

Sold Summary

	Feb-2011	Feb-2010	% Change
Sold Dollar Volume	\$13,867,398	\$11,503,936	20.54%
Avg Sold Price	\$283,008	\$267,533	5.78%
Median Sold Price	\$259,900	\$240,000	8.29%
Units Sold	49	43	13.95%
Avg Days on Market	127	209	-39.23%
Avg List Price for Solds	\$294,172	\$275,676	6.71%
Avg Sold Price to List Price Ratio	90.4%	90.7%	-0.29%
Ratio of Avg Sold Price to Avg List Price	91.7%	91.3%	0.39%
Attached Avg Sold Price	\$224,000	\$258,125	-13.22%
Detached Avg Sold Price	\$288,253	\$268,498	7.36%
Attached Units Sold	4	4	0.00%
Detached Units Sold	45	39	15.38%

Inventory

	Feb-2011	Feb-2010	% Change
Active Listings	789	818	-3.55%
New Listings	140	120	16.67%
New Under Contracts	67	33	103.03%
New Contingents	29	23	26.09%
New Pending	96	56	71.43%
Total Pending	183	157	16.56%

Financing (Sold)

Assumption	0
Cash	9
Conventional	15
FHA	8
Other	7
Owner	0
VA	10

Days on Market (Sold)

0	2
1 to 10	3
11 to 20	2
21 to 30	3
31 to 60	8
61 to 90	7
91 to 120	5
121 to 180	5
181 to 360	12
361 to 720	2
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	2	0	0	0	0	0	0	1	0	0
\$50K to \$99,999	1	0	1	0	1	0	0	7	1	0
\$100K to \$149,999	0	0	3	0	1	0	0	44	2	0
\$150K to \$199,999	0	0	5	0	1	0	0	68	4	2
\$200K to \$299,999	0	1	5	2	6	0	1	179	22	13
\$300K to \$399,999	1	0	1	0	7	0	0	169	9	7
\$400K to \$499,999	1	0	0	0	4	0	0	134	1	0
\$500K to \$599,999	0	0	2	0	3	0	0	57	0	0
\$600K to \$799,999	0	0	0	0	0	0	0	43	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	9	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	15	0	1
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	5	1	17	2	23	0	1	727	39	23
Avg Sold Price	\$186,300	\$235,000	\$235,076	\$226,000	\$349,722	\$0	\$209,000			
Prev Year - Avg Sold Price	\$213,225	\$0	\$199,410	\$229,500	\$319,373	\$253,500	\$320,000			
Avg Sold % Change	-12.63%	0.00%	17.89%	-1.53%	9.50%	0.00%	-34.69%			
Prev Year - # of Solds	4	0	13	2	22	1	1			

Active Detail