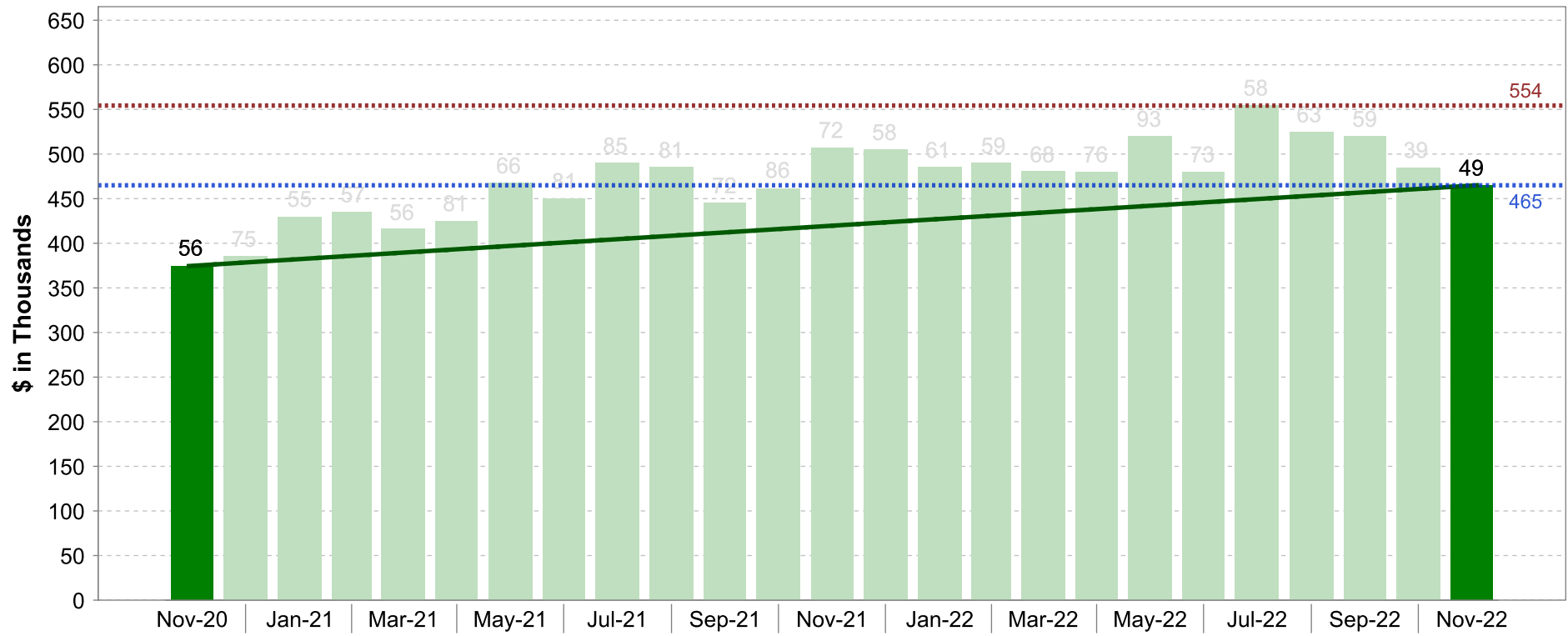


### Market Dynamics Median Price (Sold) 2 Years (Monthly) 11/01/20 - 11/30/22



■ Sold

**KEY INFORMATION**

	Nov-20	Nov-22	Median Price Change	Percent Change
<b>Sold</b>	374,500	465,000	90,500	24.2

