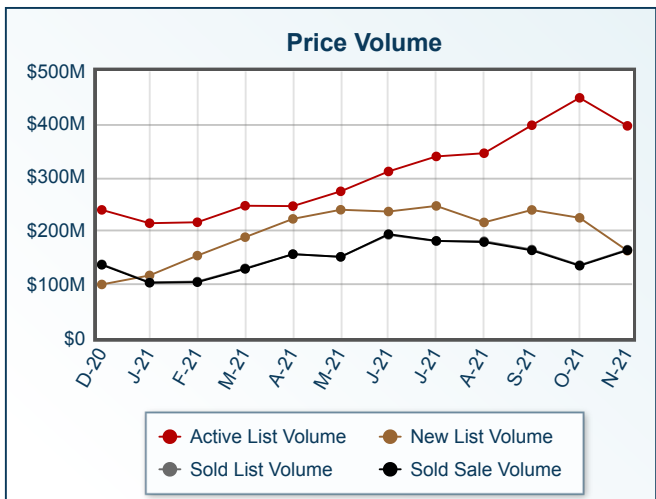
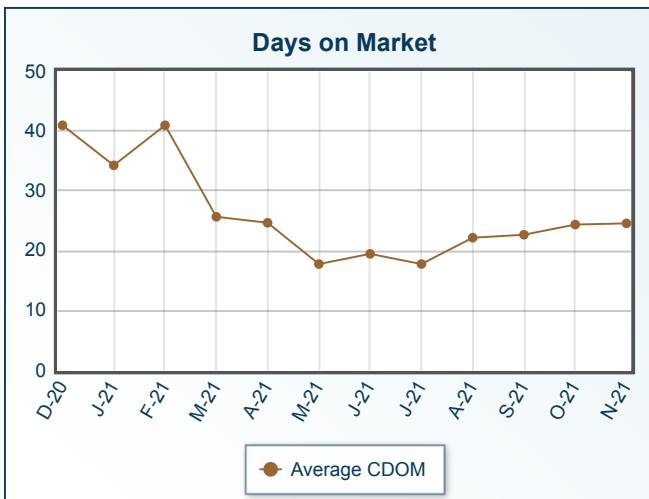
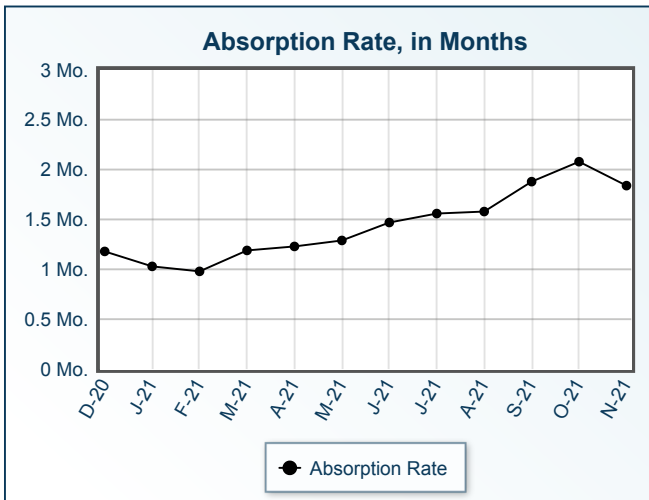
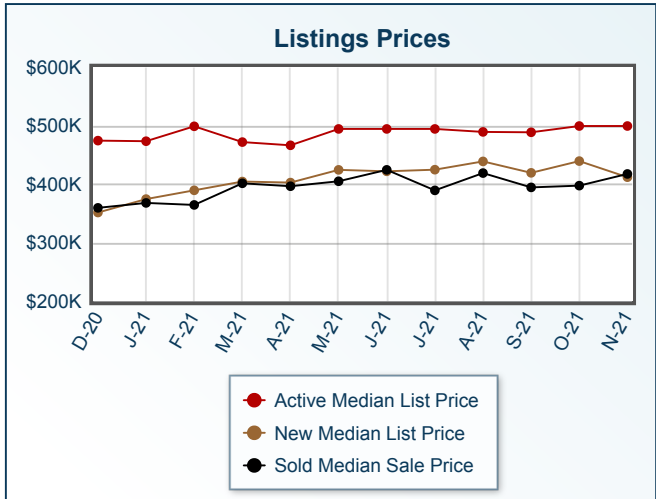
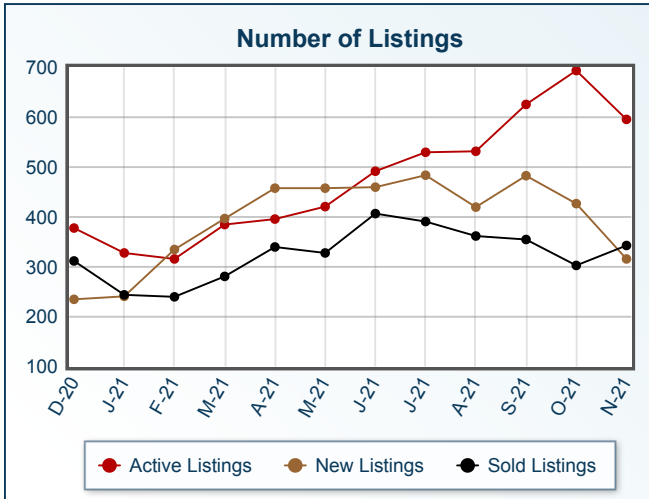


