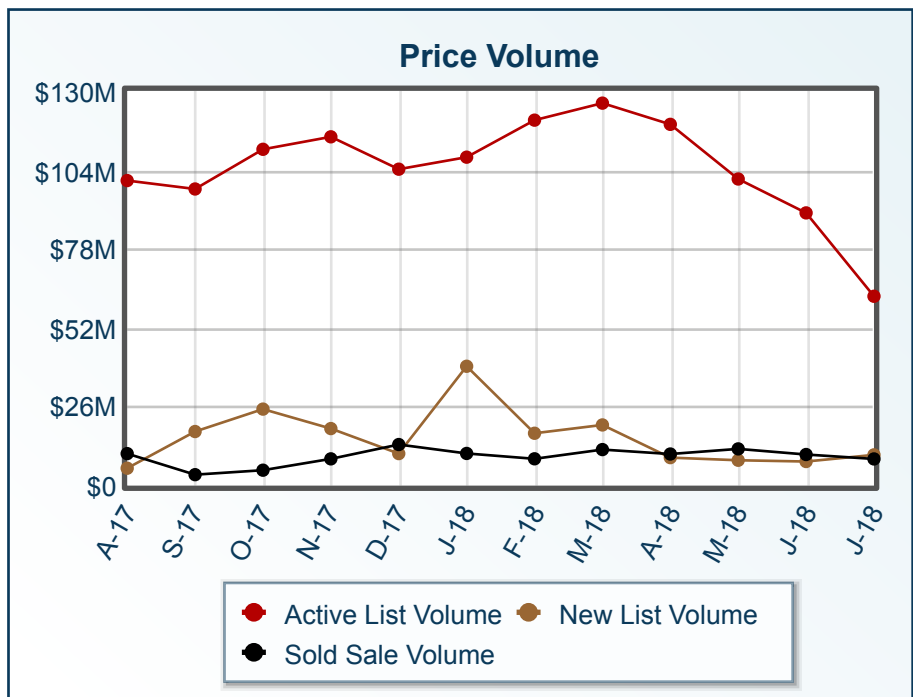
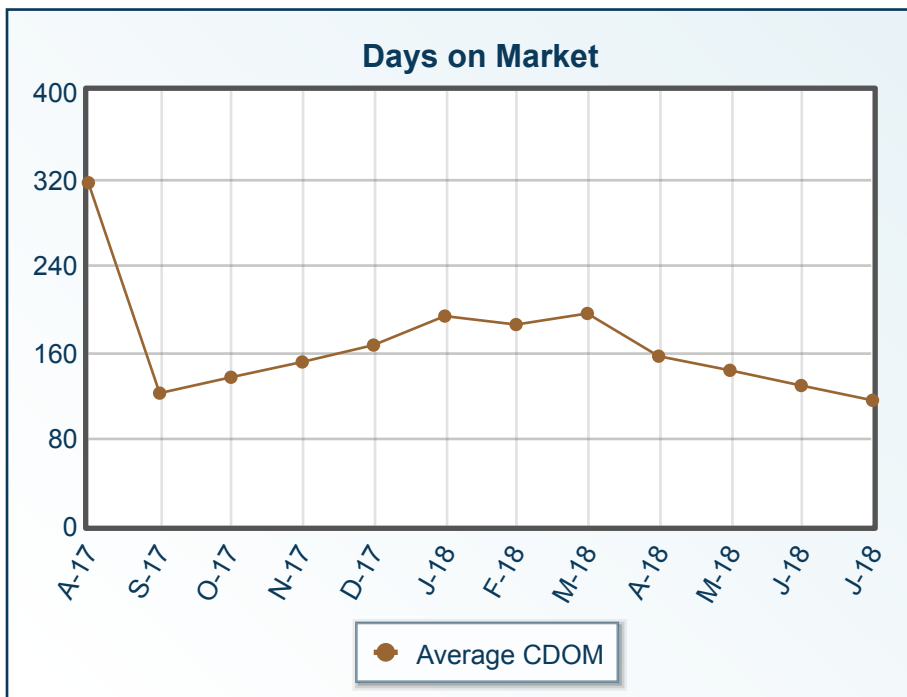
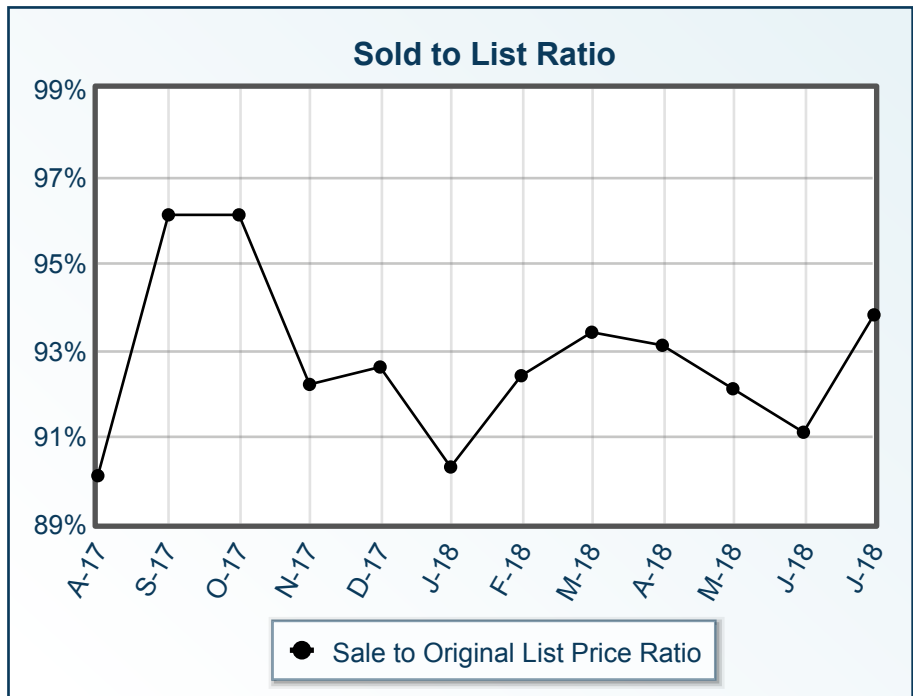
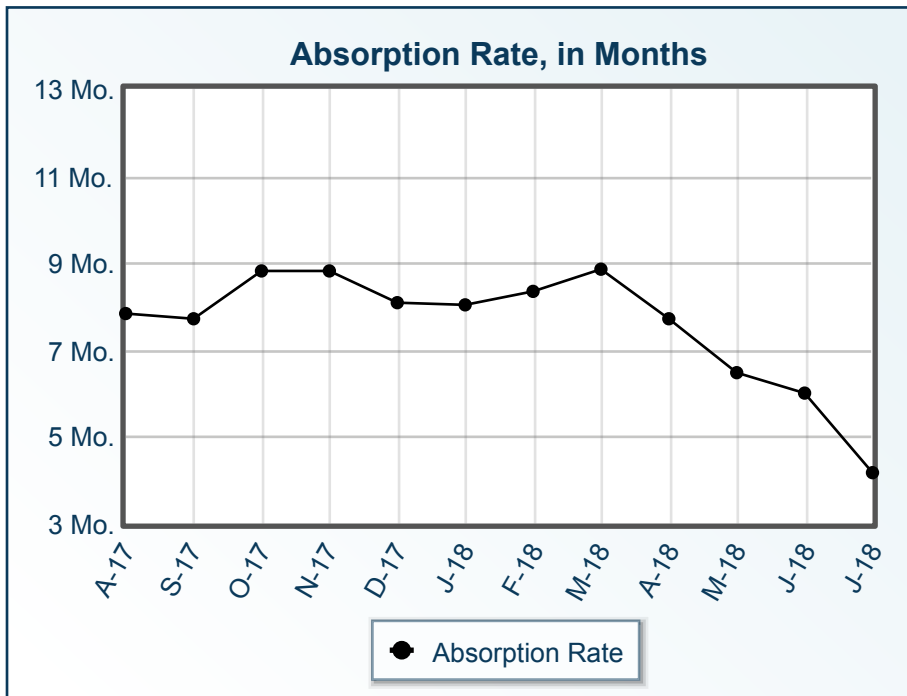
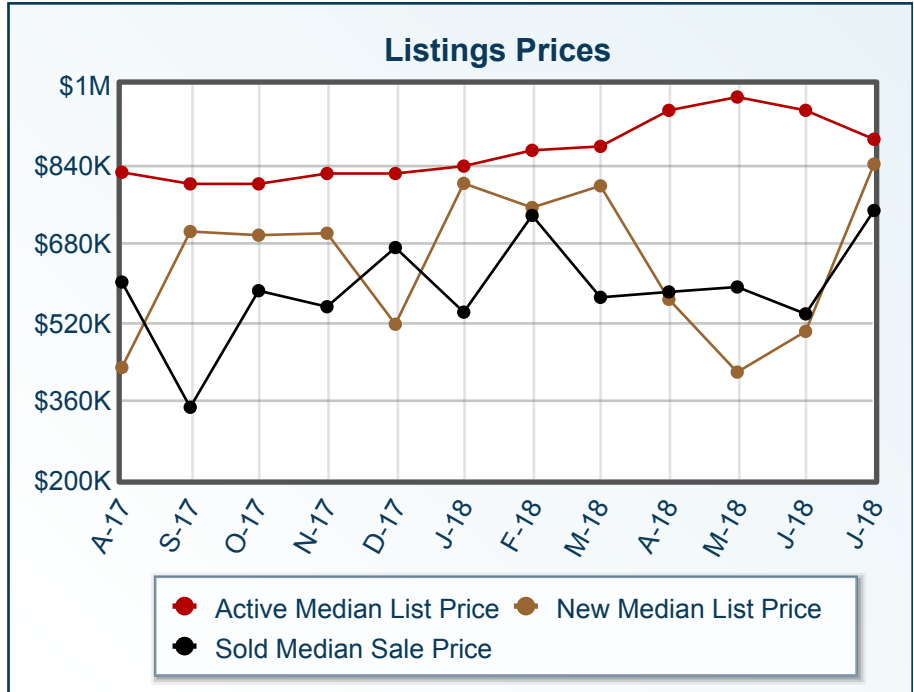
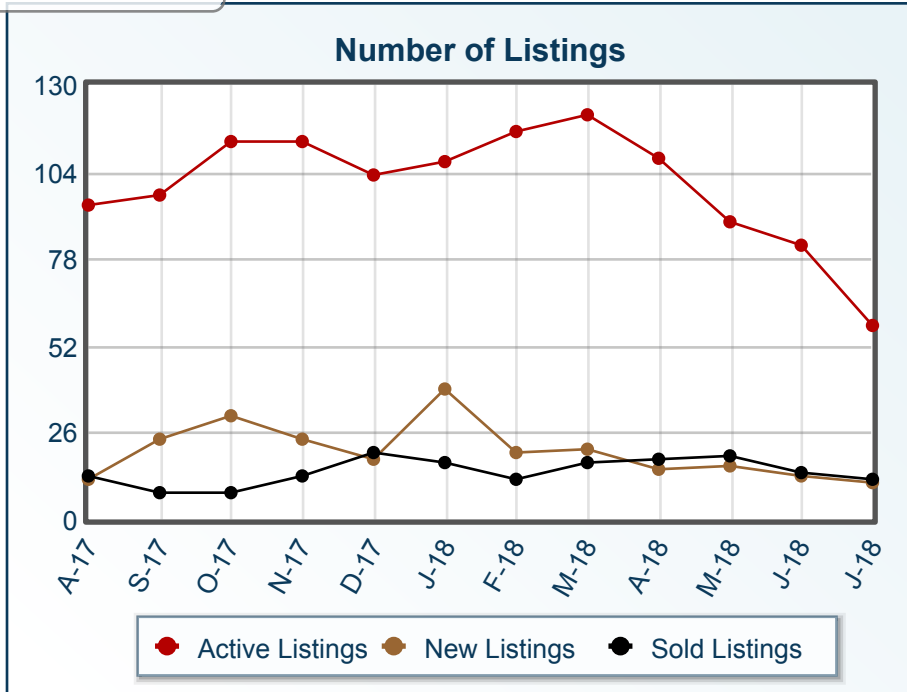


Market Summary

Carefree Residential, July 2018



Summary Statistics						
	Jul-18	Jul-17	% Chg	2018 YTD	2017 YTD	% Chg
Absorption Rate	4.17	9.08	-54.07	7.08	12.39	-42.86
Average List Price	\$1,075,179	\$987,376	8.89	\$897,370	\$928,097	-3.31
Median List Price	\$889,500	\$799,900	11.20	\$782,500	\$774,950	0.97
Average Sale Price	\$732,075	\$852,500	-14.13	\$668,017	\$691,381	-3.38
Median Sale Price	\$745,000	\$700,000	6.43	\$615,000	\$593,963	3.54
Average CDOM	115	136	-15.44	157	179	-12.29
Median CDOM	124	115	7.83	104	125	-16.80

Sold Listings						
	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-29,999	0	0	0.0	0	0	0.0
30,000-39,999	0	0	0.0	0	0	0.0
