

February 2009

Residential								Condominium				
Sold by # of Bedrooms				Inventories				Sold			Inventories	
Price Range	0-2	3	4+	09 Total Units	08 Total Units	2009	2008	Price Range	09 Total Units	08 Total Units	2009	2008
<\$99,999	16	11	2	29	16	224	128	<\$99,999	13	9	259	152
\$100 - \$199,999	12	22	9	43	30	550	696	\$100 - \$199,999	10	12	331	432
\$200 - \$299,999	7	10	6	23	21	430	651	\$200 - \$299,999	11	6	235	229
\$300 - \$399,999	0	7	1	8	15	283	410	\$300 - \$399,999	2	3	143	178
\$400 - \$499,999	1	1	3	5	8	218	262	\$400 - \$499,999	0	1	71	119
\$500 - \$599,999	0	1	0	1	2	118	166	\$500 - \$599,999	0	0	28	58
\$600 - \$699,999	0	0	0	0	3	82	107	\$600 - \$699,999	0	1	28	33
\$700 - \$799,999	0	0	0	0	1	62	82	\$700 - \$799,999	0	0	24	18
\$800 - \$899,999	0	0	0	0	3	53	62	\$800 - \$899,999	0	0	7	16
\$900 - \$999,999	0	0	0	0	1	34	37	\$900 - \$999,999	0	0	7	9
\$1 - \$1,499,999	0	1	0	1	1	102	87	\$1 - \$1,499,999	1	0	19	25
\$1.5 - \$1,749,999	0	0	0	0	0	21	20	\$1.5 - \$1,749,999	0	0	4	9
\$1.75 - \$1,999,999	0	0	1	1	0	26	26	\$1.75 - \$1,999,999	0	0	6	4
\$2 - \$2,499,999	0	0	1	1	0	21	24	\$2 - \$2,499,999	0	0	1	8
\$2.5 - \$2,999,999	0	0	0	0	0	17	19	\$2.5 - \$2,999,999	0	0	0	2
\$3 - \$3,499,999	0	0	0	0	1	7	5	\$3 - \$3,499,999	0	0	0	0
\$3.5 - \$3,999,999	0	0	0	0	0	7	8	\$3.5 - \$3,999,999	0	0	0	0
\$4 - \$4,999,999	0	0	0	0	0	2	5	\$4 - \$4,999,999	0	0	0	0
>\$5,000,000	0	0	0	0	0	11	14	>\$5,000,000	0	0	0	0
Total Units	36	53	23	112	102	2,268	2,809	Total Units	37	32	1,163	1,292
Avg Price	130,490	193,141	365,461	208,390	306,689	489,556	488,019	Avg Price	183,762	176,603	275,566	326,314
Med Price	79,000	135,000	205,000	138,500	221,910	289,900	295,250	Med Price	150,000	120,950	199,000	234,900
Total Val	4,697,651	10,236,451	8,405,611	23,339,713	31,282,270	1,112,761,440	1,373,286,646	Total Val	6,799,200	5,651,300	320,482,801	421,924,148

Solds by Financing Type

Residential

Type	2009	2008
Assum	0	0
Cash	51	56
Conv	48	40
FHA	10	3
VA	2	2
Seller	1	1
Other	0	0

Absorption Rate

Residential

2009	2008
20.25	27.54

Absorption Rate

Condo

2009	2008
31.43	40.38

Solds by Financing Type

Condo

Type	2009	2008
Assum	0	0
Cash	18	15
Conv	18	17
FHA	0	0
VA	0	0
Seller	0	0
Other	1	0

Solds by Number of DOM

Residential

DOM	2009	2008
1-30	39	22
31-60	13	22
61-90	14	11
91-120	12	7
121+	34	40

Absorption rate: indication of average length of DOM

To calculate the absorption rate, divide the number of listings in your market by the number of sales during that month. For example, if your market had 300 home listings last month and 100 sales, the absorption rate is three months.

Solds by Number of DOM

Condo

DOM	2009	2008
1-30	6	3
31-60	6	1
61-90	4	5
91-120	1	4
121+	20	18

Based on MLS information from the Realtor Association of Martin County, Inc.