



MARKET REPORT

OAKLAND (CITY), CA
AUGUST 2022 | SINGLE FAMILY



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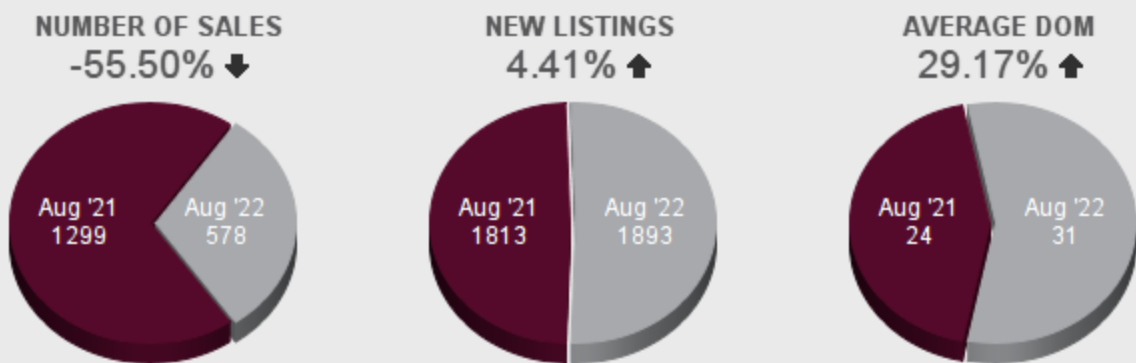
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OAKLAND (CITY), CA | August 2022

