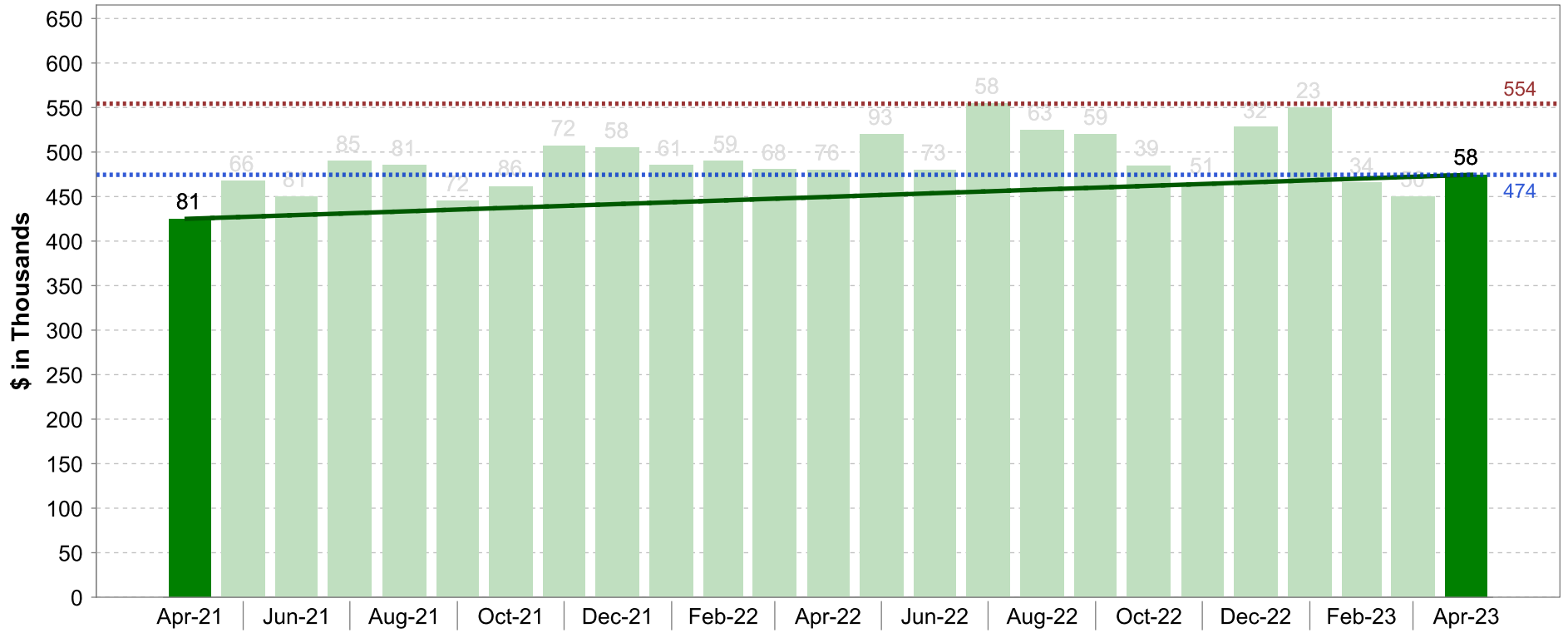


### Market Dynamics Median Price (Sold) 2 Years (Monthly) 04/01/21 - 04/30/23



■ Sold

**KEY INFORMATION**

	Apr-21	Apr-23	Median Price Change	Percent Change
<b>Sold</b>	425,000	474,500	49,500	11.6