40,000-49,999	0	0	0.0	0	0	0.0
50,000-59,999	0	0	0.0	0	0	0.0
60,000-69,999	0	0	0.0	0	0	0.0
70,000-79,999	0	0	0.0	0	0	0.0
80,000-89,999	0	0	0.0	0	0	0.0
90,000-99,999	0	0	0.0	0	0	0.0
100,000-119,999	0	0	0.0	1	2	-50.0
120,000-139,999	1	0	N/A	3	0	N/A
140,000-159,999	1	0	N/A	2	0	N/A
160,000-179,999	0	0	0.0	1	2	-50.0
180,000-199,999	0	0	0.0	0	0	0.0
200,000-249,999	0	0	0.0	3	3	0.0
250,000-299,999	1	0	N/A	15	9	66.7
300,000-399,999	0	1	-100.0	11	10	10.0
400,000-499,999	0	1	-100.0	8	10	-20.0
500,000-549,999	0	1	-100.0	4	7	-42.9
550,000-749,999	3	1	200.0	22	19	15.8
750,000-999,999	3	2	50.0	21	21	0.0
1,000,000-1,249,999	1	1	0.0	7	7	0.0
1,250,000-1,499,999	2	0	N/A	5	2	150.0
1,500,000-1,999,999	0	0	0.0	3	3	0.0
2,000,000-2,999,999	0	1	-100.0	3	3	0.0
3,000,000+	0	0	0.0	0	0	0.0
Totals	12	8	50.0	109	98	11.2

Pending Listings						
	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
0-29,999	0	0	0.0	0	0	0.0