Sold +24.2%

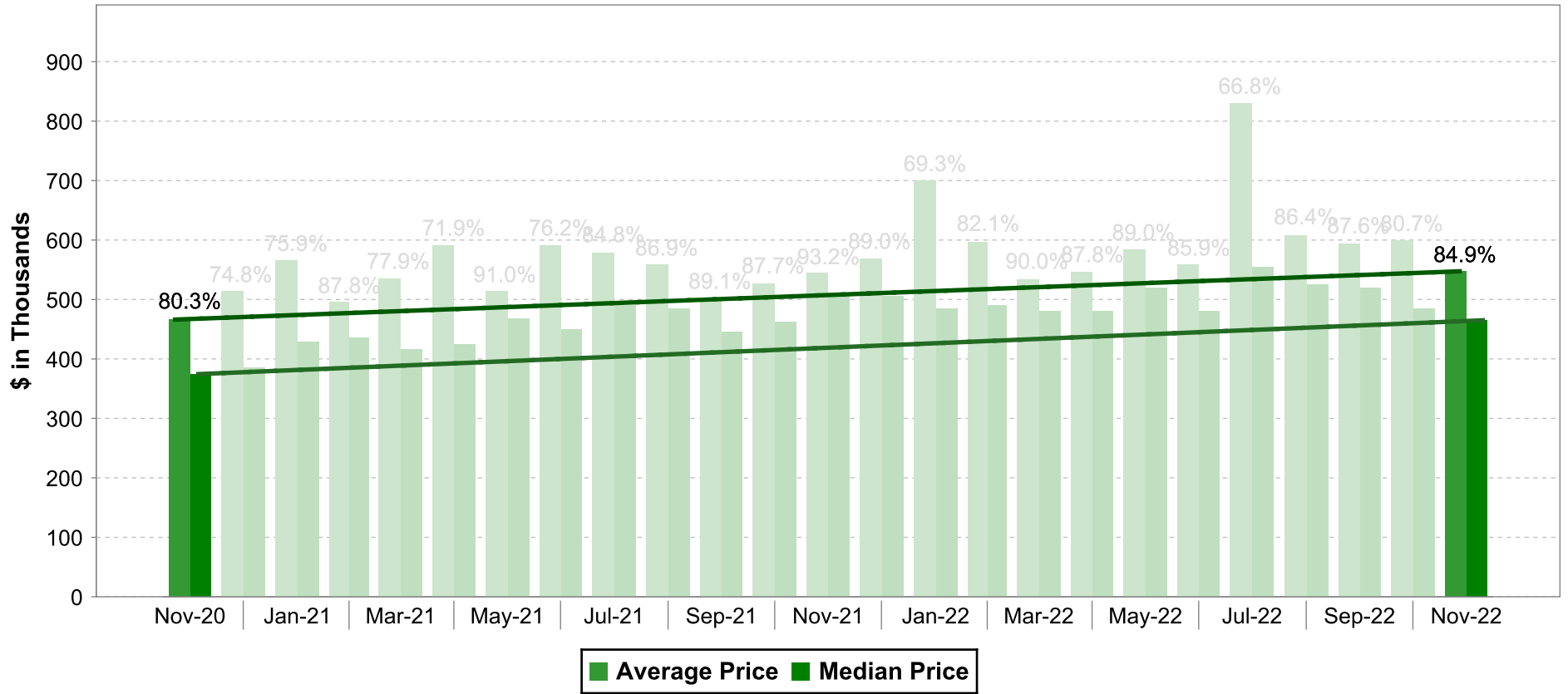
<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Median Price (Sold)**  
**2 Years (Monthly) 11/01/20 - 11/30/22**

