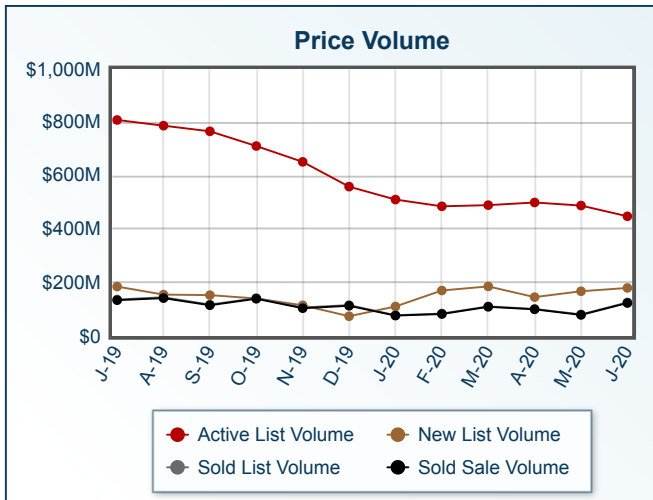
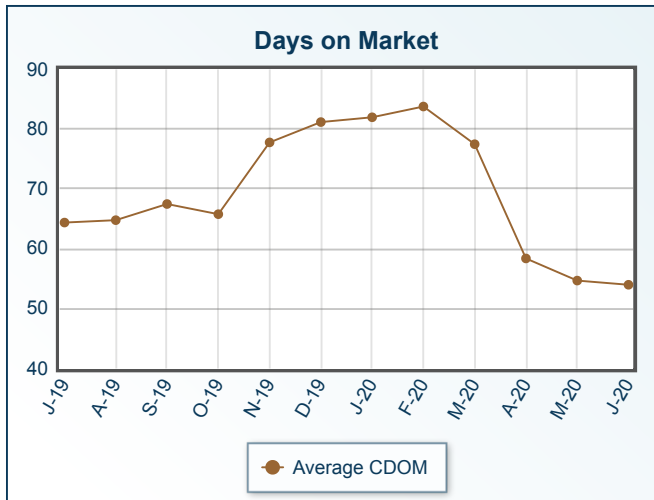
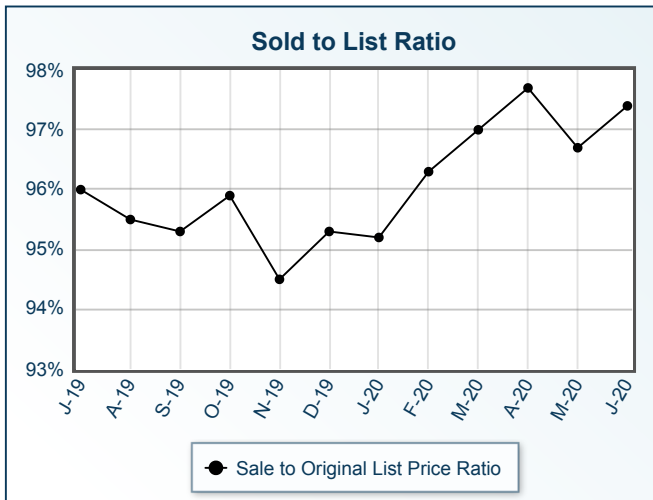
