

# Market Trend Report

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14004 NW 53rd Ave

9/1/2024 1:28:51 PM

## Search Criteria

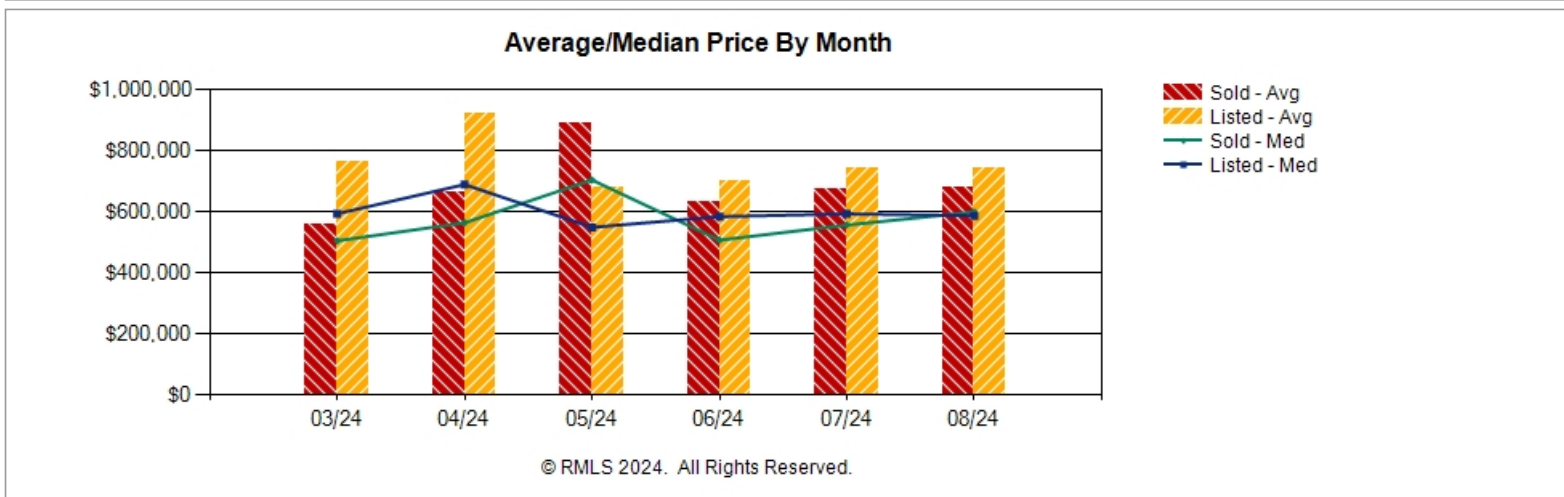
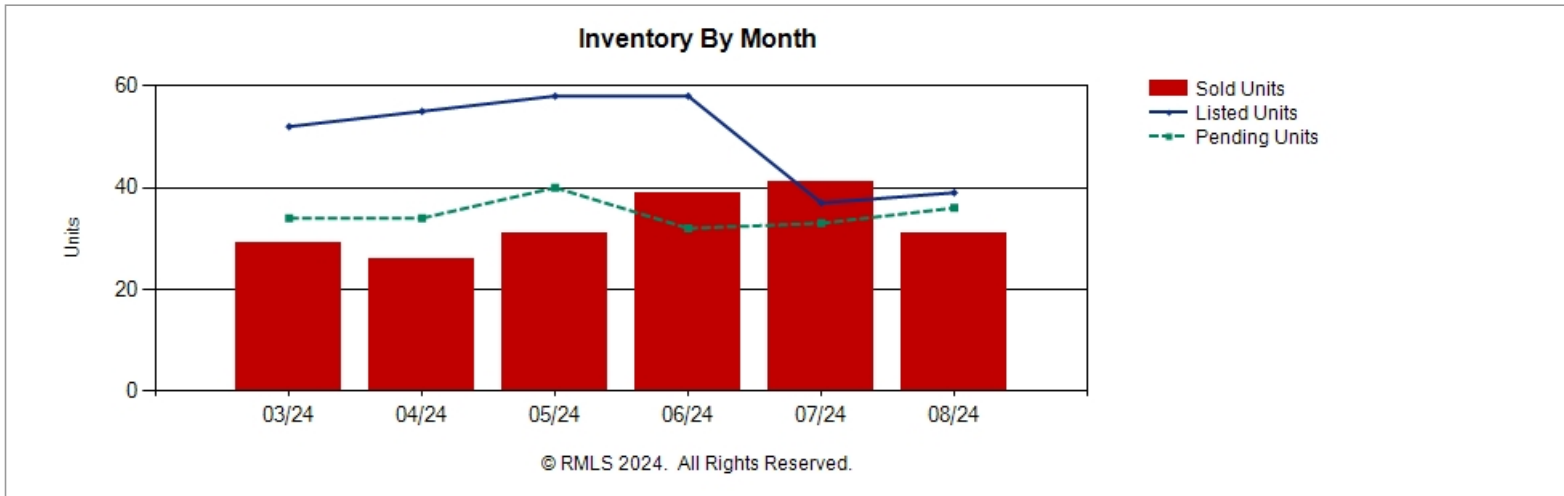
Months Back = 6 Area = 43 Property Category = RESIDENTIAL

