



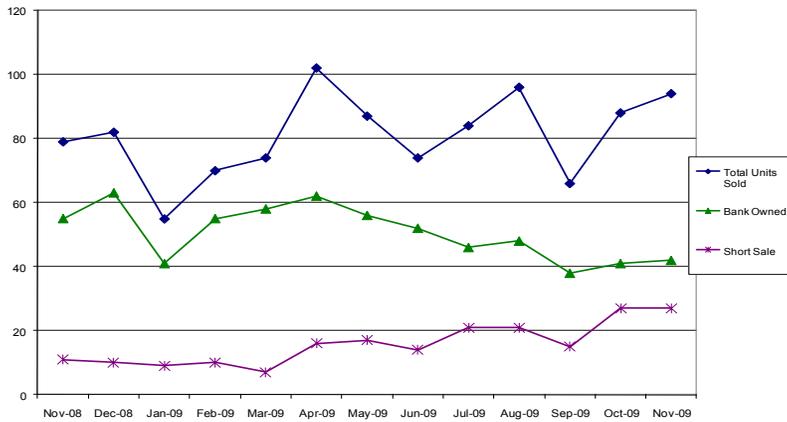
Brentwood Housing Statistics November 2009 Report

Summary:

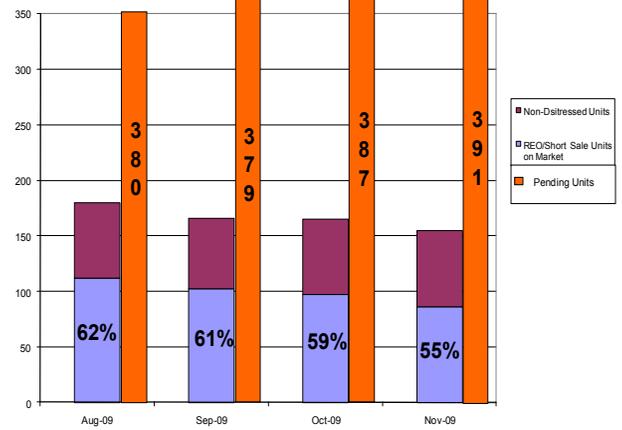
The housing information contained in this report reflects information reported during the month of November 2009. There were approximately 155 homes on the MLS in November. The least number of active monthly listings over the past 2 years has been 165 homes, until this month. The total number of pending units have increased to a record high of 391. This could be reflective of the availability of lower interest rates and the federal tax credit incentive. The "Total Units on Market" table below represents a steady decline of distressed sales and a general stabilization of the sales activity in Brentwood over the past four months. Combining active units with pending units represents 546 units that are in the process of either changing titles, short-sale negotiations or foreclosures.

The sold units increased from 88 in October to 94 in November. The median sold price decreased to \$288,500 and the average sold price decreased to \$305,404. The median and average listing price increased to \$375,000 and \$541,202 respectively.

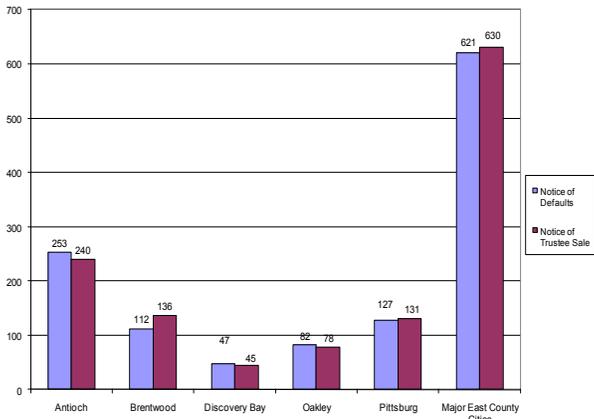
BRENTWOOD
Resale Units Sold by Type of Sale



