

## Sold Summary

	2010	2009	% Change
Sold Dollar Volume	\$6,320,394,899	\$6,563,998,348	-3.71%
Avg Sold Price	\$274,406	\$277,044	-0.95%
Median Sold Price	\$235,000	\$240,000	-2.08%
Units Sold	23,033	23,693	-2.79%
Avg Days on Market	108	121	-10.74%
Avg List Price for Solds	\$286,126	\$288,569	-0.85%
Avg SP to OLP Ratio	90.3%	90.4%	-0.11%
Ratio of Avg SP to Avg OLP	90.7%	90.2%	0.52%
Attached Avg Sold Price	\$188,783	\$201,402	-6.27%
Detached Avg Sold Price	\$351,610	\$349,260	0.67%
Attached Units Sold	10,919	11,572	-5.64%
Detached Units Sold	12,113	12,121	-0.07%

## Financing (Sold)

Assumption	4
Cash	4,625
Conventional	7,357
FHA	8,591
Other	732
Owner	58
VA	1,666

## Days on Market (Sold)

0	625
1 to 10	2,399
11 to 20	2,486
21 to 30	1,866
31 to 60	3,905
61 to 90	2,865
91 to 120	2,123
121 to 180	2,711
181 to 360	2,865
361 to 720	991
721+	197

### 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.

## Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	62	310	97	933	51	206	48
\$50K to \$99,999	111	246	264	672	154	78	116
\$100K to \$149,999	168	300	445	790	186	115	336
\$150K to \$199,999	157	289	848	884	369	127	606
\$200K to \$299,999	196	459	1,699	1,662	1,164	309	780
\$300K to \$399,999	47	64	876	698	1,358	192	237
\$400K to \$499,999	25	17	304	148	1,257	64	76
\$500K to \$599,999	10	4	99	29	905	16	26
\$600K to \$799,999	7	3	63	19	759	12	24
\$800K to \$999,999	3	1	16	3	205	4	7
\$1M to \$2,499,999	2	0	19	2	173	0	7
\$2.5M to \$4,999,999	0	0	0	0	13	0	0
\$5,000,000+	0	0	0	0	1	0	0
Total	788	1,693	4,730	5,840	6,595	1,123	2,263
Avg Sold Price	\$186,115	\$152,792	\$257,264	\$181,604	\$439,051	\$210,765	\$223,327
Prev Year - Avg Sold Price	\$191,415	\$169,409	\$265,050	\$194,340	\$431,241	\$233,990	\$228,616
Avg Sold % Change	-2.77%	-9.81%	-2.94%	-6.55%	1.81%	-9.93%	-2.31%
Prev Year - # of Solds	795	1,809	4,832	6,238	6,494	1,116	2,409