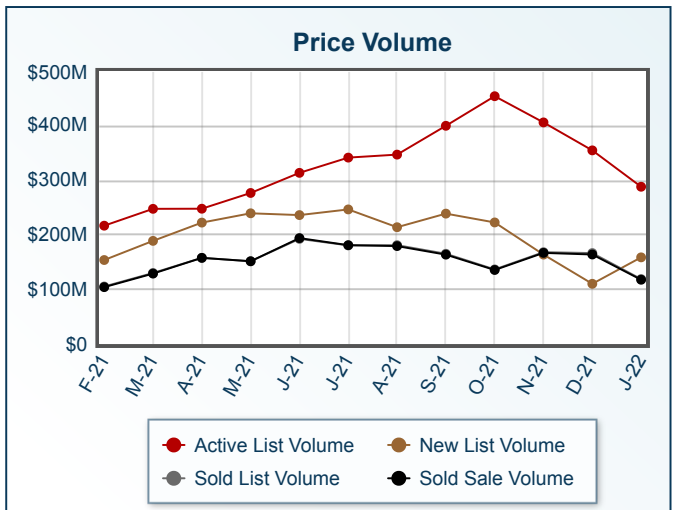
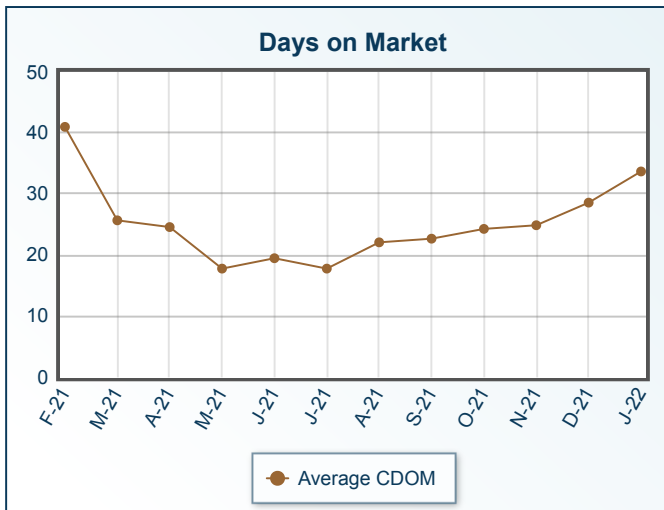
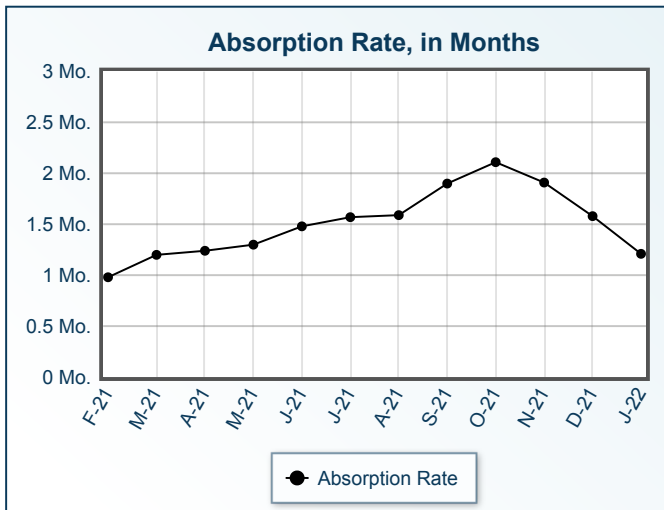
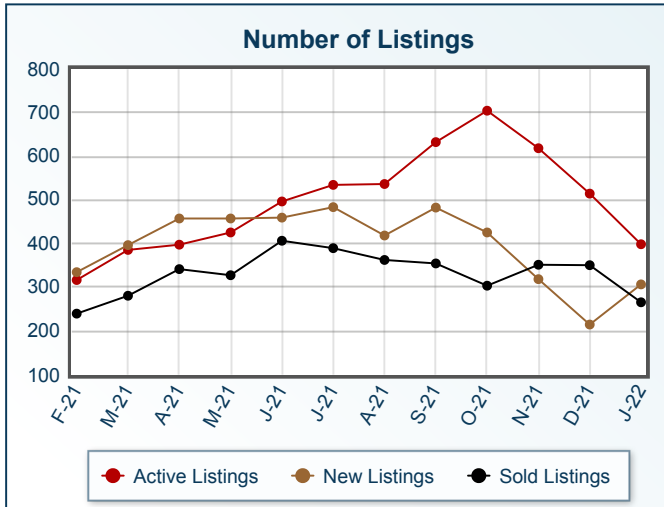