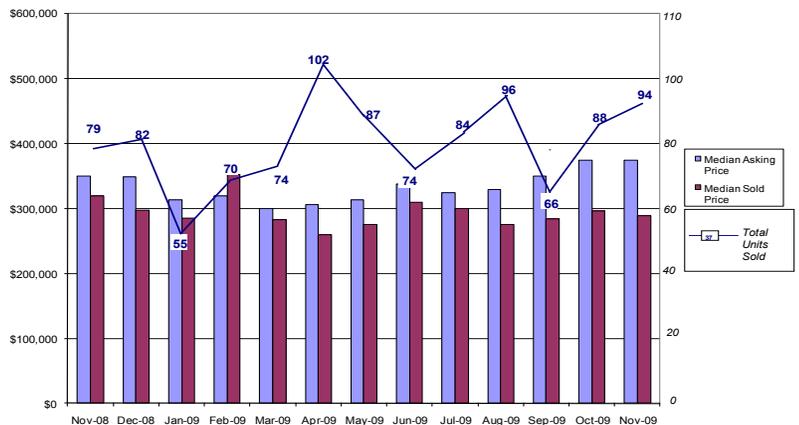
BRENTWOOD
Total Units on Market



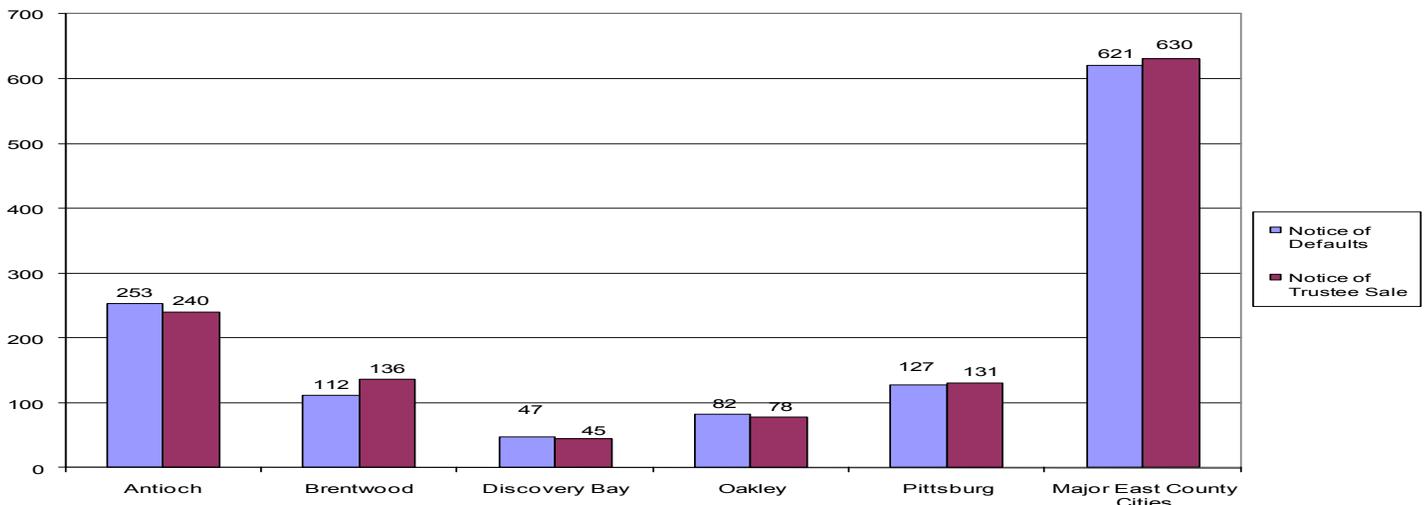
East County Distress Units
(Month of November-2009)



BRENTWOOD
Median Asking vs. Median Sold



East County Distress Units
(Month of November-2009)



Source: www.ForeclosureS.com. All reported data were for cases with a recorded/publication date, within the actual month of November. All data reported as of November 30, 2009.

Please see our definition section located on Page 2.

For questions regarding this publication, please contact Kwame Reed at (925) 516-5405.



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Definitions:

Notice of Default (NOD)

A publicly recorded notice that a property owner has missed scheduled loan payments for a loan secured by a property. Some states require lenders to record a notice of default to begin the foreclosure process

Notice of Trustee Sale (NOT)

A document announcing the public sale of a property to recover a debt owed by the owner of the property. The notice is mailed to parties affected by the sale of a property, advertised in local publications and recorded in public records. Among other information, it provides the date, time and location of the sale.

Real Estate Owned (REO)

This status indicates the property is now owned by the lender or bank as a result of an unsuccessful sale at a foreclosure auction.

Short Sales

A process in which the bank or mortgage lender agrees to discount a loan balance due to an economic hardship on the part of the mortgagor/homeowner. A short sale is typically executed to prevent a foreclosure.

Sold

BRENTWOOD	Sept-09	Oct-09	Nov-09
Total # of Properties Sold	66	88	94
# of Short Sales Sold	15	27	27
# of REO's Sold	38	41	42
% of Sold - Distressed	80%	77%	73%
Median Sold Price	283,600	296,250	288,500
Average Sold Price	305,104	309,235	305,404
ANTIOCH	Sept-09	Oct-09	Nov-09
Total # of Properties Sold	139	135	114
# of Short Sales Sold	28	22	24
# of REO's Sold	90	83	60
% of Sold - Distressed	85%	78%	74%
Median Sold Price	185,000	200,000	190,000
Average Sold Price	192,306	205,267	196,227
OAKLEY	Sept-09	Oct-09	Nov-09
Total # of Properties Sold	59	74	45
# of Short Sales Sold	13	16	13
# of REO's Sold	38	46	24
% of Sold - Distressed	86%	84%	82%
Median Sold Price	192,000	239,500	220,000
Average Sold Price	213,994	245,813	231,055
DISCOVERY BAY	Sept-09	Oct-09	Nov-09
Total # of Properties Sold	28	19	20
# of Short Sales Sold	6	3	3
# of REO's Sold	15	13	7
% of Sold - Distressed	75%	84%	50%
Median Sold Price	309,125	258,000	374,750
Average Sold Price	364,096	289,303	507,895

Listings

BRENTWOOD	Sept-09	Oct-09	Nov-09
# of Active Listings	166	165	155
# of Short Sales Listed	73	71	56
# of REO's Listed	29	26	30
% of Actives - Distressed	61%	59%	55%
Median Listing Price	350,000	374,950	375,000
Average Listing Price	498,829	520,532	541,202
ANTIOCH	Sept-09	Oct-09	Nov-09
# of Active Listings	199	210	207
# of Short Sales Listed	95	103	98
# of REO's Listed	59	52	64
% of Actives - Distressed	77%	74%	78%
Median Listing Price	193,000	189,000	210,381
Average Listing Price	202,159	199,018	199,000
OAKLEY	Sept-09	Oct-09	Nov-09
# of Active Listings	135	118	107
# of Short Sales Listed	53	45	33
# of REO's Listed	38	38	31
% of Actives - Distressed	67%	70%	60%
Median Asking Price	275,000	283,450	285,000
Average Asking Price	288,907	294,605	302,482
DISCOVERY BAY	Sept-09	Oct-09	Nov-09
# of Active Listings	70	76	75
# of Short Sales Listed	33	30	32
# of REO's Listed	8	17	9
% of Actives - Distressed	59%	62%	55%
Median Asking Price	324,150	317,250	329,000
Average Asking Price	529,186	495,962	490,090