REAL ESTATE SNAPSHOT

Change since this time last year

Single Family



0.00%
MEDIAN SALES PRICE
SINGLE FAMILY

-0.38% ↓
AVERAGE SALES PRICE
SINGLE FAMILY

5.42% ↑
MEDIAN LIST PRICE
(SOLD LISTINGS)
SINGLE FAMILY

3.45% ↑
AVERAGE LIST PRICE
(SOLD LISTINGS)
SINGLE FAMILY

■ Aug '21 ■ Aug '22

OAKLAND (CITY), CA

MARKET SUMMARY

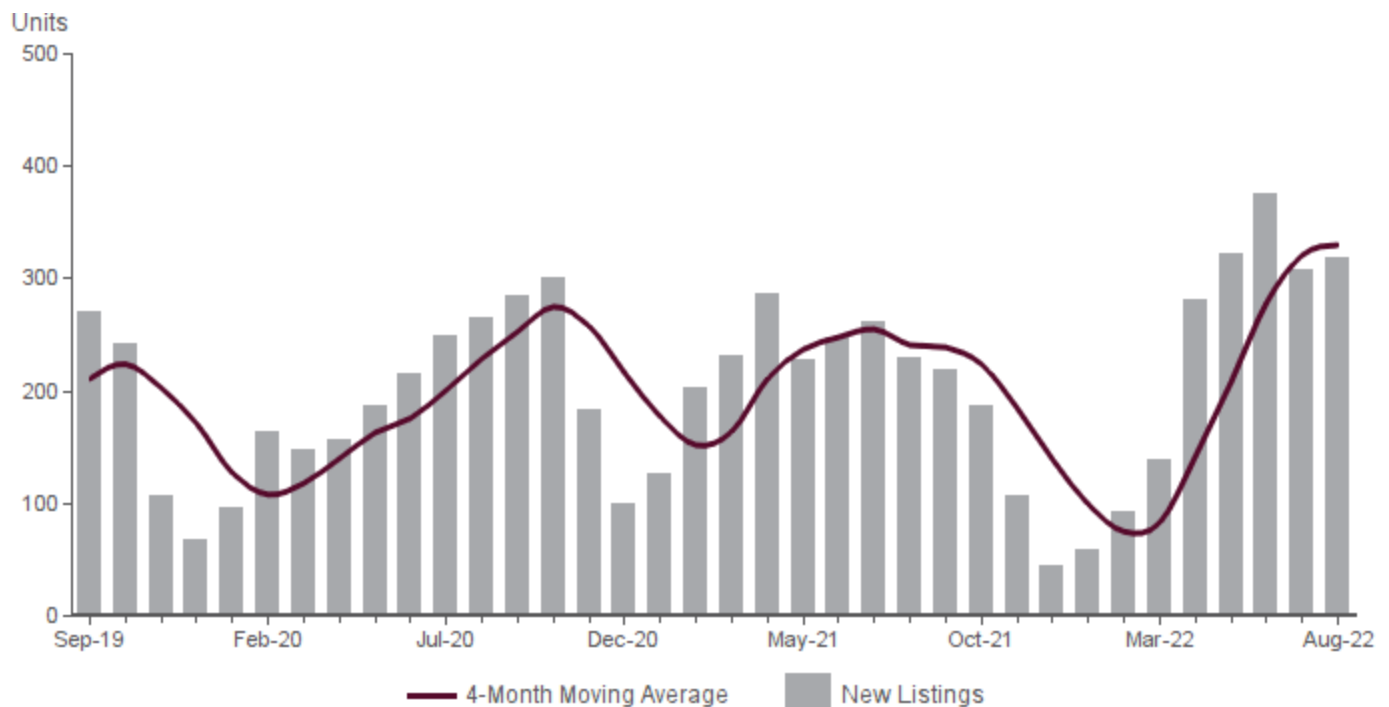
AUGUST 2022 | SINGLE FAMILY

Market Summary	Month to Date			Year to Date		
	August 2022	August 2021	% Change	YTD 2022	YTD 2021	% Change
New Listings	318	230	38.26% ▲	1893	1813	4.41% ▲
Sold Listings	224	178	25.84% ▲	578	1299	-55.5% ▼
Median List Price (Solds)	\$899,000	\$799,000	12.52% ▲	\$895,000	\$849,000	5.42% ▲
Median Sold Price	\$1,069,000	\$918,825	16.34% ▲	\$1,000,000	\$1,000,000	0%
Median Days on Market	18	15	20% ▲	20	13	53.85% ▲
Average List Price (Solds)	\$1,038,473	\$887,048	17.07% ▲	\$986,289	\$953,356	3.45% ▲
Average Sold Price	\$1,170,104	\$1,072,894	9.06% ▲	\$1,132,066	\$1,136,371	-0.38% ▼
Average Days on Market	25	23	8.7% ▲	31	24	29.17% ▲
List/Sold Price Ratio	111.9%	118.2%	-5.35% ▼	113.9%	117.9%	-3.39% ▼