# Market Summary

Jackson Co Residential, January 2022



Summary Statistics						
	Jan-22	Jan-21	% Chg	2022 YTD	2021 YTD	% Chg
Absorption Rate	1.21	1.03	17.48	1.21	1.03	17.48
Average List Price	\$724,251	\$655,501	10.49	\$633,225	\$586,365	7.99
Median List Price	\$564,000	\$473,000	19.24	\$489,000	\$426,500	14.65
Average Sale Price	\$444,136	\$423,829	4.79	\$444,136	\$423,829	4.79
Median Sale Price	\$400,000	\$367,000	8.99	\$400,000	\$367,000	8.99
Average CDOM	33	34	-2.94	33	N/A	N/A
Median CDOM	15	6	150.00	15	7	114.29

	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg
	0-99,999	1	0	N/A	1	0
100,000-149,999	2	4	-50.0	2	4	-50.0
150,000-199,999	6	7	-14.3	6	7	-14.3
200,000-249,999	7	11	-36.4	7	11	-36.4
250,000-299,999	24	34	-29.4	24	34	-29.4
300,000-349,999	41	52	-21.2	41	52	-21.2
350,000-399,999	49	39	25.6	49	39	25.6
400,000-449,999	46	21	119.0	46	21	119.0
450,000-499,999	26	24	8.3	26	24	8.3
500,000-549,999	15	12	25.0	15	12	25.0
550,000-599,999	11	12	-8.3	11	12	-8.3
600,000-649,999	10	7	42.9	10	7	42.9
650,000-699,999	7	5	40.0	7	5	40.0
700,000-749,999	3	3	0.0	3	3	0.0
750,000-799,999	5	2	150.0	5	2	150.0
800,000-849,999	1	2	-50.0	1	2	-50.0
850,000-899,999	4	3	33.3	4	3	33.3
900,000-949,999	2	2	0.0	2	2	0.0
950,000-999,999	0	1	-100.0	0	1	-100.0
1,000,000-1,099,999	1	0	N/A	1	0	N/A
1,100,000-1,199,999	0	1	-100.0	0	1	-100.0
1,200,000-1,299,999	1	2	-50.0	1	2	-50.0
1,300,000-1,399,999	3	0	N/A	3	0	N/A
1,400,000-1,499,999	1	0	N/A	1	0	N/A
1,500,000-1,599,999	0	0	0.0	0	0	0.0
1,600,000-1,699,999	0	0	0.0	0	0	0.0
1,700,000-1,799,999	0	0	0.0	0	0	0.0
1,800,000-1,899,999	0	0	0.0	0	0	0.0
1,900,000-1,999,999	0	0	0.0	0	0	0.0
2,000,000-2,249,999	0	0	0.0	0	0	0.0
2,250,000-2,499,999	0	0	0.0	0	0	0.0
2,500,000-2,749,999	0	0	0.0	0	0	0.0
2,750,000-2,999,999	0	0	0.0	0	0	0.0
3,000,000-3,249,999	0	0	0.0	0	0	0.0
3,250,000-3,499,999	0	0	0.0	0	0	0.0
3,500,000-3,749,999	0	1	-100.0	0	1	-100.0
3,750,000-3,999,999	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
4,500,000-4,749,999	0	0	0.0	0	0	0.0
4,750,000-4,999,999	0	0	0.0	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0
Totals	266	245	8.6	266	245	8.6