## Report Summary

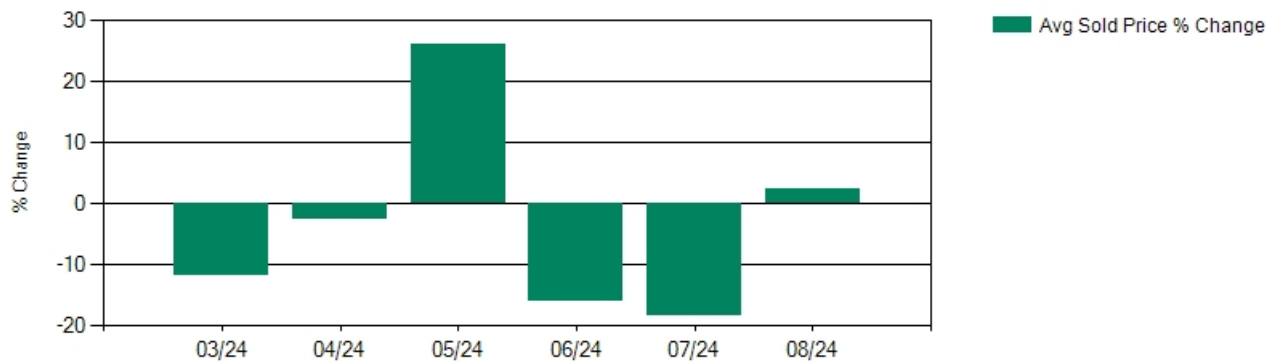
Total Listed:	299	Minimum Sold Price:	\$24,985	Total Active Units:	102
Total Sold:	197	Average Sold Price:	\$683,798	Units Sold/Months Back:	32.8
		Median Sold Price:	\$575,000	Months of Inventory:	3.1
		Maximum Sold Price:	\$2,522,867		

Note: Unlisted Solds are not included in this report.