RE/MAX Gold - CA

Time Period	FOR SALE		UNDER CONTRACT		SOLD		OFF MAKRET		NEW LISTINGS	
	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties
Nov-22	549,950	199	430,000	31	465,000	49	598,000	13	512,500	38
Oct-22	535,000	219	467,000	48	484,000	39	527,250	10	499,700	44
Sep-22	522,400	238	497,500	42	520,000	59	470,000	21	472,314	82
Aug-22	545,000	231	529,450	56	525,000	63	589,850	19	487,500	66
Jul-22	550,000	229	519,900	55	554,338	58	539,900	9	499,000	79
Jun-22	579,000	221	494,000	62	480,000	73	485,000	9	524,925	112
May-22	575,000	173	498,000	61	520,000	93	449,900	3	495,000	83
Apr-22	555,000	181	490,950	90	479,750	76	575,000	1	499,500	92
Mar-22	549,900	177	499,000	80	480,500	68	457,500	8	549,000	108
Feb-22	515,000	141	475,000	71	490,000	59	3,526,500	1	480,000	75
Jan-22	529,000	137	500,000	67	485,000	61	809,975	4	525,000	70
Dec-21	525,000	125	499,000	49	505,000	58	593,500	9	469,900	43
Nov-21	550,488	152	515,000	59	507,000	72	470,000	11	492,000	50
Oct-21	579,000	185	516,950	74	461,500	86	449,000	9	560,962	90
Sep-21	539,000	202	485,000	97	445,000	72	749,825	10	529,950	95
Aug-21	495,500	181	430,000	69	485,000	81	539,900	5	455,000	87
Jul-21	499,900	166	485,000	69	490,000	85	491,000	3	495,500	111
Jun-21	485,000	156	435,000	94	450,000	81	775,000	7	442,200	104
May-21	519,000	135	440,000	79	467,500	66	482,000	4	507,450	82
Apr-21	489,000	113	459,850	58	425,000	81	1,112,500	2	449,000	73
Mar-21	440,000	123	412,500	80	416,000	56	550,000	3	430,000	82
Feb-21	437,500	84	427,500	38	435,000	57	335,000	5	415,000	51
Jan-21	440,000	103	410,000	65	429,000	55	475,000	5	415,000	63
Dec-20	471,950	98	430,000	55	385,000	75	479,000	3	415,000	37
Nov-20	450,000	123	402,000	58	374,500	56	517,500	4	425,000	47

### Market Dynamics Sold Average vs. Median Price 2 Years (Monthly) 11/01/20 - 11/30/22



■ Average Price ■ Median Price

KEY INFORMATION

	Nov-20	Nov-22	Price Change	Percent Change
<b>Average</b>	466,240	547,421	81,181	17.4
<b>Median</b>	374,500	465,000	90,500	24.2

Average  
+17.4%

Median  
+24.2%

<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Sold Average vs. Median Price**  
**2 Years (Monthly) 11/01/20 - 11/30/22**