	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg
	0-99,999	0	0	0.0	0	0
100,000-149,999	0	6	-100.0	0	6	-100.0
150,000-199,999	5	6	-16.7	5	6	-16.7
200,000-249,999	10	11	-9.1	10	11	-9.1
250,000-299,999	26	42	-38.1	26	42	-38.1
300,000-349,999	43	47	-8.5	43	47	-8.5
350,000-399,999	54	30	80.0	54	30	80.0
400,000-449,999	42	29	44.8	42	29	44.8
450,000-499,999	37	16	131.3	37	16	131.3
500,000-549,999	16	13	23.1	16	13	23.1
550,000-599,999	29	15	93.3	29	15	93.3
600,000-649,999	20	9	122.2	20	9	122.2
650,000-699,999	9	15	-40.0	9	15	-40.0
700,000-749,999	9	3	200.0	9	3	200.0
750,000-799,999	12	3	300.0	12	3	300.0
800,000-849,999	5	3	66.7	5	3	66.7
850,000-899,999	6	4	50.0	6	4	50.0
900,000-949,999	1	2	-50.0	1	2	-50.0
950,000-999,999	3	2	50.0	3	2	50.0
1,000,000-1,099,999	3	2	50.0	3	2	50.0
1,100,000-1,199,999	3	0	N/A	3	0	N/A
1,200,000-1,299,999	2	0	N/A	2	0	N/A
1,300,000-1,399,999	3	3	0.0	3	3	0.0
1,400,000-1,499,999	1	0	N/A	1	0	N/A
1,500,000-1,599,999	0	1	-100.0	0	1	-100.0
1,600,000-1,699,999	0	0	0.0	0	0	0.0
1,700,000-1,799,999	0	0	0.0	0	0	0.0
1,800,000-1,899,999	0	0	0.0	0	0	0.0
1,900,000-1,999,999	0	0	0.0	0	0	0.0
2,000,000-2,249,999	0	0	0.0	0	0	0.0
2,250,000-2,499,999	1	1	0.0	1	1	0.0
2,500,000-2,749,999	0	0	0.0	0	0	0.0
2,750,000-2,999,999	0	0	0.0	0	0	0.0
3,000,000-3,249,999	0	0	0.0	0	0	0.0
3,250,000-3,499,999	1	0	N/A	1	0	N/A
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
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
4,500,000-4,749,999	0	0	0.0	0	0	0.0
4,750,000-4,999,999	0	0	0.0	0	0	0.0
5,000,000+	0	0	0.0	0	0	0.0
Totals	341	263	29.7	341	263	29.7

