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Area LN Residential

January

2010's average sales price = 24.4% lower than 2009

2010's average list price = 31.4% lower than 2009

2010's average sp:lp ratio = 10.3% higher than 2009

3 more units sold in 2009 than in 2010

Absorption Rate = 12.3 Months of Inventory.

2010

Average Sales Price	\$164,361
Average List Price	\$171,128
Average SP:LP Ratio	0.96
Median Sales Price	\$204,000
Median List Price	\$204,900
Average Cumulative Days on Market	266

Price Distribution (2010)

	Units
Under 100k	3
100k - \$149,999	2
150k - \$199,999	1
200k - \$299,999	5
300k - \$399,999	0
400k - \$499,999	0
500k - \$749,999	0
750k - \$999,999	0
\$1M +	0

Total Units Sold	11
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Average Year Built	1991
Average Square Feet	1,796

2009

Average Sales Price	\$217,336
Average List Price	\$249,436
Average SP:LP Ratio	0.87
Median Sales Price	\$215,000

Median List Price	\$239,900
Average Cumulative Days on Market	180

Price Distribution (2009)	Units
Under 100k	3
100k - \$149,999	3
150k - \$199,999	1
200k - \$299,999	4
300k - \$399,999	2
400k - \$499,999	0
500k - \$749,999	1
750k - \$999,999	0
\$1M +	0

Total Units Sold	14
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Average Year Built	1994
Average Square Feet	2,168

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