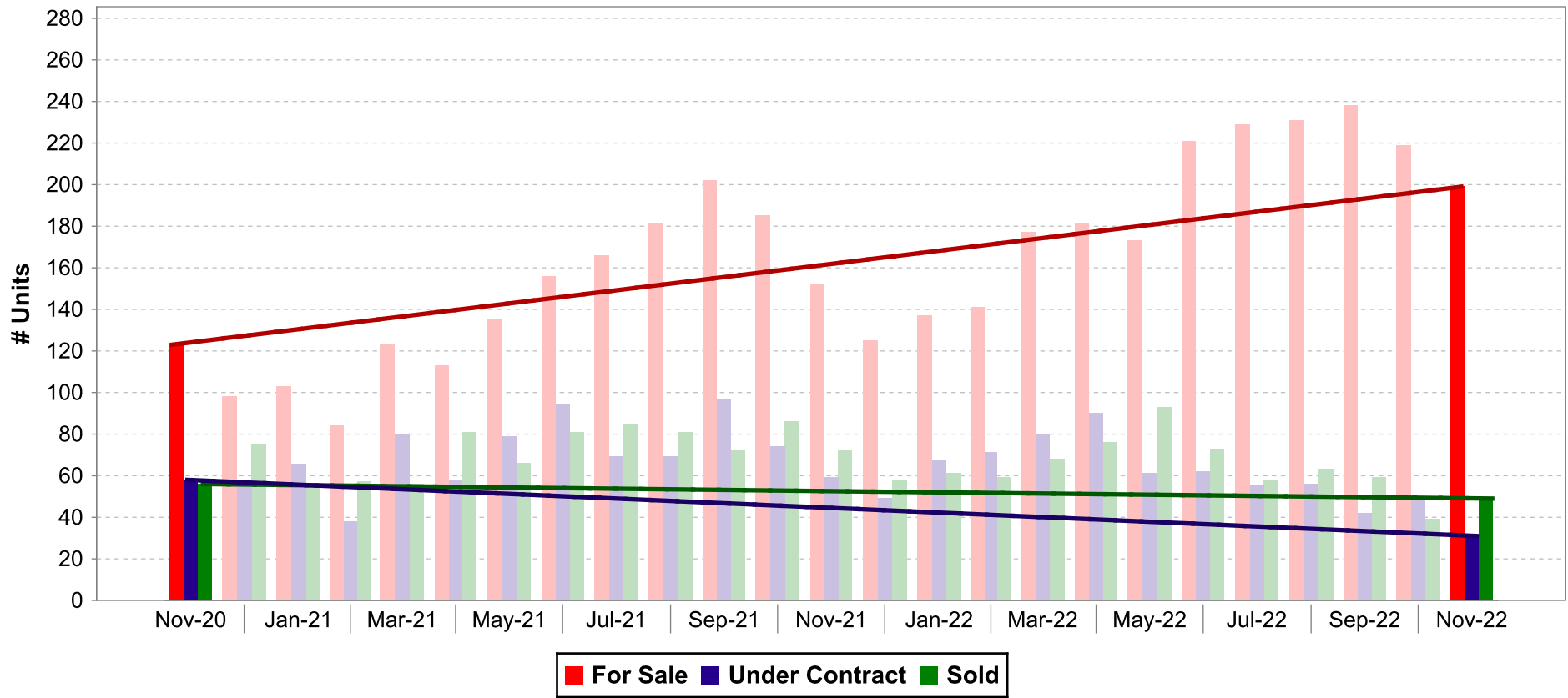
RE/MAX Gold - CA

Time Period	# Properties Sold	Sold Average \$	Sold Median \$	Average \$ - Median \$	Median \$ as % of Average \$	Sold Avg DOM
Nov-22	49	547,421	465,000	82,421	84.9	101
Oct-22	39	599,671	484,000	115,671	80.7	80
Sep-22	59	593,537	520,000	73,537	87.6	93
Aug-22	63	607,855	525,000	82,855	86.4	79
Jul-22	58	829,484	554,338	275,146	66.8	75
Jun-22	73	558,943	480,000	78,943	85.9	68
May-22	93	583,979	520,000	63,979	89.0	54
Apr-22	76	546,579	479,750	66,829	87.8	64
Mar-22	68	533,987	480,500	53,487	90.0	63
Feb-22	59	596,555	490,000	106,555	82.1	72
Jan-22	61	700,089	485,000	215,089	69.3	102
Dec-21	58	567,673	505,000	62,673	89.0	69
Nov-21	72	543,913	507,000	36,913	93.2	66
Oct-21	86	526,229	461,500	64,729	87.7	53
Sep-21	72	499,666	445,000	54,666	89.1	72
Aug-21	81	557,987	485,000	72,987	86.9	67
Jul-21	85	577,976	490,000	87,976	84.8	67
Jun-21	81	590,195	450,000	140,195	76.2	74
May-21	66	513,528	467,500	46,028	91.0	80
Apr-21	81	591,235	425,000	166,235	71.9	91
Mar-21	56	534,107	416,000	118,107	77.9	98
Feb-21	57	495,390	435,000	60,390	87.8	96
Jan-21	55	565,569	429,000	136,569	75.8	127
Dec-20	75	514,433	385,000	129,433	74.8	89
Nov-20	56	466,240	374,500	91,740	80.3	79

## Market Dynamics

### Supply & Demand - # Units (FS, UC, Sold)

#### 2 Years (Monthly) 11/01/20 - 11/30/22



■ For Sale   
 ■ Under Contract   
 ■ Sold

**KEY INFORMATION**

	Nov-20	Nov-22	# Units Change	Percent Change
<b>For Sale</b>	123.0	199.0	76.0	61.8
<b>Under Contract</b>	58.0	31.0	-27.0	-46.6
<b>Sold</b>	56.0	49.0	-7.0	-12.5