NEW PROPERTIES

AUGUST 2022 | SINGLE FAMILY

Number of new properties listed for sale during the month

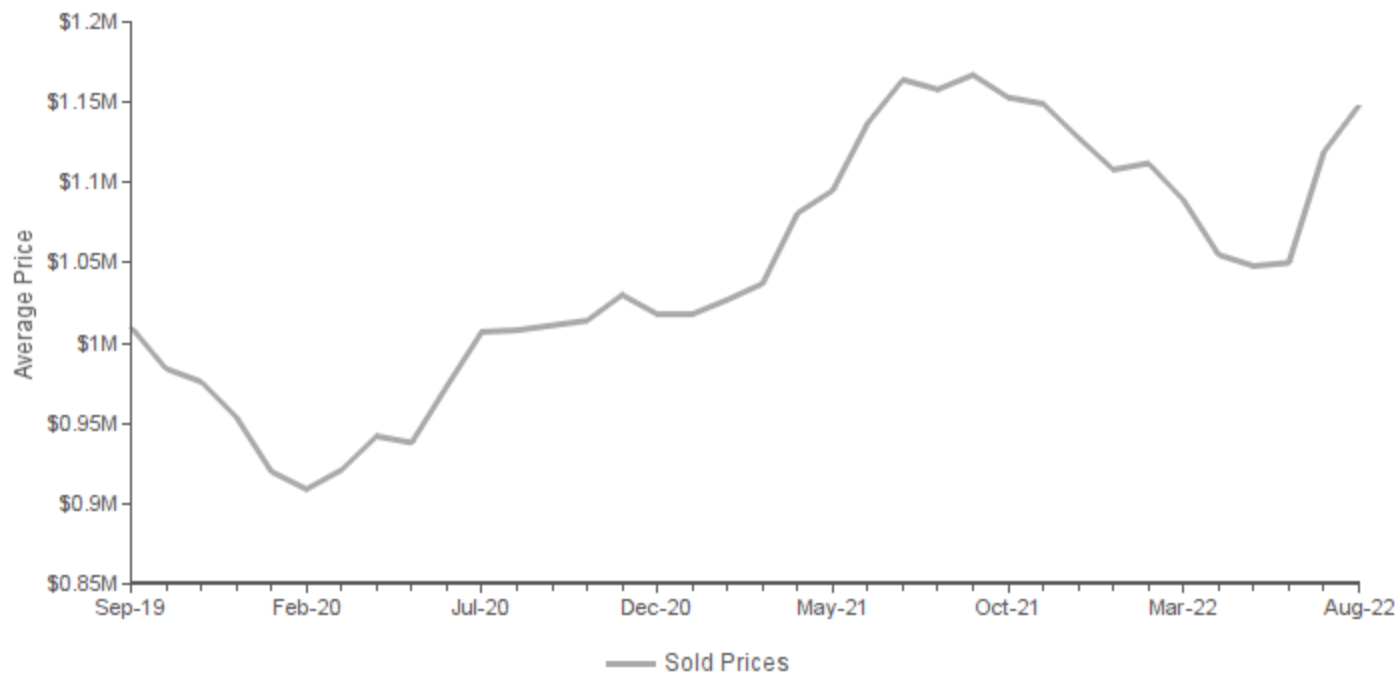


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AVERAGE SALES PRICE

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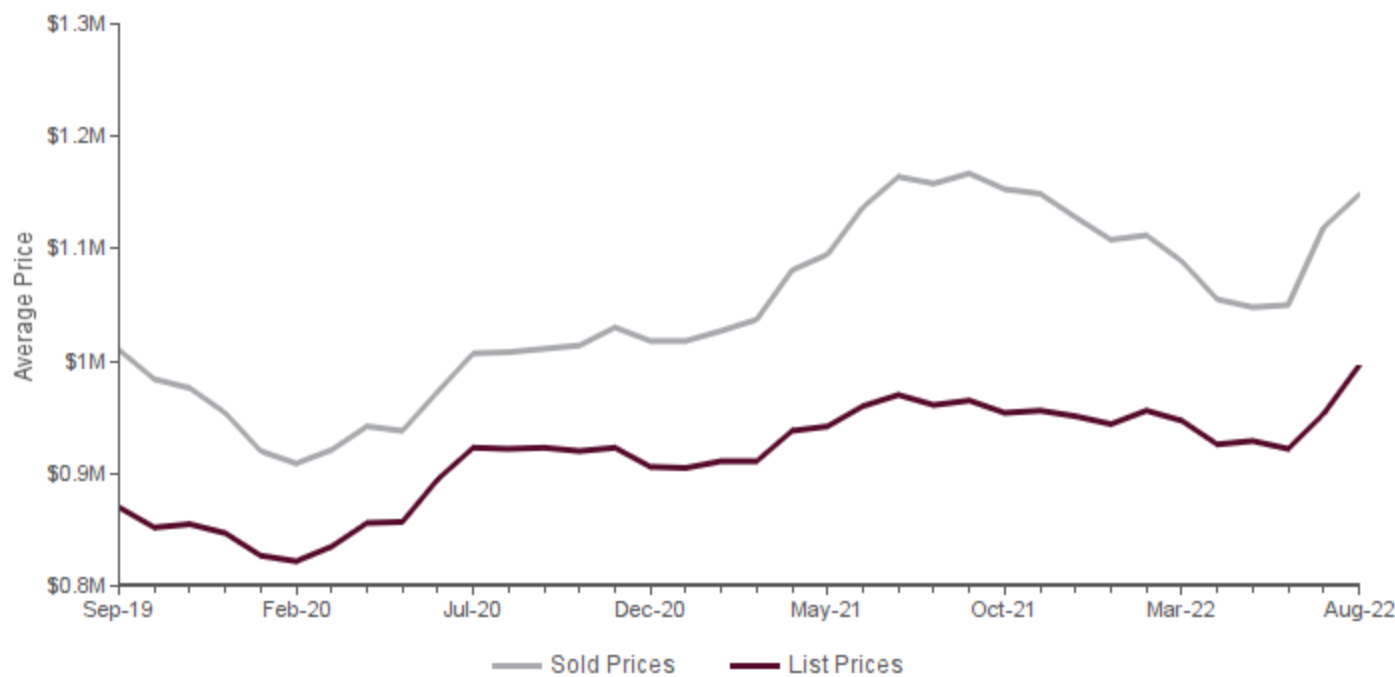
Average price for sold properties (6-Month Moving Average)



