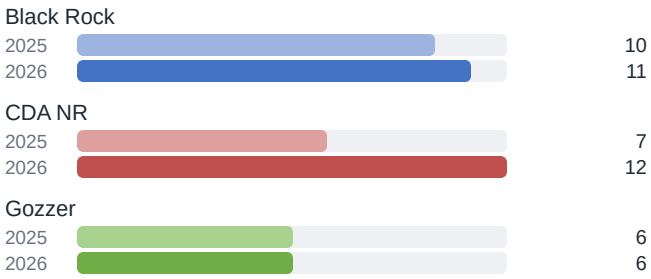
YTD Growth Snapshot — Black Rock, CDA National Reserve, Gozzer

Jan 1 – Oct 31, comparing 2025 vs. 2026 · Black Rock & Gozzer from closed MLS sales (flexmls); CDA National Reserve from CRM pipeline.

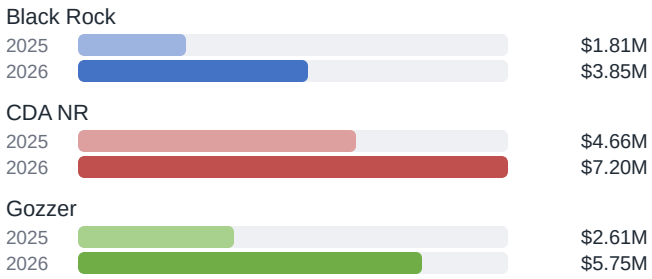
Lots

Vacant land closings

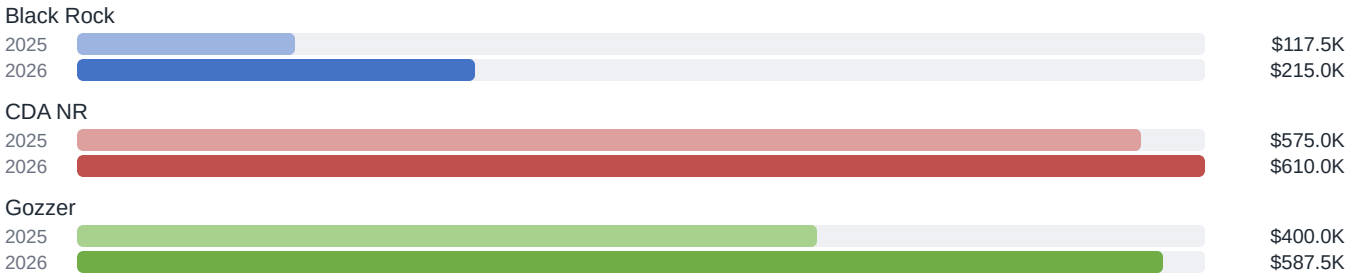
of Sales



$ Volume



Median Price

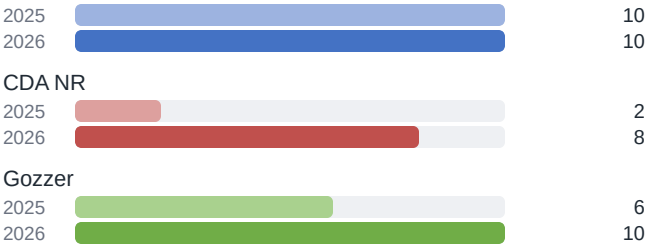


Community	Sales 2025 → 2026	YoY	Volume 2025 → 2026	YoY	Median 2025 → 2026	YoY
Black Rock	10 → 11	**+10.0%**	$1.81M → $3.85M	**+112.8%**	$117.5K → $215.0K	**+83.1%**
CDA National Reserve	7 → 12	**+71.4%**	$4.66M → $7.20M	**+54.5%**	$575.0K → $610.0K	**+6.1%**
Gozzer	6 → 6	**0.0%**	$2.61M → $5.75M	**+120.3%**	$400.0K → $587.5K	**+46.9%**