30,000-39,999	0	0	0.0	0	0	0.0
40,000-49,999	0	0	0.0	0	0	0.0
50,000-59,999	0	0	0.0	0	0	0.0
60,000-69,999	0	0	0.0	0	0	0.0
70,000-79,999	0	0	0.0	0	0	0.0
80,000-89,999	0	0	0.0	0	0	0.0
90,000-99,999	0	0	0.0	0	0	0.0
100,000-119,999	0	0	0.0	1	0	N/A
120,000-139,999	0	0	0.0	2	2	0.0
140,000-159,999	0	0	0.0	2	0	N/A
160,000-179,999	1	0	N/A	3	0	N/A
180,000-199,999	1	0	N/A	2	1	100.0
200,000-249,999	0	1	-100.0	4	2	100.0
250,000-299,999	2	0	N/A	11	11	0.0
300,000-399,999	0	0	0.0	11	8	37.5
400,000-499,999	0	1	-100.0	7	9	-22.2
500,000-549,999	1	1	0.0	3	6	-50.0
550,000-749,999	2	1	100.0	21	21	0.0
750,000-999,999	0	2	-100.0	20	24	-16.7
1,000,000-1,249,999	1	0	N/A	6	8	-25.0
1,250,000-1,499,999	0	0	0.0	5	1	400.0
1,500,000-1,999,999	0	0	0.0	3	3	0.0
2,000,000-2,999,999	0	2	-100.0	2	4	-50.0
3,000,000+	0	0	0.0	0	1	-100.0
Totals	8	8	0.0	103	101	2.0

Active Listings	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
	0-29,999	0	0	0.0	0	0