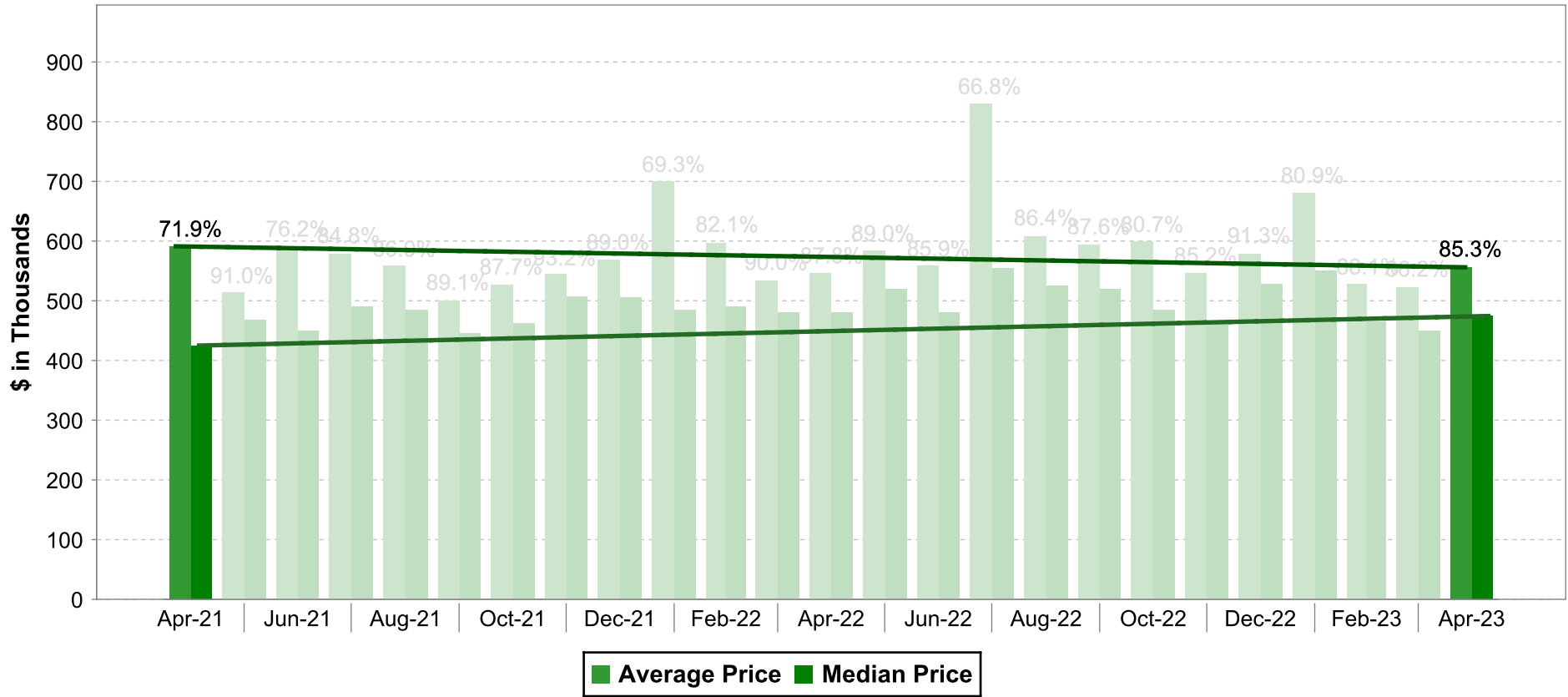
<b>MLS:</b> NNRMLS	<b>Period:</b> 2 Years (Monthly)	<b>Price:</b> All	<b>Construction Type:</b> All	<b>Bedrooms:</b> All	<b>Bathrooms:</b> All	<b>Lot Size:</b> All
<b>Property Types:</b>	Residential: (Single Family Residence)					<b>Sq Ft:</b> All
<b>Cities:</b>	Carson City					

**Market Dynamics**  
**Median Price (Sold)**  
**2 Years (Monthly) 04/01/21 - 04/30/23**

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
Apr-23	605,482	147	500,000	47	474,500	58	662,000	8	550,000	57
Mar-23	538,000	149	467,000	54	450,000	50	708,052	5	549,950	47
Feb-23	490,200	156	465,805	45	465,360	34	410,000	9	487,750	34
Jan-23	530,000	193	562,475	50	550,000	23	665,000	21	549,000	43
Dec-22	539,950	205	549,900	28	527,896	32	599,900	27	470,000	41
Nov-22	539,950	202	429,500	26	465,000	51	571,500	12	499,500	37
Oct-22	515,000	223	467,000	48	484,000	39	527,250	10	497,250	44
Sep-22	512,500	242	497,500	42	520,000	59	470,000	21	467,402	84
Aug-22	549,900	233	529,450	56	525,000	63	589,850	19	484,700	67
Jul-22	552,500	230	519,900	55	554,338	58	539,900	9	499,000	79
Jun-22	579,250	222	494,000	62	480,000	73	485,000	9	524,925	112
May-22	575,000	173	497,500	60	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

