



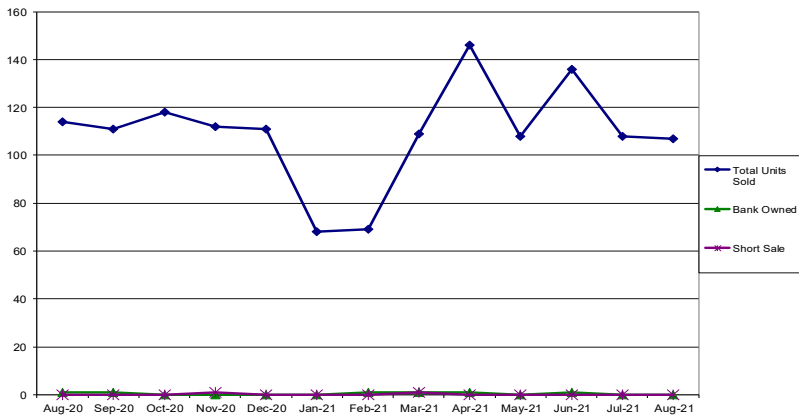
Brentwood Housing Statistics August 2021 Report

Summary:

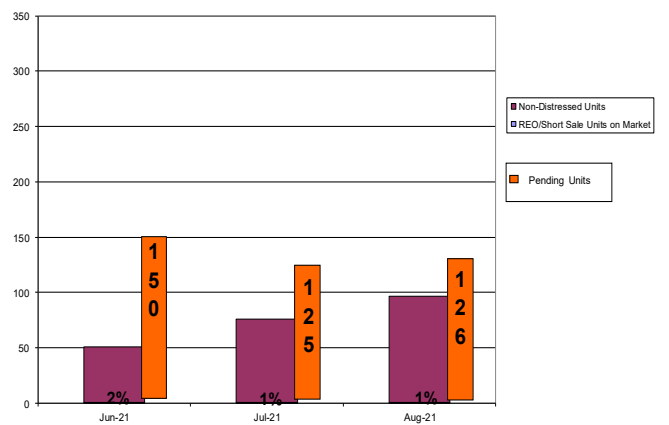
The housing data contained in this report reflects information reported for the month of August 2021. The number of active units on the MLS for August 2021 was 97. Pending units for August 2020 through August 2021 ranged from 172 down to 126. The total units sold during August 2020 through August 2021 was 1417; a total of 107 sold for the month of August 2021. Compared to the total units sold in August 2020, 2021 saw a slight decrease in the amount of units sold. August 2020 through 2021 has shown home values to be steady. Distressed home sales for August 2021 were 0% of the total homes sold.

The average sold price for August 2021 was \$824,969. The median asking price for August 2021 was \$849,990 and the median sold price was \$777,000. In August 2020, the median sold price was \$697,500, in 2019 it was \$612,475 and in 2018 it was \$640,000.

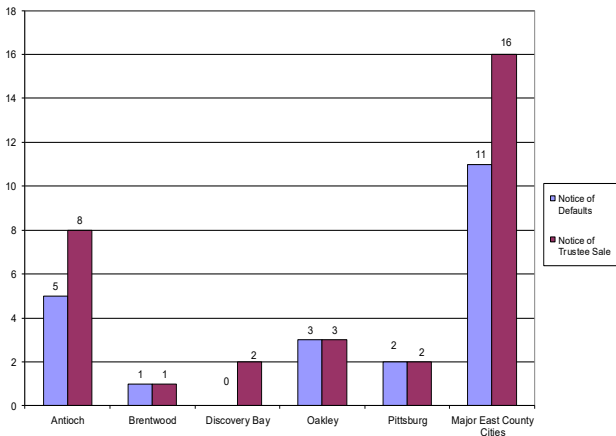
BRENTWOOD
Resale Units Sold by Type of Sale