Market Summary

Jackson Co Residential, November 2021



Summary Statistics						
	Nov-21	Nov-20	% Chg	2021 YTD	2020 YTD	% Chg
Absorption Rate	1.84	1.19	54.62	1.47	2.18	-32.57
Average List Price	\$667,579	\$669,383	-0.27	\$514,152	\$450,670	14.09
Median List Price	\$500,000	\$477,000	4.82	\$420,000	\$359,900	16.70
Average Sale Price	\$479,428	\$410,437	16.81	\$463,930	\$389,214	19.20
Median Sale Price	\$418,000	\$353,550	18.23	\$400,000	\$340,000	17.65
Average CDOM	24	41	-41.46	N/A	57	N/A
Median CDOM	11	9	22.22	10	16	-37.50

Sold Listings	This Month			Year to Date			Pending Listings	This Month			Year to Date		
	2021	2020	% Chg	2021	2020	% Chg		2021	2020	% Chg	2021	2020	% Chg
	0-99,999	0	2	-100.0	5	20		-75.0	0-99,999	0	1	-100.0	5
100,000-149,999	1	4	-75.0	29	57	-49.1	100,000-149,999	0	3	-100.0	23	59	-61.0
150,000-199,999	2	8	-75.0	64	142	-54.9	150,000-199,999	7	9	-22.2	66	154	-57.1
200,000-249,999	14	31	-54.8	158	375	-57.9	200,000-249,999	12	30	-60.0	149	396	-62.4
250,000-299,999	29	54	-46.3	390	629	-38.0	250,000-299,999	29	42	-31.0	406	654	-37.9
300,000-349,999	52	58	-10.3	566	634	-10.7	300,000-349,999	56	48	16.7	569	651	-12.6
350,000-399,999	52	49	6.1	559	455	22.9	350,000-399,999	64	41	56.1	621	482	28.8
400,000-449,999	48	36	33.3	463	346	33.8	400,000-449,999	41	20	105.0	461	338	36.4
450,000-499,999	37	20	85.0	308	227	35.7	450,000-499,999	30	18	66.7	347	267	30.0
500,000-549,999	18	17	5.9	217	165	31.5	500,000-549,999	26	18	44.4	211	163	29.4
550,000-599,999	29	11	163.6	190	130	46.2	550,000-599,999	21	8	162.5	215	149	44.3
600,000-649,999	14	14	0.0	144	72	100.0	600,000-649,999	20	8	150.0	134	83	61.4
650,000-699,999	8	5	60.0	107	69	55.1	650,000-699,999	17	7	142.9	128	87	47.1
700,000-749,999	7	0	N/A	79	38	107.9	700,000-749,999	6	7	-14.3	73	44	65.9
750,000-799,999	11	3	266.7	72	37	94.6	750,000-799,999	9	6	50.0	87	44	97.7
800,000-849,999	5	3	66.7	42	23	82.6	800,000-849,999	3	2	50.0	33	14	135.7
850,000-899,999	2	3	-33.3	36	21	71.4	850,000-899,999	6	6	0.0	55	42	31.0