### Market Dynamics Sold Average vs. Median Price 2 Years (Monthly) 04/01/21 - 04/30/23



KEY INFORMATION

	Apr-21	Apr-23	Price Change	Percent Change
<b>Average</b>	591,235	556,088	-35,147	-5.9
<b>Median</b>	425,000	474,500	49,500	11.6

Average  
-5.9%

Median  
+11.6%

<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) 04/01/21 - 04/30/23**

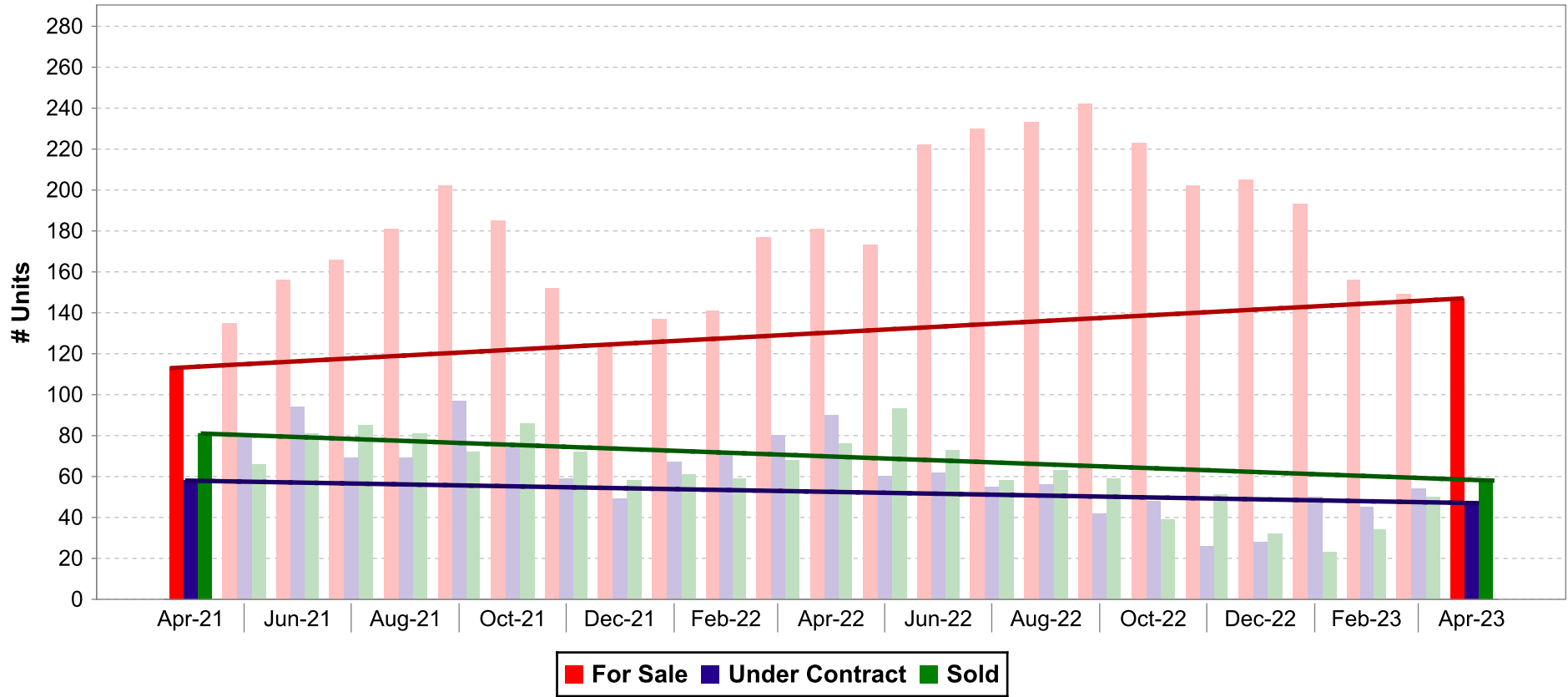
RE/MAX Gold - CA

Time Period	# Properties Sold	Sold Average \$	Sold Median \$	Average \$ - Median \$	Median \$ as % of Average \$	Sold Avg DOM
Apr-23	58	556,088	474,500	81,588	85.3	129
Mar-23	50	521,929	450,000	71,929	86.2	99
Feb-23	34	528,123	465,360	62,763	88.1	96
Jan-23	23	679,970	550,000	129,970	80.9	87
Dec-22	32	577,982	527,896	50,086	91.3	103
Nov-22	51	545,561	465,000	80,561	85.2	99
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

## Market Dynamics

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

#### 2 Years (Monthly) 04/01/21 - 04/30/23



**KEY INFORMATION**

	Apr-21	Apr-23	# Units Change	Percent Change
<b>For Sale</b>	113.0	147.0	34.0	30.1
<b>Under Contract</b>	58.0	47.0	-11.0	-19.0
<b>Sold</b>	81.0	58.0	-23.0	-28.4

For Sale  
+30.1%

UC  
-19.0%

Sold  
-28.4%

<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**  
**Supply & Demand - # Units (FS, UC, Sold)**  
**2 Years (Monthly) 04/01/21 - 04/30/23**

