



# QUARTERLY MARKET REPORT

Q4 2022 | MARTINEZ (CITY), CA



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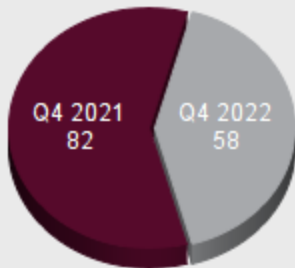
# MARTINEZ (CITY), CA | Q4 2022

## REAL ESTATE SNAPSHOT

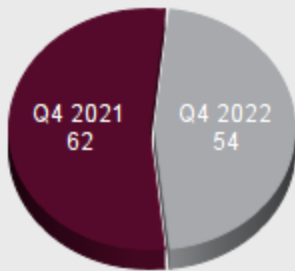
Change since this time last year

### Single Family

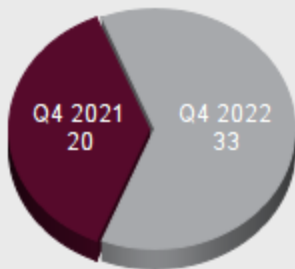
**NUMBER OF SALES**  
-29.27% ↓



**NEW LISTINGS**  
-12.90% ↓

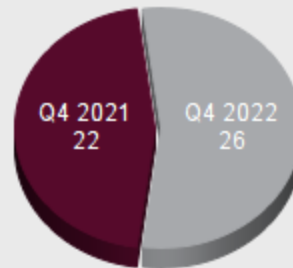


**AVERAGE DOM**  
65.00% ↑

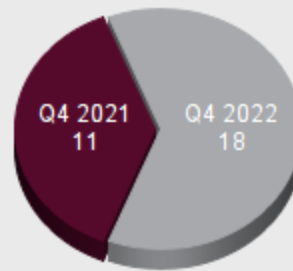


### Condo

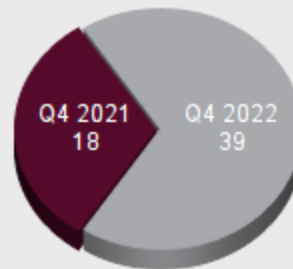
**NUMBER OF SALES**  
18.18% ↑



**NEW LISTINGS**  
63.64% ↑



**AVERAGE DOM**  
↑



■ Q4 2021   ■ Q4 2022

# MARTINEZ (CITY), CA

## MARKET OVERVIEW

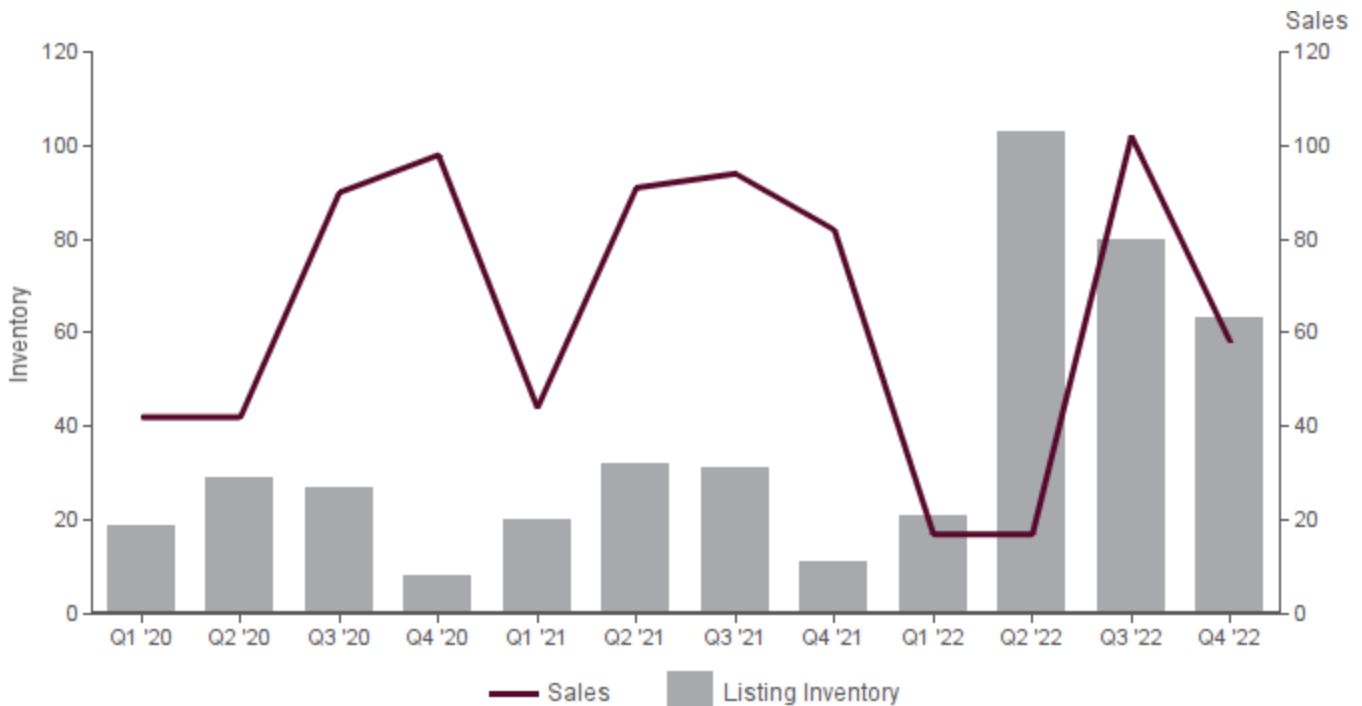
Q4 2022 | SINGLE FAMILY

Market Summary	Quarter			Year to Date		
	Q4 2022	Q4 2021	% Change	YTD 2022	YTD 2021	% Change
New Listings	54	62	-12.9% ▼	349	351	-0.57% ▼
Sold Listings	58	82	-29.27% ▼	194	311	-37.62% ▼
Median List Price (Solds)	\$767,000	\$799,000	-4.01% ▼	\$799,250	\$798,000	0.16% ▲
Median Sold Price	\$759,500	\$840,000	-9.58% ▼	\$801,250	\$850,000	-5.74% ▼
Median Days on Market	22	11	100% ▲	23	11	109.09% ▲
Average List Price (Solds)	\$829,669	\$843,031	-1.58% ▼	\$860,381	\$834,482	3.1% ▲
Average Sold Price	\$819,902	\$866,737	-5.4% ▼	\$863,398	\$881,557	-2.06% ▼
Average Days on Market	33	20	65% ▲	32	19	68.42% ▲
List/Sold Price Ratio	99.2%	102.9%	-3.54% ▼	100.4%	105.9%	-5.13% ▼

