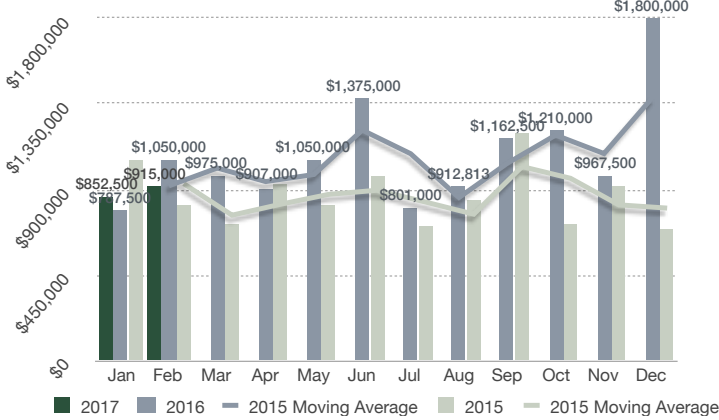


# Carmel Valley Report

MARCH 11, 2017

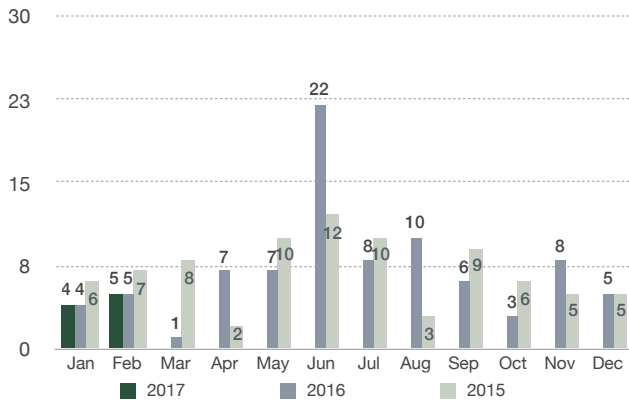
Carmel Valley Median Sale Price 2015-2017



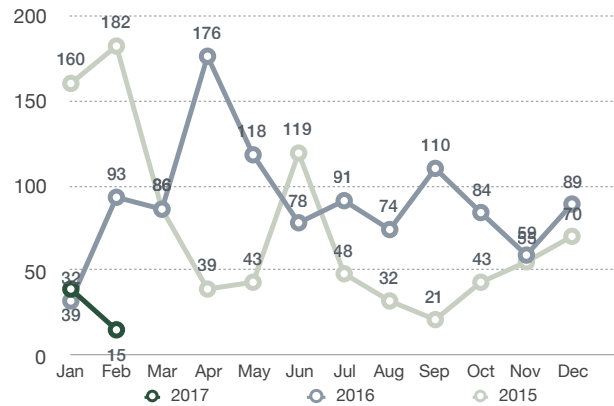
Interest remains high in Carmel Valley for family homes and weekend getaways for second home owners. The market is accelerating with days on market four times less than a year ago and smaller inventory.

	February	2017	2016
Median Sales Price		\$915,000	\$1,050,000
Monthly Homes Sold		5	5
Avg. Days on Market		15	93
Total Homes Sales Volume		\$6,399,000	\$6,544,000
Avg. Pending / Active Inventory		38	55