AVERAGE SALES/LIST PRICE

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Average list price compared to average sold price of properties sold each month (6-Month Moving Average)

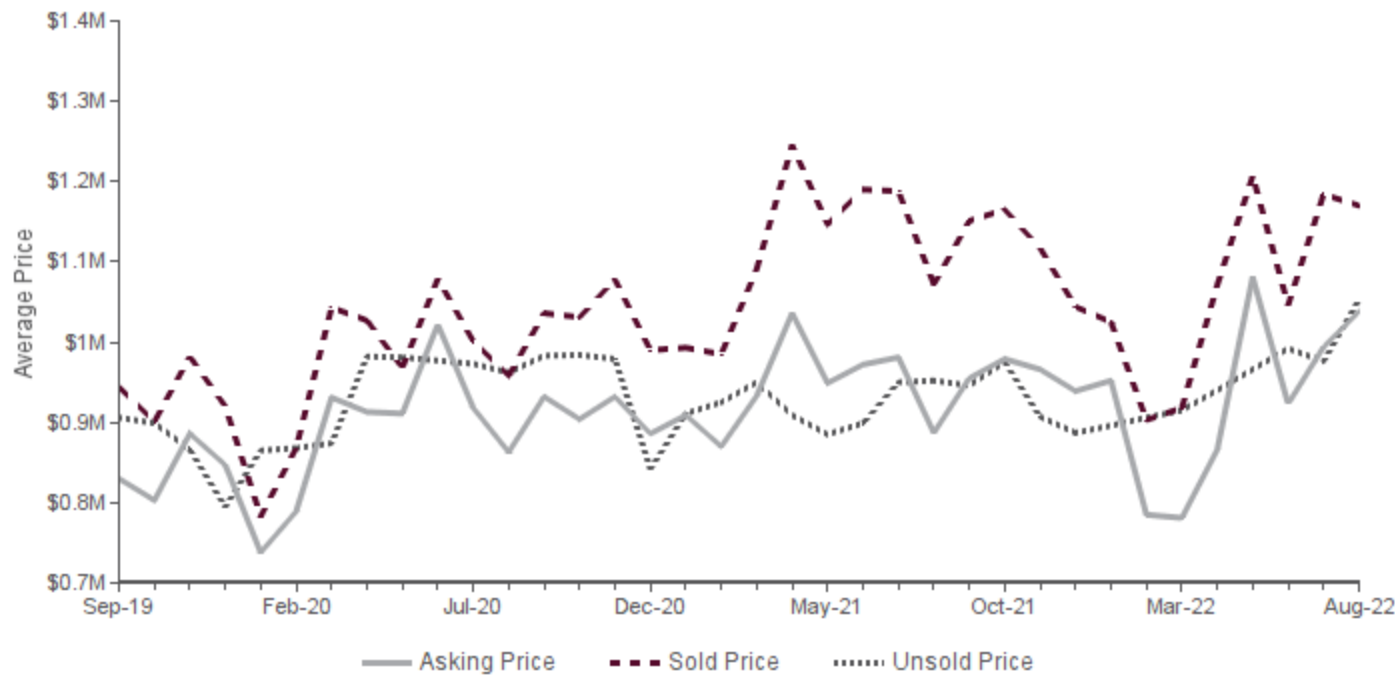


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AVERAGE ASKING/SOLD/UNSOLD PRICE

