



METROLIST[®]

Monthly Indicators

July 2009

| | |
|--|-----------|
| Active Listings | 2 |
| New Listings | 3 |
| Under Contract Listings | 4 |
| Sold Listings | 5 |
| Total Days on Market | 6 |
| Median Sold Price | 7 |
| Average Sold Price | 8 |
| Percent of Sold Price to List Price | 9 |
| Market Overview | 10 |
| Annual Review | 11 |

[Click on a name to view report page.](#)

Based on Single Family (Residential and Condo) listings.

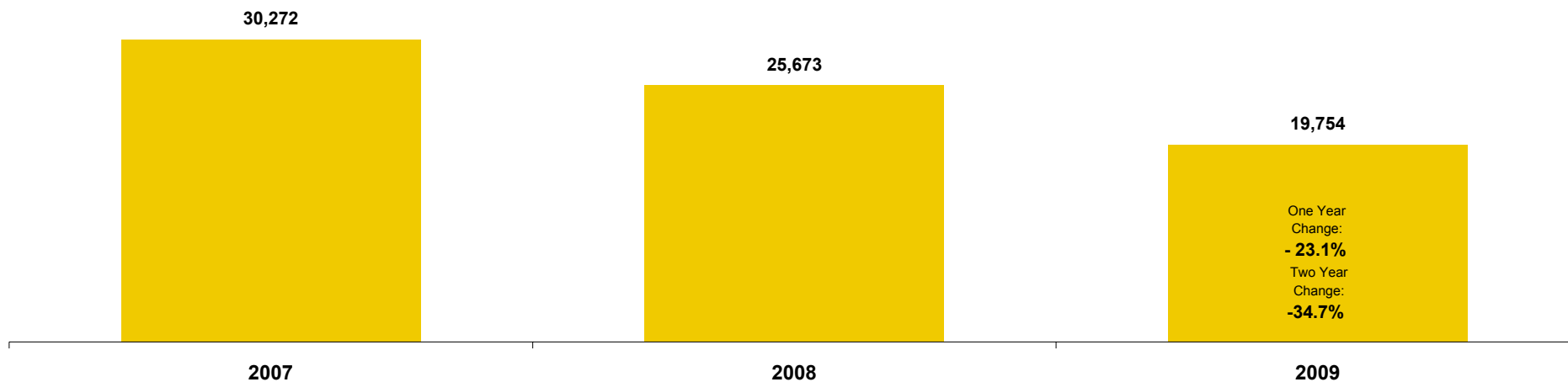
All data from Metrolist®. Metrolist® is a registered trademark of Metrolist, Inc. © 2009 Metrolist, Inc. All rights reserved.

