



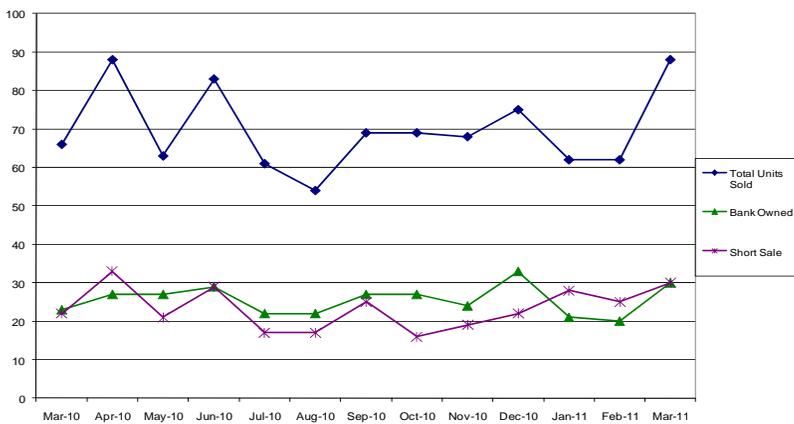
## Brentwood Housing Statistics March 2011 Report

### Summary:

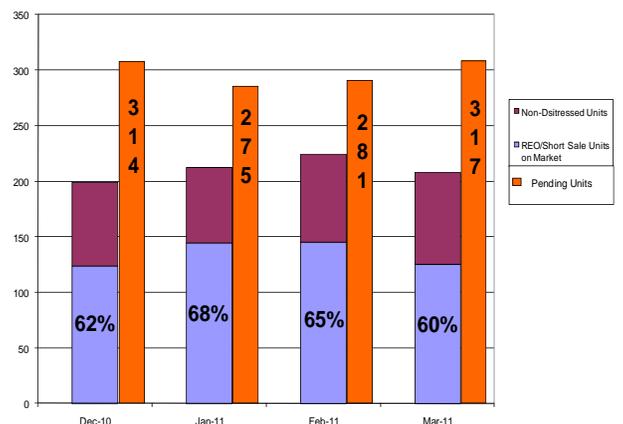
The housing data contained in this report reflects information reported for the month of March 2011. The total number of active listings on the MLS was 208. There were 317 units pending. The median listing and average listing prices for February were \$319,975 and \$370,351 respectively (both numbers decreased).

The total units sold in March was 88 (the highest since April 2010). Distressed units remain the largest portion of total units sold at 68% or 60 of the 88 units. The median sold price in March was \$298,500 and the average sold price was \$305,305.

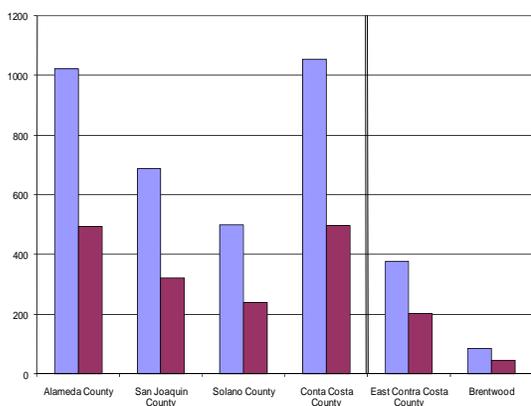
**BRENTWOOD**  
Resale Units Sold by Type of Sale