Active Listings	This Month			Year to Date			New Listings	This Month			Year to Date		
	2022	2021	% Chg	2022	2021	% Chg		2022	2021	% Chg	2022	2021	% Chg
	0-99,999	1	0	N/A	2	0		N/A	0-99,999	1	0	N/A	1
100,000-149,999	2	7	-71.4	3	10	-70.0	100,000-149,999	1	1	0.0	1	1	0.0
150,000-199,999	9	7	28.6	14	13	7.7	150,000-199,999	7	4	75.0	7	4	75.0
200,000-249,999	10	12	-16.7	22	23	-4.3	200,000-249,999	13	8	62.5	13	8	62.5
250,000-299,999	17	30	-43.3	42	65	-35.4	250,000-299,999	23	36	-36.1	23	36	-36.1
300,000-349,999	38	44	-13.6	79	91	-13.2	300,000-349,999	42	54	-22.2	42	54	-22.2
350,000-399,999	36	29	24.1	89	58	53.4	350,000-399,999	45	29	55.2	45	29	55.2
400,000-449,999	28	27	3.7	78	47	66.0	400,000-449,999	36	21	71.4	36	21	71.4
450,000-499,999	28	19	47.4	61	33	84.8	450,000-499,999	25	15	66.7	25	15	66.7
500,000-549,999	20	15	33.3	35	26	34.6	500,000-549,999	10	13	-23.1	10	13	-23.1
550,000-599,999	36	24	50.0	66	39	69.2	550,000-599,999	35	16	118.8	35	16	118.8
600,000-649,999	20	14	42.9	38	22	72.7	600,000-649,999	21	8	162.5	21	8	162.5
650,000-699,999	18	20	-10.0	30	33	-9.1	650,000-699,999	12	10	20.0	12	10	20.0
700,000-749,999	12	9	33.3	23	18	27.8	700,000-749,999	9	7	28.6	9	7	28.6
750,000-799,999	24	10	140.0	29	13	123.1	750,000-799,999	5	3	66.7	5	3	66.7
800,000-849,999	6	1	500.0	11	4	175.0	800,000-849,999	3	2	50.0	3	2	50.0
850,000-899,999	13	12	8.3	19	15	26.7	850,000-899,999	3	2	50.0	3	2	50.0
900,000-949,999	2	5	-60.0	3	5	-40.0	900,000-949,999	1	1	0.0	1	1	0.0
950,000-999,999	10	6	66.7	13	8	62.5	950,000-999,999	4	1	300.0	4	1	300.0
1,000,000-1,099,999	4	1	300.0	7	3	133.3	1,000,000-1,099,999	1	0	N/A	1	0	N/A
1,100,000-1,199,999	11	4	175.0	13	5	160.0	1,100,000-1,199,999	1	0	N/A	1	0	N/A
1,200,000-1,299,999	8	2	300.0	12	2	500.0	1,200,000-1,299,999	2	0	N/A	2	0	N/A
1,300,000-1,399,999	14	9	55.6	15	12	25.0	1,300,000-1,399,999	2	3	-33.3	2	3	-33.3
1,400,000-1,499,999	7	2	250.0	9	3	200.0	1,400,000-1,499,999	2	1	100.0	2	1	100.0
1,500,000-1,599,999	2	2	0.0	2	2	0.0	1,500,000-1,599,999	0	2	-100.0	0	2	-100.0
1,600,000-1,699,999	2	3	-33.3	2	3	-33.3	1,600,000-1,699,999	1	1	0.0	1	1	0.0
1,700,000-1,799,999	1	3	-66.7	1	3	-66.7	1,700,000-1,799,999	0	0	0.0	0	0	0.0
1,800,000-1,899,999	2	0	N/A	2	0	N/A	1,800,000-1,899,999	0	0	0.0	0	0	0.0
1,900,000-1,999,999	4	0	N/A	4	0	N/A	1,900,000-1,999,999	0	0	0.0	0	0	0.0
2,000,000-2,249,999	3	2	50.0	3	3	0.0	2,000,000-2,249,999	0	1	-100.0	0	1	-100.0
2,250,000-2,499,999	2	2	0.0	2	2	0.0	2,250,000-2,499,999	0	0	0.0	0	0	0.0
2,500,000-2,749,999	3	1	200.0	3	2	50.0	2,500,000-2,749,999	0	0	0.0	0	0	0.0
2,750,000-2,999,999	1	0	N/A	1	1	0.0	2,750,000-2,999,999	0	1	-100.0	0	1	-100.0
3,000,000-3,249,999	0	3	-100.0	0	3	-100.0	3,000,000-3,249,999	0	0	0.0	0	0	0.0
3,250,000-3,499,999	2	0	N/A	3	0	N/A	3,250,000-3,499,999	0	0	0.0	0	0	0.0
3,500,000-3,749,999	0	0	0.0	0	0	0.0	3,500,000-3,749,999	0	0	0.0	0	0	0.0
3,750,000-3,999,999	1	1	0.0	1	1	0.0	3,750,000-3,999,999	0	0	0.0	0	0	0.0
4,000,000-4,249,999	1	0	N/A	1	0	N/A	4,000,000-4,249,999	0	0	0.0	0	0	0.0
4,250,000-4,499,999	0	1	-100.0	0	2	-100.0	4,250,000-4,499,999	0	1	-100.0	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	1	-100.0	1	1	0.0	4,750,000-4,999,999	1	0	N/A	1	0	N/A
5,000,000+	1	1	0.0	2	1	100.0	5,000,000+	1	0	N/A	1	0	N/A
Totals	399	329	21.3	741	572	29.5	Totals	307	241	27.4	307	241	27.4