## LISTING INVENTORY AND NUMBER OF SALES

Q4 2022 | SINGLE FAMILY

Quarterly inventory of properties for sale along with number of sales

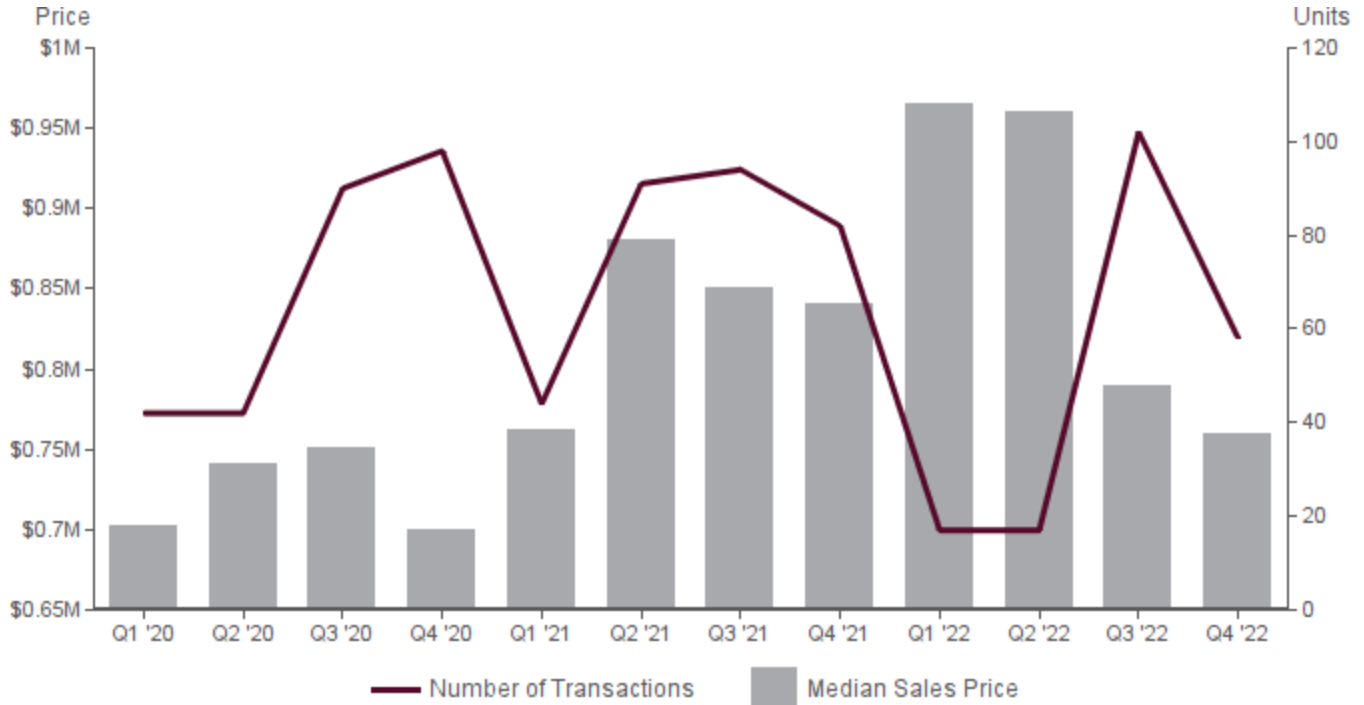


# MARTINEZ (CITY), CA

## MEDIAN SALES PRICE AND NUMBER OF SALES

Q4 2022 | SINGLE FAMILY

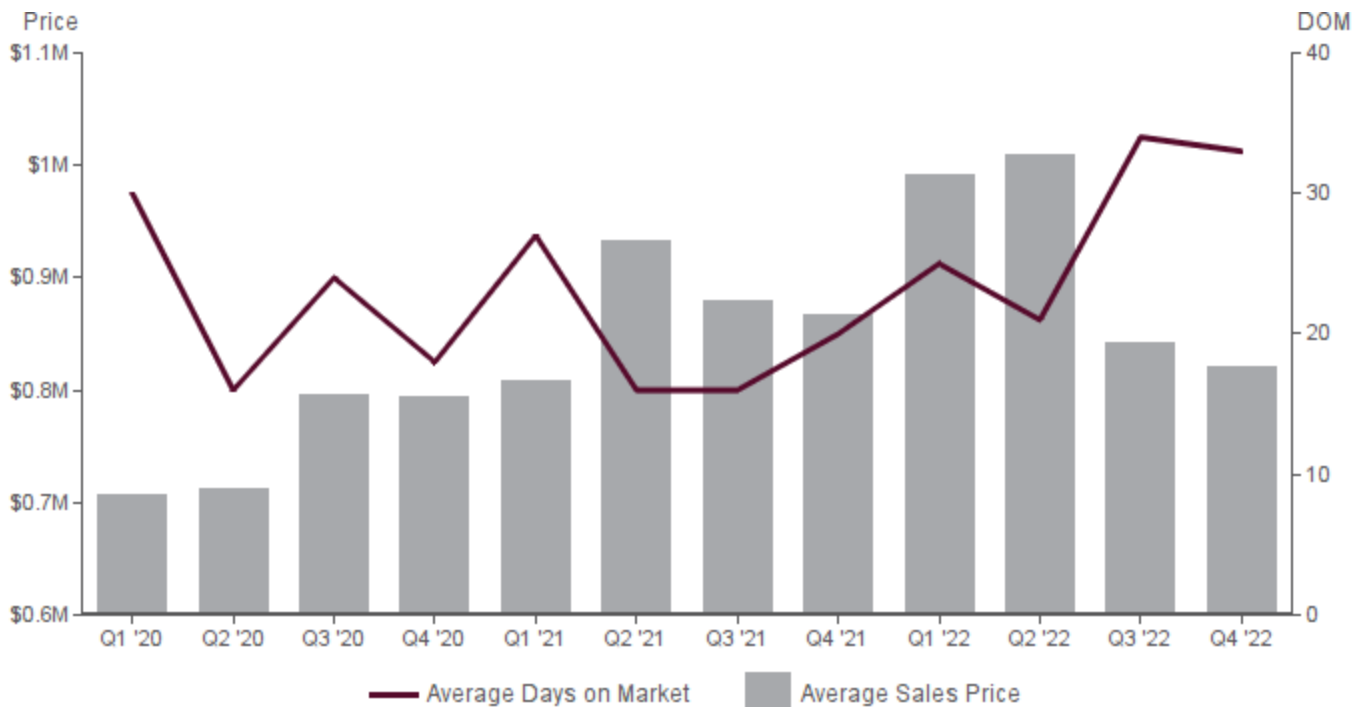
**Median Sales Price** | Price of the "middle" property sold -an equal number of sales were above and below this price.  
**Number of Sales** | Number of properties sold.



## AVERAGE SALES PRICE AND AVERAGE DAYS ON MARKET

Q4 2022 | SINGLE FAMILY

**Average Sales Price** | Average sales price for all properties sold.  
**Average Days on Market** | Average days on market for all properties sold.

