



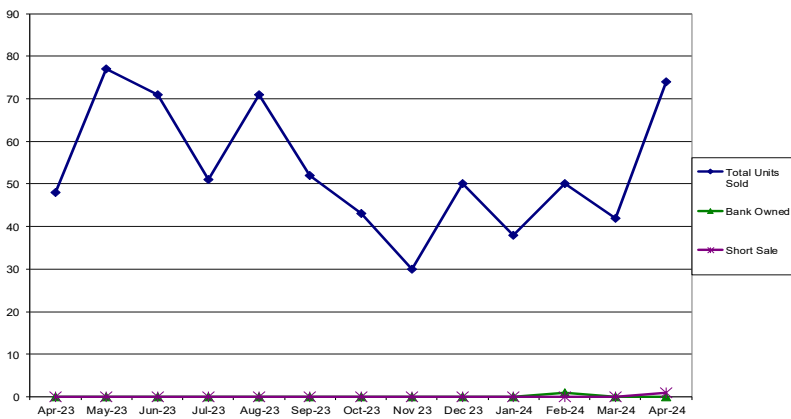
Brentwood Housing Statistics April 2024 Report

Summary:

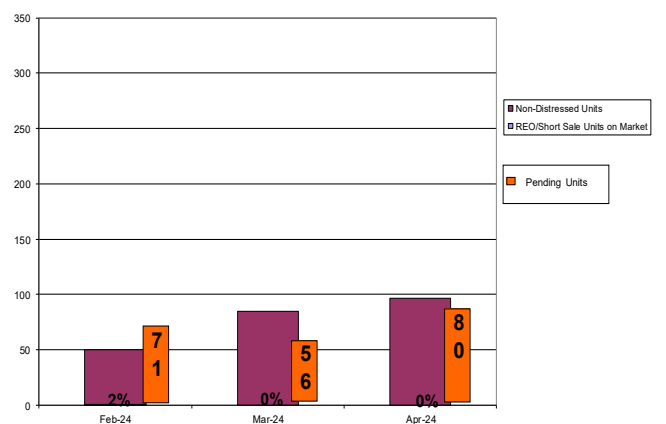
The housing data contained in this report reflects information reported for the month of April 2024. The number of active units on the MLS for April 2024 was 97. Pending units for April 2023 through April 2024 ranged from 62 up to 80. The total units sold during April 2023 through April 2024 was 697; a total of 74 sold for the month of April 2024. Compared to the total units sold in April 2023, 2024 saw an increase in the amount of units sold. April 2023 through 2024 has shown home values to be steady. Distressed home sales for April 2024 were 1% of the total homes sold.

The average sold price for April 2024 was \$845,126. The median asking price for April 2024 was \$914,900 and the median sold price was \$837,500. In April 2023, the median sold price was \$890,000, in 2022 it was \$880,000 and in 2021 it was \$788,500.

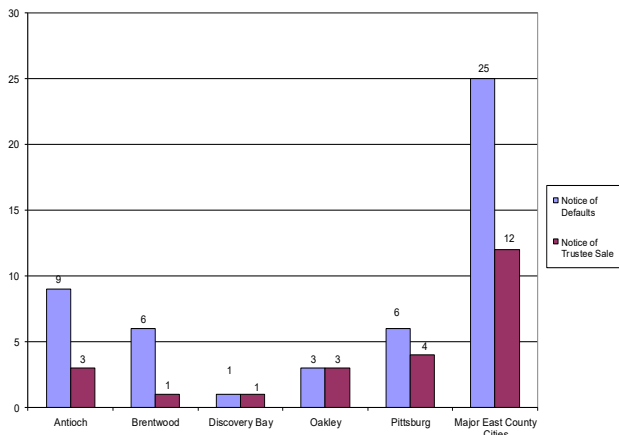
BRENTWOOD
Resale Units Sold by Type of Sale