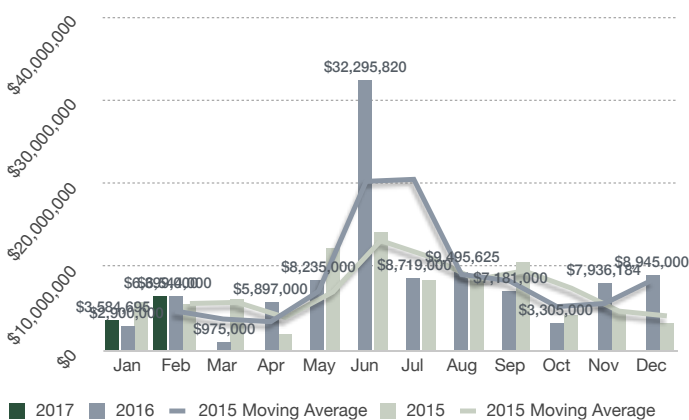
Carmel Valley Homes Sold By Month



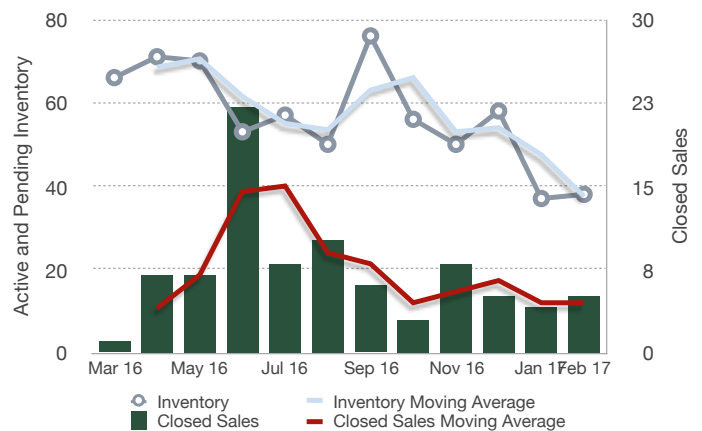
Carmel Valley Average Days on Market



Carmel Valley Home Sales Dollar Volume



Carmel Valley: Active & Pending Inventory Compared with Closed Sales



### Carmel Valley

	Inventory	Closed Sales
Mar 16	66	1
Apr 16	71	7
May 16	70	7
Jun 16	53	22
Jul 16	57	8
Aug 16	50	10
Sep 16	76	6
Oct 16	56	3
Nov 16	50	8
Dec 16	58	5
Jan 17	37	4
Feb 17	38	5

### Carmel Valley Homes Sold By Month

	2017	2016	2015
Jan	4	4	6
Feb	5	5	7
Mar		1	8
Apr		7	2
May		7	10
Jun		22	12
Jul		8	10
Aug		10	3
Sep		6	9
Oct		3	6
Nov		8	5
Dec		5	5

### Carmel Valley Average Days on Market

	2017	2016	2015
Jan	39	32	160
Feb	15	93	182
Mar		86	86
Apr		176	39
May		118	43
Jun		78	119
Jul		91	48
Aug		74	32
Sep		110	21
Oct		84	43
Nov		59	55
Dec		89	70

### Carmel Valley Median Sale Price: 2015-2017

	2017	2016	2015
Jan	\$852,500	\$787,500	\$1,050,000
Feb	\$915,000	\$1,050,000	\$810,000
Mar		\$975,000	\$717,850
Apr		\$907,000	\$925,000
May		\$1,050,000	\$822,500
Jun		\$1,375,000	\$968,250
Jul		\$801,000	\$698,388
Aug		\$912,813	\$840,000
Sep		\$1,162,500	\$1,200,000
Oct		\$1,210,000	\$716,910
Nov		\$967,500	\$920,000
Dec		\$1,800,000	\$682,500

### Carmel Valley Home Sales Dollar Volume

	2017	2016	2015
Jan	\$3,584,695	\$2,900,000	\$5,770,000
Feb	\$6,399,000	\$6,544,000	\$5,460,000
Mar		\$975,000	\$6,047,700
Apr		\$5,897,000	\$1,850,000
May		\$8,235,000	\$12,173,000
Jun		\$32,295,820	\$14,142,205
Jul		\$8,719,000	\$8,383,775
Aug		\$9,495,625	\$8,565,000
Sep		\$7,181,000	\$10,510,000
Oct		\$3,305,000	\$4,388,819
Nov		\$7,936,184	\$5,010,000
Dec		\$8,945,000	\$3,250,000

### Carmel Valley Active/ Pending Inventory

	2017	2016	2015
Jan	37	43	42
Feb	38	55	42
Mar		66	49
Apr		71	58
May		70	60
Jun		53	50
Jul		57	101
Aug		50	59
Sep		76	58
Oct		56	66
Nov		50	55
Dec		58	54