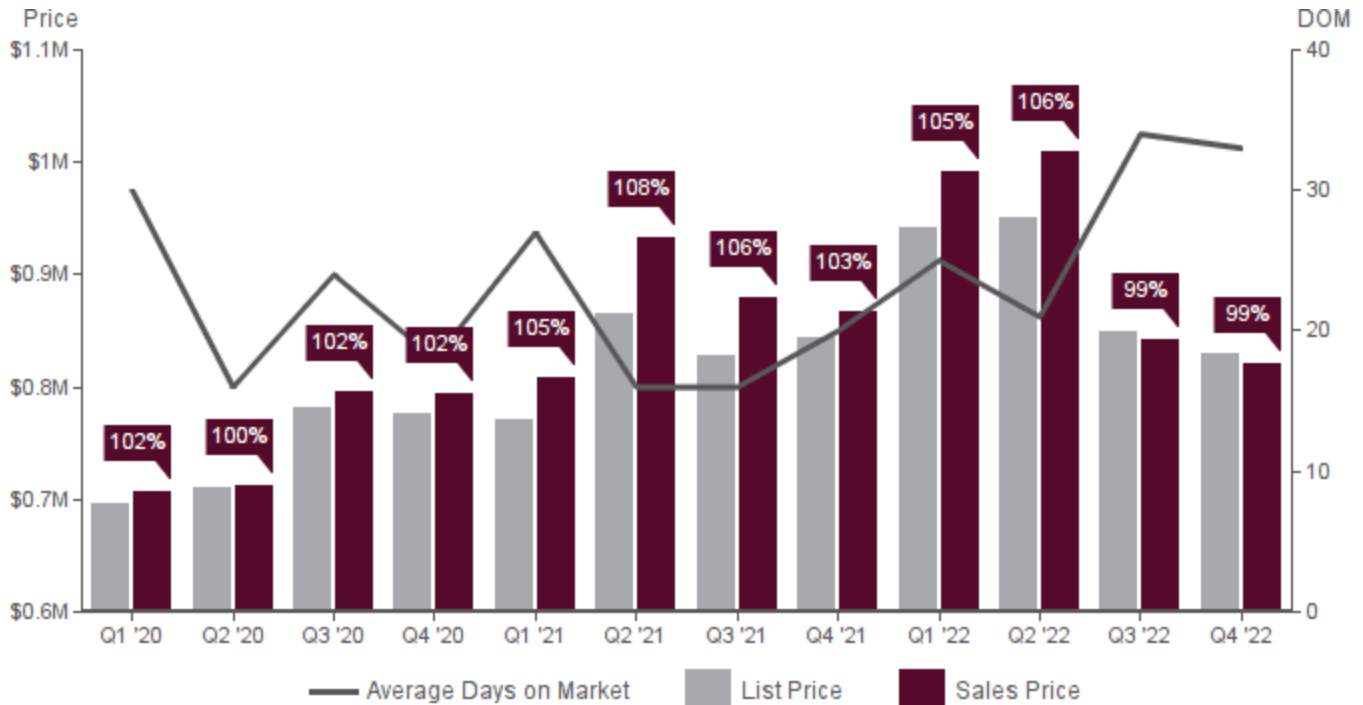


# MARTINEZ (CITY), CA

## SALES PRICE AS A PERCENTAGE OF ORIGINAL PRICE & AVERAGE DOM

Q4 2022 | SINGLE FAMILY

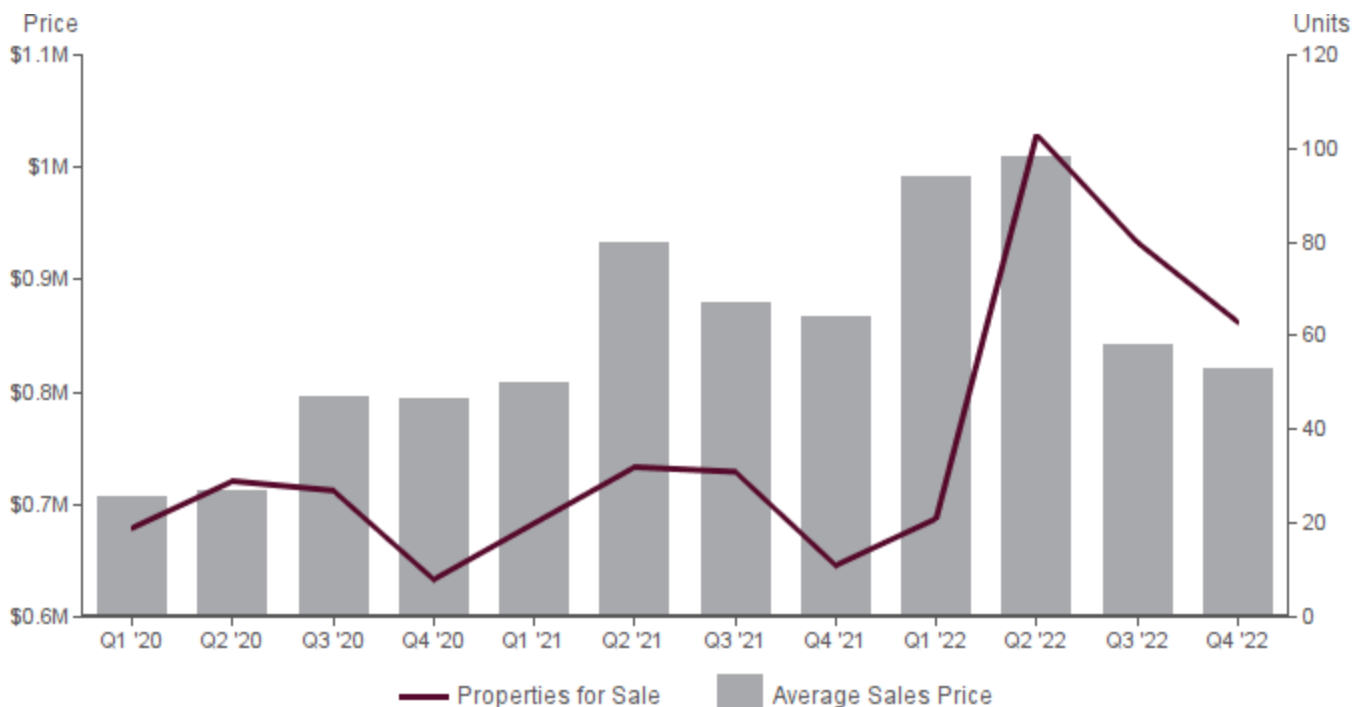
**Sale Price as a Percentage of Original Price** | Average sale price of property as percentage of final list price.  
**Average Days on Market** | Average days on market for all properties sold.



## AVERAGE SALES PRICE AND NUMBER OF PROPERTIES FOR SALE

Q4 2022 | SINGLE FAMILY

**Average Sales Price** | Average sales price for all properties sold.  
**Properties for Sale** | Number of properties listed for sale at the end of quarter.