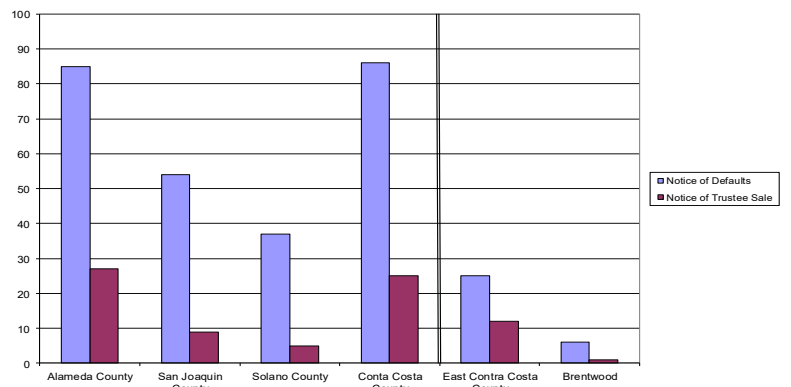
BRENTWOOD
Total Units on Market



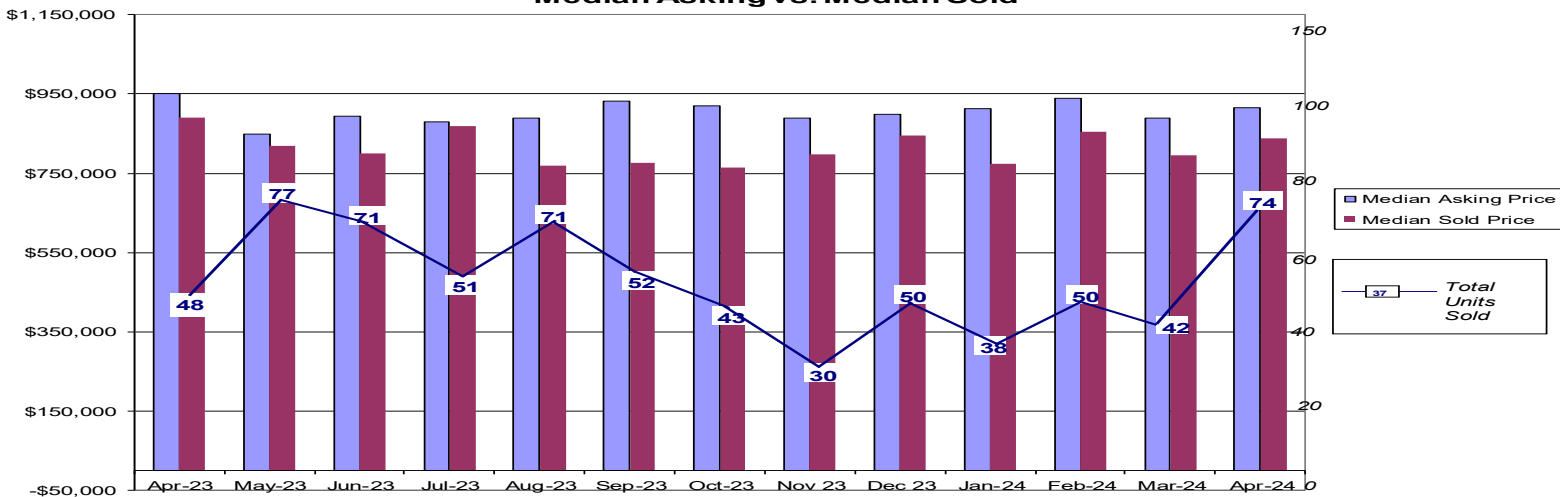
East County Distressed Units
April 2024



Notices by County
April 2024



BRENTWOOD
Median Asking vs. Median Sold



Source: www.propertyrader.com. All data reported as of 2024.

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	Feb 24	Mar 24	Apr 24
Total # of Properties Sold	50	42	74
# of Short Sales Sold	0	0	1
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	1%
Median Sold Price	855,000	796,000	837,500
Average Sold Price	852,206	840,098	845,126
ANTIOCH	Feb 24	Mar 24	Apr 24
Total # of Properties Sold	74	64	82
# of Short Sales Sold	0	0	1
# of REO's Sold	0	0	1
% of Sold - Distressed	0%	0%	2%
Median Sold Price	628,400	638,425	635,000
Average Sold Price	596,514	647,352	606,892
OAKLEY	Feb 24	Mar 24	Apr 24
Total # of Properties Sold	18	20	35
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	657,000	642,450	703,467
Average Sold Price	694,333	647,669	793,621
DISCOVERY BAY	Feb 24	Mar 24	Apr 24
Total # of Properties Sold	12	17	19
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	815,000	810,000	930,000
Average Sold Price	962,708	928,558	1,044,378

Listings

BRENTWOOD	Feb 24	Mar 24	Apr 24
# of Active Listings	71	85	97
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	939,585	890,000	914,900
Average Listing Price	1,091,587	1,021,774	1,013,646
ANTIOCH	Feb 24	Mar 24	Apr 24
# of Active Listings	101	102	109
# of Short Sales Listed	0	0	1
# of REO's Listed	1	1	1
% of Actives - Distressed	1%	1%	2%
Median Listing Price	635,000	649,450	639,000
Average Listing Price	618,088	631,433	631,672
OAKLEY	Feb 24	Mar 24	Apr 24
# of Active Listings	38	56	59
# of Short Sales Listed	1	1	0
# of REO's Listed	0	0	1
% of Actives - Distressed	3%	2%	2%
Median Listing Price	724,444	794,700	785,000
Average Listing Price	819,577	839,141	817,004
DISCOVERY BAY	Feb 24	Mar 24	Apr 24
# of Active Listings	30	34	48
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	812,450	960,000	962,500
Average Listing Price	952,057	1,113,965	1,127,008