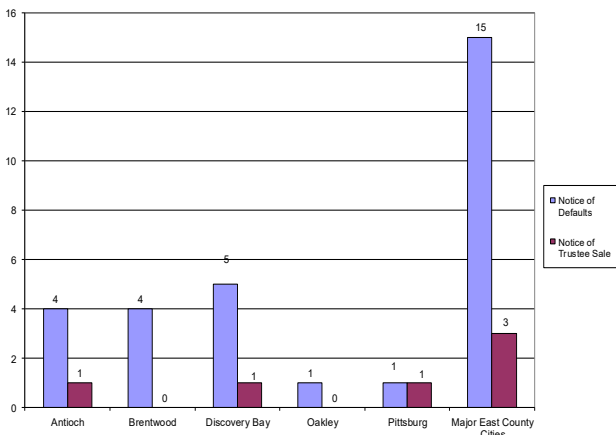
**BRENTWOOD**  
Resale Units Sold by Type of Sale



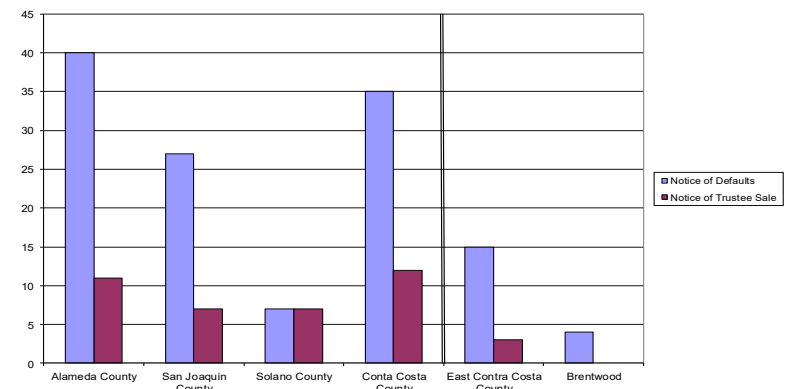
**BRENTWOOD**  
Total Units on Market



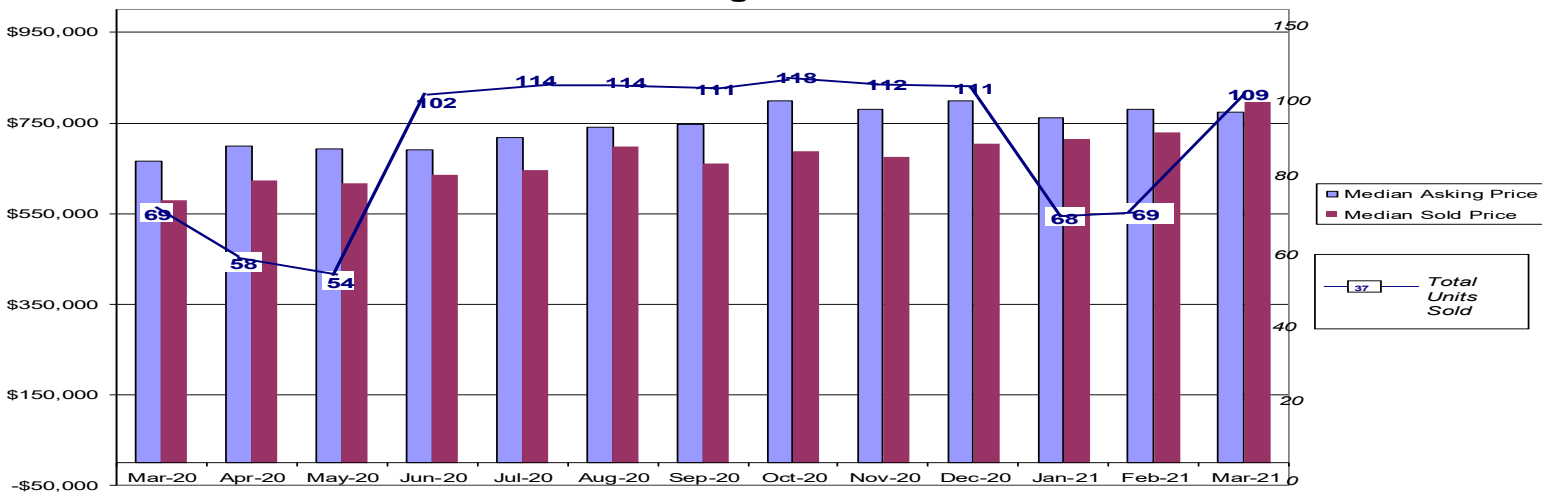
**East County Distressed Units**  
March 2021



**Notices by County**  
March 2021



**BRENTWOOD**  
Median Asking vs. Median Sold



Source: [www.propertyrader.com](http://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

<b>BRENTWOOD</b>	Jan 21	Feb 21	Mar 21
Total # of Properties Sold	68	69	109
# of Short Sales Sold	0	0	1
# of REO's Sold	0	1	1
% of Sold - Distressed	0%	1%	2%
Median Sold Price	715,000	730,000	800,000
Average Sold Price	764,200	767,264	848,647
<b>ANTIOCH</b>	Jan 21	Feb 21	Mar 21
Total # of Properties Sold	68	70	105
# of Short Sales Sold	0	0	0
# of REO's Sold	2	0	0
% of Sold - Distressed	3%	0%	0%
Median Sold Price	577,500	517,500	552,000
Average Sold Price	577,079	518,430	560,383
<b>OAKLEY</b>	Jan 21	Feb 21	Mar 21
Total # of Properties Sold	53	35	49
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	590,000	640,000	631,000
Average Sold Price	596,437	668,499	638,241
<b>DISCOVERY BAY</b>	Jan 21	Feb 21	Mar 21
Total # of Properties Sold	33	29	33
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	740,000	710,000	725,000
Average Sold Price	770,409	773,724	750,722

### Listings

<b>BRENTWOOD</b>	Jan 21	Feb 21	Mar 21
# of Active Listings	46	59	67
# of Short Sales Listed	0	0	0
# of REO's Listed	1	0	0
% of Actives - Distressed	2%	0%	0%
Median Listing Price	761,975	780,000	774,000
Average Listing Price	1,079,019	975,111	1,018,223
<b>ANTIOCH</b>	Jan 21	Feb 21	Mar 21
# of Active Listings	41	43	40
# of Short Sales Listed	0	0	0
# of REO's Listed	0	1	0
% of Actives - Distressed	0%	2%	0%
Median Listing Price	465,000	499,000	479,499
Average Listing Price	467,591	501,125	508,747
<b>OAKLEY</b>	Jan 21	Feb 21	Mar 21
# of Active Listings	19	18	22
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	582,095	623,000	563,745
Average Listing Price	686,189	671,410	706,413
<b>DISCOVERY BAY</b>	Jan 21	Feb 21	Mar 21
# of Active Listings	34	32	33
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	924,000	954,500	949,000
Average Listing Price	1,132,783	1,068,255	1,083,137