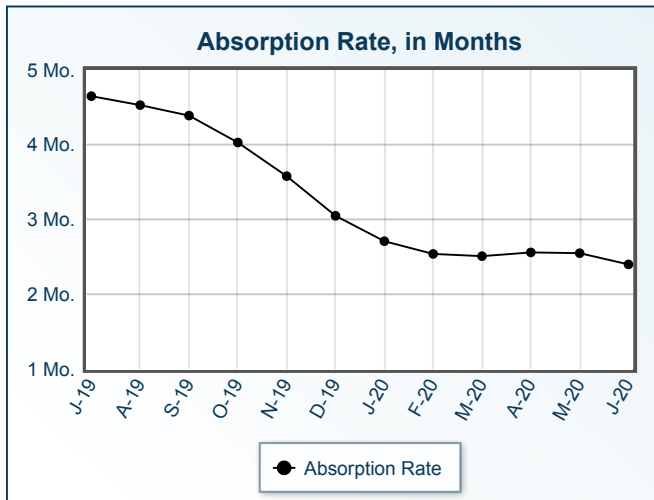
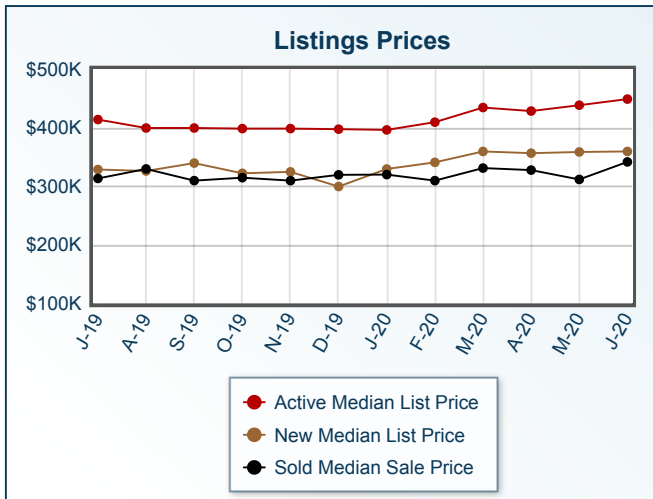
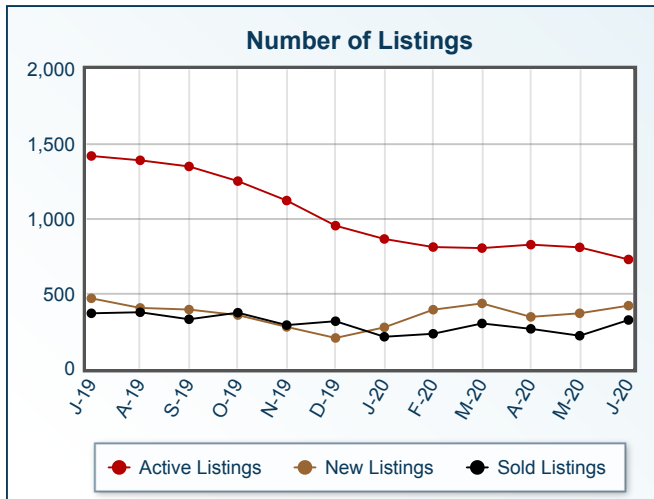


