



Sold Summary

	Feb-2013	Feb-2012	% Change
Sold Dollar Volume	\$131,354,024	\$103,207,078	27.27%
Avg Sold Price	\$217,834	\$201,576	8.07%
Median Sold Price	\$160,000	\$150,000	6.67%
Units Sold	603	512	17.77%
Avg Days on Market	96	135	-28.89%
Avg List Price for Solds	\$234,201	\$218,502	7.18%
Avg SP to OLP Ratio	91.9%	87.5%	5.00%
Ratio of Avg SP to Avg OLP	90.1%	85.0%	5.96%
Avg SP to LP Ratio	95.7%	93.7%	2.16%
Ratio of Avg SP to Avg LP	93.0%	92.3%	0.82%
Attached Avg Sold Price	\$157,397	\$153,716	2.39%
Detached Avg Sold Price	\$239,029	\$216,936	10.18%
Attached Units Sold	154	116	32.76%
Detached Units Sold	448	393	13.99%

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	2,822	3,444	-18.06%
New Listings	896	887	1.01%
New Under Contracts	859	836	2.75%
New Contingents	133	88	51.14%
New Pending	1,042	964	8.09%
All Pending	1,856	1,774	4.62%

Financing (Sold)

Assumption	10
Cash	371
Conventional	151
FHA	43
Other	14
Owner	3
VA	11

Days on Market (Sold)

0	0
1 to 10	112
11 to 20	63
21 to 30	38
31 to 60	99
61 to 90	71
91 to 120	57
121 to 180	64
181 to 360	50
361 to 720	24
721+	3

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	21	26	7	2	1	0	16	0	51	99
\$50K to \$99,999	27	41	31	5	1	0	11	0	121	146
\$100K to \$124,999	5	10	19	2	2	0	0	0	43	65
\$125K to \$149,999	11	15	15	3	5	0	0	0	69	65
\$150K to \$199,999	16	13	48	8	16	0	1	0	191	94
\$200K to \$249,999	12	3	32	2	20	1	0	0	187	61
\$250K to \$299,999	9	3	21	5	9	1	0	0	170	80
\$300K to \$399,999	5	5	18	2	16	0	0	0	248	89
\$400K to \$499,999	1	2	8	2	7	0	0	0	183	36
\$500K to \$599,999	1	0	6	1	8	0	0	0	112	31
\$600K to \$799,999	0	0	6	1	3	0	0	0	131	17
\$800K to \$999,999	0	0	1	0	3	0	0	0	55	12
\$1,000,000+	1	0	2	1	6	0	0	0	173	25
Total	109	118	214	34	97	2	28	603	1,734	820
Avg Sold Price	\$152,185	\$112,228	\$224,701	\$308,773	\$421,369	\$249,000	\$54,925	\$217,834		
Prev Year - Avg Sold Price	\$140,303	\$134,296	\$225,269	\$200,790	\$330,405	\$429,500	\$53,365	\$201,576		
Avg Sold % Change	8.47%	-16.43%	-0.25%	53.78%	27.53%	-42.03%	2.92%	8.07%		
Prev Year - # of Solds	81	89	196	25	85	2	31	512		

Active Detail