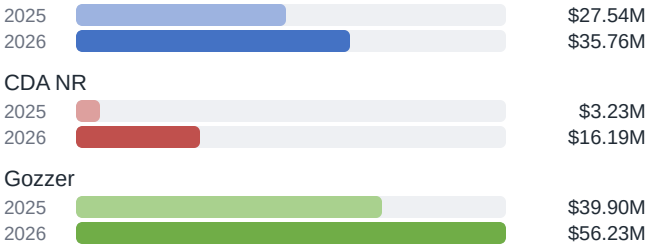
Built

Closed homes, condos and townhomes

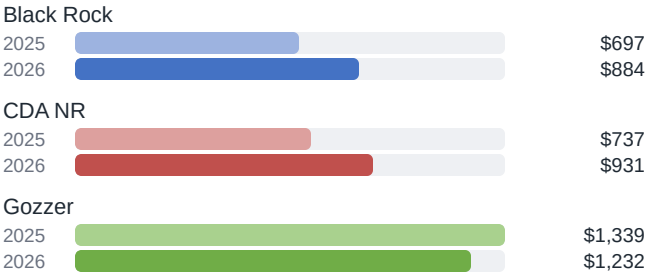
of Sales



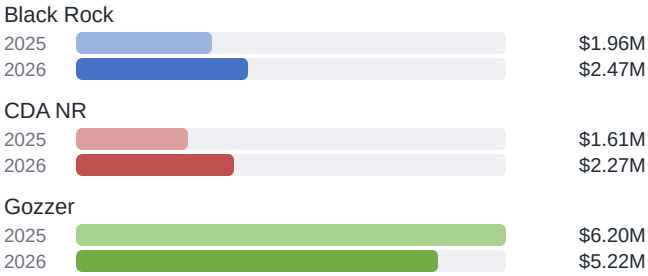
$ Volume



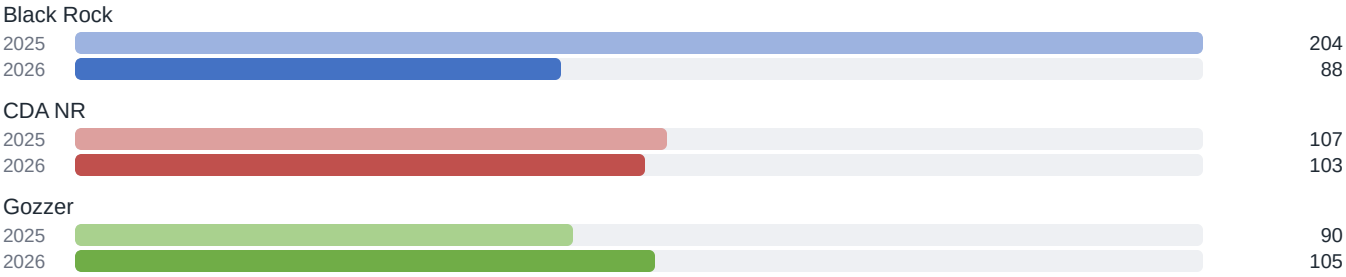
PSF Average



Median Price



Avg Days on Market

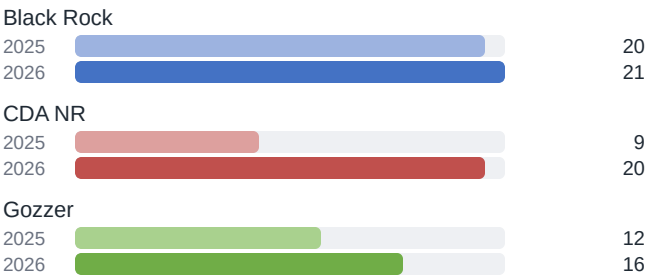


Community	Sales 2025 → 2026	YoY	Volume 2025 → 2026	YoY	PSF 2025 → 2026	YoY	Median 2025 → 2026	YoY	DOM 2025 → 2026	YoY
Black Rock	10 → 10	0.0%	$27.54M → $35.76M	+29.9%	$697 → $884	+26.8%	$1.96M → $2.47M	+26.1%	204 → 88	-56.9%
CDA National Reserve	2 → 8	+300.0%	$3.23M → $16.19M	+401.2%	$737 → $931	+26.3%	$1.61M → $2.27M	+40.6%	107 → 103	-3.7%
Gozzer	6 → 10	+66.7%	$39.90M → $56.23M	+40.9%	$1,339 → $1,232	-8.0%	$6.20M → $5.22M	-15.7%	90 → 105	+16.7%

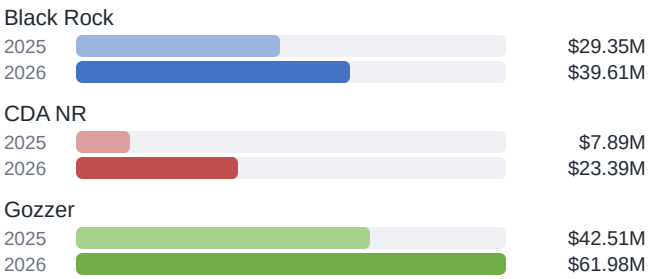
Combined (Lots + Built)

Total market activity, both property types together

of Sales



$ Volume



Community	Sales 2025 → 2026	YoY	Volume 2025 → 2026	YoY
Black Rock	20 → 21	**+5.0%**	$29.35M → $39.61M	**+35.0%**
CDA National Reserve	9 → 20	**+122.2%**	$7.89M → $23.39M	**+196.4%**
Gozzer	12 → 16	**+33.3%**	$42.51M → $61.98M	**+45.8%**