Active Listings

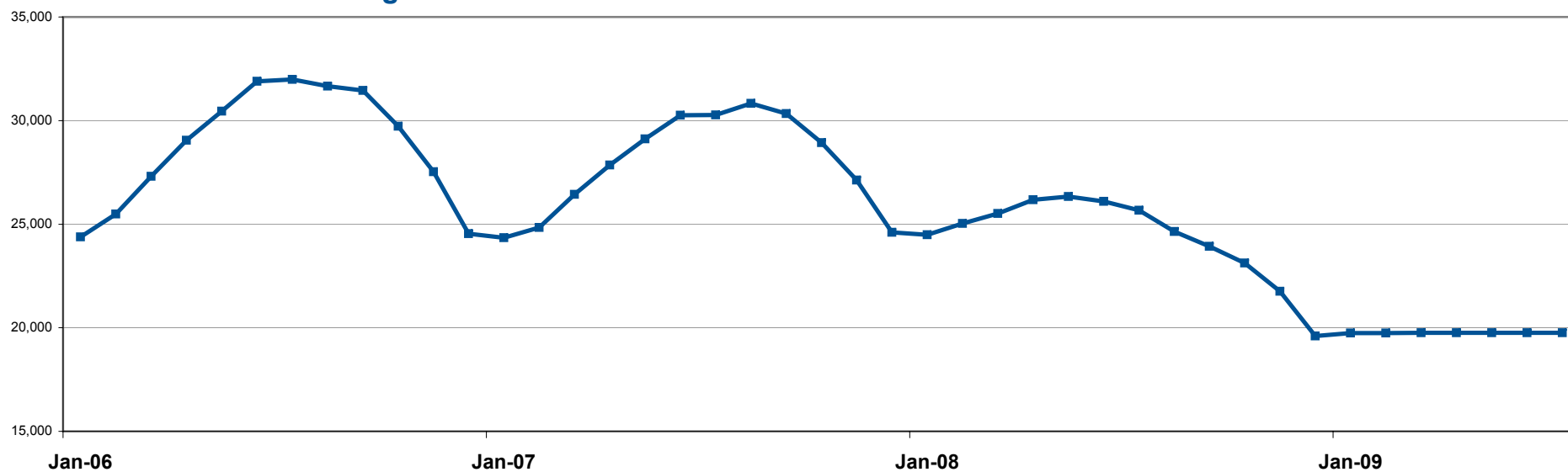
A Monthly Indicator from **Metrolist**®



July



Historical Active Listings

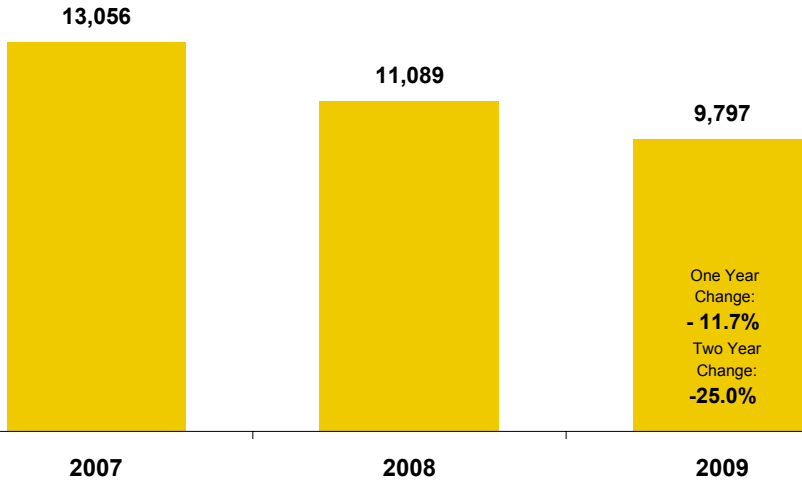


New Listings

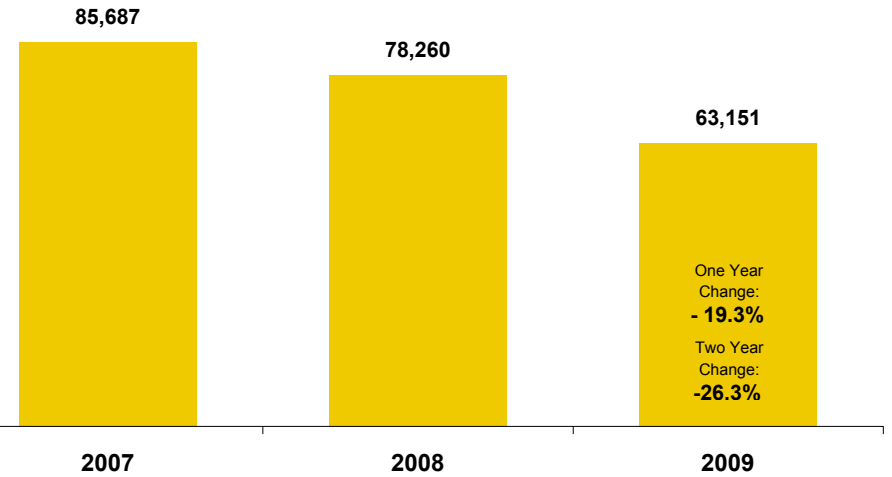
A Monthly Indicator from **Metrolist®**



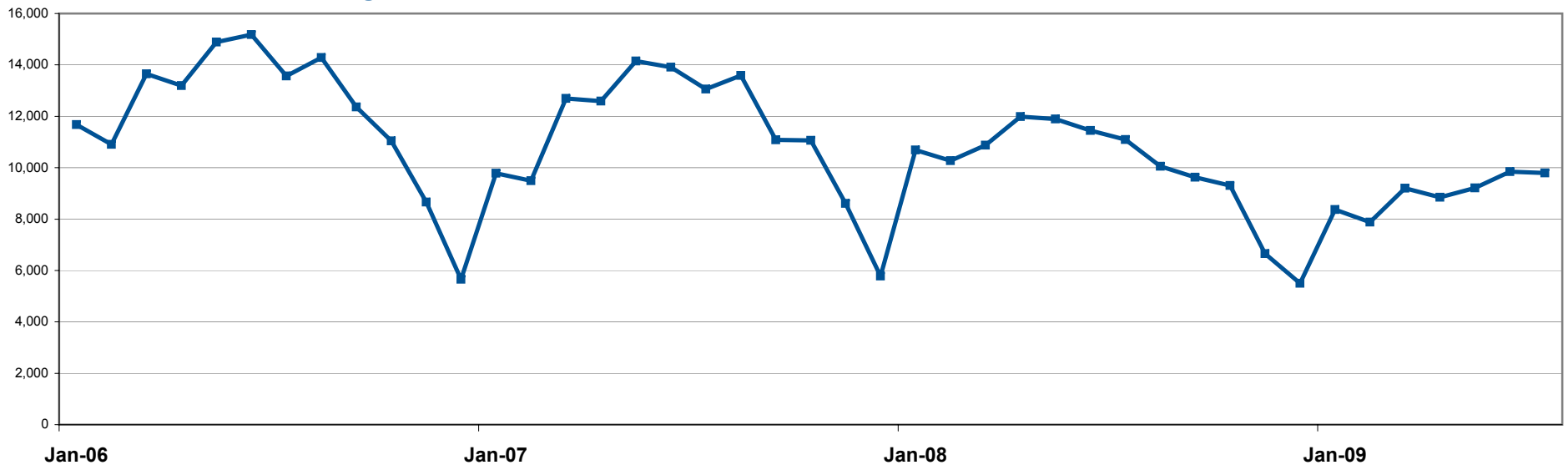
July



Year to Date (YTD)