For Sale  
+61.8%

UC  
-46.6%

Sold  
-12.5%

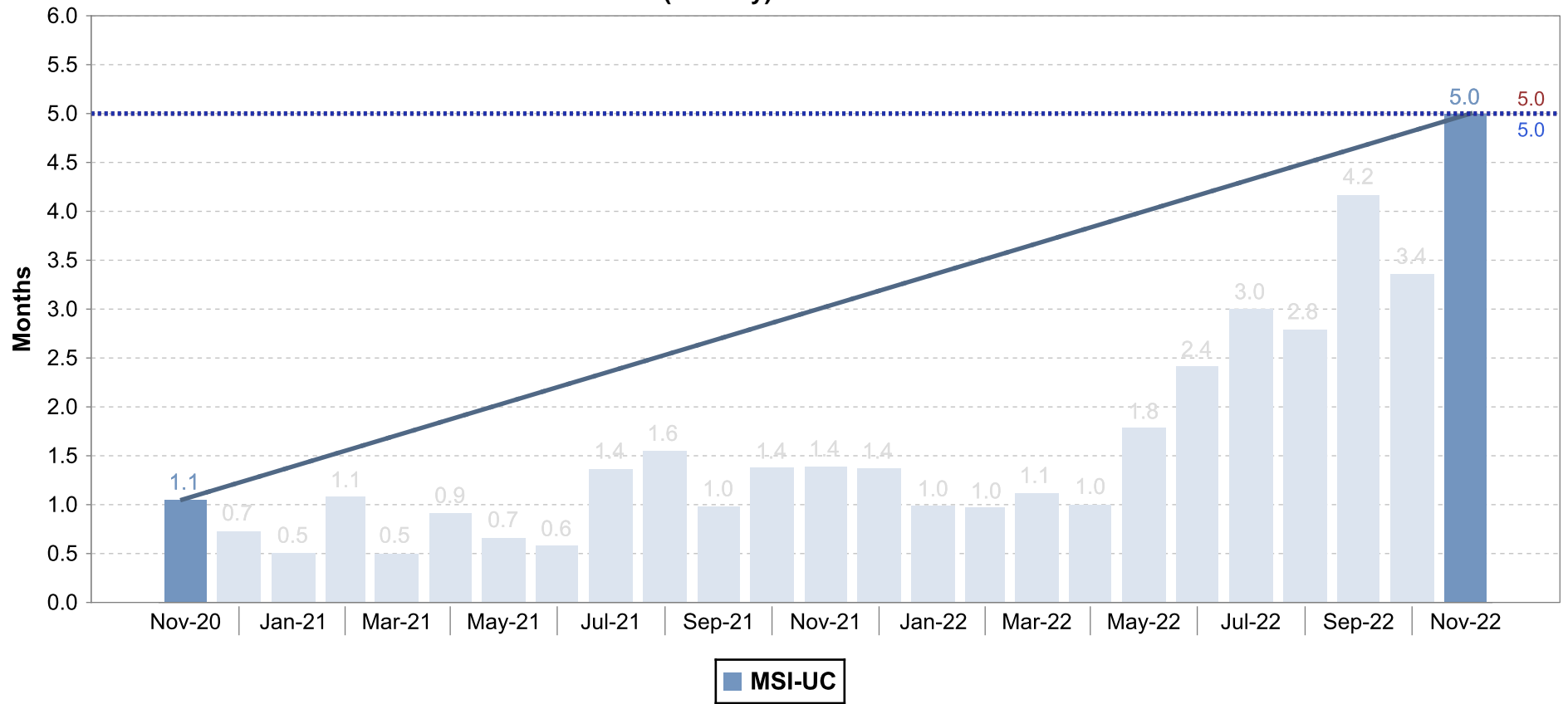
<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

