

Local Market Update – April 2011

A RESEARCH TOOL PROVIDED BY METROLIST®
SINGLE FAMILY LISTINGS ONLY – RESIDENTIAL AND CONDO



METROLIST®

- 27.2% **- 15.2%** **- 9.1%**

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

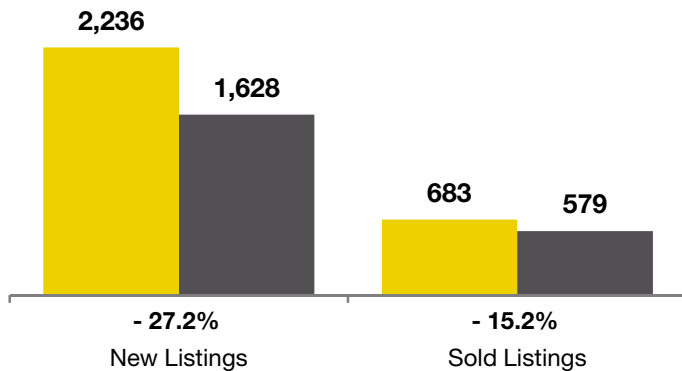
Jefferson County

	April			Year to Date (YTD)		
	2010	2011	+ / -	2010	2011	+ / -
Active Listings	3,913	5,155	+ 31.7%	--	--	--
Pending Sales*	84	267	+ 217.9%	--	--	--
Under Contract Listings	1,000	711	- 28.9%	2,883	2,303	- 20.1%
New Listings	2,236	1,628	- 27.2%	7,142	5,757	- 19.4%
Sold Listings	683	579	- 15.2%	2,093	1,807	- 13.7%
Total Days on Market	80	101	+ 26.1%	85	115	+ 35.0%
Median Sold Price**	\$225,450	\$205,000	- 9.1%	\$220,000	\$210,000	- 4.5%
Average Sold Price**	\$261,095	\$241,958	- 7.3%	\$258,119	\$244,742	- 5.2%
Percent of Sold Price to List Price**	97.6%	96.9%	- 0.7%	97.4%	96.7%	- 0.8%

* Pending Sales is a count of the number of homes that were in "pending" status at the end of the month. | ** Does not account for sale concessions and/or down payment assistance. This information was not available prior to January 2010. | Note: Activity for one month can sometimes look extreme due to small sample size.

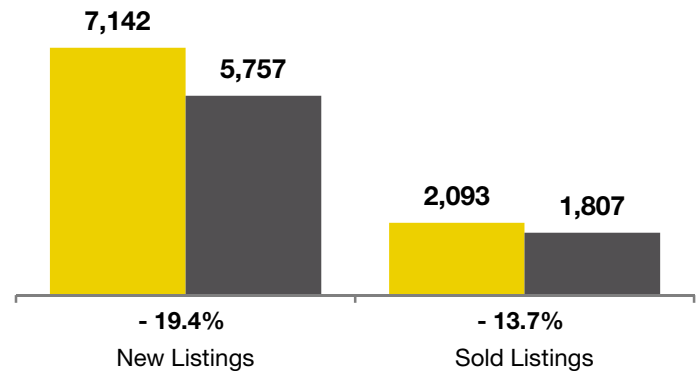
April

■ 2010 ■ 2011



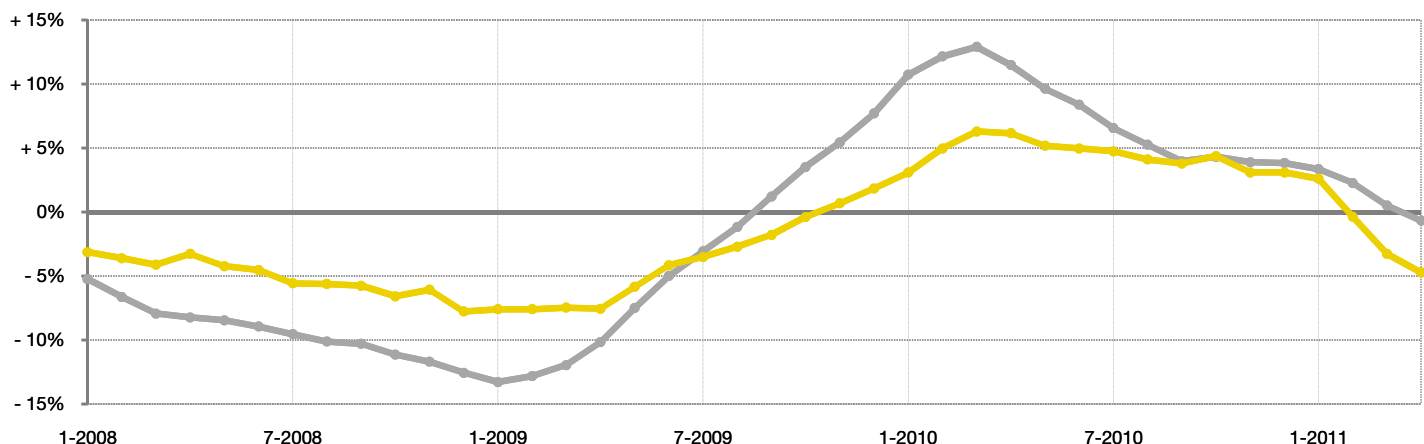
Year to Date (YTD)

■ 2010 ■ 2011



Change in Median Sold Price from Prior Year (6-Month Average)†

All MLS —
Jefferson County —



† Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | All data from Metrolist®. | Powered by 10K Research and Marketing. Due to differences in statistical methodologies, figures may vary from other market reports provided by Metrolist®.