

PRICE RANGE	ACTIVE LISTINGS	PENDING	PENDING RATIO	6 Month EXPIRED	6 Month CLOSINGS	Avg Sales Price	ABSORPTION RATE	Diff	List/Sale%
0 - 74,999	46	14	30.4%	55	34	\$48,669	8.1	-0.7	87.8%
75,000 - 99,999	75	11	14.7%	82	34	\$84,190	13.2	-1.4	94.7%
100,000 - 124,999	131	22	16.8%	167	69	\$109,221	11.4	2.5	95.3%
125,000 - 149,999	253	41	16.2%	334	139	\$131,738	10.9	1.3	95.9%
150,000 - 174,999	234	44	18.8%	288	160	\$157,106	8.8	0.8	96.6%
175,000 - 199,999	282	53	18.8%	383	125	\$180,913	13.5	1.4	95.8%
200,000 - 249,999	461	78	16.9%	550	170	\$214,488	16.3	2.4	94.8%
250,000 - 299,999	343	37	10.8%	475	144	\$259,955	14.3	1.4	94.4%
300,000 - 349,999	200	28	14.0%	319	64	\$308,370	18.8	2.0	94.6%
350,000 - 399,999	202	18	8.9%	267	77	\$356,872	15.7	-0.4	94.2%
400,000 - 449,999	140	15	10.7%	154	46	\$402,572	18.3	1.2	95.0%
450,000 - 499,999	108	12	11.1%	179	36	\$442,243	18.0	-0.9	92.8%
500,000 - 599,999	142	8	5.6%	192	36	\$514,546	23.7	-0.5	93.3%
600,000 - 699,999	77	2	2.6%	80	13	\$581,154	35.5	-5.9	88.2%
700,000 - 799,999	68	4	5.9%	62	14	\$697,142	29.1	3.6	91.3%
800,000 - 899,999	54	3	5.6%	43	8	\$785,600	40.5	14.3	91.6%
900,000 - 999,999	54	3	5.6%	40	7	\$860,214	46.3	13.3	89.0%
1 Million +	222	12	5.4%	160	20	\$1,420,826	66.6	-4.8	76.4%
<b>TOTAL</b>	<b>3092</b>	<b>405</b>	<b>13.1%</b>	<b>3830</b>	<b>1196</b>	<b>\$419,768</b>	<b>15.5</b>	<b>1.3</b>	<b>92.3%</b>

**Overall Median sales Price: \$200,000**

\*Absorption Rate=# of months it would take for present inventory to sell based on the past 6 months sales averaged monthly