Market Summary

Jackson Co Residential, June 2020



Summary Statistics						
	Jun-20	Jun-19	% Chg	2020 YTD	2019 YTD	% Chg
Absorption Rate	2.4	4.63	-48.16	2.55	3.94	-35.28
Average List Price	\$614,811	\$566,064	8.61	\$471,419	\$456,782	3.20
Median List Price	\$449,450	\$419,900	7.04	\$360,000	\$359,000	0.28
Average Sale Price	\$379,609	\$356,397	6.51	\$365,085	\$343,279	6.35
Median Sale Price	\$342,000	\$320,000	6.88	\$325,000	\$308,000	5.52
Average CDOM	54	57	-5.26	67	67	0.00
Median CDOM	19	17	11.76	22	26	-15.38

Sold Listings	This Month			Year to Date			Pending Listings	This Month			Year to Date		
	2020	2019	% Chg	2020	2019	% Chg		2020	2019	% Chg	2020	2019	% Chg
	0-99,999	1	3	-66.7	8	19		-57.9	0-99,999	3	2	50.0	8
100,000-149,999	6	4	50.0	28	37	-24.3	100,000-149,999	6	9	-33.3	30	35	-14.3
150,000-199,999	15	25	-40.0	76	142	-46.5	150,000-199,999	12	18	-33.3	94	141	-33.3
200,000-249,999	20	55	-63.6	193	296	-34.8	200,000-249,999	53	47	12.8	230	324	-29.0
250,000-299,999	68	67	1.5	299	358	-16.5	250,000-299,999	74	82	-9.8	357	403	-11.4
300,000-349,999	60	57	5.3	302	267	13.1	300,000-349,999	84	33	154.5	364	271	34.3
350,000-399,999	51	47	8.5	194	218	-11.0	350,000-399,999	66	37	78.4	240	247	-2.8
400,000-449,999	28	31	-9.7	129	137	-5.8	400,000-449,999	45	23	95.7	162	157	3.2
450,000-499,999	20	20	0.0	102	82	24.4	450,000-499,999	40	22	81.8	135	109	23.9
500,000-549,999	19	16	18.8	68	67	1.5	500,000-549,999	30	15	100.0	84	79	6.3
550,000-599,999	12	8	50.0	47	51	-7.8	550,000-599,999	16	7	128.6	72	66	9.1
600,000-649,999	2	11	-81.8	25	38	-34.2	600,000-649,999	5	6	-16.7	31	36	-13.9
650,000-699,999	6	5	20.0	21	25	-16.0	650,000-699,999	10	7	42.9	35	42	-16.7
700,000-749,999	4	1	300.0	11	6	83.3	700,000-749,999	9	8	12.5	21	14	50.0
750,000-799,999	3	1	200.0	13	11	18.2	750,000-799,999	8	3	166.7	18	12	50.0
800,000-849,999	2	3	-33.3	10	7	42.9	800,000-849,999	1	1	0.0	5	11	-54.5
850,000-899,999	4	2	100.0	8	8	0.0	850,000-899,999	5	3	66.7	20	15	33.3
900,000-949,999	0	0	0.0	2	3	-33.3	900,000-949,999	1	2	-50.0	3	2	50.0
950,000-999,999	1	0	N/A	5	1	400.0	950,000-999,999	2	2	0.0	8	8	0.0
1,000,000-1,099,999	1	1	0.0	8	2	300.0	1,000,000-1,099,999	2	0	N/A	6	1	500.0
1,100,000-1,199,999	2	0	N/A	5	0	N/A	1,100,000-1,199,999	1	1	0.0	8	3	166.7
1,200,000-1,299,999	0	1	-100.0	4	1	300.0	1,200,000-1,299,999	2	1	100.0	6	3	100.0
1,300,000-1,399,999	0	2	-100.0	0	3	-100.0	1,300,000-1,399,999	0	0	0.0	2	2	0.0
1,400,000-1,499,999	0	0	0.0	0	1	-100.0	1,400,000-1,499,999	0	0	0.0	1	2	-50.0
1,500,000-1,599,999	0	0	0.0	0	3	-100.0	1,500,000-1,599,999	1	1	0.0	2	4	-50.0
1,600,000-1,699,999	0	0	0.0	1	1	0.0	1,600,000-1,699,999	0	0	0.0	1	1	0.0
1,700,000-1,799,999	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	1,800,000-1,899,999	0	0	0.0	1	0	N/A
1,900,000-1,999,999	0	0	0.0	0	0	0.0	1,900,000-1,999,999	0	0	0.0	0	1	-100.0
2,000,000-2,249,999	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	1	-100.0	2,250,000-2,499,999	0	0	0.0	0	1	-100.0
2,500,000-2,749,999	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	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	3,000,000-3,249,999	0	0	0.0	0	0	0.0
3,250,000-3,499,999	0	0	0.0	0	0	0.0	3,250,000-3,499,999	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	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	4,000,000-4,249,999	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	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	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	325	360	-9.7	1559	1785	-12.7	Totals	476	330	44.2	1945	2005	-3.0