## Report Graphs

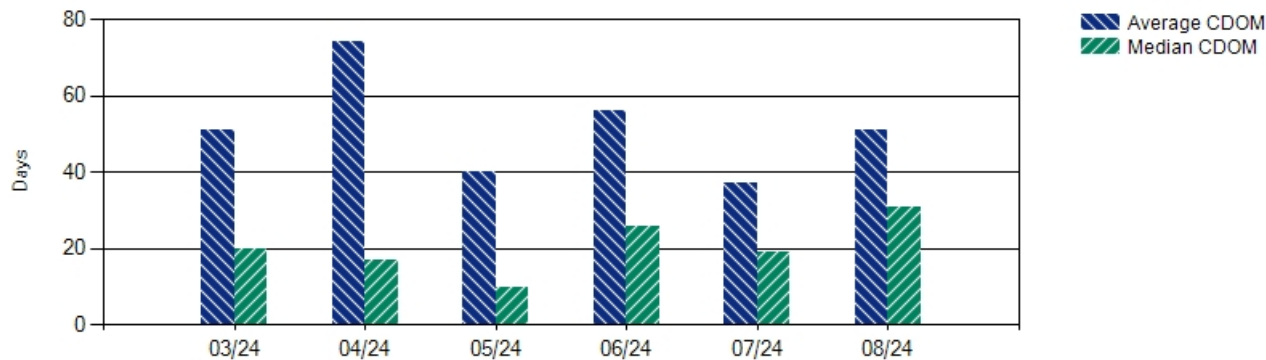


### Average Sold Price Percent Change



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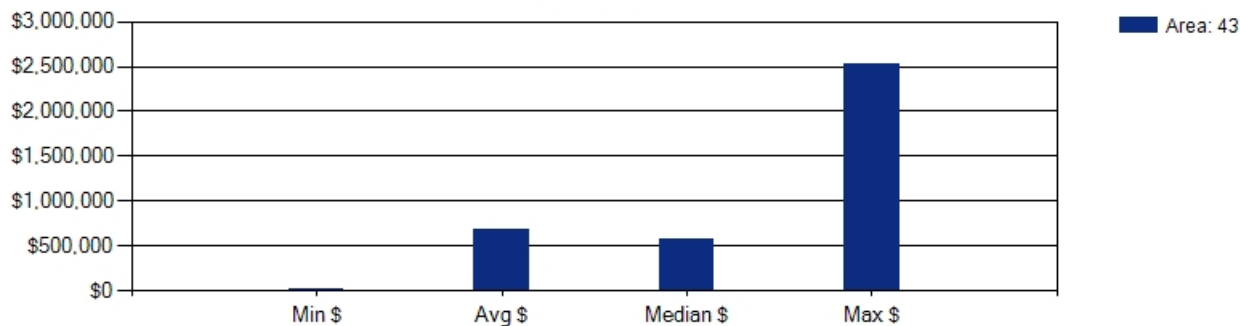
### Average/Median CDOM By Month



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### Market Stats

6 Months Back - Totals



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## Report Data

Date		Listed				Pend	Sold						DOM		CDOM		
Y	M	Units	Volume	Avg	Med	Units	Units	Volume	Min	Avg	%	Med	Max	Avg	Med	Avg	Med
2024	Mar	52	\$39,624,174	\$762,003	\$594,495	34	29	\$16,263,192	\$24,985	\$560,799	-11.90	\$505,690	\$1,756,669	50	19	51	20
2024	Apr	55	\$50,832,673	\$924,230	\$690,000	34	26	\$17,216,326	\$240,000	\$662,166	-2.63	\$564,777	\$1,975,000	40	13	74	17
2024	May	58	\$39,338,701	\$678,253	\$549,945	40	31	\$27,684,634	\$350,000	\$893,052	26.17	\$705,000	\$1,673,206	27	10	40	10
2024	Jun	58	\$40,610,255	\$700,176	\$585,000	32	39	\$24,688,383	\$229,900	\$633,035	-16.02	\$508,000	\$1,764,035	38	21	56	26
2024	Jul	37	\$27,519,347	\$743,766	\$593,990	33	41	\$27,773,243	\$167,000	\$677,396	-18.48	\$557,250	\$2,522,867	33	19	37	19
2024	Aug	39	\$28,957,535	\$742,500	\$588,000	36	31	\$21,082,473	\$260,000	\$680,079	2.48	\$600,000	\$1,800,000	49	31	51	31
<b>Summary:</b>		299	\$226,882,685	\$758,805	\$589,900	209	197	\$134,708,251	\$24,985	\$683,798	-3.50	\$575,000	\$2,522,867	39	20	50	20

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