Historical New Listings



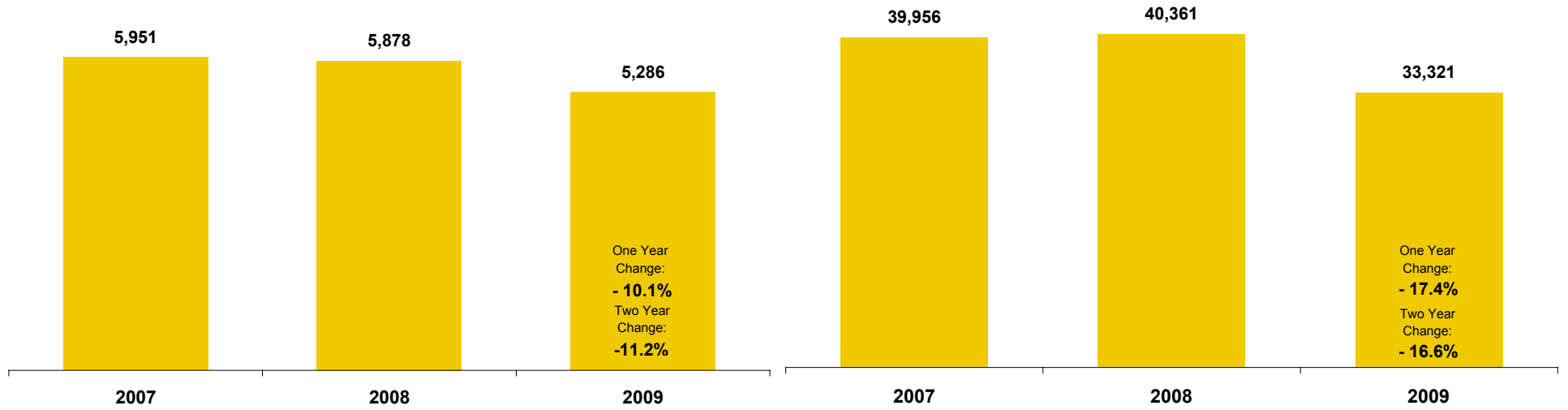
Under Contract Listings

A Monthly Indicator from **Metrolist**®

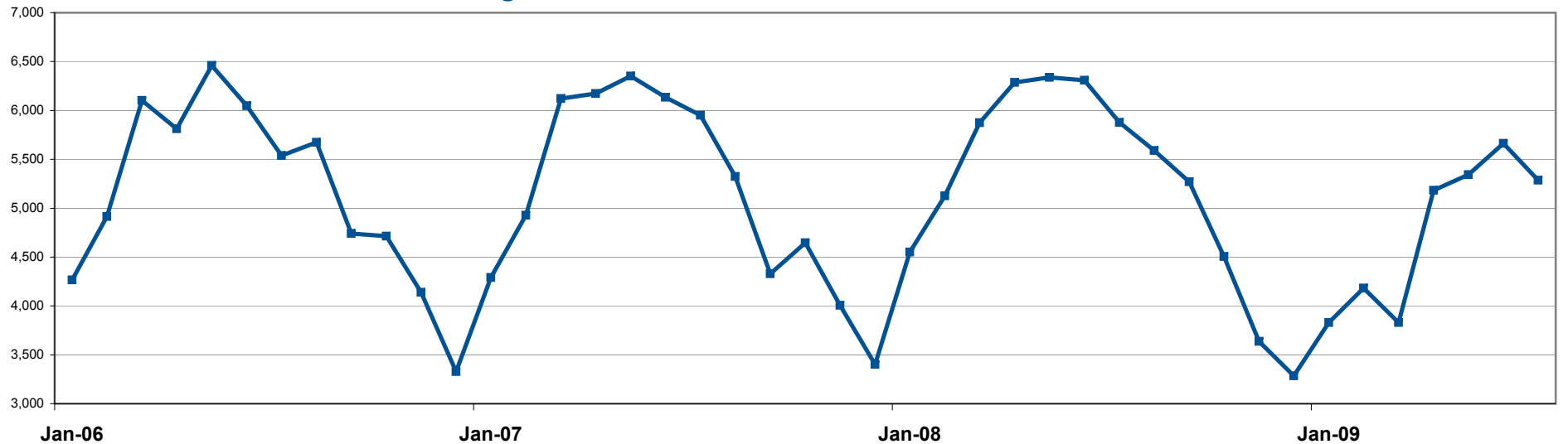


July

Year to Date (YTD)



