



Sold Summary

	Feb-2013	Feb-2012	% Change
Sold Dollar Volume	\$252,908,585	\$180,555,828	40.07%
Avg Sold Price	\$181,037	\$150,463	20.32%
Median Sold Price	\$141,800	\$112,995	25.49%
Units Sold	1,397	1,200	16.42%
Avg Days on Market	86	101	-14.85%
Avg List Price for Solds	\$188,267	\$158,791	18.56%
Avg SP to OLP Ratio	94.0%	91.3%	2.94%
Ratio of Avg SP to Avg OLP	92.7%	89.1%	4.06%
Avg SP to LP Ratio	96.6%	95.7%	0.96%
Ratio of Avg SP to Avg LP	96.2%	94.8%	1.48%
Attached Avg Sold Price	\$117,623	\$96,991	21.27%
Detached Avg Sold Price	\$199,075	\$168,302	18.28%
Attached Units Sold	295	297	-0.67%
Detached Units Sold	1,092	896	21.88%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Attached = Townhouse, Condo, Condo-Hotel, and Cooperatives
- Detached = Single Family Home, Villas, Mobile Homes, Manufactured, and Modular

Inventory

	Feb-2013	Feb-2012	% Change
Active Listings	4,206	5,306	-20.73%
New Listings	2,085	1,952	6.81%
New Under Contracts	1,988	2,014	-1.29%
New Contingents	322	278	15.83%
New Pending	2,412	2,392	0.84%
All Pending	5,431	5,373	1.08%

Financing (Sold)

Assumption	18
Cash	752
Conventional	341
FHA	175
Other	28
Owner	0
VA	83

Days on Market (Sold)

0	0
1 to 10	292
11 to 20	186
21 to 30	91
31 to 60	198
61 to 90	149
91 to 120	89
121 to 180	119
181 to 360	127
361 to 720	34
721+	10

Sold Detail

Price Ranges	2 or Less BR		3 BR		4 or More BR		All	Total	Active Listings	
	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	SFH/Villa	Cnd/Coop/TH	MH/Man/Mod		SFH/Villa	Cnd/Coop/TH
< \$50,000	43	53	34	7	7	0	5	0	146	135
\$50K to \$99,999	48	105	118	26	26	0	11	0	390	255
\$100K to \$124,999	8	10	70	9	23	0	0	0	158	56
\$125K to \$149,999	15	9	68	5	32	1	1	0	219	66
\$150K to \$199,999	10	11	93	12	91	3	1	0	456	96
\$200K to \$249,999	4	4	32	7	104	0	0	0	424	66
\$250K to \$299,999	4	4	19	7	51	0	0	0	335	35
\$300K to \$399,999	1	7	18	2	74	1	0	0	359	48
\$400K to \$499,999	1	2	5	8	26	0	0	0	203	17
\$500K to \$599,999	0	0	0	0	14	0	0	0	127	6
\$600K to \$799,999	0	0	2	1	14	0	0	0	156	6
\$800K to \$999,999	0	0	0	0	10	0	0	0	89	5
\$1,000,000+	0	0	0	1	9	0	0	0	182	18
Total	134	205	459	85	481	5	18	1,397	3,244	809
Avg Sold Price	\$91,965	\$90,551	\$142,560	\$178,504	\$287,858	\$192,601	\$65,106	\$181,037		
Prev Year - Avg Sold Price	\$78,066	\$76,405	\$124,834	\$147,214	\$252,638	\$179,000	\$41,909	\$150,463		
Avg Sold % Change	17.80%	18.51%	14.20%	21.25%	13.94%	7.60%	55.35%	20.32%		
Prev Year - # of Solds	99	212	428	82	352	3	17	1,200		

Active Detail