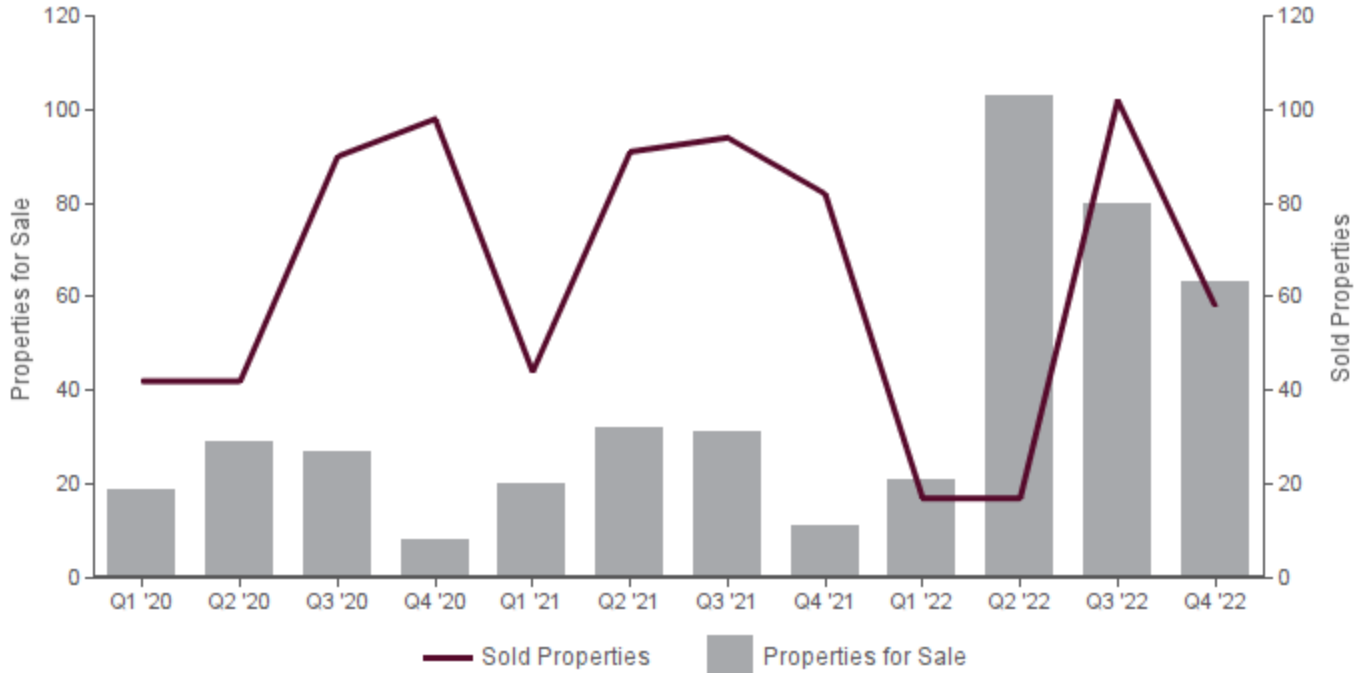
# MARTINEZ (CITY), CA

## PROPERTIES FOR SALE AND SOLD PROPERTIES

Q4 2022 | SINGLE FAMILY

**Properties for Sale** | Number of properties listed for sale at the end of quarter.

**Sold Properties** | Number of properties sold.



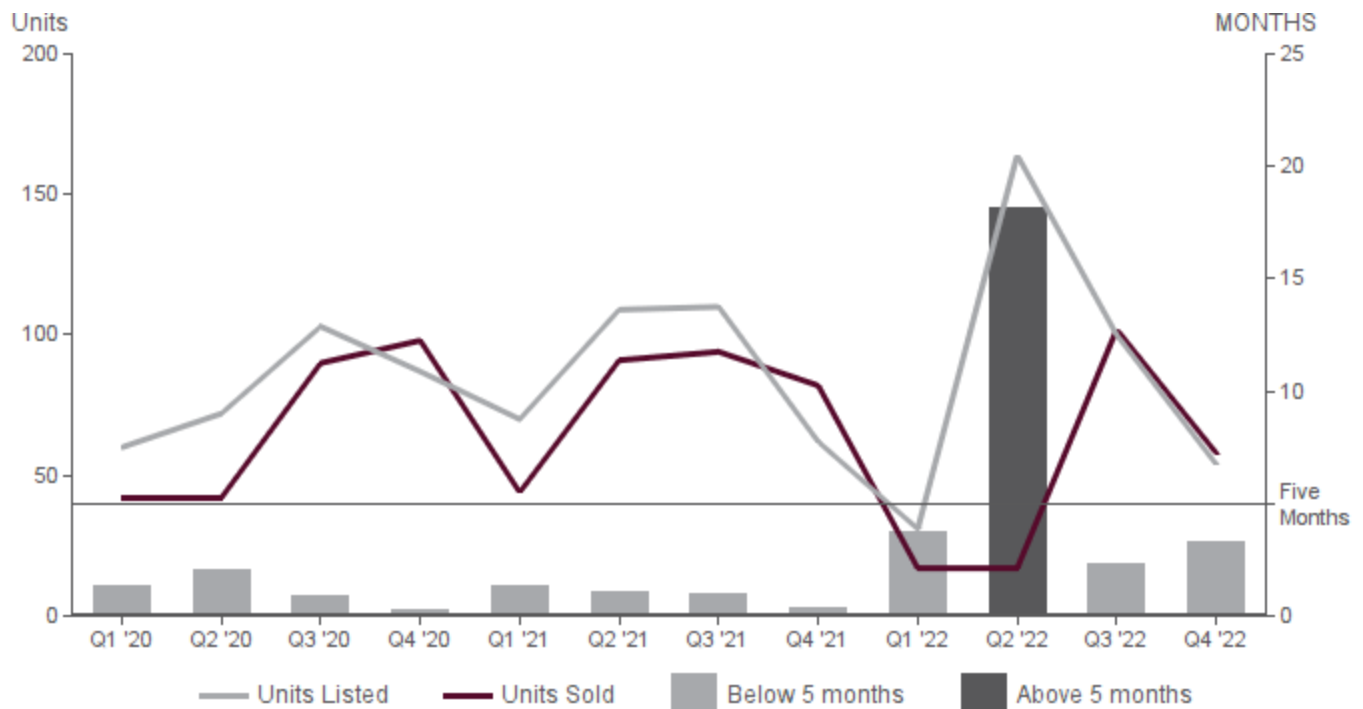
## MONTHS SUPPLY OF INVENTORY

Q4 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.

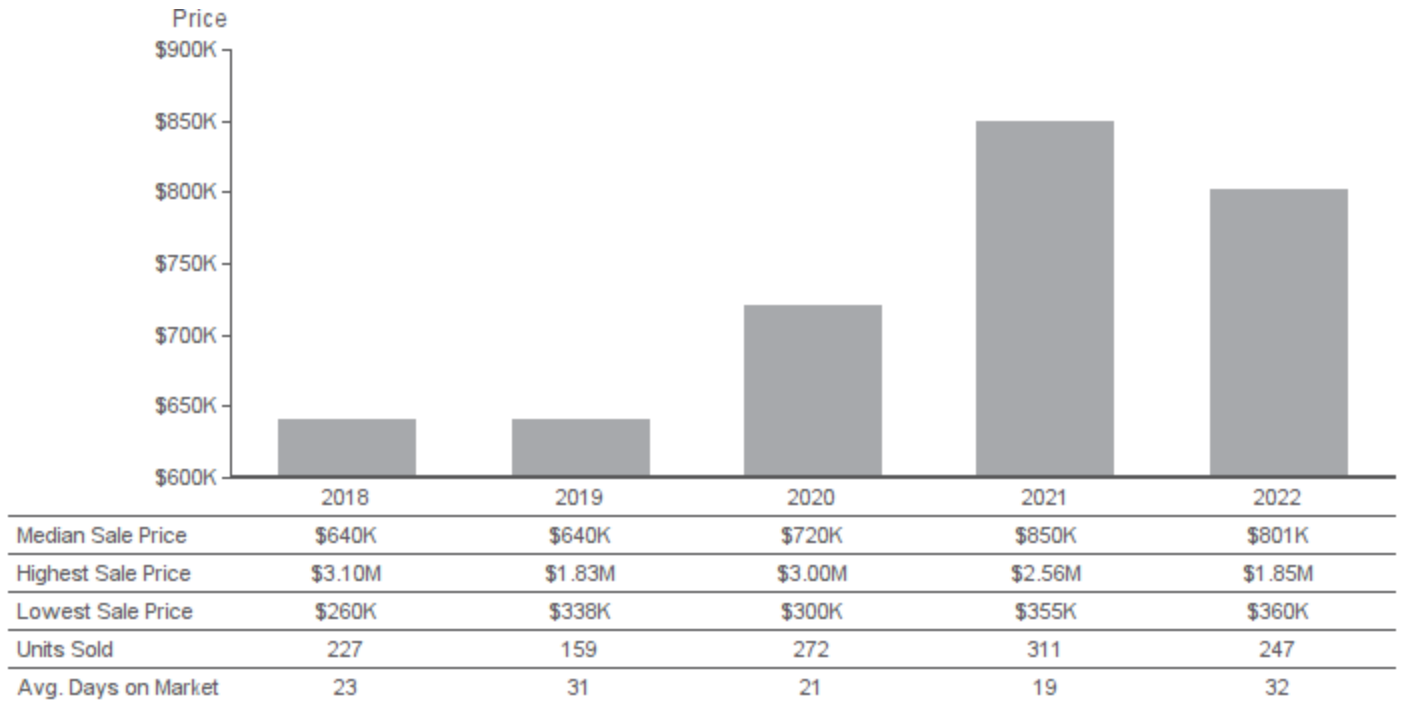


# MARTINEZ (CITY), CA

## MEDIAN SALE PRICE

Q4 2022 | SINGLE FAMILY

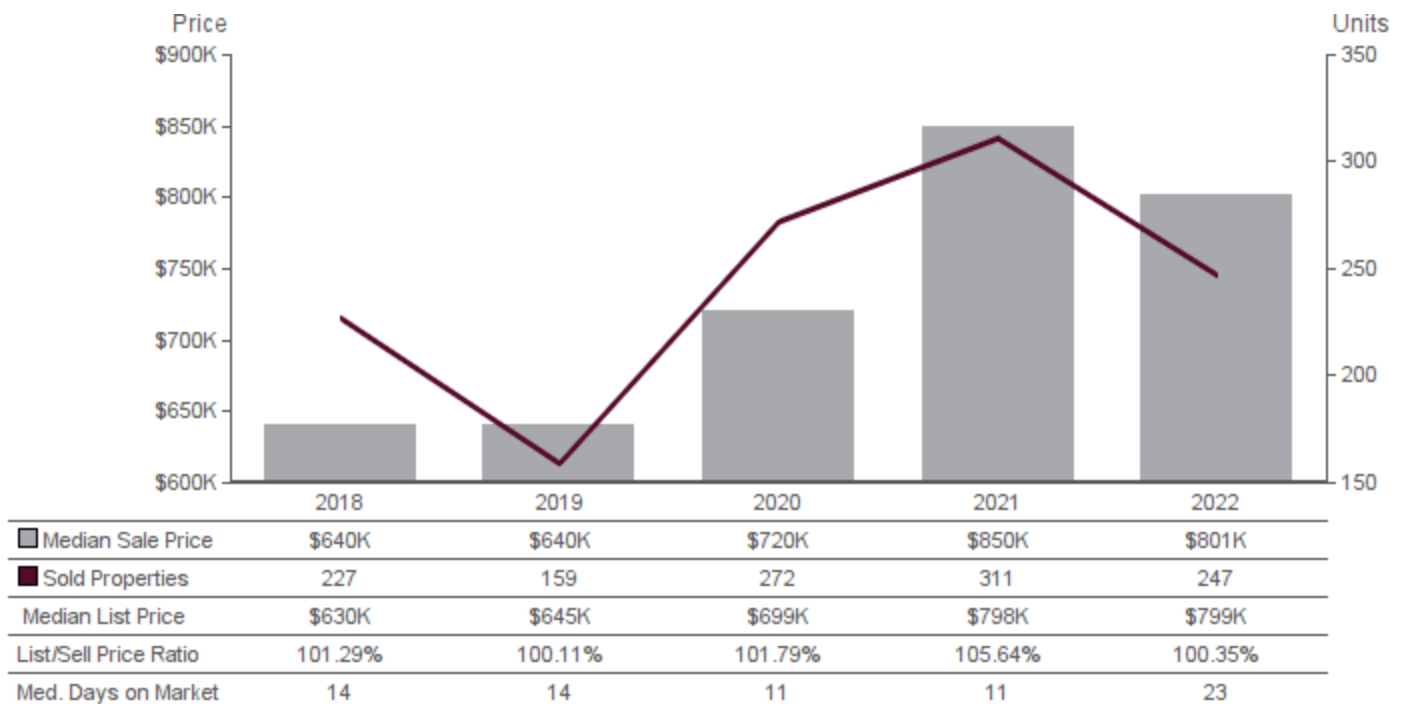
Price of the "middle" property sold -an equal number of sales were above and below this price