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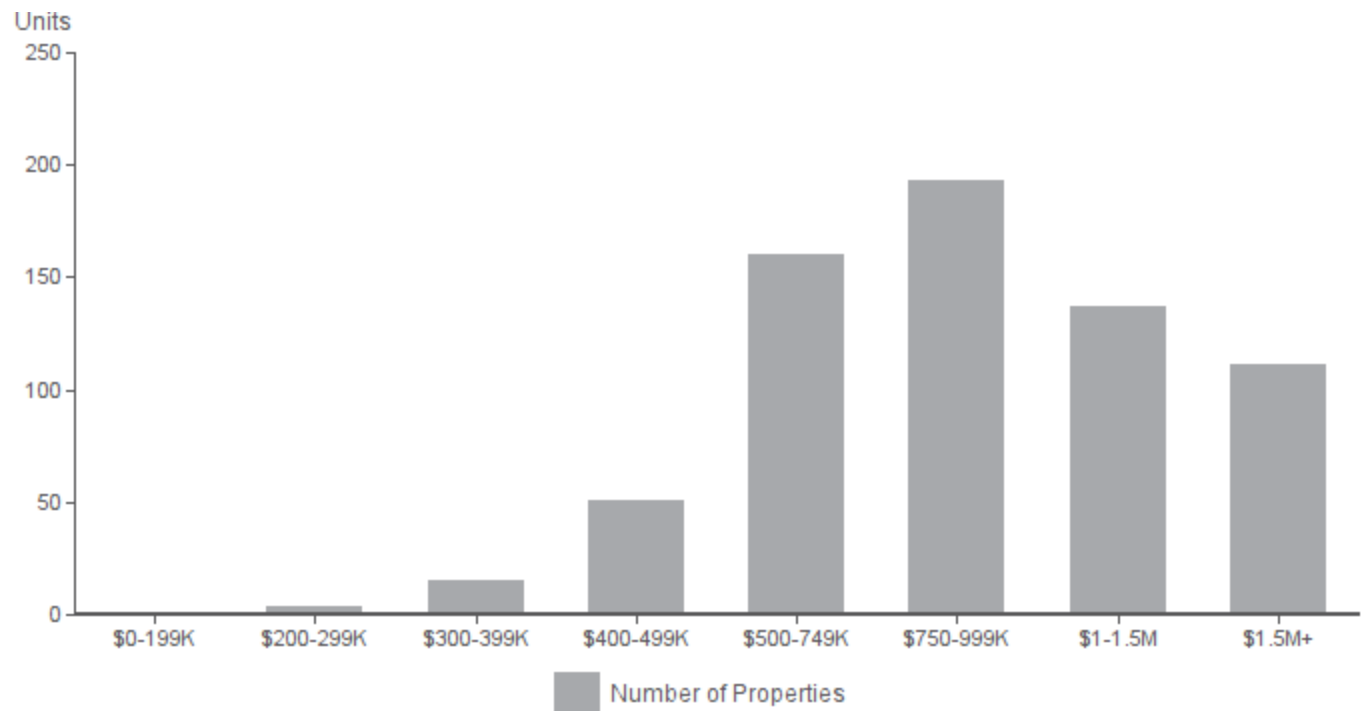
Asking Price | the average asking price of sold properties
Sold Price | the average selling price
Unsold Price | the average active list price