Active Listings	This Month			Year to Date			New Listings	This Month			Year to Date		
	2020	2019	% Chg	2020	2019	% Chg		2020	2019	% Chg	2020	2019	% Chg
	0-99,999	5	9	-44.4	22	24		-8.3	0-99,999	2	3	-33.3	11
100,000-149,999	8	28	-71.4	45	63	-28.6	100,000-149,999	4	12	-66.7	27	49	-44.9
150,000-199,999	21	63	-66.7	147	217	-32.3	150,000-199,999	18	16	12.5	105	164	-36.0
200,000-249,999	42	106	-60.4	305	476	-35.9	200,000-249,999	45	62	-27.4	219	373	-41.3
250,000-299,999	60	162	-63.0	453	626	-27.6	250,000-299,999	64	103	-37.9	376	505	-25.5
300,000-349,999	64	148	-56.8	490	495	-1.0	300,000-349,999	70	62	12.9	376	374	0.5
350,000-399,999	88	163	-46.0	378	448	-15.6	350,000-399,999	43	52	-17.3	274	319	-14.1
400,000-449,999	80	107	-25.2	258	292	-11.6	400,000-449,999	43	38	13.2	194	219	-11.4
450,000-499,999	66	122	-45.9	219	274	-20.1	450,000-499,999	35	40	-12.5	164	190	-13.7
500,000-549,999	50	83	-39.8	151	185	-18.4	500,000-549,999	24	18	33.3	112	132	-15.2
550,000-599,999	24	79	-69.6	113	177	-36.2	550,000-599,999	10	27	-63.0	78	120	-35.0
600,000-649,999	29	52	-44.2	68	110	-38.2	600,000-649,999	14	10	40.0	45	71	-36.6
650,000-699,999	31	56	-44.6	91	107	-15.0	650,000-699,999	10	6	66.7	59	67	-11.9
700,000-749,999	17	24	-29.2	46	48	-4.2	700,000-749,999	6	2	200.0	36	29	24.1
750,000-799,999	20	37	-45.9	54	62	-12.9	750,000-799,999	8	5	60.0	34	41	-17.1
800,000-849,999	7	20	-65.0	21	36	-41.7	800,000-849,999	3	5	-40.0	9	25	-64.0
850,000-899,999	17	34	-50.0	50	55	-9.1	850,000-899,999	6	6	0.0	28	32	-12.5
900,000-949,999	6	12	-50.0	9	16	-43.7	900,000-949,999	1	0	N/A	6	12	-50.0
950,000-999,999	14	21	-33.3	34	34	0.0	950,000-999,999	5	6	-16.7	19	19	0.0
1,000,000-1,099,999	8	14	-42.9	17	18	-5.6	1,000,000-1,099,999	1	1	0.0	9	9	0.0
1,100,000-1,199,999	12	17	-29.4	24	26	-7.7	1,100,000-1,199,999	3	2	50.0	17	14	21.4
1,200,000-1,299,999	14	18	-22.2	28	26	7.7	1,200,000-1,299,999	1	3	-66.7	10	19	-47.4
1,300,000-1,399,999	8	7	14.3	11	12	-8.3	1,300,000-1,399,999	1	1	0.0	5	4	25.0
1,400,000-1,499,999	5	6	-16.7	8	10	-20.0	1,400,000-1,499,999	0	0	0.0	3	5	-40.0
1,500,000-1,599,999	6	8	-25.0	12	16	-25.0	1,500,000-1,599,999	0	0	0.0	7	4	75.0
1,600,000-1,699,999	1	3	-66.7	2	4	-50.0	1,600,000-1,699,999	0	0	0.0	1	2	-50.0
1,700,000-1,799,999	3	2	50.0	4	3	33.3	1,700,000-1,799,999	1	1	0.0	1	1	0.0
1,800,000-1,899,999	4	2	100.0	6	2	200.0	1,800,000-1,899,999	0	0	0.0	3	2	50.0
1,900,000-1,999,999	1	6	-83.3	4	7	-42.9	1,900,000-1,999,999	0	1	-100.0	2	5	-60.0
2,000,000-2,249,999	0	5	-100.0	2	8	-75.0	2,000,000-2,249,999	1	1	0.0	1	1	0.0
2,250,000-2,499,999	3	4	-25.0	6	10	-40.0	2,250,000-2,499,999	1	2	-50.0	3	5	-40.0
2,500,000-2,749,999	3	4	-25.0	6	5	20.0	2,500,000-2,749,999	0	0	0.0	2	3	-33.3
2,750,000-2,999,999	0	4	-100.0	1	5	-80.0	2,750,000-2,999,999	0	1	-100.0	0	2	-100.0
3,000,000-3,249,999	4	2	100.0	5	2	150.0	3,000,000-3,249,999	1	0	N/A	3	0	N/A
3,250,000-3,499,999	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	1	2	-50.0	1	2	-50.0	3,500,000-3,749,999	0	0	0.0	0	1	-100.0
3,750,000-3,999,999	4	2	100.0	4	2	100.0	3,750,000-3,999,999	0	0	0.0	3	0	N/A
4,000,000-4,249,999	0	0	0.0	1	0	N/A	4,000,000-4,249,999	0	0	0.0	0	0	0.0
4,250,000-4,499,999	1	2	-50.0	2	2	0.0	4,250,000-4,499,999	0	0	0.0	0	1	-100.0
4,500,000-4,749,999	1	0	N/A	1	0	N/A	4,500,000-4,749,999	0	0	0.0	1	0	N/A
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+	2	7	-71.4	7	8	-12.5	5,000,000+	0	0	0.0	0	3	-100.0
Totals	730	1441	-49.3	3106	3913	-20.6	Totals	421	486	-13.4	2243	2842	-21.1