Historical Under Contract Listings



Sold Listings

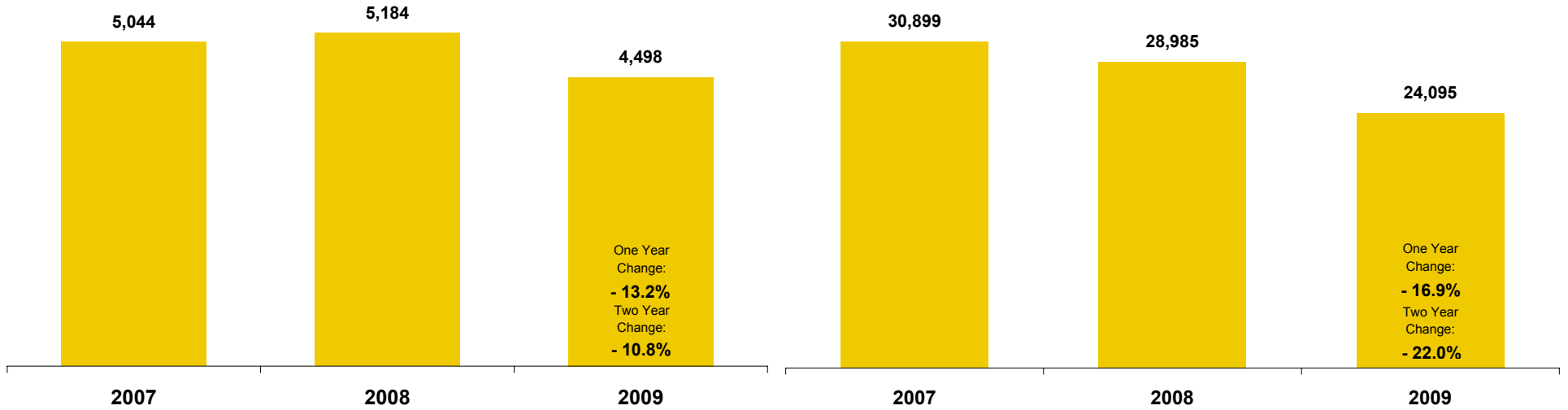
A Monthly Indicator from **Metrolist®**



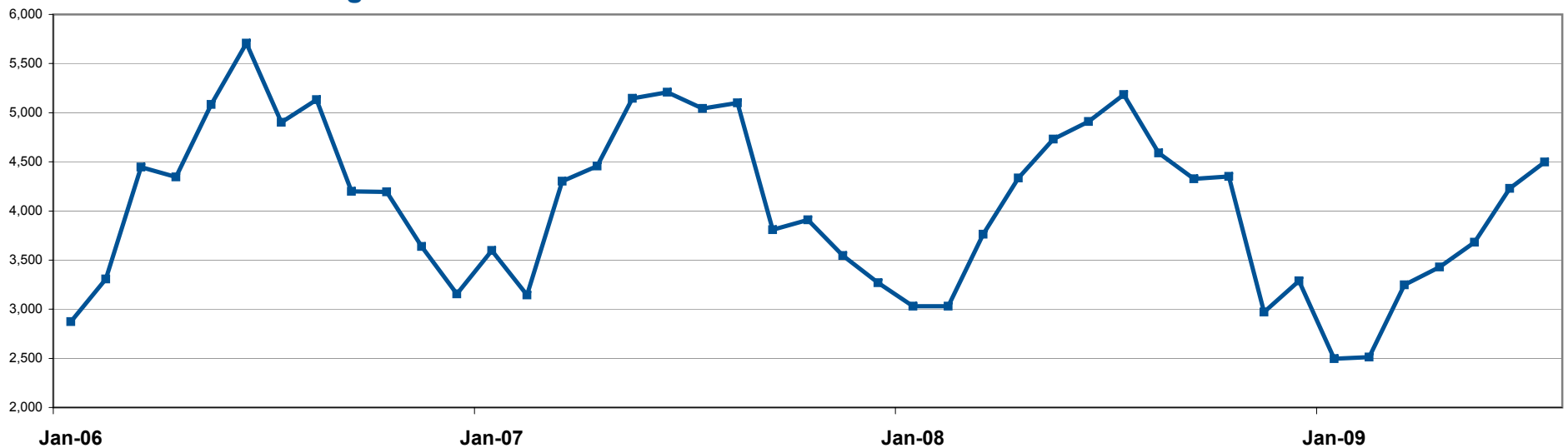
METROLIST®

July

Year to Date (YTD)



Historical Sold Listings



Total Days on Market

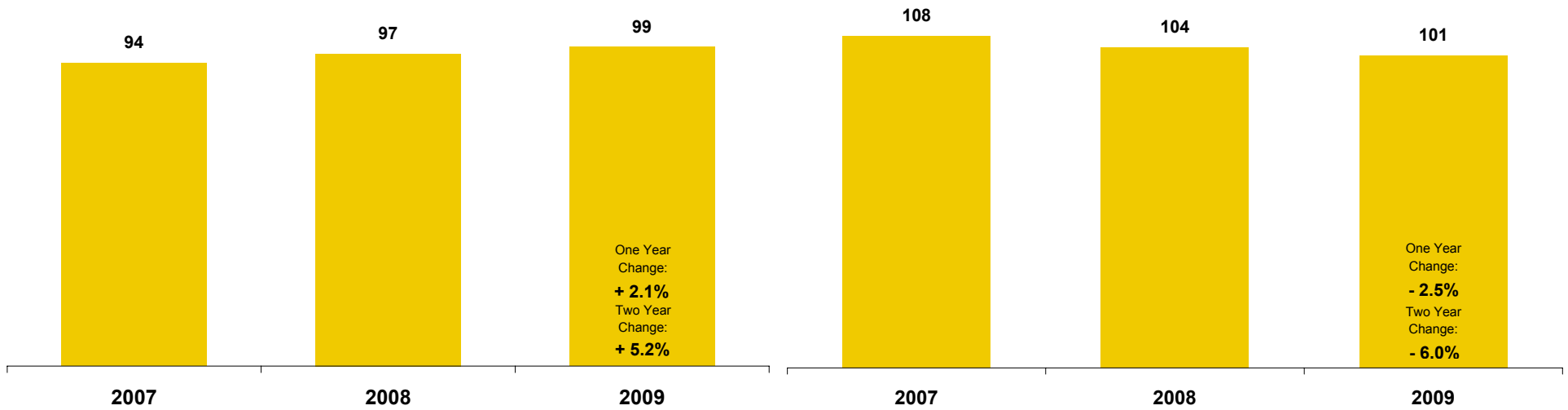
A Monthly Indicator from **MetroList®**



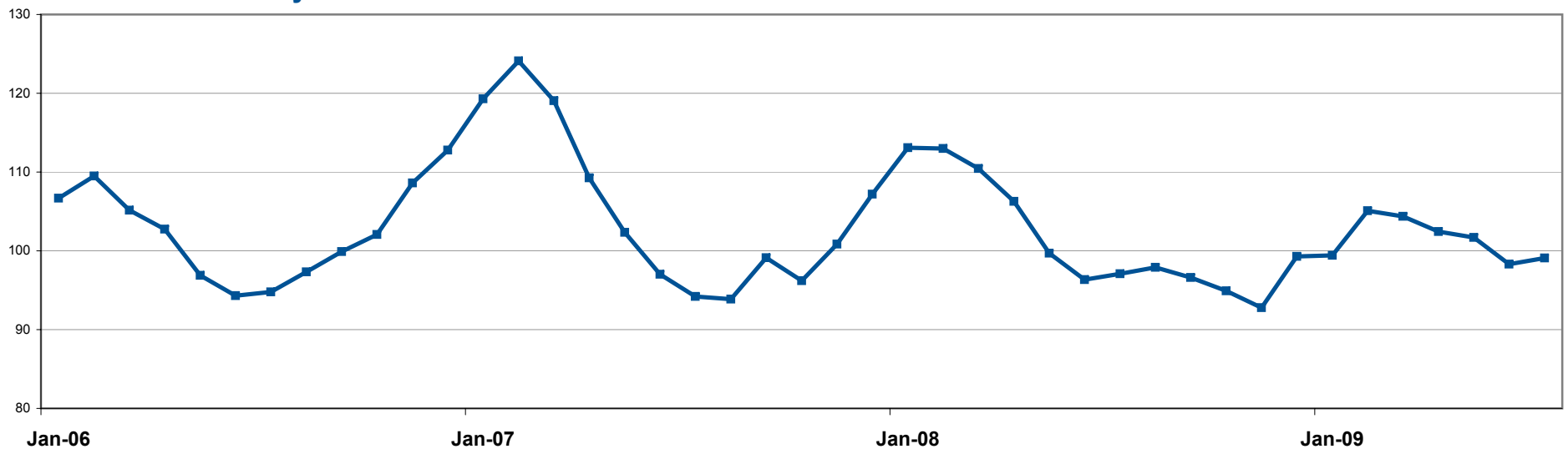
METROLIST®

July

Year to Date (YTD)