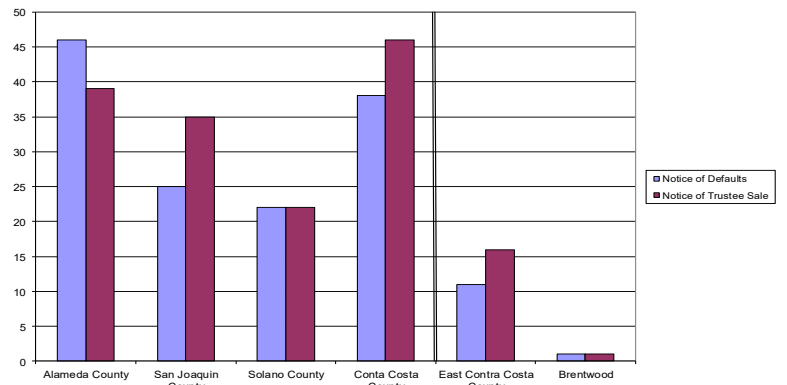
BRENTWOOD
Total Units on Market



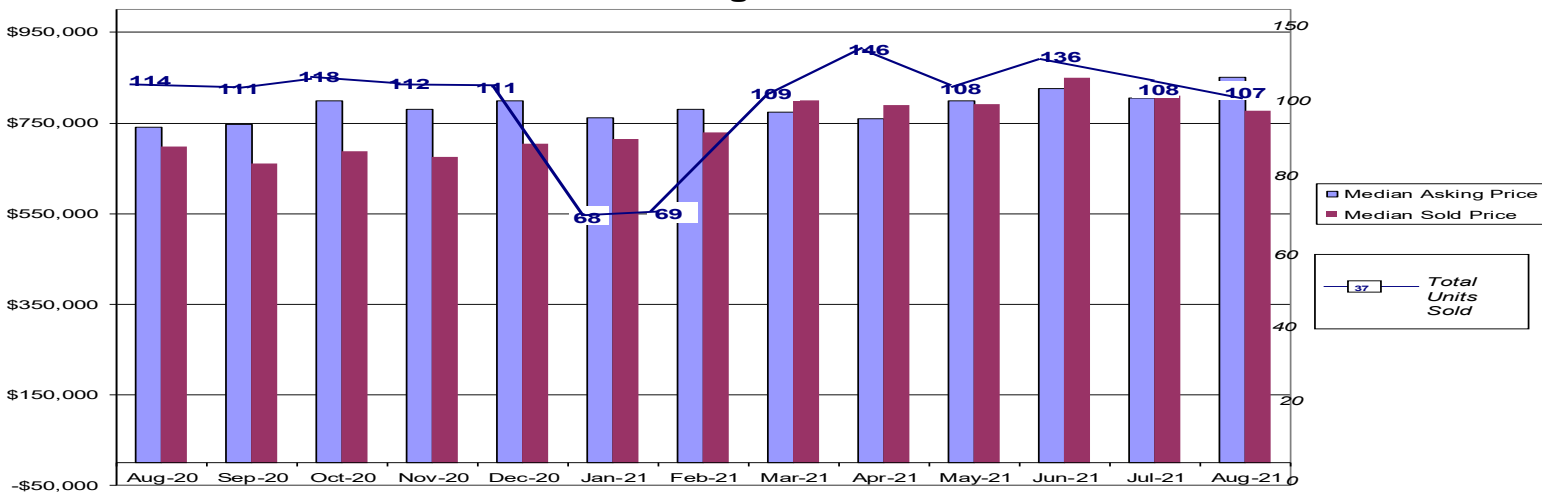
East County Distressed Units
August 2021



Notices by County
August 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	Jun 21	Jul 21	Aug 21
Total # of Properties Sold	136	108	107
# of Short Sales Sold	0	0	0
# of REO's Sold	1	0	0
% of Sold - Distressed	1%	0%	0%
Median Sold Price	850,000	810,000	777,000
Average Sold Price	841,100	826,228	824,969
ANTIOCH	Jun 21	Jul 21	Aug 21
Total # of Properties Sold	116	137	137
# of Short Sales Sold	1	2	2
# of REO's Sold	1	2	1
% of Sold - Distressed	2%	1%	2%
Median Sold Price	600,000	605,000	625,000
Average Sold Price	613,553	616,553	621,440
OAKLEY	Jun 21	Jul 21	Aug 21
Total # of Properties Sold	58	63	62
# of Short Sales Sold	0	0	0
# of REO's Sold	0	2	1
% of Sold - Distressed	0%	3%	2%
Median Sold Price	656,000	685,000	675,500
Average Sold Price	659,013	701,285	680,750
DISCOVERY BAY	Jun 21	Jul 21	Aug 21
Total # of Properties Sold	43	31	30
# of Short Sales Sold	0	0	0
# of REO's Sold	1	0	0
% of Sold - Distressed	2%	0%	0%
Median Sold Price	815,000	825,000	827,500
Average Sold Price	884,166	983,729	870,277

Listings

BRENTWOOD	Jun 21	Jul 21	Aug 21
# of Active Listings	51	76	97
# of Short Sales Listed	1	1	0
# of REO's Listed	0	1	1
% of Actives - Distressed	2%	1%	1%
Median Listing Price	825,000	804,975	849,990
Average Listing Price	979,488	930,808	949,128
ANTIOCH	Jun 21	Jul 21	Aug 21
# of Active Listings	57	73	127
# of Short Sales Listed	0	1	0
# of REO's Listed	0	1	1
% of Actives - Distressed	0%	3%	1%
Median Listing Price	560,000	590,888	640,000
Average Listing Price	539,618	569,333	629,816
OAKLEY	Jun 21	Jul 21	Aug 21
# of Active Listings	34	35	54
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	1
% of Actives - Distressed	0%	0%	2%
Median Listing Price	599,000	690,000	749,999
Average Listing Price	671,501	771,316	785,192
DISCOVERY BAY	Jun 21	Jul 21	Aug 21
# of Active Listings	22	25	48
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	1,014,499	1,145,000	874,850
Average Listing Price	1,136,198	1,151,119	1,022,936