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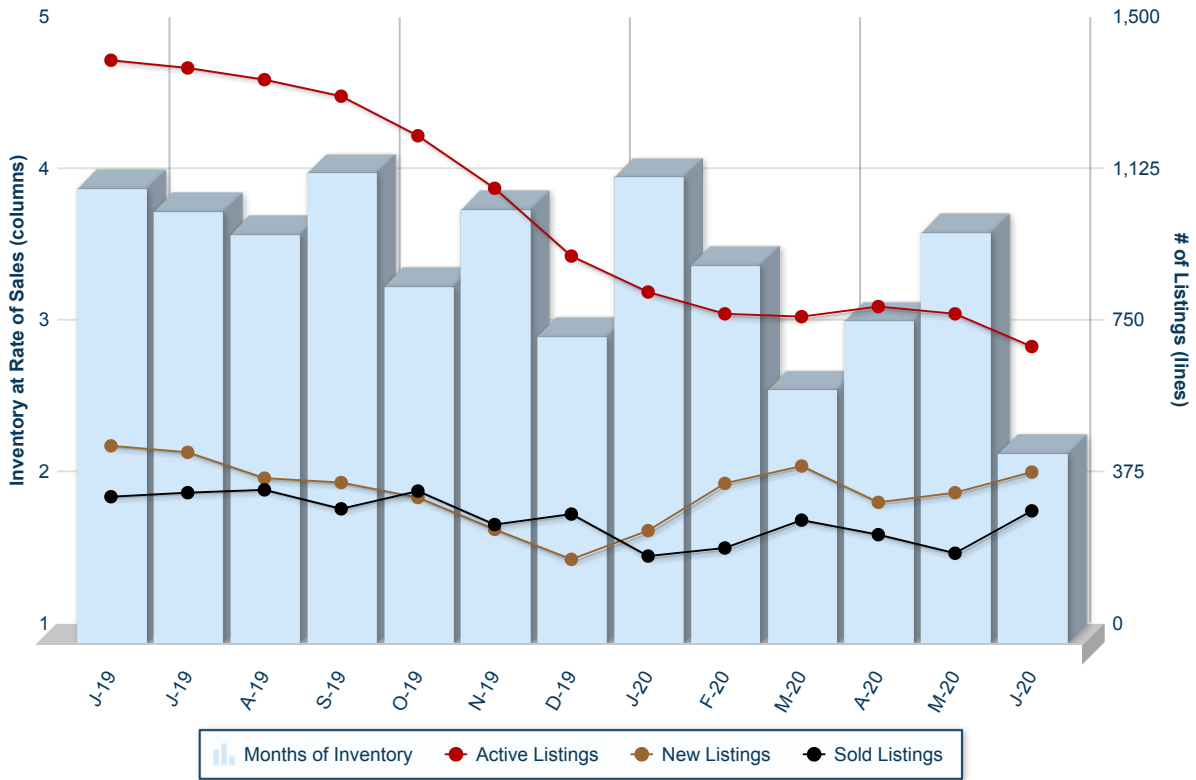
Jackson Co Year Over Year Comparison

