

22 Quarterly Market Report

Nothing compares.

Eastside

Q1 JANUARY - MARCH 2022

The median sales price on the Eastside continues to climb at staggering rates year-over-year. At \$1.6 million, it's up nearly 29% from the first quarter of 2021. What's more, the price per square foot shot up by over 41%, all but ensuring massive equity gains for those with an Eastside address. Inventory here, as well as in the region and across the country, is down. The number of homes sold in Q1 was down by 19% and there was an average of half a month of inventory available for sale. Still, there are few zip codes where it is better to be a seller than the Eastside, where home appreciation isn't expected to slow, even as mortgage rates have started to tick back up.

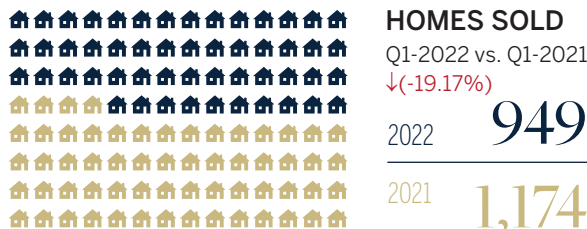
INTEREST RATES

30-year fixed rate for conventional mortgage loan
(Current and historic mortgage rates sourced from Caliber Home Loans)

2022	4.67%
2021	2.96%
2020	3.11%

AVERAGE DAYS ON MARKET

SHOWING DATA FOR Q1 OVER THE LAST THREE YEARS



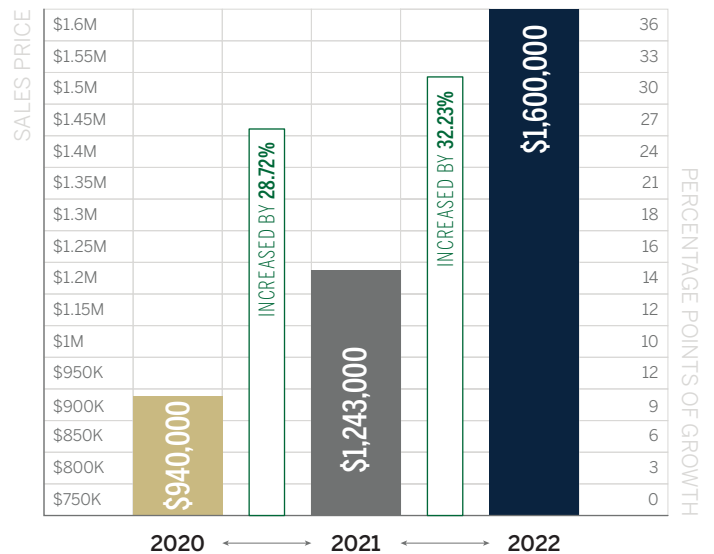
AVERAGE PRICE PER SQ. FT.

Q1-2022 vs. Q1-2021 ↑(41.86%)



\$1.6M

MEDIAN SALES PRICE
Single-Family Homes Q1-2022



STATE OF THE MARKET

0.5 months of inventory - Seller's Market

(Based on Q1-2022 housing inventory. Seller's Market = 0 to 3 months inventory, Neutral Market = 3 to 6 months inventory, Buyer's Market = 6+ months inventory)