## Market Dynamics

### Supply & Demand - # Units (FS, UC, Sold) 2 Years (Monthly) 11/01/20 - 11/30/22

Time Period	FOR SALE		UNDER CONTRACT		SOLD		Off Market		NEW LISTINGS
	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties
Nov-22	199	89	31	65	49	101	13	102	38
Oct-22	219	78	48	85	39	80	10	119	44
Sep-22	238	67	42	82	59	93	21	85	82
Aug-22	231	64	56	77	63	79	19	66	66
Jul-22	229	56	55	74	58	75	9	30	79
Jun-22	221	46	62	72	73	68	9	46	112
May-22	173	47	61	59	93	54	3	56	83
Apr-22	181	39	90	64	76	64	1	30	92
Mar-22	177	39	80	63	68	63	8	77	108
Feb-22	141	43	71	56	59	72	1	279	75
Jan-22	137	49	67	72	61	102	4	56	70
Dec-21	125	59	49	111	58	69	9	87	43
Nov-21	152	53	59	84	72	66	11	71	50
Oct-21	185	43	74	70	86	53	9	99	90
Sep-21	202	37	97	62	72	72	10	52	95
Aug-21	181	32	69	55	81	67	5	52	87
Jul-21	166	23	69	59	85	67	3	12	111
Jun-21	156	27	94	67	81	74	7	97	104
May-21	135	36	79	59	66	80	4	54	82
Apr-21	113	36	58	50	81	91	2	20	73
Mar-21	123	31	80	53	56	98	3	20	82
Feb-21	84	37	38	58	57	96	5	26	51
Jan-21	103	51	65	73	55	127	5	107	63
Dec-20	98	84	55	132	75	89	3	24	37
Nov-20	123	80	58	94	56	79	4	88	47

### Market Dynamics Months Supply of Inventory (UC Calculation) 2 Years (Monthly) 11/01/20 - 11/30/22



**MSI-UC**  
KEY INFORMATION

	Nov-20	Nov-22	MSI Change	Percent Change
<b>MSI-UC</b>	1.1	5.0	3.9	375.4



<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

## Market Dynamics

### Months Supply of Inventory (UC Calculation) 2 Years (Monthly) 11/01/20 - 11/30/22

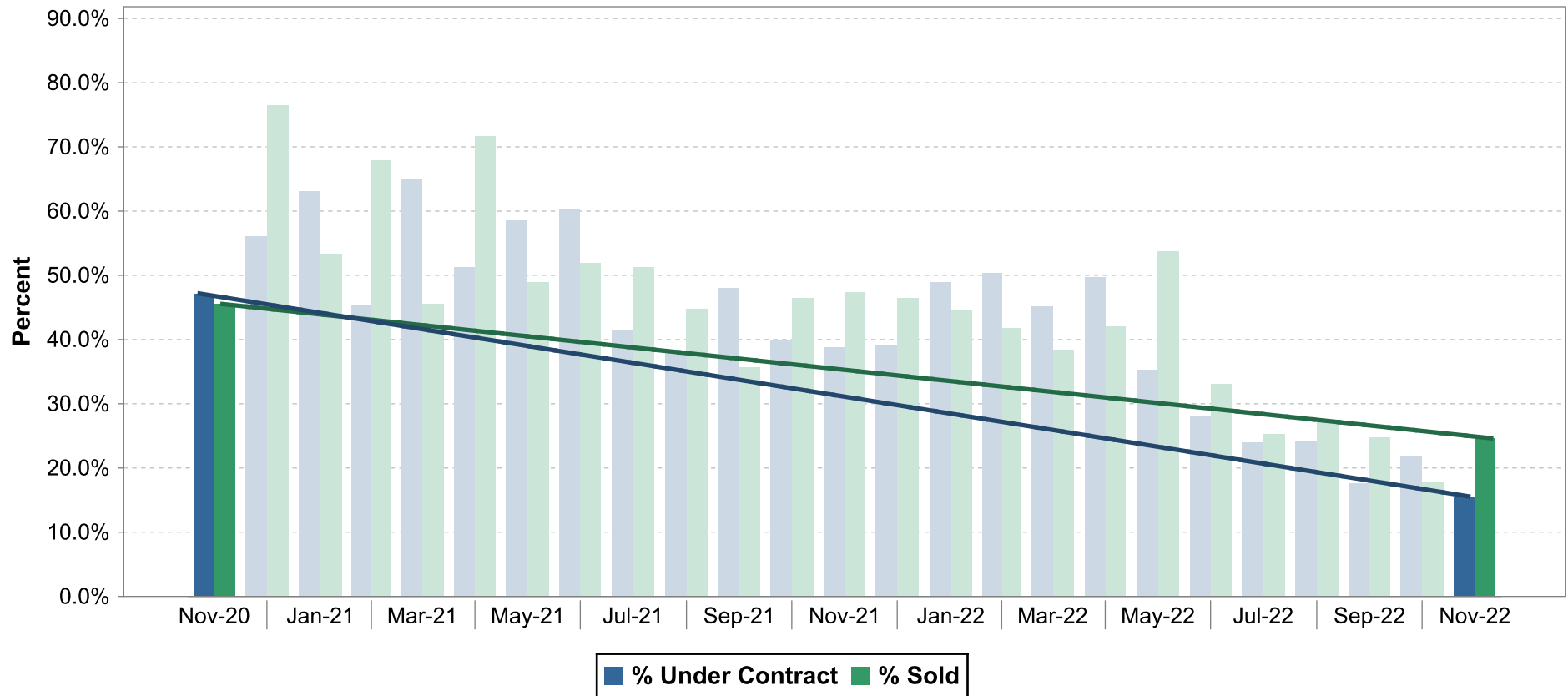
Time Period	MSI	NAR MSI	# For Sale Last Day of Month	# Under Contract	# Sold
Nov-22	5.0	3.2	155	31	49
Oct-22	3.4	4.1	161	48	39
Sep-22	4.2	3.0	175	42	59
Aug-22	2.8	2.5	156	56	63
Jul-22	3.0	2.8	165	55	58
Jun-22	2.4	2.1	150	62	73
May-22	1.8	1.2	109	61	93
Apr-22	1.0	1.2	90	90	76
Mar-22	1.1	1.3	89	80	68
Feb-22	1.0	1.2	69	71	59
Jan-22	1.0	1.1	66	67	61
Dec-21	1.4	1.2	67	49	58
Nov-21	1.4	1.1	82	59	72
Oct-21	1.4	1.2	102	74	86
Sep-21	1.0	1.3	95	97	72
Aug-21	1.6	1.3	107	69	81
Jul-21	1.4	1.1	94	69	85
Jun-21	0.6	0.7	55	94	81
May-21	0.7	0.8	52	79	66
Apr-21	0.9	0.7	53	58	81
Mar-21	0.5	0.7	40	80	56
Feb-21	1.1	0.7	41	38	57
Jan-21	0.5	0.6	33	65	55
Dec-20	0.7	0.5	40	55	75
Nov-20	1.1	1.1	61	58	56