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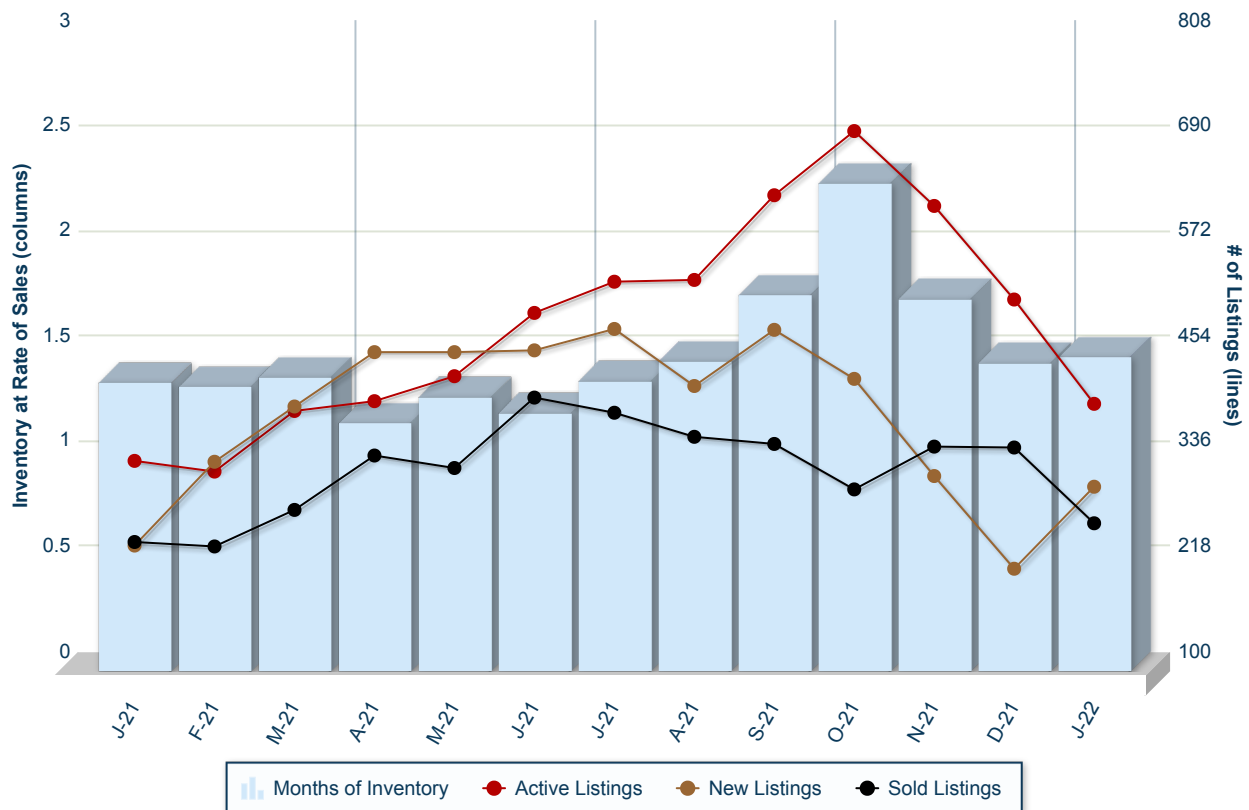
# Jackson Co Year Over Year Comparison