900,000-949,999	1	3	-66.7	24	16	50.0	900,000-949,999	4	0	N/A	22	7	214.3
950,000-999,999	1	1	0.0	23	14	64.3	950,000-999,999	1	3	-66.7	20	24	-16.7
1,000,000-1,099,999	0	2	-100.0	14	15	-6.7	1,000,000-1,099,999	0	2	-100.0	13	14	-7.1
1,100,000-1,199,999	3	2	50.0	23	16	43.8	1,100,000-1,199,999	1	0	N/A	18	15	20.0
1,200,000-1,299,999	2	2	0.0	21	7	200.0	1,200,000-1,299,999	2	0	N/A	24	12	100.0
1,300,000-1,399,999	2	1	100.0	19	2	850.0	1,300,000-1,399,999	2	0	N/A	23	4	475.0
1,400,000-1,499,999	2	0	N/A	7	5	40.0	1,400,000-1,499,999	1	1	0.0	8	5	60.0
1,500,000-1,599,999	1	0	N/A	8	0	N/A	1,500,000-1,599,999	1	1	0.0	9	5	80.0
1,600,000-1,699,999	1	0	N/A	4	1	300.0	1,600,000-1,699,999	0	0	0.0	6	2	200.0
1,700,000-1,799,999	0	0	0.0	3	2	50.0	1,700,000-1,799,999	0	0	0.0	3	1	200.0
1,800,000-1,899,999	0	0	0.0	0	1	-100.0	1,800,000-1,899,999	0	0	0.0	1	2	-50.0
1,900,000-1,999,999	0	0	0.0	4	0	N/A	1,900,000-1,999,999	0	0	0.0	2	0	N/A
2,000,000-2,249,999	0	0	0.0	7	1	600.0	2,000,000-2,249,999	0	1	-100.0	3	2	50.0
2,250,000-2,499,999	1	0	N/A	3	3	0.0	2,250,000-2,499,999	0	0	0.0	8	5	60.0
2,500,000-2,749,999	0	0	0.0	3	1	200.0	2,500,000-2,749,999	0	0	0.0	1	1	0.0
2,750,000-2,999,999	0	0	0.0	1	0	N/A	2,750,000-2,999,999	0	0	0.0	2	0	N/A
3,000,000-3,249,999	0	0	0.0	0	0	0.0	3,000,000-3,249,999	0	0	0.0	2	0	N/A
3,250,000-3,499,999	0	0	0.0	0	1	-100.0	3,250,000-3,499,999	0	0	0.0	0	0	0.0
3,500,000-3,749,999	0	1	-100.0	1	1	0.0	3,500,000-3,749,999	0	0	0.0	0	0	0.0
3,750,000-3,999,999	0	0	0.0	0	0	0.0	3,750,000-3,999,999	0	1	-100.0	0	2	-100.0
4,000,000-4,249,999	0	0	0.0	0	0	0.0	4,000,000-4,249,999	0	0	0.0	0	0	0.0
4,250,000-4,499,999	0	0	0.0	0	0	0.0	4,250,000-4,499,999	0	0	0.0	0	1	-100.0
4,500,000-4,749,999	0	0	0.0	0	0	0.0	4,500,000-4,749,999	0	0	0.0	0	0	0.0
4,750,000-4,999,999	0	0	0.0	0	0	0.0	4,750,000-4,999,999	0	0	0.0	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0	5,000,000+	0	0	0.0	0	0	0.0
Totals	343	330	3.9	3594	3526	1.9	Totals	359	283	26.9	3748	3745	0.1