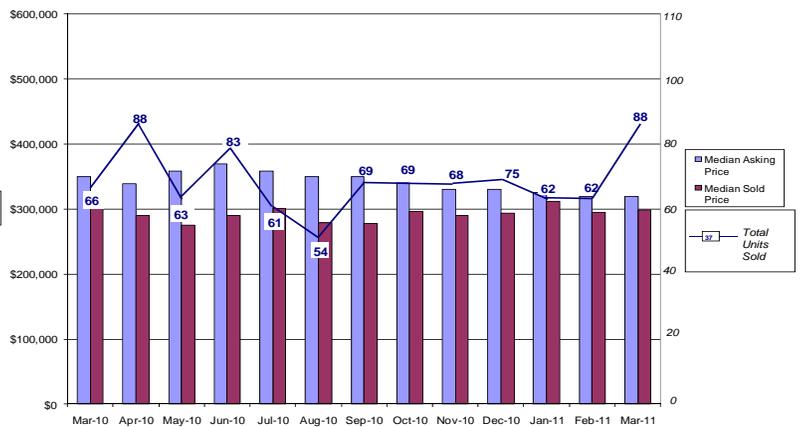
**BRENTWOOD**  
Total Units on Market



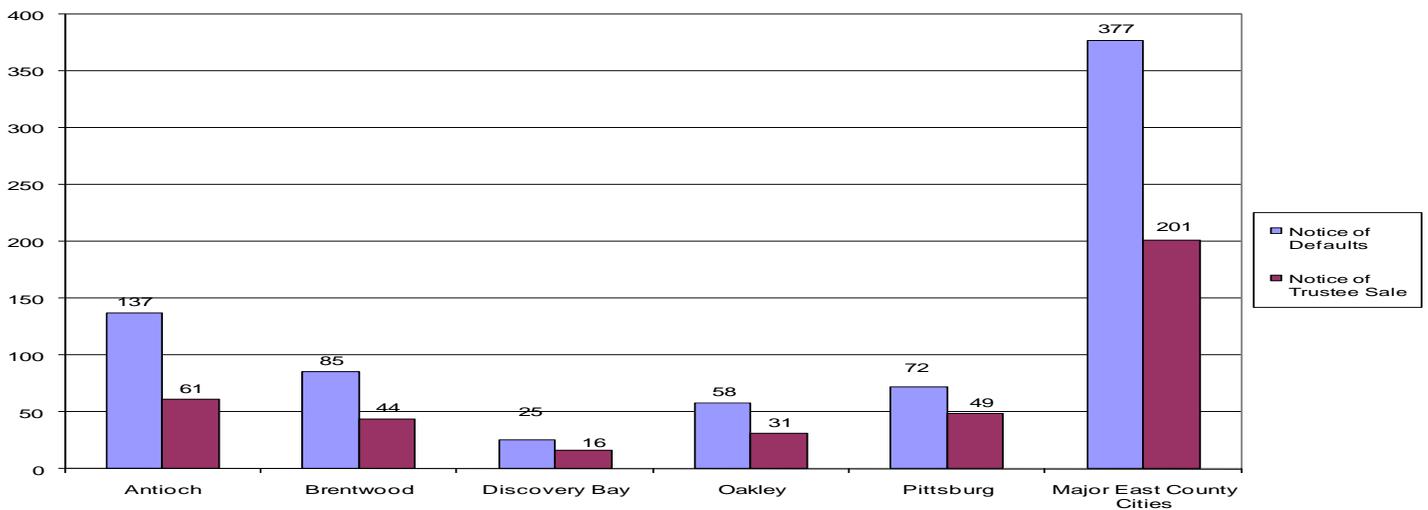
**Notices by County**  
(Month of March 2011)



**BRENTWOOD**  
Median Asking vs. Median Sold



**East County Distress Units**  
(Month of March 2011)



*Source: www.dataquick.com. All reported data were for cases with a recorded/publication date, within the actual month of March. All data reported as of March 31, 2011.*

*Please see our definition section located on Page 2.*

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



## Brentwood Housing Statistics March 2011 Report

### **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

<b>BRENTWOOD</b>	Jan-11	Feb-11	Mar-11
Total # of Properties Sold	62	62	88
# of Short Sales Sold	28	25	30
# of REO's Sold	21	20	30
% of Sold - Distressed	79%	73%	68%
Median Sold Price	312,450	294,500	298,500
Average Sold Price	301,377	310,983	305,305
<b>ANTIOCH</b>	Jan-11	Feb-11	Mar-11
Total # of Properties Sold	100	96	142
# of Short Sales Sold	16	26	35
# of REO's Sold	65	52	75
% of Sold - Distressed	81%	81%	77%
Median Sold Price	198,000	194,000	178,500
Average Sold Price	187,571	189,779	176,425
<b>OAKLEY</b>	Jan-11	Feb-11	Mar-11
Total # of Properties Sold	34	34	46
# of Short Sales Sold	7	7	7
# of REO's Sold	19	21	22
% of Sold - Distressed	76%	82%	63%
Median Sold Price	194,500	200,500	226,729
Average Sold Price	206,321	211,108	223,207
<b>DISCOVERY BAY</b>	Jan-11	Feb-11	Mar-11
Total # of Properties Sold	17	19	21
# of Short Sales Sold	6	10	8
# of REO's Sold	8	5	7
% of Sold - Distressed	82%	79%	71%
Median Sold Price	298,000	316,000	276,000
Average Sold Price	333,794	325,658	325,373

### Listings

<b>BRENTWOOD</b>	Jan-11	Feb-11	Mar-11
# of Active Listings	212	224	208
# of Short Sales Listed	96	103	92
# of REO's Listed	48	42	33
% of Actives - Distressed	68%	65%	60%
Median Listing Price	325,000	319,900	319,975
Average Listing Price	417,104	385,973	370,351
<b>ANTIOCH</b>	Jan-11	Feb-11	Mar-11
# of Active Listings	440	466	406
# of Short Sales Listed	184	213	189
# of REO's Listed	144	136	123
% of Actives - Distressed	75%	75%	77%
Median Listing Price	199,000	194,000	190,000
Average Listing Price	201,112	197,520	196,501
<b>OAKLEY</b>	Jan-11	Feb-11	Mar-11
# of Active Listings	146	140	149
# of Short Sales Listed	61	66	72
# of REO's Listed	45	36	37
% of Actives - Distressed	73%	73%	73%
Median Asking Price	233,500	219,900	229,500
Average Asking Price	249,974	244,111	247,154
<b>DISCOVERY BAY</b>	Jan-11	Feb-11	Mar-11
# of Active Listings	57	65	71
# of Short Sales Listed	19	25	25
# of REO's Listed	8	9	11
% of Actives - Distressed	47%	52%	51%
Median Asking Price	340,000	315,000	300,000
Average Asking Price	521,889	481,606	518,211