Activity between 1/1/2022 and 1/31/2022

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	4	6	+50	1	1	0	2	1	-50	1	1	0	490,000	850,000	+73	490,000	850,000	+73	490,000	850,000	+73	98	100	+2
Ashland	99	131	+32	24	52	+116	28	51	+82	35	32	-8	16,951,950	18,291,585	+7	484,341	571,612	+18	473,250	517,000	+9	98	97	-1
Central Point	55	76	+38	27	36	+33	33	34	+3	26	35	+34	10,165,070	15,442,565	+51	390,964	441,216	+12	358,500	363,000	+1	99	99	0
Eagle Point	47	86	+82	24	34	+41	22	38	+72	21	21	0	12,007,300	9,838,825	-18	571,776	468,515	-18	349,900	415,000	+18	96	99	+3
Gold Hill	17	13	-23	6	2	-66	8	5	-37	4	4	0	1,604,500	2,586,500	+61	401,125	646,625	+61	382,250	442,250	+15	99	97	-2
Jacksonville	40	35	-12	14	3	-78	12	8	-33	13	6	-53	7,836,235	3,316,000	-57	602,787	552,666	-8	540,000	510,000	-	96	97	+1
Medford	217	274	+26	106	134	+26	112	155	+38	107	130	+21	41,476,753	52,359,692	+26	387,633	402,766	+3	350,000	383,500	+9	100	99	-1
Phoenix	8	5	-37	5	2	-60	7	0	-	5	3	-40	1,323,000	1,236,500	-6	264,600	412,166	+55	305,000	415,000	+36	99	100	+1
Rogue River	20	23	+15	8	5	-37	7	10	+42	11	7	-36	4,119,540	3,104,000	-24	374,503	443,428	+18	349,000	415,000	+18	99	97	-2
Shady Cove	11	24	+118	4	10	+150	4	7	+75	1	2	+100	319,000	388,500	+21	319,000	194,250	-39	319,000	194,250	-	96	100	+4
Talent	14	26	+85	5	11	+120	7	13	+85	3	8	+166	1,315,000	3,742,000	+184	438,333	467,750	+6	415,000	427,000	+2	99	98	-1
White City	24	25	+4	10	15	+50	16	14	-12	12	14	+16	4,092,500	5,666,650	+38	341,041	404,760	+18	293,000	342,500	+16	101	99	-1
<b>Totals</b>	556	724	+30	234	305	+30	258	336	+30	239	263	+10	101,700,848	116,822,817	+15	425,527	444,193	+4	367,000	400,000	+9	99	99	0
<b>Grand Totals</b>	556	724	+30	234	305	+30	258	336	+30	239	263	+10	101,700,848	116,822,817	+15	425,527	444,193	+4	367,000	400,000	+9	99	99	0

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# Jackson Co Inventory for 1/1/2021 - 1/31/2022



	Active Listings	New Listings	Sold Listings	Months Inventory
Jan - 2022	400	307	266	1.50
Dec - 2021	517	215	351	1.47
Nov - 2021	622	319	352	1.77
Oct - 2021	706	428	304	2.32
Sep - 2021	634	483	355	1.79
Aug - 2021	539	420	363	1.48
Jul - 2021	537	484	390	1.38
Jun - 2021	502	460	407	1.23
May - 2021	431	458	328	1.31
Apr - 2021	403	458	342	1.18
Mar - 2021	392	397	281	1.40
Feb - 2021	324	335	240	1.35
Jan - 2021	336	241	245	1.37

# Keybox Activity Report



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

Keybox Accesses	Dec 20	Dec 21	Change
	5155	6121	18.7%