Active Listings	This Month			Year to Date			New Listings	This Month			Year to Date		
	2021	2020	% Chg	2021	2020	% Chg		2021	2020	% Chg	2021	2020	% Chg
	0-99,999	0	1	-100.0	7	28		-75.0	0-99,999	1	1	0.0	7
100,000-149,999	5	8	-37.5	39	80	-51.2	100,000-149,999	2	1	100.0	30	62	-51.6
150,000-199,999	8	17	-52.9	81	209	-61.2	150,000-199,999	6	7	-14.3	72	167	-56.9
200,000-249,999	16	16	0.0	184	471	-60.9	200,000-249,999	10	29	-65.5	169	385	-56.1
250,000-299,999	27	30	-10.0	471	756	-37.7	250,000-299,999	27	41	-34.1	442	676	-34.6
300,000-349,999	54	38	42.1	639	795	-19.6	300,000-349,999	48	49	-2.0	603	683	-11.7
350,000-399,999	71	35	102.9	754	615	22.6	350,000-399,999	49	44	11.4	725	509	42.4
400,000-449,999	62	25	148.0	553	419	32.0	400,000-449,999	49	24	104.2	527	358	47.2
450,000-499,999	54	25	116.0	452	347	30.3	450,000-499,999	29	25	16.0	434	292	48.6
500,000-549,999	35	21	66.7	264	220	20.0	500,000-549,999	13	11	18.2	251	183	37.2
550,000-599,999	31	28	10.7	290	208	39.4	550,000-599,999	17	11	54.5	267	170	57.1
600,000-649,999	27	15	80.0	179	115	55.7	600,000-649,999	11	7	57.1	165	91	81.3
650,000-699,999	27	17	58.8	175	145	20.7	650,000-699,999	12	11	9.1	152	114	33.3
700,000-749,999	18	15	20.0	104	71	46.5	700,000-749,999	5	2	150.0	93	61	52.5
750,000-799,999	27	12	125.0	136	76	78.9	750,000-799,999	8	4	100.0	126	55	129.1
800,000-849,999	15	2	650.0	54	28	92.9	800,000-849,999	4	1	300.0	52	16	225.0
850,000-899,999	27	12	125.0	93	63	47.6	850,000-899,999	3	2	50.0	80	43	86.0
900,000-949,999	3	4	-25.0	29	17	70.6	900,000-949,999	0	1	-100.0	25	14	78.6
950,000-999,999	9	9	0.0	41	46	-10.9	950,000-999,999	2	1	100.0	34	31	9.7
1,000,000-1,099,999	6	4	50.0	23	26	-11.5	1,000,000-1,099,999	1	2	-50.0	20	18	11.1
1,100,000-1,199,999	14	6	133.3	44	28	57.1	1,100,000-1,199,999	2	0	N/A	39	20	95.0
1,200,000-1,299,999	8	8	0.0	44	37	18.9	1,200,000-1,299,999	4	3	33.3	41	18	127.8
1,300,000-1,399,999	13	7	85.7	44	16	175.0	1,300,000-1,399,999	3	2	50.0	36	10	260.0
1,400,000-1,499,999	11	2	450.0	23	10	130.0	1,400,000-1,499,999	6	1	500.0	21	7	200.0
1,500,000-1,599,999	3	0	N/A	15	14	7.1	1,500,000-1,599,999	0	0	0.0	15	9	66.7
1,600,000-1,699,999	2	2	0.0	8	4	100.0	1,600,000-1,699,999	0	0	0.0	6	2	200.0
1,700,000-1,799,999	3	4	-25.0	7	6	16.7	1,700,000-1,799,999	1	0	N/A	4	4	0.0
1,800,000-1,899,999	0	0	0.0	1	5	-80.0	1,800,000-1,899,999	0	0	0.0	1	2	-50.0
1,900,000-1,999,999	6	0	N/A	9	3	200.0	1,900,000-1,999,999	0	0	0.0	9	1	800.0
2,000,000-2,249,999	3	3	0.0	9	6	50.0	2,000,000-2,249,999	0	1	-100.0	7	4	75.0
2,250,000-2,499,999	2	1	100.0	14	10	40.0	2,250,000-2,499,999	1	0	N/A	12	8	50.0
2,500,000-2,749,999	2	2	0.0	4	7	-42.9	2,500,000-2,749,999	0	1	-100.0	2	3	-33.3
2,750,000-2,999,999	1	0	N/A	3	1	200.0	2,750,000-2,999,999	0	0	0.0	3	0	N/A
3,000,000-3,249,999	0	3	-100.0	3	5	-40.0	3,000,000-3,249,999	0	0	0.0	0	3	-100.0
3,250,000-3,499,999	2	0	N/A	2	0	N/A	3,250,000-3,499,999	1	0	N/A	2	0	N/A
3,500,000-3,749,999	0	0	0.0	0	1	-100.0	3,500,000-3,749,999	0	0	0.0	0	0	0.0
3,750,000-3,999,999	2	2	0.0	3	4	-25.0	3,750,000-3,999,999	0	0	0.0	2	3	-33.3
4,000,000-4,249,999	1	0	N/A	2	1	100.0	4,000,000-4,249,999	0	0	0.0	2	0	N/A
4,250,000-4,499,999	0	1	-100.0	2	2	0.0	4,250,000-4,499,999	0	0	0.0	1	0	N/A
4,500,000-4,749,999	0	0	0.0	0	0	0.0	4,500,000-4,749,999	0	0	0.0	0	0	0.0
4,750,000-4,999,999	0	1	-100.0	1	1	0.0	4,750,000-4,999,999	0	0	0.0	0	1	-100.0
5,000,000+	1	2	-50.0	3	7	-57.1	5,000,000+	1	0	N/A	2	0	N/A
Totals	596	378	57.7	4809	4903	-1.9	Totals	316	282	12.1	4479	4040	10.9

