

# February 2019 Market Report

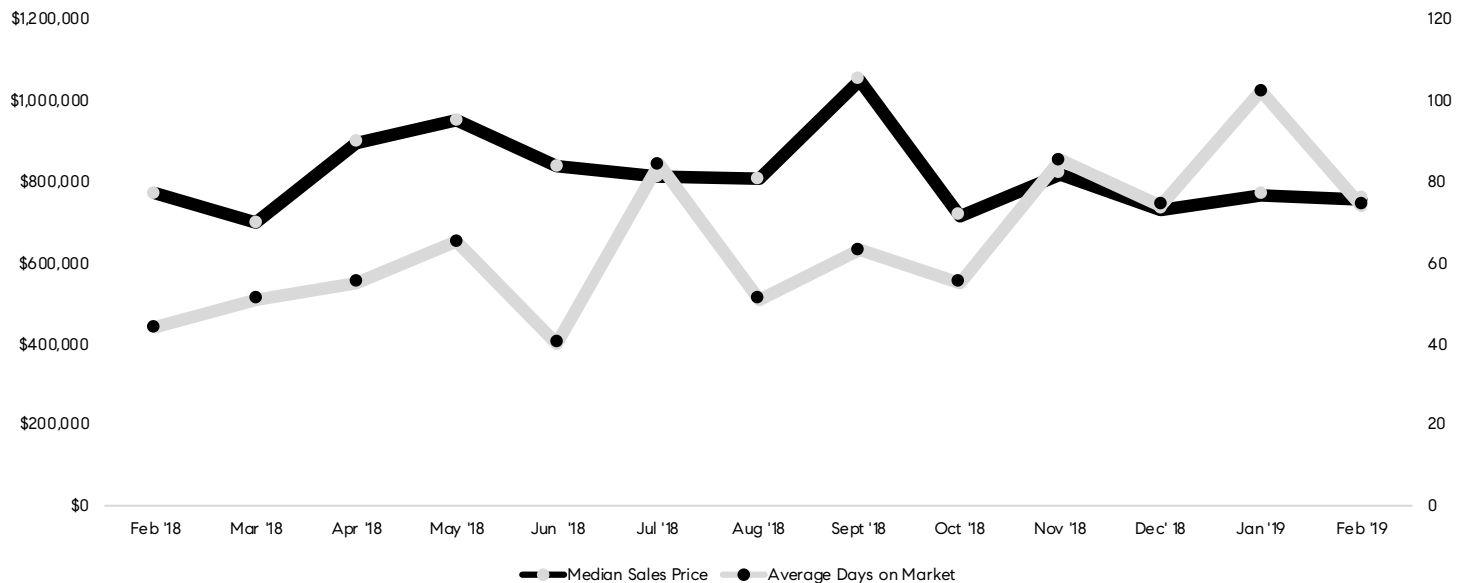
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## Sonoma Valley > Residences

### Year-to-Year Analysis of the Market

	FEB-'19	FEB-'18	% CHANGE
Median Sales Price	\$755,000	\$769,500	Down 1.9%
Average Days on Market	115	44	71 Days Slower
Number of Homes for Sale	117	120	Down 2.5%
Percent Under Contract	17.1%	29.2%	Down 12.1 Percentage Points
Average Sold Price/Original Price	93.4%	95.6%	Down 2.2%
Average Price per Square Foot	\$555	\$647	Down 14.2%

### Median Sales Price and Days on Market Comparison



Source: Terradatum, March 6, 2019

Defining Sonoma Valley: Our real estate markets in Sonoma Valley include the cities of Glen Ellen, Kenwood, and Sonoma. Sales data includes all residential properties – including single-family homes, condominiums, and farms and ranches – in these communities.