Historical Total Days on Market



Median Sold Price

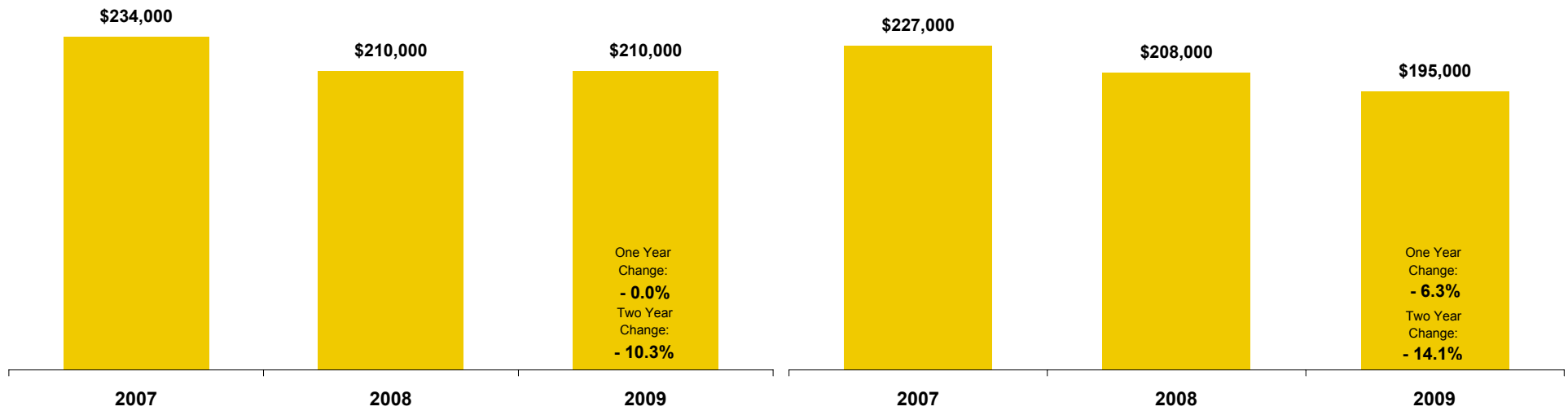
A Monthly Indicator from **Metrolist**®



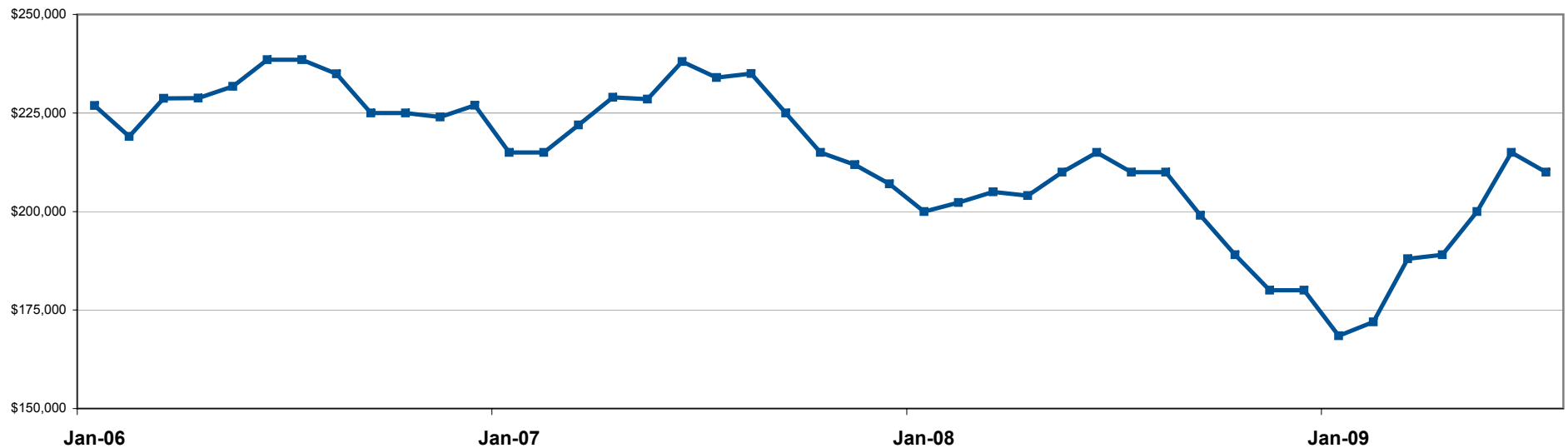
METROLIST®

July

Year to Date (YTD) Does not account for sale concessions and/or down payment assistance.