Activity between 6/1/2020 and 6/30/2020

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	13	3	-76	2	0	-	0	0	0	1	0	-	234,000	0	-	234,000	0	-	234,000	0	-	97	0	-
Ashland	357	231	-35	62	65	+4	43	74	+72	41	30	-26	20,590,735	15,855,500	-22	502,213	528,516	+5	479,000	467,250	-	97	96	-1
Central Point	184	115	-37	50	39	-22	43	52	+20	46	45	-2	14,496,469	16,217,520	+11	315,140	360,389	+14	270,700	328,000	+21	98	98	0
Eagle Point	154	102	-33	37	39	+5	24	37	+54	37	25	-32	13,375,605	9,469,399	-29	361,502	378,775	+4	364,350	370,000	+1	97	97	0
Gold Hill	61	37	-39	19	8	-57	5	9	+80	10	6	-40	2,705,450	3,023,000	+11	270,545	503,833	+86	223,000	494,500	+121	97	98	+1
Jacksonville	117	65	-44	23	23	0	11	24	+118	5	19	+280	2,981,750	11,268,000	+277	596,350	593,052	-0	640,000	510,000	-	97	97	0
Medford	643	402	-37	215	166	-22	157	194	+23	156	139	-10	53,867,403	46,797,604	-13	345,303	336,673	-2	311,995	320,000	+2	97	98	+1
Phoenix	34	22	-35	12	13	+8	4	7	+75	7	7	0	1,880,400	2,192,175	+16	268,628	313,167	+16	315,000	295,000	-	96	99	+3
Rogue River	73	38	-47	16	10	-37	10	14	+40	10	13	+30	3,720,300	5,290,972	+42	372,030	406,997	+9	389,650	410,000	+5	97	97	0
Shady Cove	39	23	-41	11	8	-27	4	7	+75	6	9	+50	2,155,400	2,848,800	+32	359,233	316,533	-11	347,500	300,000	-	97	98	+1
Talent	57	52	-8	15	13	-13	9	17	+88	16	7	-56	5,912,700	2,767,500	-53	369,543	395,357	+6	347,712	350,000	+0	98	98	0
White City	54	46	-14	14	29	+107	11	29	+163	18	20	+11	4,308,699	5,969,300	+38	239,372	298,465	+24	234,000	268,450	+14	100	99	-1
Totals	1786	1136	-36	476	413	-13	321	464	+45	353	320	-9	126,228,911	121,699,770	-4	357,589	380,312	+6	320,000	342,500	+7	98	98	0
Grand Totals	1,786	1,136	-36	476	413	-13	321	464	+45	353	320	-9	126,228,911	121,699,770	-4	357,589	380,312	+6	320,000	342,500	+7	98	98	0

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Jackson Co Inventory June 2019-20



	Active Listings	New Listings	Sold Listings	Months Inventory
Jun - 2020	732	421	325	2.25
May - 2020	813	370	220	3.70
Apr - 2020	831	346	266	3.12
Mar - 2020	806	436	302	2.67
Feb - 2020	813	393	233	3.49
Jan - 2020	867	276	213	4.07
Dec - 2019	956	205	317	3.02
Nov - 2019	1,124	279	291	3.86
Oct - 2019	1,254	358	374	3.35
Sep - 2019	1,352	395	330	4.10
Aug - 2019	1,393	406	377	3.69
Jul - 2019	1,422	470	370	3.84
Jun - 2019	1,441	486	360	4.00

Keybox Activity Report



Keybox Accesses	Jun 19	Jun 20	Change
	10900	8856	-18.8%