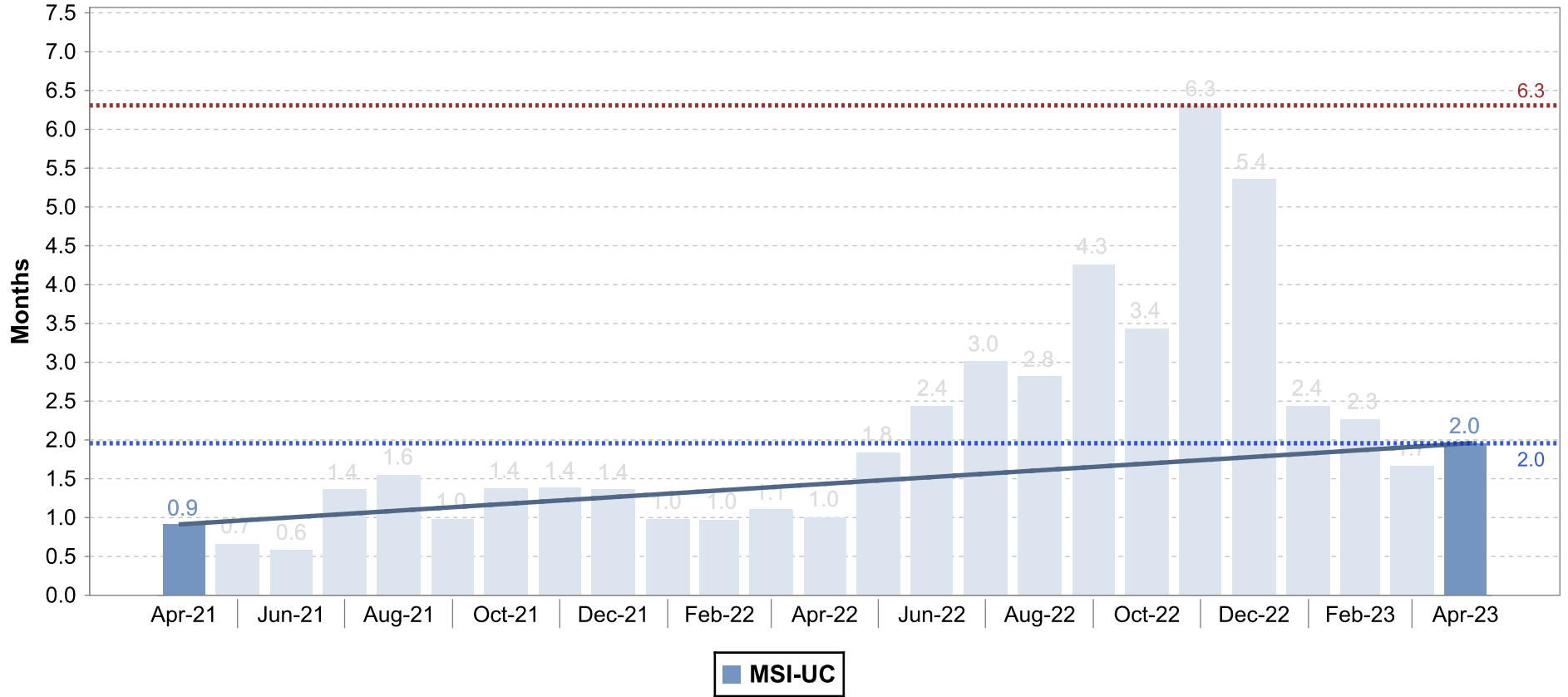
RE/MAX Gold - CA

Time Period	FOR SALE		UNDER CONTRACT		SOLD		Off Market		NEW LISTINGS
	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties
Apr-23	147	97	47	56	58	129	8	132	57
Mar-23	149	107	54	86	50	99	5	173	47
Feb-23	156	107	45	89	34	96	9	140	34
Jan-23	193	103	50	113	23	87	21	121	43
Dec-22	205	102	28	88	32	103	27	148	41
Nov-22	202	91	26	76	51	99	12	98	37
Oct-22	223	78	48	92	39	80	10	119	44
Sep-22	242	67	42	82	59	93	21	85	84
Aug-22	233	65	56	77	63	79	19	66	67
Jul-22	230	56	55	74	58	75	9	30	79
Jun-22	222	47	62	78	73	68	9	46	112
May-22	173	47	60	56	93	54	3	56	83
Apr-22	181	39	90	65	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	87	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	61	85	67	3	12	111
Jun-21	156	27	94	69	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

# Market Dynamics

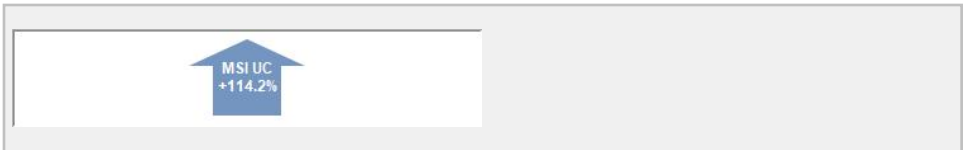
## Months Supply of Inventory (UC Calculation)