## MEDIAN SALE PRICE AND UNITS SOLD

Q4 2022 | SINGLE FAMILY

Median Sale Price vs. Number of Sold Properties each Year \*\* Sold Properties for current year are annualized based on actual sales year-to-date



# MARTINEZ (CITY), CA

## MARKET OVERVIEW

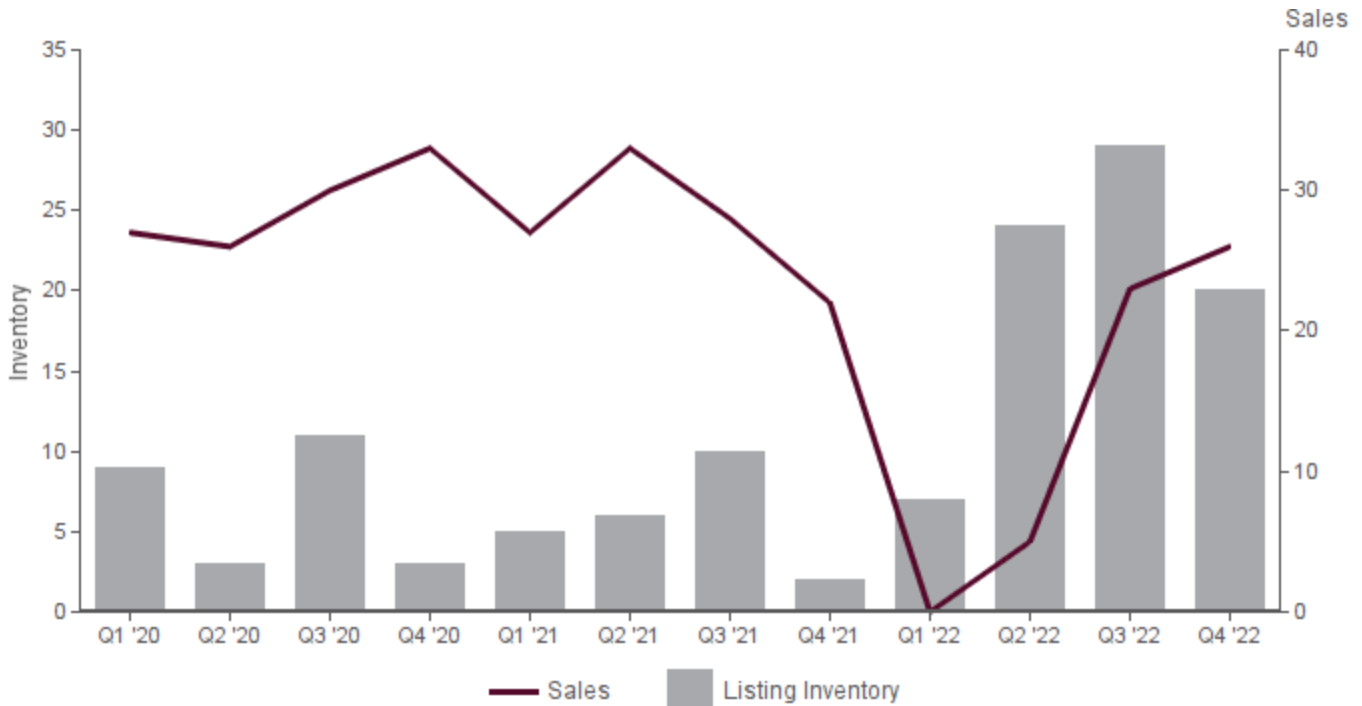
Q4 2022 | CONDO

Market Summary	Quarter			Year to Date		
	Q4 2022	Q4 2021	% Change	YTD 2022	YTD 2021	% Change
New Listings	18	11	63.64% ▲	107	110	-2.73% ▼
Sold Listings	26	22	18.18% ▲	54	110	-50.91% ▼
Median List Price (Solds)	\$570,000	\$569,000	0.18% ▲	\$557,000	\$539,500	3.24% ▲
Median Sold Price	\$562,500	\$584,000	-3.68% ▼	\$562,500	\$565,500	-0.53% ▼
Median Days on Market	29	15	93.33% ▲	22	11	100% ▲
Average List Price (Solds)	\$570,803	\$584,498	-2.34% ▼	\$577,010	\$534,880	7.88% ▲
Average Sold Price	\$558,626	\$592,909	-5.78% ▼	\$574,651	\$558,674	2.86% ▲
Average Days on Market	39	18	116.67% ▲	35	15	133.33% ▲
List/Sold Price Ratio	97.9%	101.5%	-3.6% ▼	99.6%	104.3%	-4.5% ▼

