

Sold Summary

	Feb-2011	Feb-2010	% Change
Sold Dollar Volume	\$24,936,611	\$24,789,442	0.59%
Avg Sold Price	\$213,133	\$275,438	-22.62%
Median Sold Price	\$210,000	\$239,750	-12.41%
Units Sold	117	90	30.00%
Avg Days on Market	115	122	-5.74%
Avg List Price for Solds	\$218,954	\$277,631	-21.13%
Avg Sold Price to List Price Ratio	86.0%	93.0%	-7.52%
Ratio of Avg Sold Price to Avg List Price	87.4%	91.6%	-4.54%
Attached Avg Sold Price	\$123,692	\$186,124	-33.54%
Detached Avg Sold Price	\$252,885	\$311,722	-18.87%
Attached Units Sold	36	26	38.46%
Detached Units Sold	81	64	26.56%

Inventory

	Feb-2011	Feb-2010	% Change
Active Listings	996	960	3.75%
New Listings	200	208	-3.85%
New Under Contracts	83	94	-11.70%
New Contingents	63	23	173.91%
New Pendings	146	117	24.79%
Total Pendings	302	334	-9.58%

Financing (Sold)

Assumption	0
Cash	29
Conventional	19
FHA	33
Other	6
Owner	1
VA	29

Days on Market (Sold)

0	3
1 to 10	4
11 to 20	7
21 to 30	12
31 to 60	18
61 to 90	25
91 to 120	13
121 to 180	17
181 to 360	12
361 to 720	6
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	0	1	0	0	0	0	0	3	0	1
\$50K to \$99,999	5	0	2	18	0	0	0	16	39	13
\$100K to \$149,999	0	0	1	3	5	0	1	64	57	7
\$150K to \$199,999	0	0	8	5	5	0	2	108	55	10
\$200K to \$299,999	0	0	10	5	24	1	0	240	45	9
\$300K to \$399,999	1	0	1	0	9	0	0	184	7	1
\$400K to \$499,999	0	0	1	0	6	0	0	83	0	0
\$500K to \$599,999	0	0	1	0	1	0	0	16	0	0
\$600K to \$799,999	0	0	0	0	1	0	0	21	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	7	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	8	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	6	1	24	31	51	1	3	752	203	41
Avg Sold Price	\$105,333	\$42,500	\$227,625	\$120,970	\$282,131	\$213,000	\$149,117			
Prev Year - Avg Sold Price	\$171,500	\$211,000	\$207,528	\$174,333	\$361,540	\$220,980	\$0			
Avg Sold % Change	-38.58%	-79.86%	9.68%	-30.61%	-21.96%	-3.61%	0.00%			
Prev Year - # of Solds	3	2	17	19	44	5	0			

Active Detail