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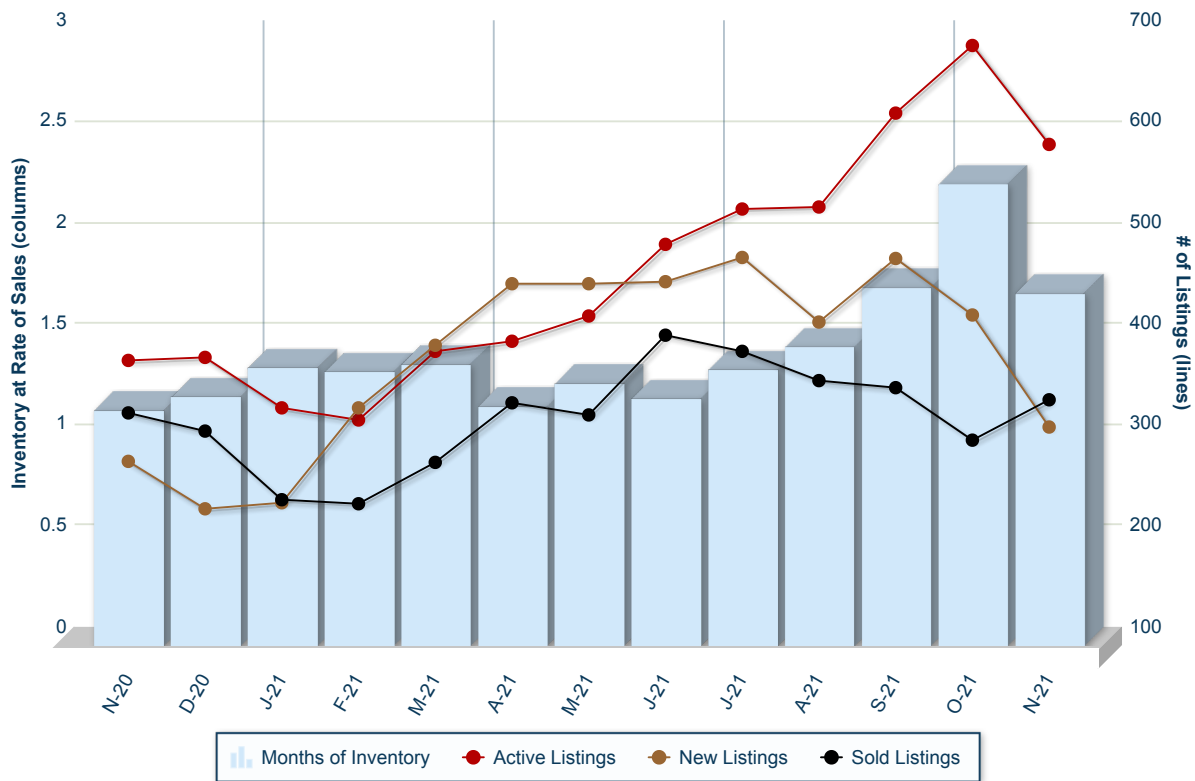
Jackson Co Year Over Year Comparison

