

Statistical Market Analysis

Status	# List	List Volume	Sold Volume		List Price	Sold Price	S/L Price	Finish SqFt	List Prc/Fin SqFt	Sold Prc/Fin SqFt	CDOM
Active	2	\$189,000		Low Avg High	\$59,000 \$94,500 \$130,000		864 933 1,002	68.29 101.29 129.74		1 69 136	
Pending	2	\$170,900		Low Avg High	\$65,900 \$85,450 \$105,000		900 982 1,064	73.22 87.02 98.68		3 11 18	
Sold	4	\$337,500	\$335,500	Low Avg High	\$80,000 \$84,375 \$87,500	\$80,000 \$83,875 \$90,000	1.00 0.99 1.03	1,064 1,279 1,494	75.19 65.97 58.57	75.19 65.58 60.24	6 28 64
Overall	8	\$697,400	\$335,500	Low Avg High	\$59,000 \$87,175 \$130,000	\$80,000 \$83,875 \$90,000	1.00 0.99 1.03	864 1,065 1,494	75.19 65.97 58.57	75.19 65.58 60.24	1 34 136

Fannie Mae 1004MC Statistics			
Inventory Analysis	Prior 7-12 Months	Prior 4-6 Months	Current - 3 Months
Total # of Comparable Sales (Settled)	0	3	1
Absorption Rate (Total Sales/Months)	0.00	1.00	0.33
Total # of Comparable Active Listings	1	2	1
Months of Housing Supply (Lst/Ab. Rate)	0.00	2.00	3.00
Median Sale & List Price DOM	Prior 7-12 Months	Prior 4-6 Months	Current - 3 Months
Median Comparable Sale Price		\$80,500	\$90,000
Median Comparable Sales DOM		10	33
Median Comparable List Price	\$85,000	\$85,000	\$87,500
Median Comparable Listings DOM	10	33	18
Median Sale Price as % of List Price		100.00%	102.86%

SEARCH CRITERIA:

Status is one of 'Active', 'Pending', 'Show For Backups', 'Sold'

Latitude, Longitude is around 39.00, -94.47

Date Sold is 5/2/2019 to 11/3/2018

Type is 'Single Family'

Bedrooms is 2

Total Baths is 1