# Market Dynamics

## Sales Absorption

### 2 Years (Monthly) 11/01/20 - 11/30/22



■ % Under Contract ■ % Sold

#### KEY INFORMATION

	Nov-20	Nov-22	Change	Percent Change
% Under Contract	47.15	15.58	-31.58	-67.0
% Sold	45.53	24.62	-20.91	-45.9



<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Sales Absorption**  
**2 Years (Monthly) 11/01/20 - 11/30/22**

RE/MAX Gold - CA

Time Period	% of Properties Under Contract	% of Properties Sold	# Properties For Sale	# Properties Under Contract	# Properties Sold
Nov-22	15.6	24.6	199	31	49
Oct-22	21.9	17.8	219	48	39
Sep-22	17.6	24.8	238	42	59
Aug-22	24.2	27.3	231	56	63
Jul-22	24.0	25.3	229	55	58
Jun-22	28.0	33.0	221	62	73
May-22	35.3	53.8	173	61	93
Apr-22	49.7	42.0	181	90	76
Mar-22	45.2	38.4	177	80	68
Feb-22	50.4	41.8	141	71	59
Jan-22	48.9	44.5	137	67	61
Dec-21	39.2	46.4	125	49	58
Nov-21	38.8	47.4	152	59	72
Oct-21	40.0	46.5	185	74	86
Sep-21	48.0	35.6	202	97	72
Aug-21	38.1	44.8	181	69	81
Jul-21	41.6	51.2	166	69	85
Jun-21	60.3	51.9	156	94	81
May-21	58.5	48.9	135	79	66
Apr-21	51.3	71.7	113	58	81
Mar-21	65.0	45.5	123	80	56
Feb-21	45.2	67.9	84	38	57
Jan-21	63.1	53.4	103	65	55
Dec-20	56.1	76.5	98	55	75
Nov-20	47.2	45.5	123	58	56