## LISTING INVENTORY AND NUMBER OF SALES

Q4 2022 | CONDO

Quarterly inventory of properties for sale along with number of sales



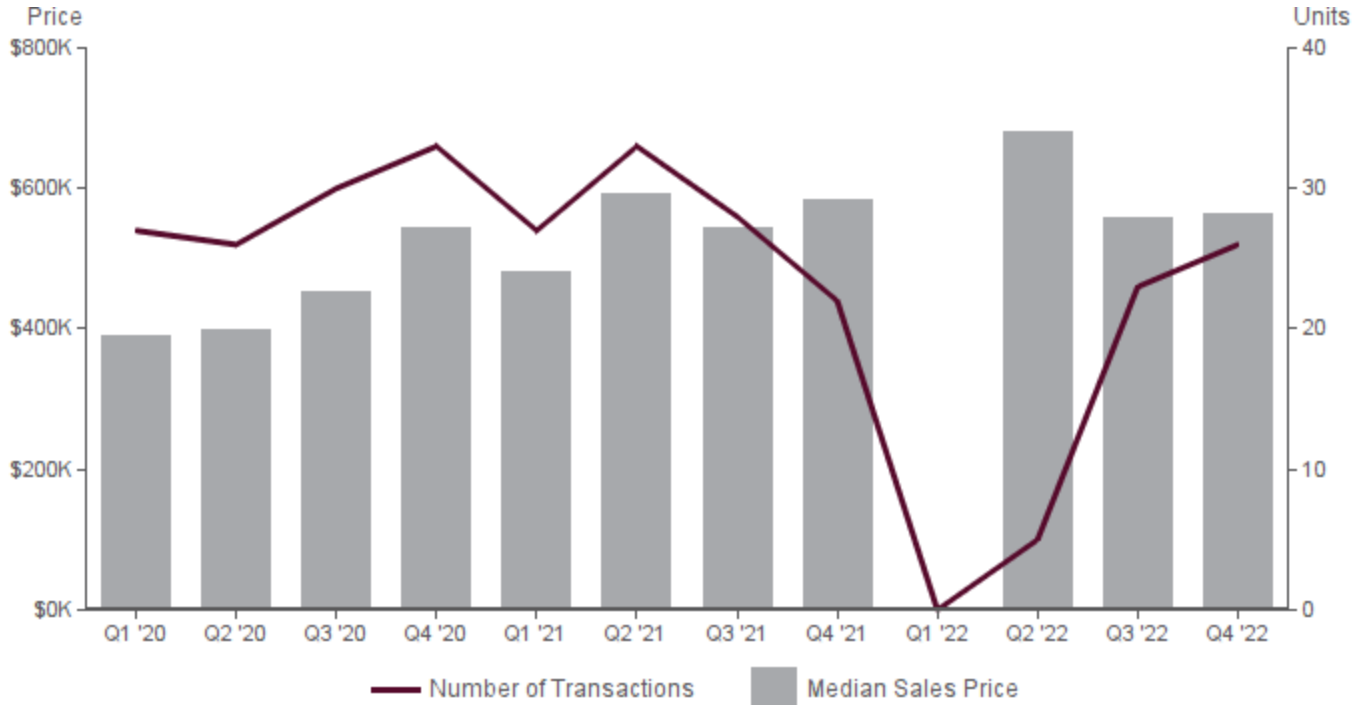


# MARTINEZ (CITY), CA

## MEDIAN SALES PRICE AND NUMBER OF SALES

Q4 2022 | CONDO

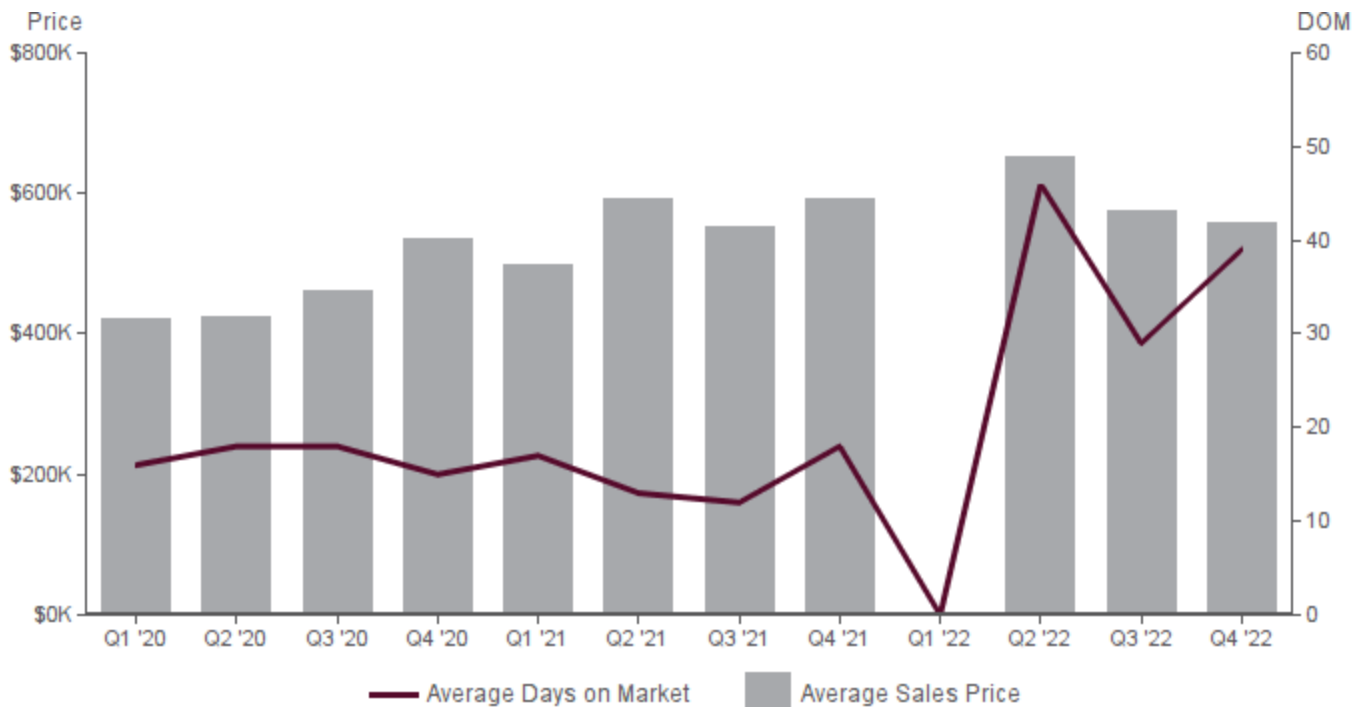
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## AVERAGE SALES PRICE AND AVERAGE DAYS ON MARKET

Q4 2022 | CONDO

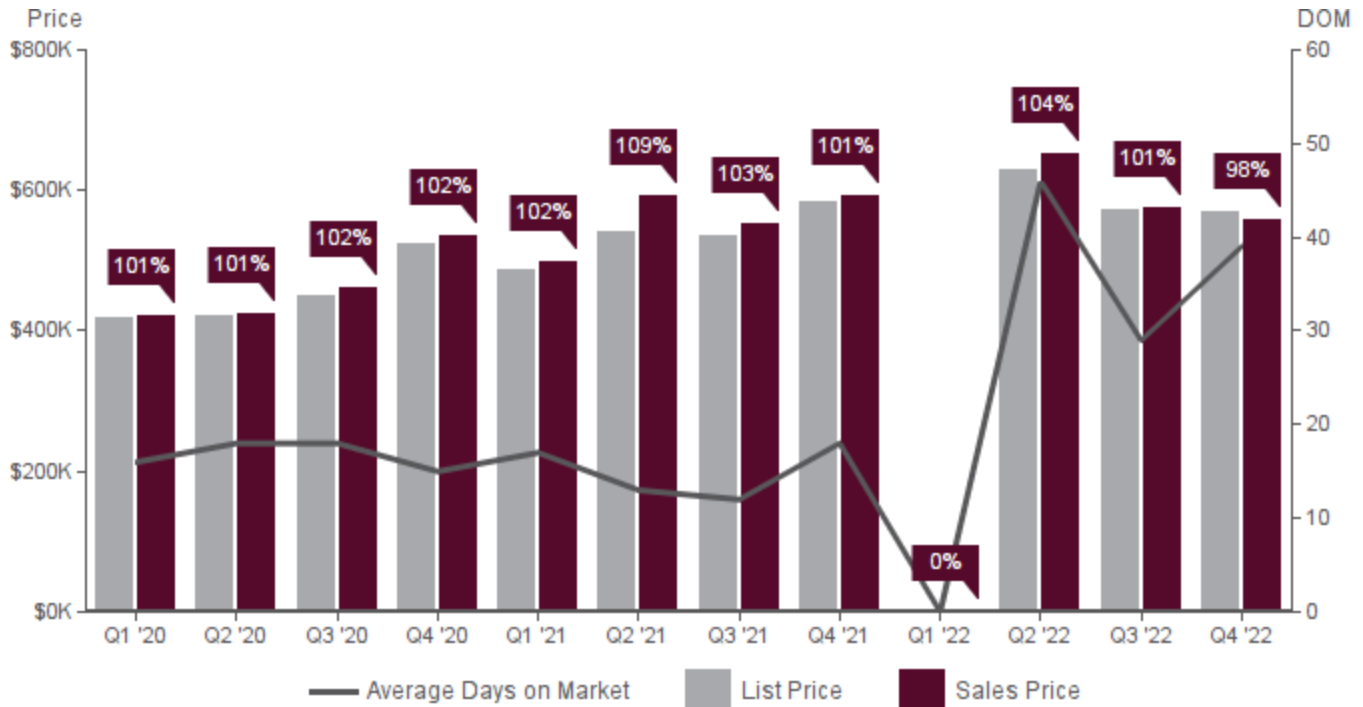
**Average Sales Price** | Average sales price for all properties sold.  
**Average Days on Market** | Average days on market for all properties sold.