Historical Median Sold Price



Average Sold Price

A Monthly Indicator from **Metrolist**®

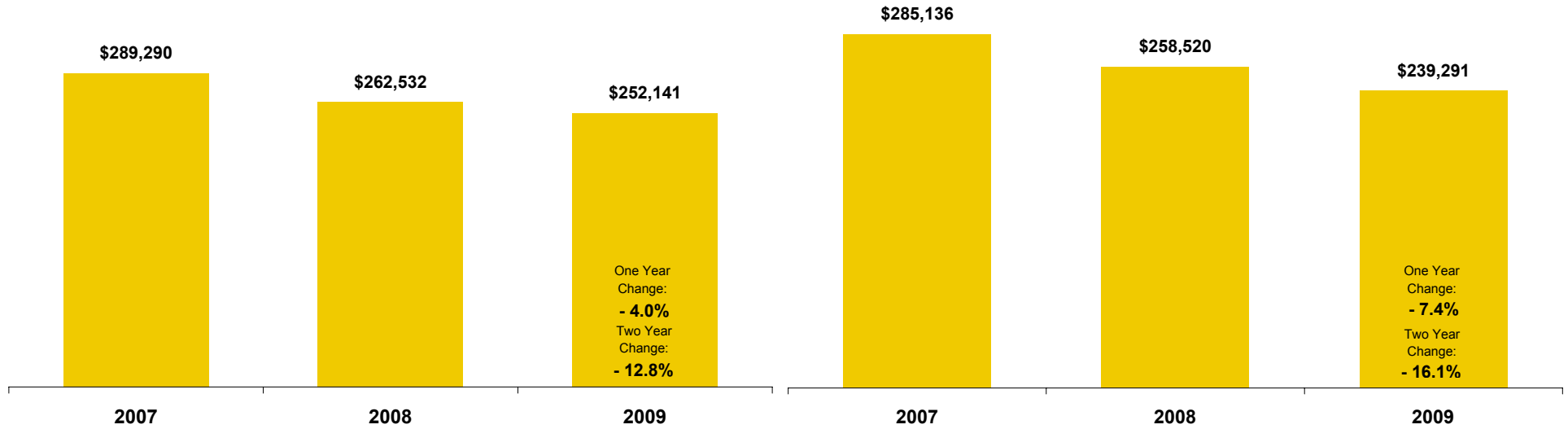


METROLIST®

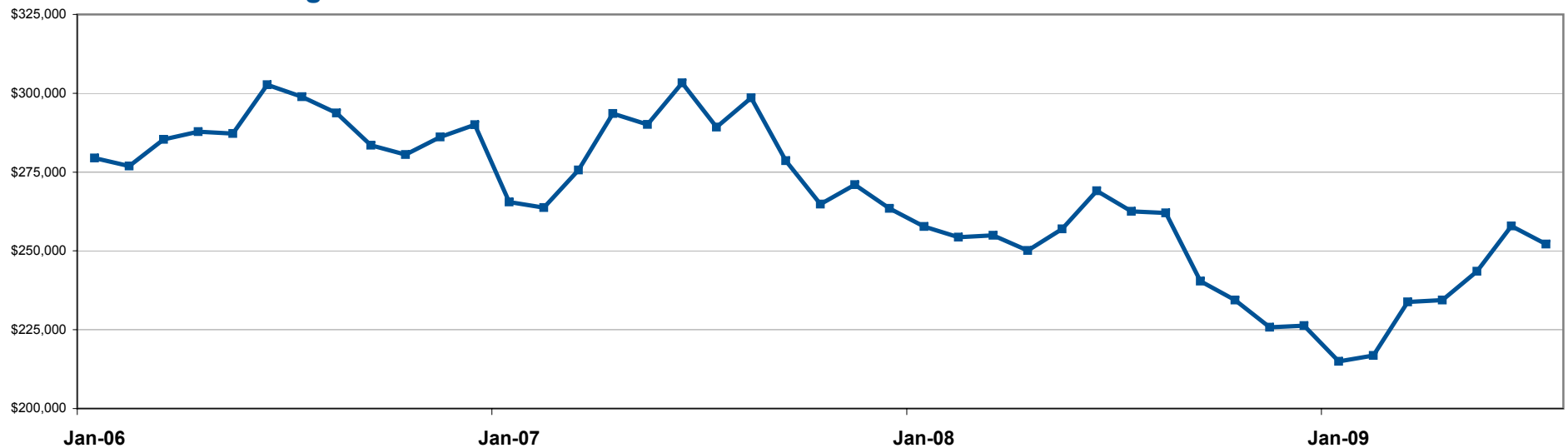
July

Year to Date (YTD)

Does not account for sale concessions and/or down payment assistance.



