



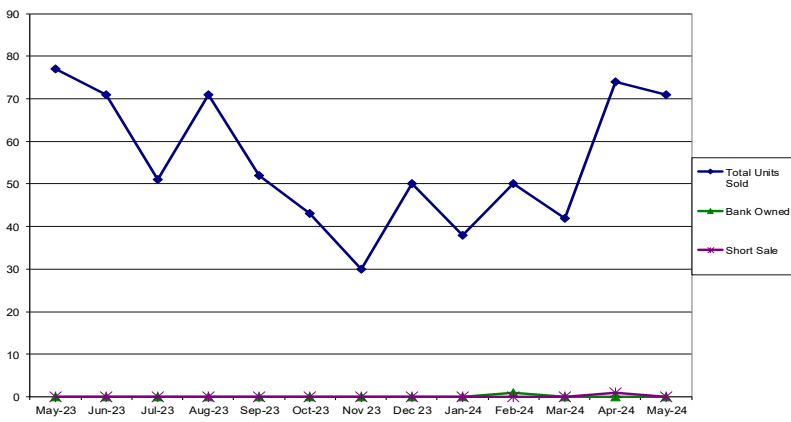
Brentwood Housing Statistics May 2024 Report

Summary:

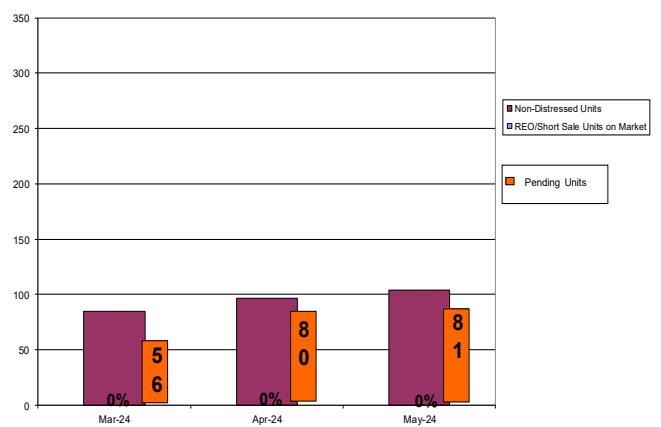
The housing data contained in this report reflects information reported for the month of May 2024. The number of active units on the MLS for May 2024 was 104. Pending units for May 2023 through May 2024 ranged from 74 up to 81. The total units sold during May 2023 through May 2024 was 720; a total of 71 sold for the month of May 2024. Compared to the total units sold in May 2023, 2024 saw a slight decrease in the amount of units sold. May 2023 through 2024 has shown home values to be steady. Distressed home sales for May 2024 were 0% of the total homes sold.

The average sold price for May 2024 was \$884,160. The median asking price for May 2024 was \$899,000 and the median sold price was \$840,000. In May 2023, the median sold price was \$820,000, in 2022 it was \$930,000 and in 2021 it was \$792,500.

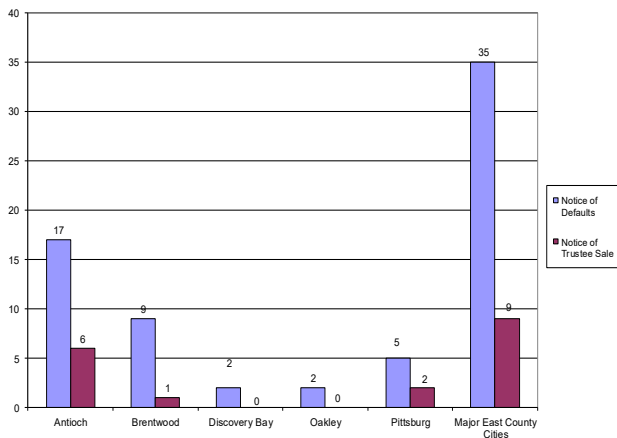
BRENTWOOD
Resale Units Sold by Type of Sale