### 2 Years (Monthly) 04/01/21 - 04/30/23



■ **MSI-UC**  
KEY INFORMATION

	Apr-21	Apr-23	MSI Change	Percent Change
<b>MSI-UC</b>	0.9	2.0	1.0	114.2



<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					

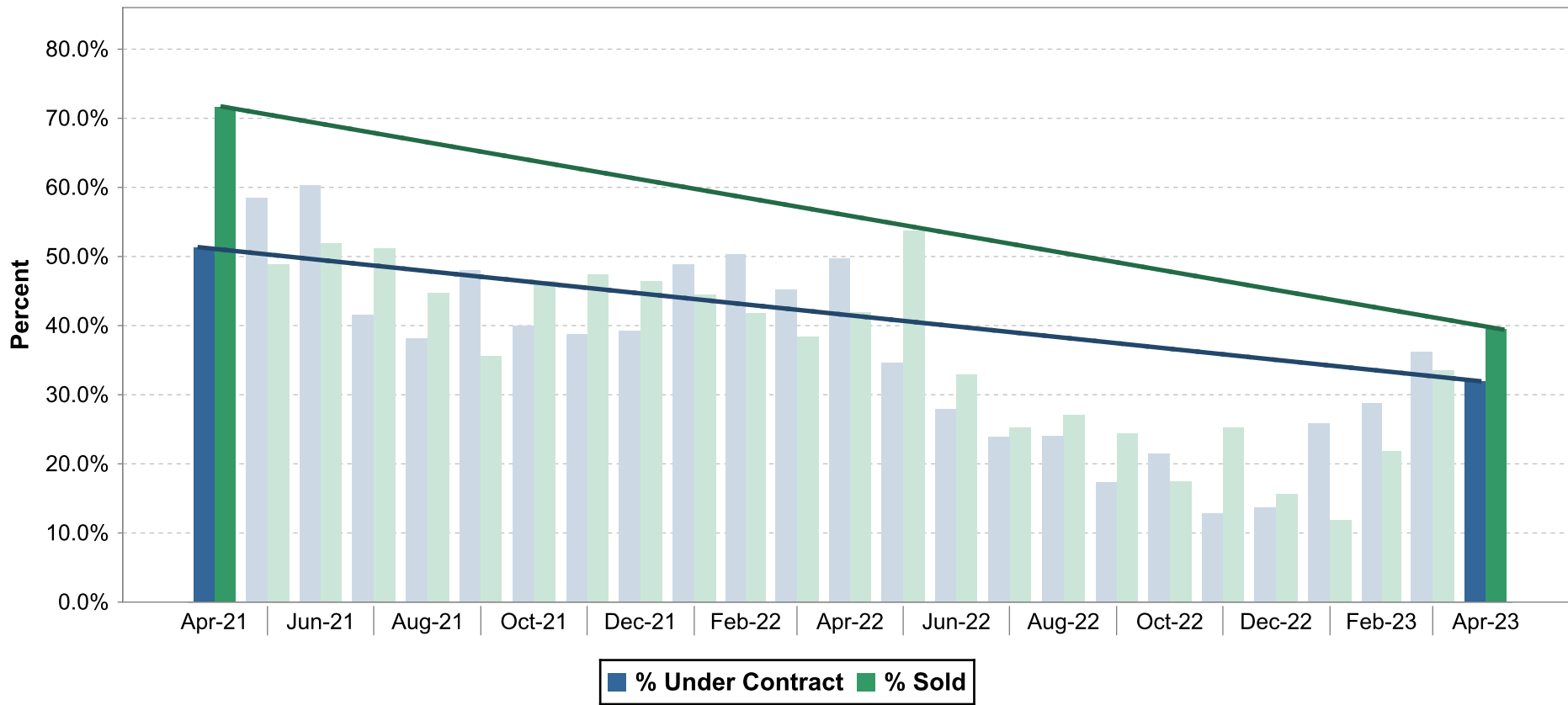
## Market Dynamics

### Months Supply of Inventory (UC Calculation) 2 Years (Monthly) 04/01/21 - 04/30/23

Time Period	MSI	NAR MSI	# For Sale Last Day of Month	# Under Contract	# Sold
Apr-23	2.0	1.6	92	47	58
Mar-23	1.7	1.8	90	54	50
Feb-23	2.3	3.0	102	45	34
Jan-23	2.4	5.3	122	50	23
Dec-22	5.4	4.7	150	28	32
Nov-22	6.3	3.2	164	26	51
Oct-22	3.4	4.2	165	48	39
Sep-22	4.3	3.0	179	42	59
Aug-22	2.8	2.5	158	56	63
Jul-22	3.0	2.9	166	55	58
Jun-22	2.4	2.1	151	62	73
May-22	1.8	1.2	110	60	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



### Market Dynamics Sales Absorption 2 Years (Monthly) 04/01/21 - 04/30/23



■ % Under Contract ■ % Sold

KEY INFORMATION

	Apr-21	Apr-23	Change	Percent Change
% Under Contract	51.33	31.97	-19.35	-37.7
% Sold	71.68	39.46	-32.23	-45.0



<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) 04/01/21 - 04/30/23**

RE/MAX Gold - CA

Time Period	% of Properties Under Contract	% of Properties Sold	# Properties For Sale	# Properties Under Contract	# Properties Sold
Apr-23	32.0	39.5	147	47	58
Mar-23	36.2	33.6	149	54	50
Feb-23	28.8	21.8	156	45	34
Jan-23	25.9	11.9	193	50	23
Dec-22	13.7	15.6	205	28	32
Nov-22	12.9	25.2	202	26	51
Oct-22	21.5	17.5	223	48	39
Sep-22	17.4	24.4	242	42	59
Aug-22	24.0	27.0	233	56	63
Jul-22	23.9	25.2	230	55	58
Jun-22	27.9	32.9	222	62	73
May-22	34.7	53.8	173	60	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