30,000-39,999	0	0	0.0	0	0	0.0
40,000-49,999	0	0	0.0	0	0	0.0
50,000-59,999	0	0	0.0	0	0	0.0
60,000-69,999	0	0	0.0	0	0	0.0
70,000-79,999	0	0	0.0	0	0	0.0
80,000-89,999	0	0	0.0	0	0	0.0
90,000-99,999	0	0	0.0	0	0	0.0
100,000-119,999	1	0	N/A	2	0	N/A
120,000-139,999	0	1	-100.0	2	3	-33.3
140,000-159,999	1	0	N/A	3	0	N/A
160,000-179,999	1	0	N/A	4	0	N/A
180,000-199,999	0	1	-100.0	3	2	50.0
200,000-249,999	1	4	-75.0	5	7	-28.6
250,000-299,999	4	7	-42.9	16	21	-23.8
300,000-399,999	2	4	-50.0	16	16	0.0
400,000-499,999	3	8	-62.5	15	20	-25.0
500,000-549,999	0	3	-100.0	6	11	-45.5
550,000-749,999	7	17	-58.8	43	56	-23.2
750,000-999,999	16	27	-40.7	54	83	-34.9
1,000,000-1,249,999	3	7	-57.1	22	17	29.4
1,250,000-1,499,999	4	10	-60.0	14	17	-17.6
1,500,000-1,999,999	8	10	-20.0	19	23	-17.4
2,000,000-2,999,999	6	9	-33.3	14	18	-22.2
3,000,000+	1	1	0.0	2	4	-50.0
Totals	58	109	-46.8	240	298	-19.5

New Listings	This Month			Year to Date		