Activity between 11/1/2021 and 11/30/2021

Residential																								
City	Total Active			New Listings			Number Under Contract			Number Sold			Sold Volume			Average Sale Price			Median Sale Price			Percent of List		
	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT	Last Year	This Year	PCT
Applegate	5	6	+20	2	2	0	2	1	-50	1	0	-	1,350,000	0	-	1,350,000	0	-	1,350,000	0	-	84	0	-
Ashland	130	173	+33	31	41	+32	40	57	+42	51	55	+7	28,175,252	36,617,251	+29	552,455	665,768	+20	519,000	572,500	+10	98	98	0
Central Point	77	89	+15	45	42	-6	39	43	+10	35	43	+22	18,016,890	19,641,124	+9	514,768	456,770	-11	370,000	405,000	+9	98	99	+1
Eagle Point	52	93	+78	15	22	+46	21	27	+28	27	33	+22	10,926,600	15,266,800	+39	404,688	462,630	+14	369,000	440,000	+19	99	99	0
Gold Hill	18	27	+50	0	13	+	4	10	+150	10	6	-40	4,298,000	2,852,000	-33	429,800	475,333	+10	385,500	374,500	-	98	99	+1
Jacksonville	37	47	+27	13	11	-15	9	11	+22	8	9	+12	4,400,000	7,561,000	+71	550,000	840,111	+52	447,000	700,000	+56	93	98	+5
Medford	252	362	+43	121	137	+13	111	154	+38	128	148	+15	44,204,974	62,586,169	+41	345,351	422,879	+22	315,750	385,000	+21	99	99	0
Phoenix	6	12	+100	2	4	+100	4	7	+75	6	3	-50	2,020,400	1,457,500	-27	336,733	485,833	+44	345,500	357,500	+3	98	101	+3
Rogue River	24	35	+45	9	12	+33	9	8	-11	12	7	-41	4,359,990	2,806,600	-35	363,332	400,942	+10	405,000	404,000	-	98	98	0
Shady Cove	10	29	+190	2	5	+150	3	9	+200	8	6	-25	2,946,000	3,209,000	+8	368,250	534,833	+45	411,500	437,000	+6	98	97	-1
Talent	17	30	+76	11	8	-27	8	12	+50	14	12	-14	5,610,000	5,105,525	-8	400,714	425,460	+6	375,000	414,500	+10	98	98	0
White City	45	28	-37	27	14	-48	29	13	-55	19	16	-15	5,251,100	5,840,400	+11	276,373	365,025	+32	254,000	327,500	+28	100	99	-1
Totals	673	931	+38	278	311	+12	279	352	+26	319	338	+6	131,559,207	162,943,369	+24	412,411	482,081	+17	354,100	419,500	+18	99	99	0
Grand Totals	673	931	+38	278	311	+12	279	352	+26	319	338	+6	131,559,207	162,943,369	+24	412,411	482,081	+17	354,100	419,500	+18	99	99	0

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Jackson Co Inventory 11/1/2020 - 11/30/2021



	Active Listings	New Listings	Sold Listings	Months Inventory
Nov - 2021	596	316	343	1.74
Oct - 2021	694	427	303	2.29
Sep - 2021	627	483	355	1.77
Aug - 2021	534	420	362	1.48
Jul - 2021	532	484	391	1.36
Jun - 2021	497	460	407	1.22
May - 2021	426	458	328	1.30
Apr - 2021	401	458	340	1.18
Mar - 2021	391	397	281	1.39
Feb - 2021	323	335	240	1.35
Jan - 2021	335	241	244	1.37
Dec - 2020	385	235	312	1.23
Nov - 2020	382	282	330	1.16

Keybox Activity Report



Note: Keybox activity splits approximately 75% Jackson County, 25% Josephine County.

Keybox Accesses	Nov 20	Nov 21	Change
	5442	6566	20.7%