Historical Average Sold Price



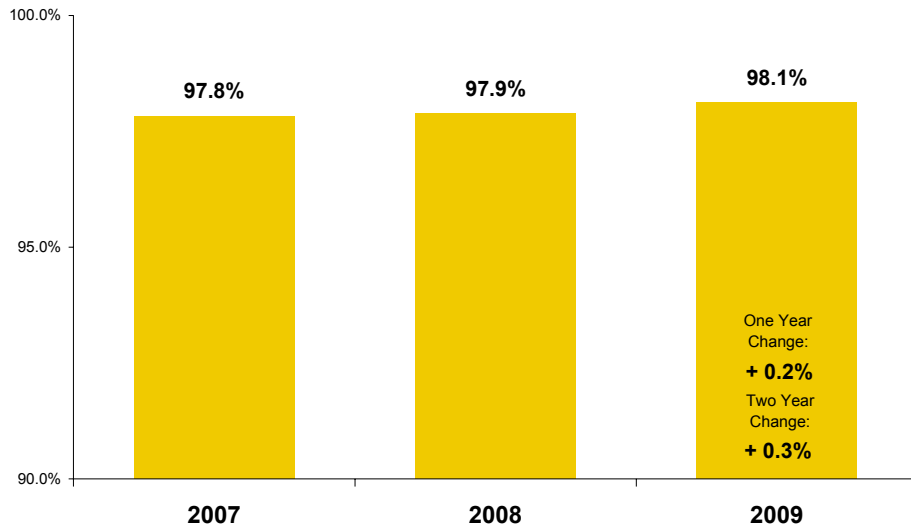
Percent of Sold Price to List Price

A Monthly Indicator from **Metrolist**®



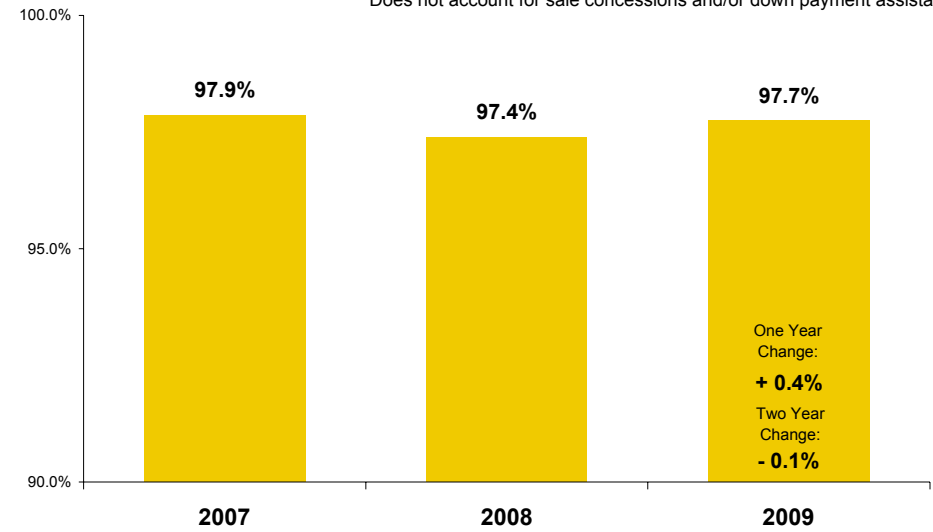
METROLIST®

July

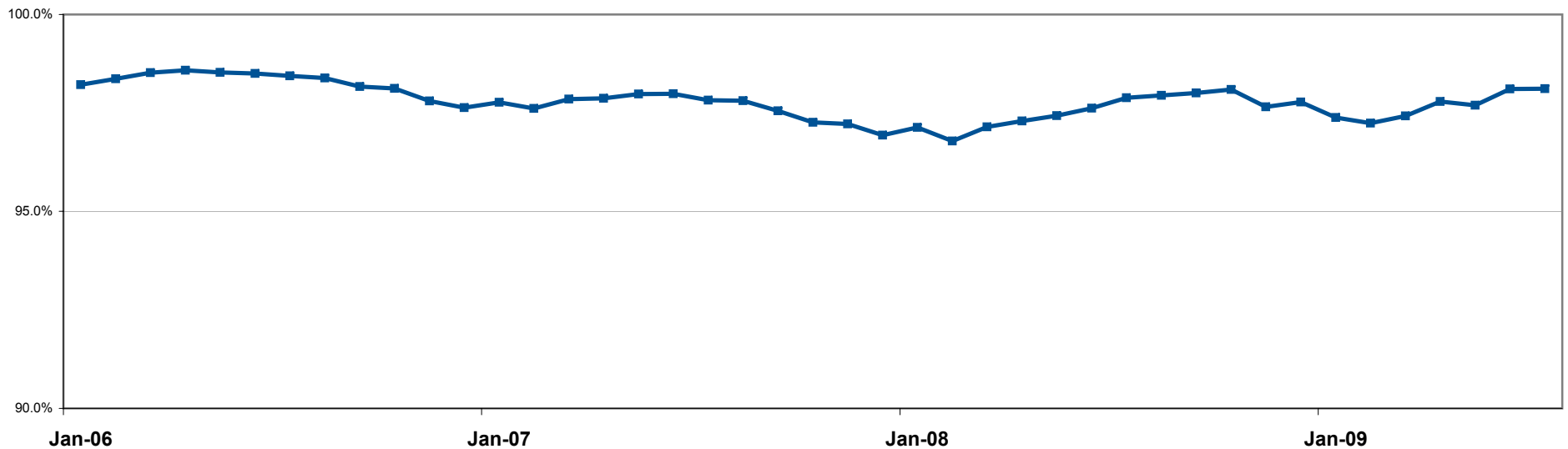


Year to Date (YTD)

Calculated by comparing final sold price to list price for sold listings. Does not account for sale concessions and/or down payment assistance.



Historical Percent of Sold Price to List Price



Market Overview

A Monthly Indicator from **Metrolist**®



METROLIST®

July 2009

| | | 2009 | 2008 | Percent Change | 3-Year Average | 2009 YTD | 2008 YTD | Percent Change | 3-Year YTD Average |
|--|------------|------------------|------------------|----------------|------------------|------------------|------------------|----------------|--------------------|
| Active Listings | May | 19,752 | 26,333 | - 25.0% | | | | | |
| | Jun | 19,753 | 26,104 | - 24.3% | -- | -- | -- | -- | -- |
| | Jul | 19,754 | 25,673 | - 23.1% | | | | | |
| New Listings | May | 9,209 | 11,897 | - 22.6% | 11,753 | 43,506 | 55,720 | - 21.9% | 52,648 |
| | Jun | 9,848 | 11,451 | - 14.0% | 11,737 | 53,354 | 67,171 | - 20.6% | 64,385 |
| | Jul | 9,797 | 11,089 | - 11.7% | 11,314 | 63,151 | 78,260 | - 19.3% | 75,699 |
| Under Contract Listings | May | 5,343 | 6,338 | - 15.7% | 6,011 | 22,371 | 28,175 | - 20.6% | 26,138 |
| | Jun | 5,664 | 6,308 | - 10.2% | 6,036 | 28,035 | 34,483 | - 18.7% | 32,174 |
| | Jul | 5,286 | 5,878 | - 10.1% | 5,705 | 33,321 | 40,361 | - 17.4% | 37,879 |
| Sold Listings | May | 3,682 | 4,732 | - 22.2% | 4,520 | 15,368 | 18,890 | - 18.6% | 18,302 |
| | Jun | 4,229 | 4,911 | - 13.9% | 4,782 | 19,597 | 23,801 | - 17.7% | 23,084 |
| | Jul | 4,498 | 5,184 | - 13.2% | 4,909 | 24,095 | 28,985 | - 16.9% | 27,993 |
| Total Days on Market | May | 102 | 100 | + 2.0% | 101 | 103 | 108 | - 4.7% | 108 |
| | Jun | 98 | 96 | + 2.0% | 97 | 102 | 105 | - 3.4% | 106 |
| | Jul | 99 | 97 | + 2.1% | 97 | 101 | 104 | - 2.5% | 104 |
| Median Sold Price | May | \$200,000 | \$210,000 | - 4.8% | \$212,833 | \$185,000 | \$205,000 | - 9.8% | \$204,000 |
| | Jun | \$215,000 | \$215,000 | - 0.0% | \$222,667 | \$191,330 | \$207,000 | - 7.6% | \$207,777 |
| | Jul | \$210,000 | \$210,000 | - 0.0% | \$218,000 | \$195,000 | \$208,000 | - 6.3% | \$210,000 |
| Average Sold Price | May | \$243,521 | \$256,955 | - 5.2% | \$263,517 | \$230,421 | \$254,686 | - 9.5% | \$254,881 |
| | Jun | \$257,860 | \$269,036 | - 4.2% | \$276,737 | \$236,342 | \$257,646 | - 8.3% | \$259,438 |
| | Jul | \$252,141 | \$262,532 | - 4.0% | \$267,987 | \$239,291 | \$258,520 | - 7.4% | \$260,983 |
| Percent of Sold Price to List Price | May | 97.7% | 97.4% | + 0.3% | 97.7% | 97.7% | 97.2% | + 0.5% | 97.5% |
| | Jun | 98.1% | 97.6% | + 0.5% | 97.9% | 97.9% | 97.3% | + 0.6% | 97.7% |
| | Jul | 98.1% | 97.9% | + 0.2% | 97.9% | 97.9% | 97.4% | + 0.6% | 97.7% |