	2018	2017	% Chg	2018	2017	% Chg
	0-29,999	0	0	0.0	0	0
30,000-39,999	0	0	0.0	0	0	0.0
40,000-49,999	0	0	0.0	0	0	0.0
50,000-59,999	0	0	0.0	0	0	0.0
60,000-69,999	0	0	0.0	0	0	0.0
70,000-79,999	0	0	0.0	0	0	0.0
80,000-89,999	0	0	0.0	0	0	0.0
90,000-99,999	0	0	0.0	0	0	0.0
100,000-119,999	0	0	0.0	2	0	N/A
120,000-139,999	0	0	0.0	2	2	0.0
140,000-159,999	0	0	0.0	1	0	N/A
160,000-179,999	0	0	0.0	1	0	N/A
180,000-199,999	0	0	0.0	2	1	100.0
200,000-249,999	0	0	0.0	3	4	-25.0
250,000-299,999	1	0	N/A	11	11	0.0
300,000-399,999	0	0	0.0	8	8	0.0
400,000-499,999	0	2	-100.0	11	12	-8.3
500,000-549,999	0	0	0.0	3	7	-57.1
550,000-749,999	2	1	100.0	24	33	-27.3
750,000-999,999	4	5	-20.0	33	47	-29.8
1,000,000-1,249,999	3	0	N/A	13	5	160.0
1,250,000-1,499,999	0	1	-100.0	5	6	-16.7
1,500,000-1,999,999	0	0	0.0	9	8	12.5
2,000,000-2,999,999	1	0	N/A	7	8	-12.5
3,000,000+	0	1	-100.0	0	1	-100.0
Totals	11	10	10.0	135	153	-11.8