PROPERTIES FOR SALE

AUGUST 2022 | SINGLE FAMILY

Number of properties currently listed for sale by price range

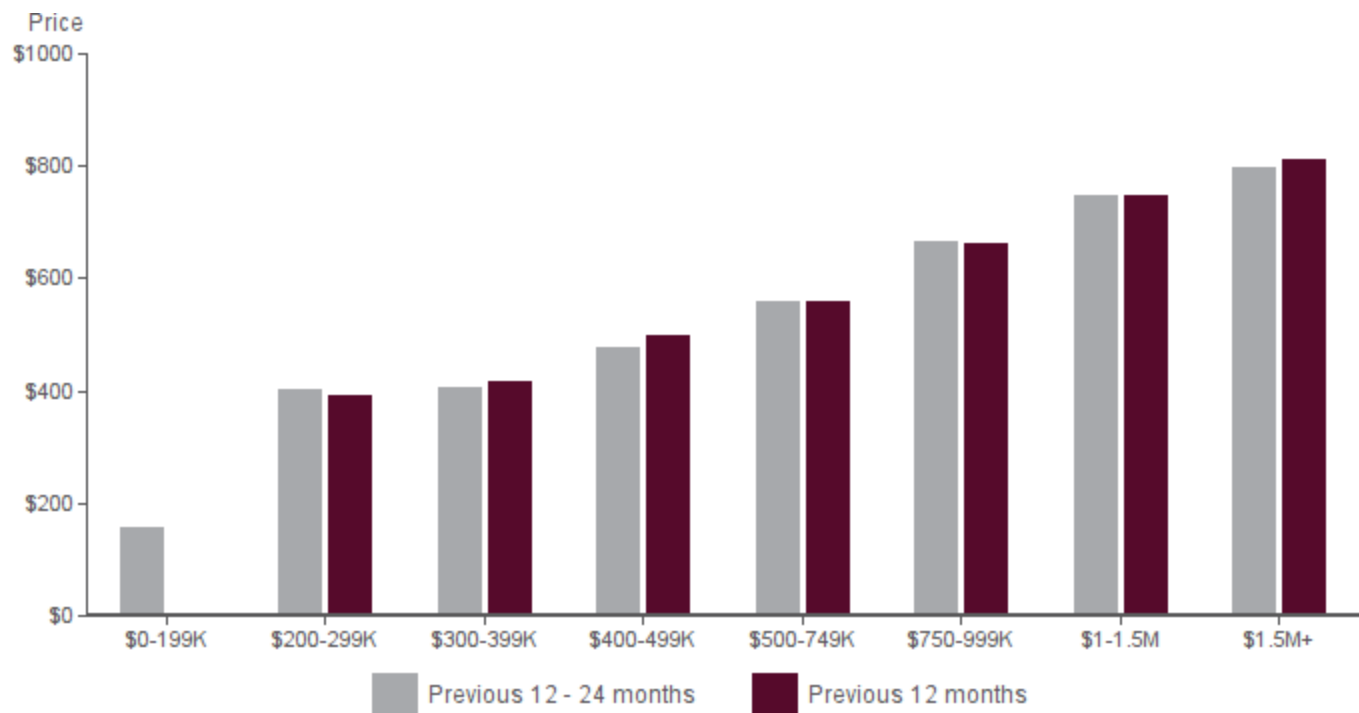


OAKLAND (CITY), CA

AVERAGE SALES PRICE PER SQFT

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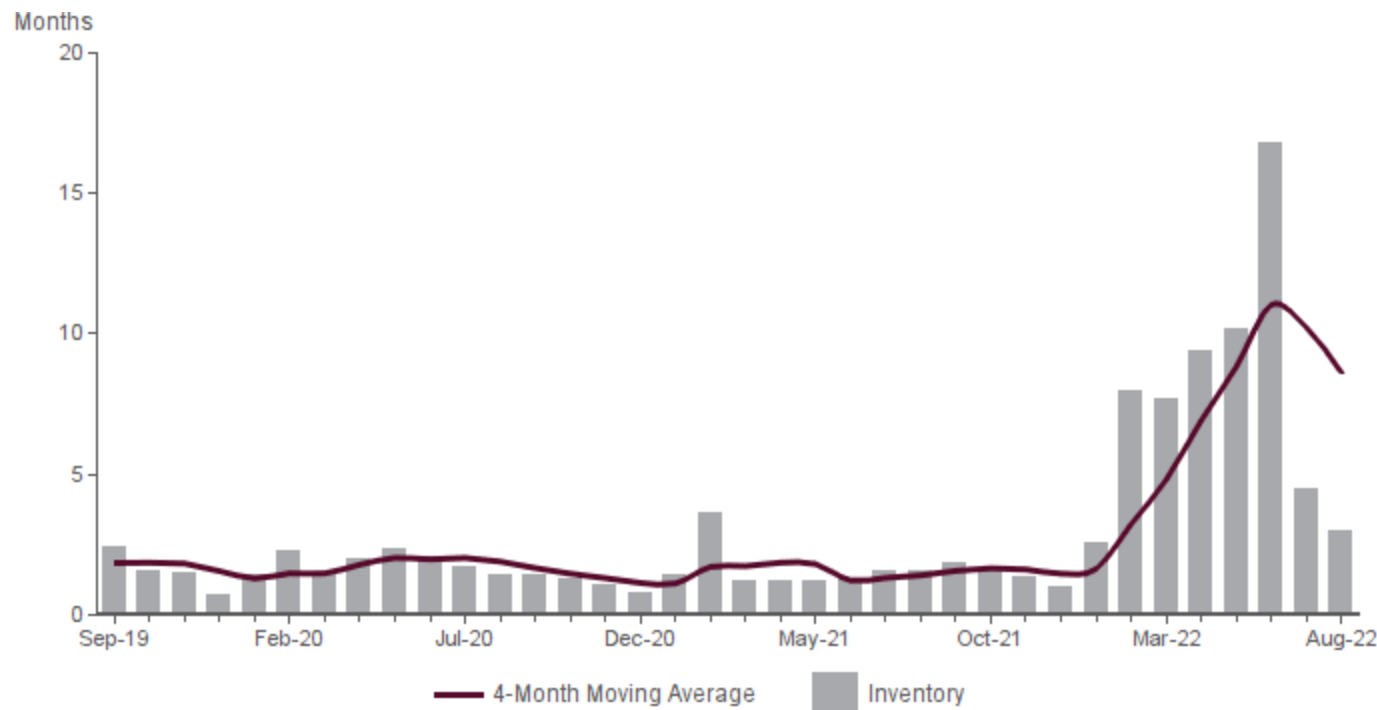
Average Sales Price per SqFt for previous two years