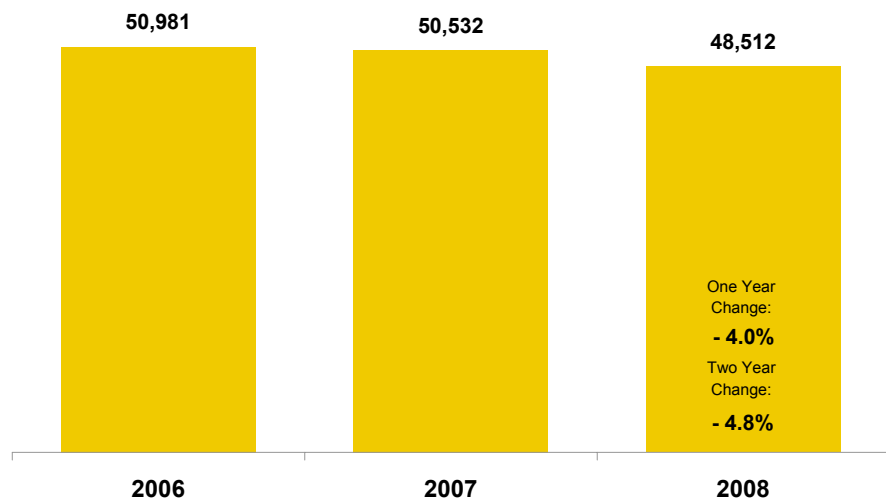
Annual Review Prior Years

A Monthly Indicator from **Metrolist**®

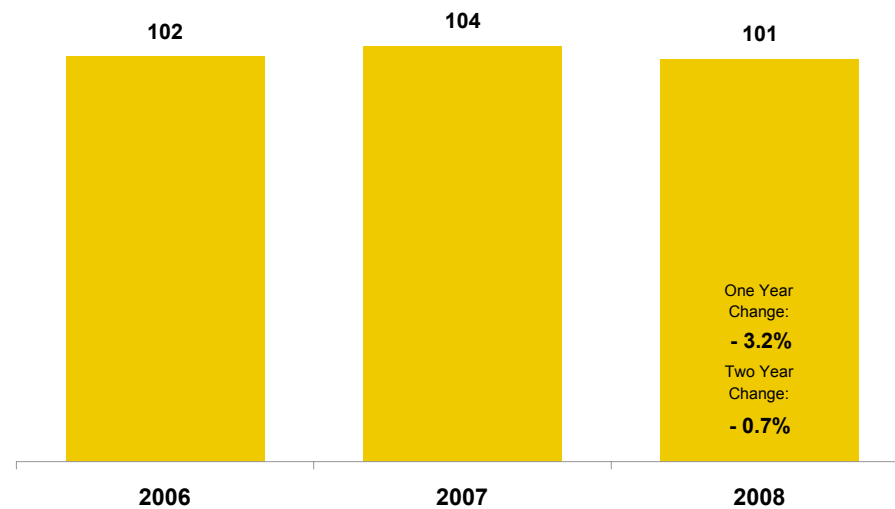


METROLIST®

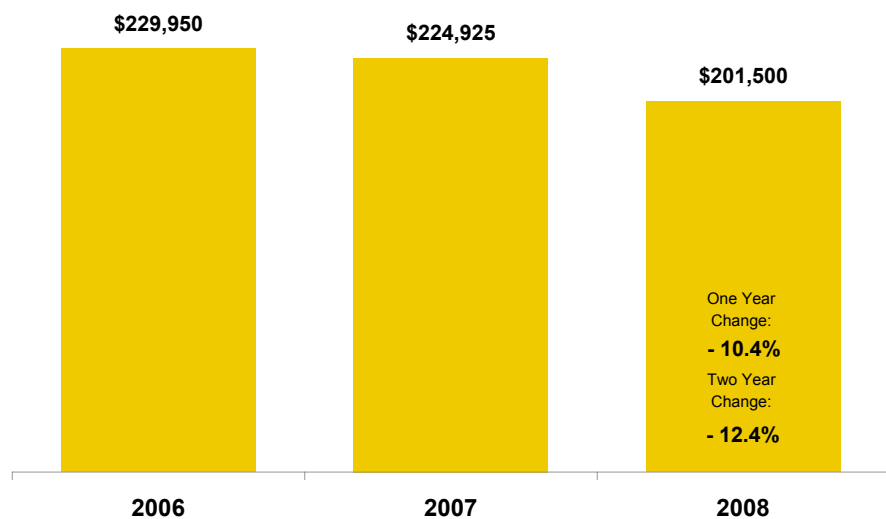
Sold Listings



Total Days on Market



Median Sold Price



Percent of Sold Price to List Price