# MARTINEZ (CITY), CA

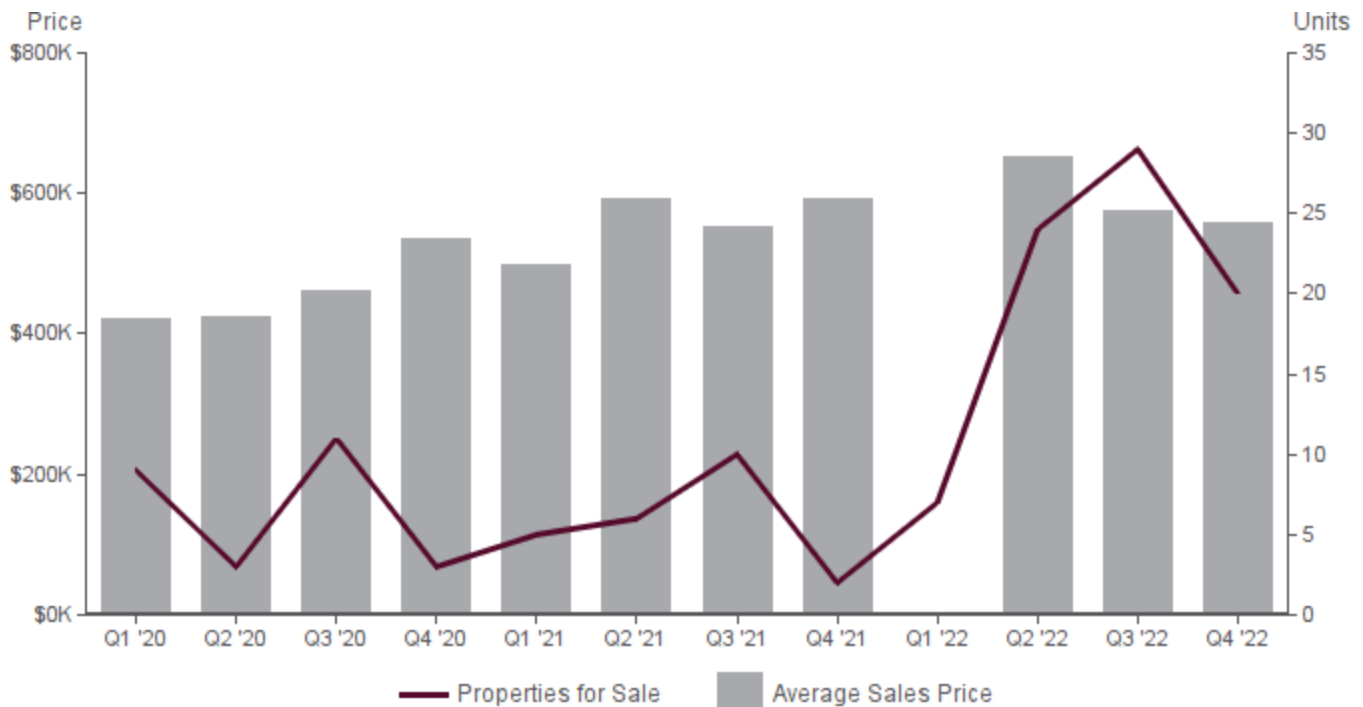
## SALES PRICE AS A PERCENTAGE OF ORIGINAL PRICE & AVERAGE DOM Q4 2022 | CONDO

**Sale Price as a Percentage of Original Price** | Average sale price of property as percentage of final list price.  
**Average Days on Market** | Average days on market for all properties sold.



## AVERAGE SALES PRICE AND NUMBER OF PROPERTIES FOR SALE Q4 2022 | CONDO

**Average Sales Price** | Average sales price for all properties sold.  
**Properties for Sale** | Number of properties listed for sale at the end of quarter.