MONTHS SUPPLY OF INVENTORY

AUGUST 2022 | SINGLE FAMILY

Properties for sale divided by number of properties sold



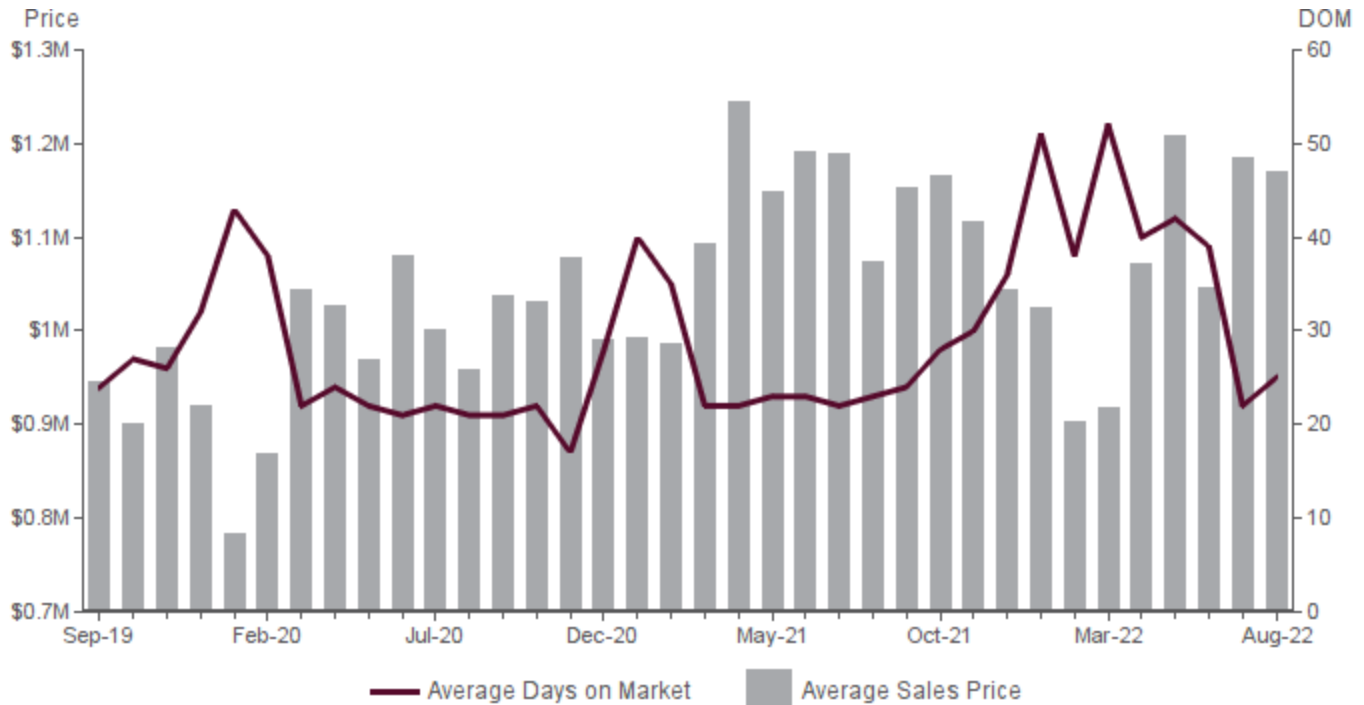
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AVERAGE SALES PRICE AND AVERAGE DAYS ON MARKET

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Average Sales Price | Average sales price for all properties sold.