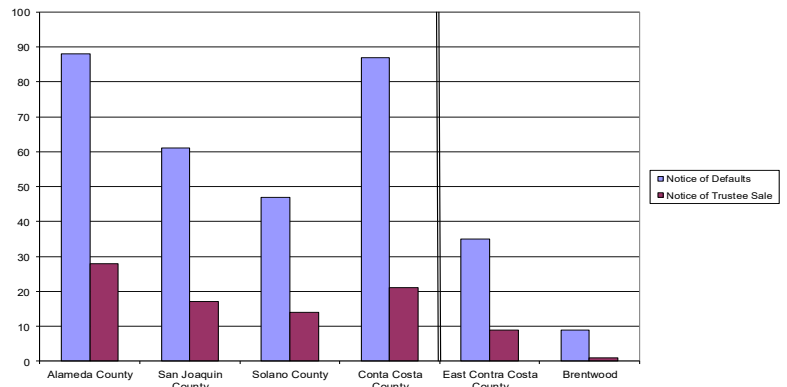
BRENTWOOD
Total Units on Market



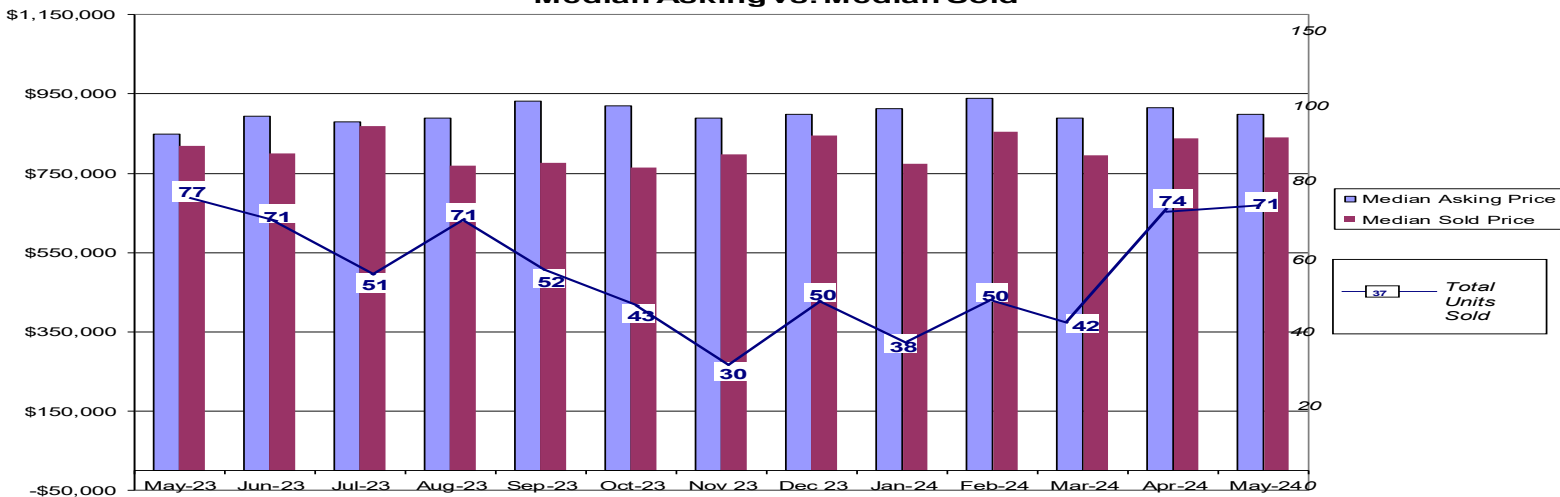
East County Distressed Units
May 2024



Notices by County
May 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	Mar 24	Apr 24	May 24
Total # of Properties Sold	42	74	71
# of Short Sales Sold	0	1	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	1%	0%
Median Sold Price	796,000	837,500	840,000
Average Sold Price	840,098	845,126	884,160
ANTIOCH	Mar 24	Apr 24	May 24
Total # of Properties Sold	64	82	86
# of Short Sales Sold	0	1	0
# of REO's Sold	0	1	0
% of Sold - Distressed	0%	2%	0%
Median Sold Price	638,425	635,000	612,500
Average Sold Price	647,352	606,892	595,554
OAKLEY	Mar 24	Apr 24	May 24
Total # of Properties Sold	20	35	54
# of Short Sales Sold	0	0	3
# of REO's Sold	0	0	1
% of Sold - Distressed	0%	0%	7%
Median Sold Price	642,450	703,467	700,000
Average Sold Price	647,669	793,621	713,863
DISCOVERY BAY	Mar 24	Apr 24	May 24
Total # of Properties Sold	17	19	23
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	810,000	930,000	823,000
Average Sold Price	928,558	1,044,378	905,563

Listings

BRENTWOOD	Mar 24	Apr 24	May 24
# of Active Listings	85	97	104
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	890,000	914,900	899,000
Average Listing Price	1,021,774	1,013,646	1,167,952
ANTIOCH	Mar 24	Apr 24	May 24
# of Active Listings	102	109	132
# of Short Sales Listed	0	1	0
# of REO's Listed	1	1	2
% of Actives - Distressed	1%	2%	2%
Median Listing Price	649,450	639,000	599,000
Average Listing Price	631,433	631,672	606,532
OAKLEY	Mar 24	Apr 24	May 24
# of Active Listings	56	59	71
# of Short Sales Listed	1	0	1
# of REO's Listed	0	1	0
% of Actives - Distressed	2%	2%	1%
Median Listing Price	794,700	785,000	775,000
Average Listing Price	839,141	817,004	822,015
DISCOVERY BAY	Mar 24	Apr 24	May 24
# of Active Listings	34	48	56
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	960,000	962,500	999,000
Average Listing Price	1,113,965	1,127,008	1,128,353