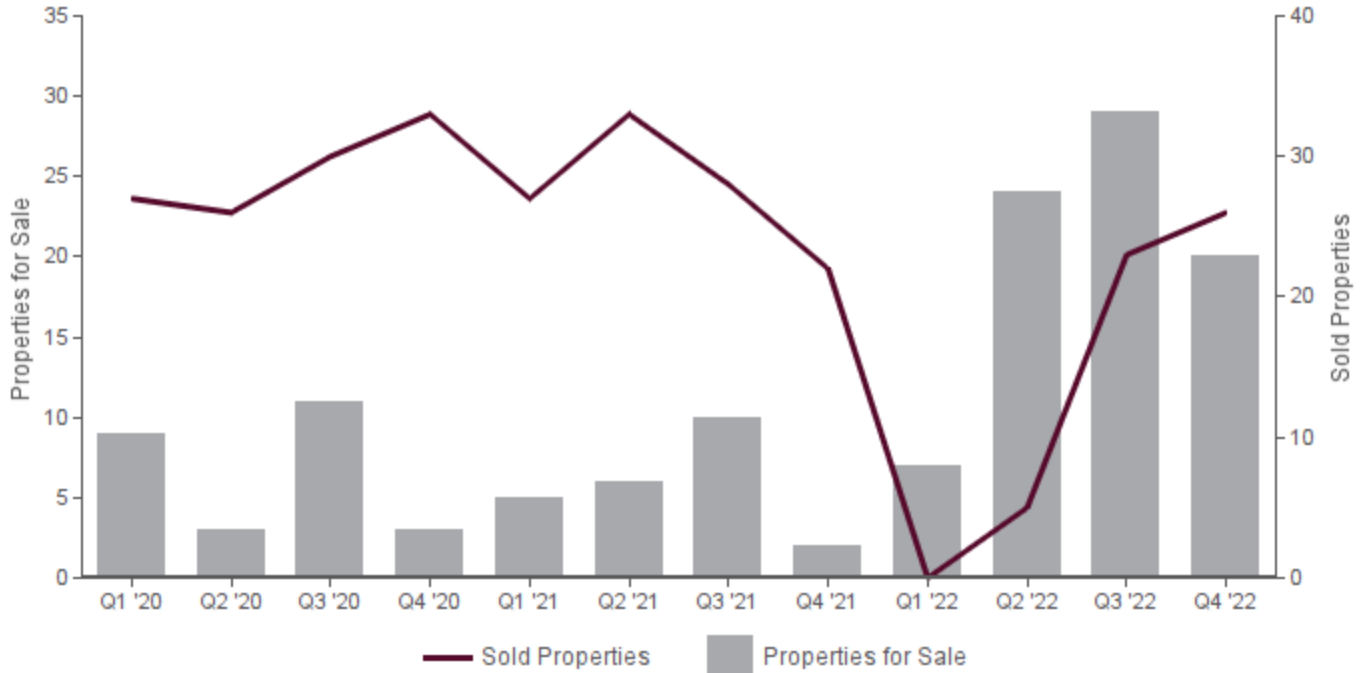
# MARTINEZ (CITY), CA

## PROPERTIES FOR SALE AND SOLD PROPERTIES

Q4 2022 | CONDO

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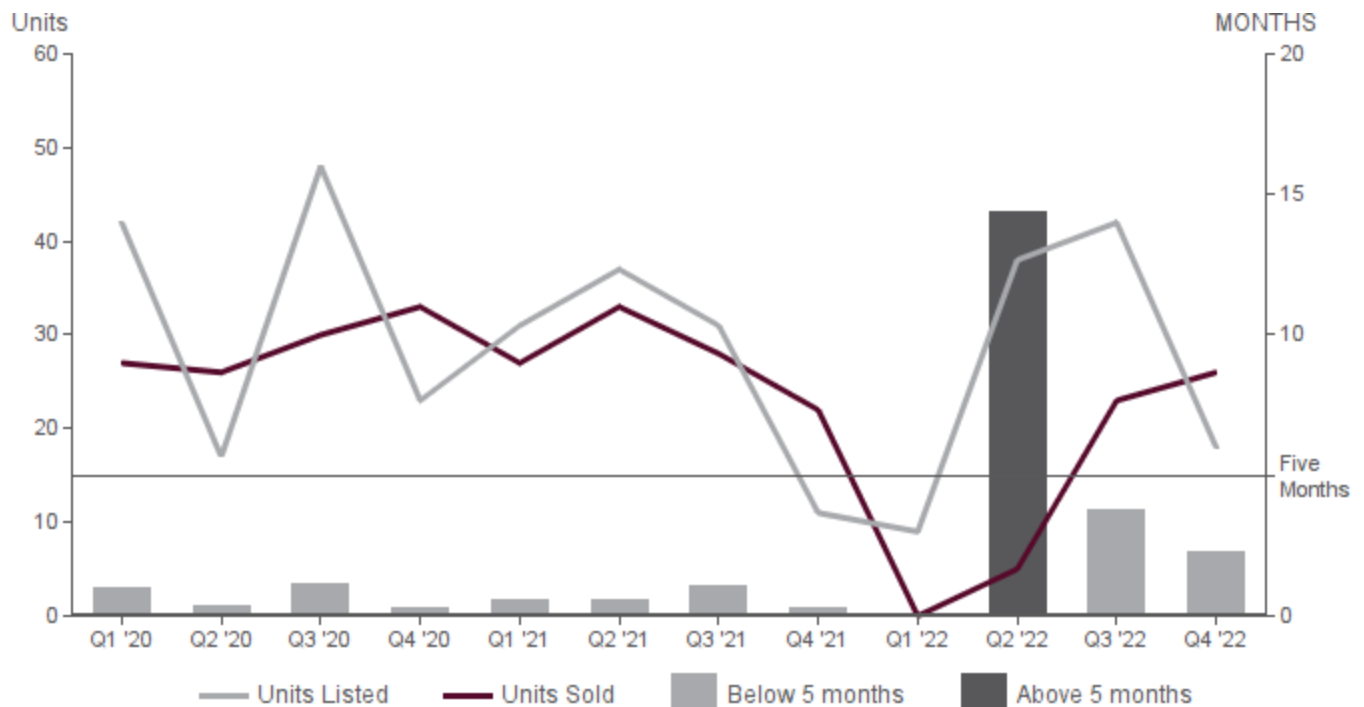
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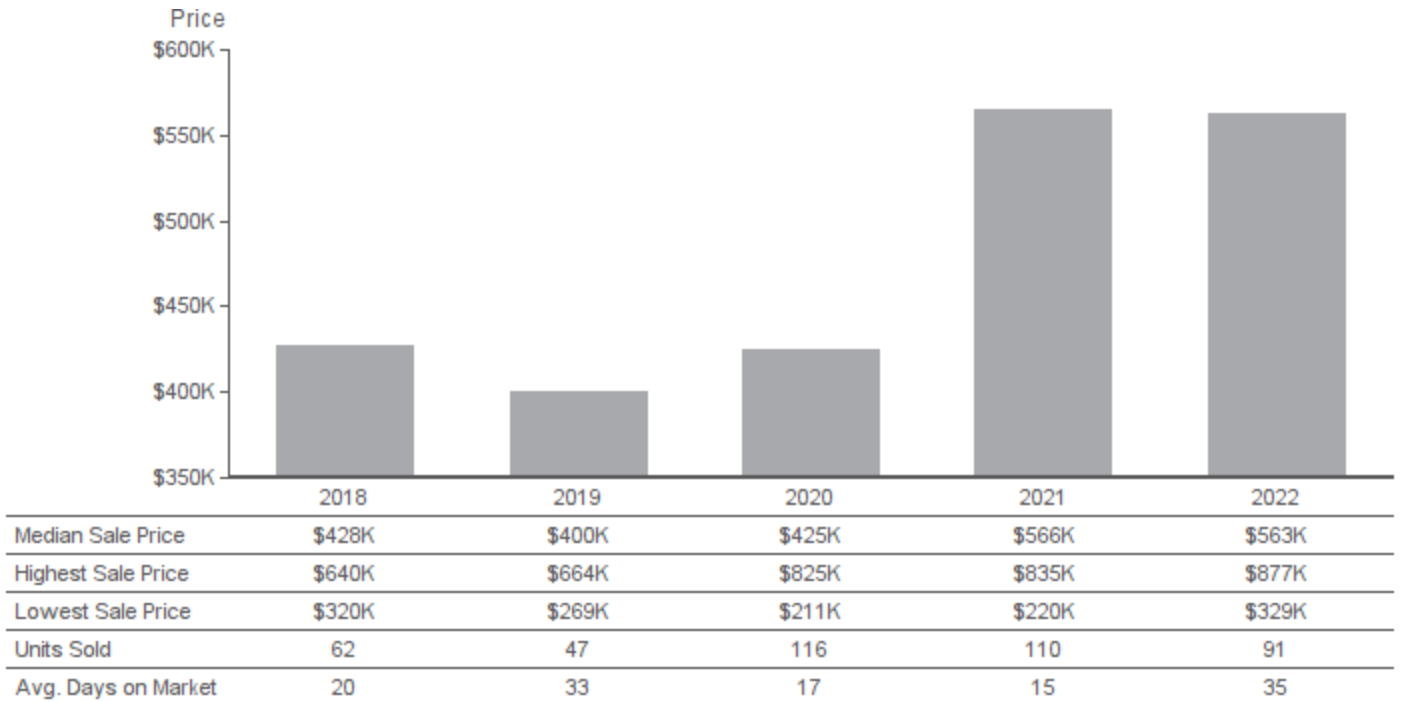


# MARTINEZ (CITY), CA

## MEDIAN SALE PRICE

Q4 2022 | CONDO

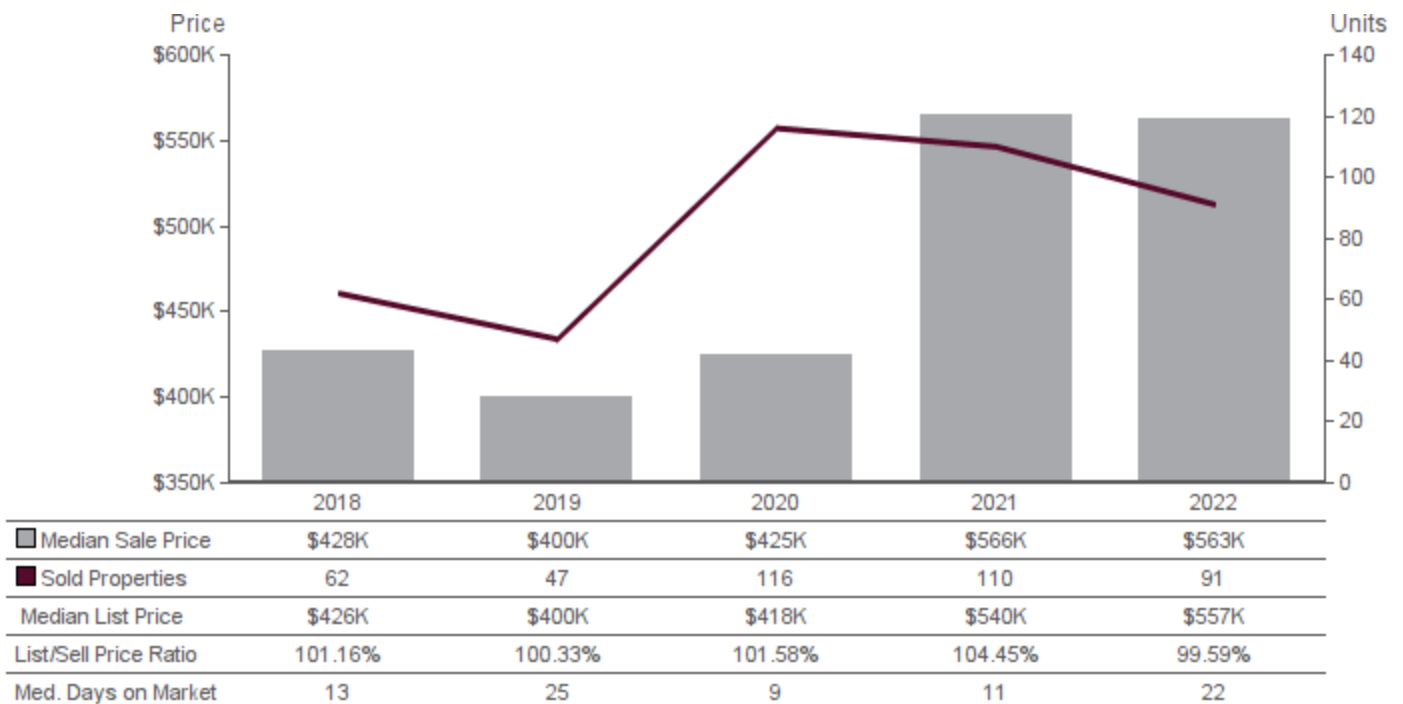
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## MEDIAN SALE PRICE AND UNITS SOLD

Q4 2022 | CONDO

Median Sale Price vs. Number of Sold Properties each Year \*\* Sold Properties for current year are annualized based on actual sales year-to-date





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