Average Days on Market | Average days on market for all properties sold.



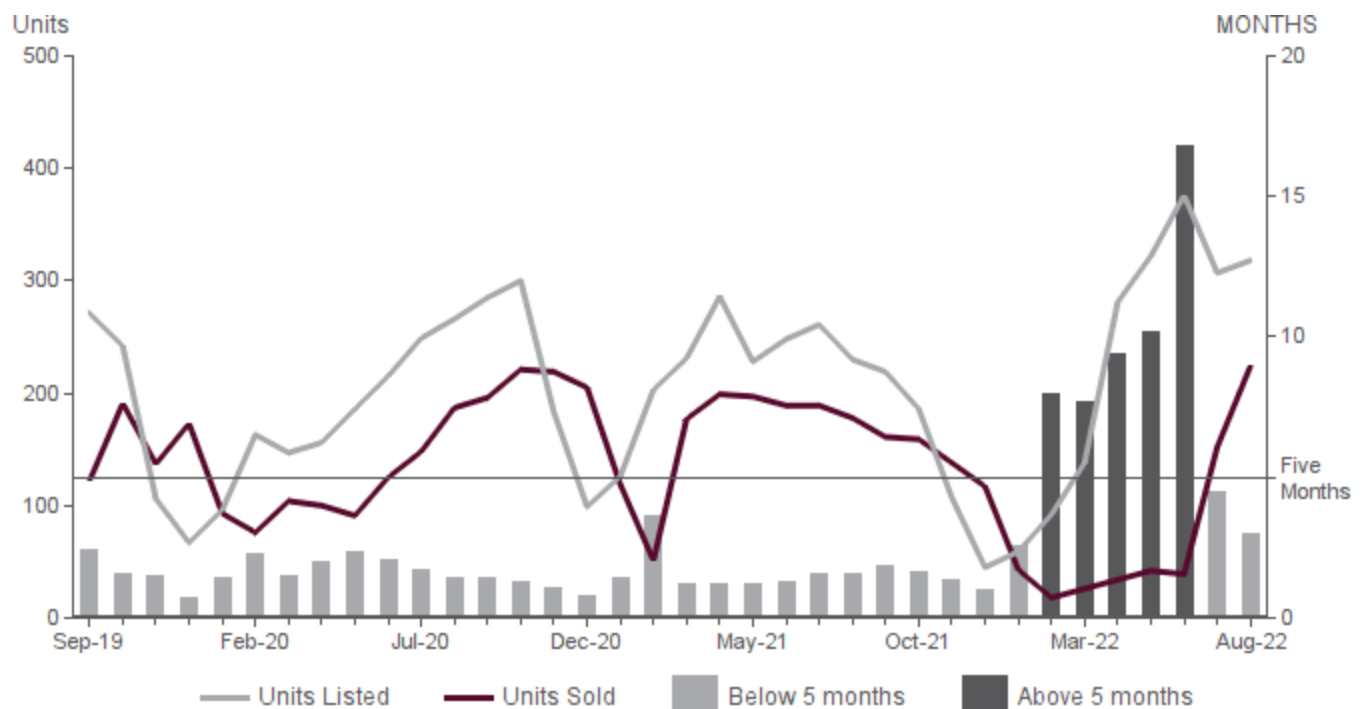
MONTHS SUPPLY OF INVENTORY

AUGUST 2022 | SINGLE FAMILY

Months Supply of Inventory | Properties for sale divided by number of properties sold.

Units Listed | Number of properties listed for sale at the end of month.

Units Sold | Number of properties sold.





The statistics presented in the Market Report are compiled based on figures and data generated by [IDC Global](#) and [Datafloat](#) for the benefit of Intero Real Estate. Due to possible reporting inconsistencies, Days on Market (DOM), average prices and rates of appreciation should be used to analyze trends only. Due to MLS reporting methods and allowable reporting policy, this data is only informational and may not be completely accurate. Data maintained by the MLSs may not reflect all real estate activity in the market. All information should be independently reviewed and verified for accuracy. Properties may or may not be listed by the office/agent presenting the information.

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