

ECONOMIC SNAPSHOT



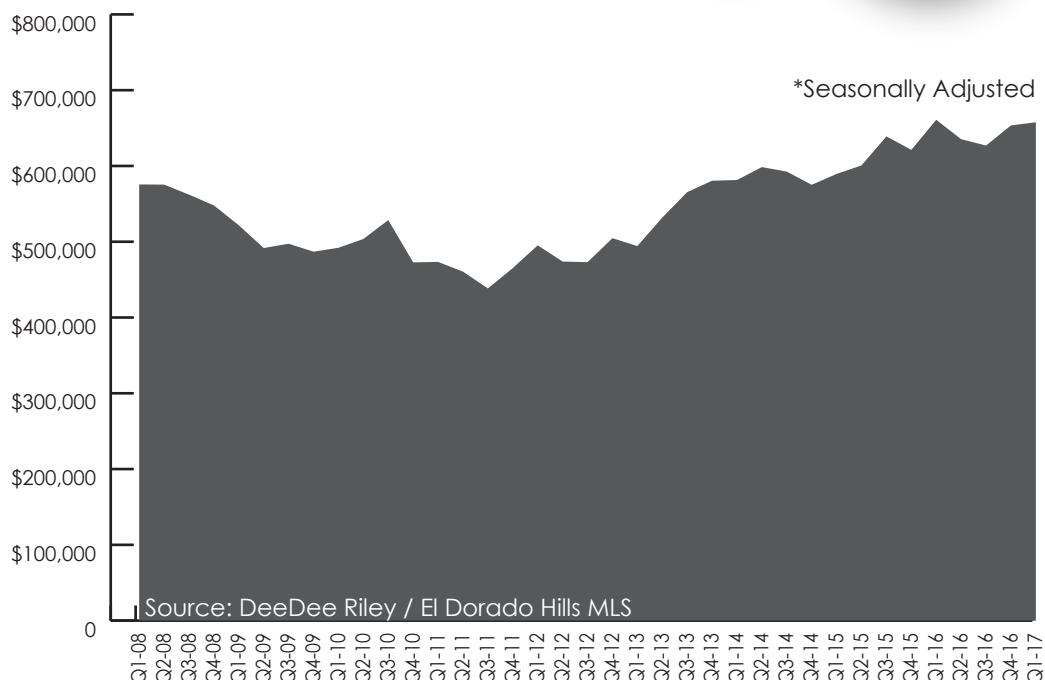
HOUSING

2008=100

.7%

Q4 2016
113.5Q1 2017
114.2

HOUSING MARKET AT A GLANCE...



Average sales price in Q1 17 was \$657,638, up .7% from Q4 16 and down .5% from a year ago.

There were 129 closed sales in Q1 17, down from 186 in the previous quarter.

Residential properties stayed on the market an average of 54 days, up 4 days from the previous quarter.

There were 459 homes listed for sale in Q4 16 and 317 new listings.

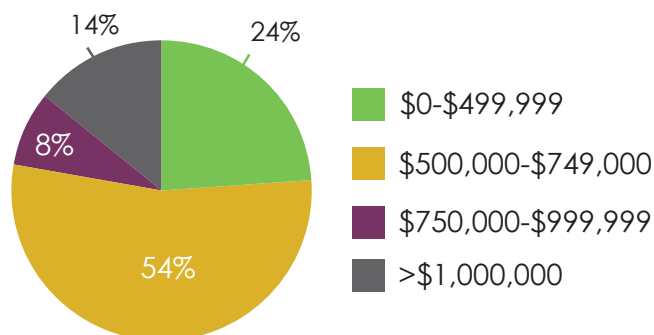
1ST QUARTER TREND

El Dorado Hills housing market experienced another high quarter to start 2017. The average home sales price increased .7% in Q1 17 to \$657,638, after seasonal adjustment. This quarter was the third consecutive quarterly increase in average sale price of homes, and the second highest average sale price overall. One year ago, Q1 16, was the highest since the index started at \$660,914.

Homes spent 4 more days on the market, increasing to 54 days from 50 in the previous quarter. There were also 57 less sales compared to the previous quarter with 129 homes sold in Q1 17 and 186 sold in Q4 16. The increase in average sale price is likely due to more number of homes sold in higher price ranges. Homes over \$1 million increased from 4% to 14%.

2017 started off with high numbers and is expected to continue. El Dorado Hills can expect to see more sales closed in Q2 17 as there were 317 new homes listed in Q1 17, up from only 158 new homes listed in Q4 16.

PERCENTAGE OF SALES



This report presented by:



*Thanks to DeeDee Riley from Lyon Real Estate for the housing data!

