

INVENTORY LEVELS COMPARISON

Market Report: Q3 2023 vs Q3 2024

Region: Metropolitan Area

PROPERTY CATEGORY	PRIOR YEAR UNITS	CURRENT YEAR UNITS	MONTH'S SUPPLY	YOY CHANGE
Single Family Detached	1,240	890	2.1	-28.2%
Condominiums / Townhomes	650	710	3.4	+9.2%
Luxury (Over \$1.5M)	310	345	5.8	+11.3%
Multi-Family (2-4 Units)	115	92	1.9	-20.0%
New Construction	420	510	4.2	+21.4%

TOTAL ACTIVE LISTINGS

2,547

AVG. ABSORPTION RATE

3.5 Months

MARKET VELOCITY

Seller's Market

Data sourced from Multiple Listing Service (MLS) records. Accuracy deemed reliable but not guaranteed.