

Sold Summary

	Apr-2011	Apr-2010	% Change
Sold Dollar Volume	\$365,381,632	\$455,017,299	-19.70%
Avg Sold Price	\$436,537	\$425,250	2.65%
Median Sold Price	\$350,000	\$345,000	1.45%
Units Sold	837	1,070	-21.78%
Avg Days on Market	81	63	28.57%
Avg List Price for Solds	\$451,276	\$435,790	3.55%
Avg SP to OLP Ratio	93.6%	95.5%	-2.00%
Ratio of Avg SP to Avg OLP	93.7%	94.7%	-1.07%
Attached Avg Sold Price	\$258,811	\$280,230	-7.64%
Detached Avg Sold Price	\$582,900	\$553,901	5.24%
Attached Units Sold	378	503	-24.85%
Detached Units Sold	459	567	-19.05%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Apr-2011	Apr-2010	% Change
Active Listings	3,481	3,505	-0.68%
New Listings	1,734	2,108	-17.74%
New Under Contracts	461	952	-51.58%
New Contingents	702	555	26.49%
New Pending	1,163	1,507	-22.83%
Total Pending	2,120	2,863	-25.95%

Financing (Sold)

Assumption	0
Cash	166
Conventional	422
FHA	208
Other	7
Owner	0
VA	34

Days on Market (Sold)

0	26
1 to 10	191
11 to 20	92
21 to 30	76
31 to 60	114
61 to 90	63
91 to 120	69
121 to 180	97
181 to 360	91
361 to 720	14
721+	4

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	0	0	0	0	0	3	1	3	12
\$50K to \$99,999	1	0	0	1	0	0	37	2	5	88
\$100K to \$149,999	2	3	2	13	0	3	36	4	20	133
\$150K to \$199,999	4	6	5	29	6	1	30	17	74	134
\$200K to \$299,999	2	5	26	54	36	10	30	177	189	202
\$300K to \$399,999	5	2	28	30	49	9	18	369	152	112
\$400K to \$499,999	0	1	17	13	52	1	9	322	39	26
\$500K to \$599,999	1	1	16	5	37	8	3	228	34	16
\$600K to \$799,999	0	0	13	8	71	2	6	371	51	19
\$800K to \$999,999	0	0	10	0	31	0	0	197	6	9
\$1M to \$2,499,999	1	0	0	0	41	1	0	364	11	13
\$2.5M to \$4,999,999	0	0	0	0	3	0	0	66	0	2
\$5,000,000+	0	0	0	0	0	0	0	11	0	0
Total	16	18	117	153	326	35	172	2,129	584	766
Avg Sold Price	\$304,775	\$232,405	\$437,587	\$285,795	\$648,702	\$392,647	\$210,338			
Prev Year - Avg Sold Price	\$284,038	\$211,002	\$415,196	\$296,069	\$620,991	\$387,226	\$250,325			
Avg Sold % Change	7.30%	10.14%	5.39%	-3.47%	4.46%	1.40%	-15.97%			
Prev Year - # of Solds	28	23	139	187	400	54	239			

Active Detail