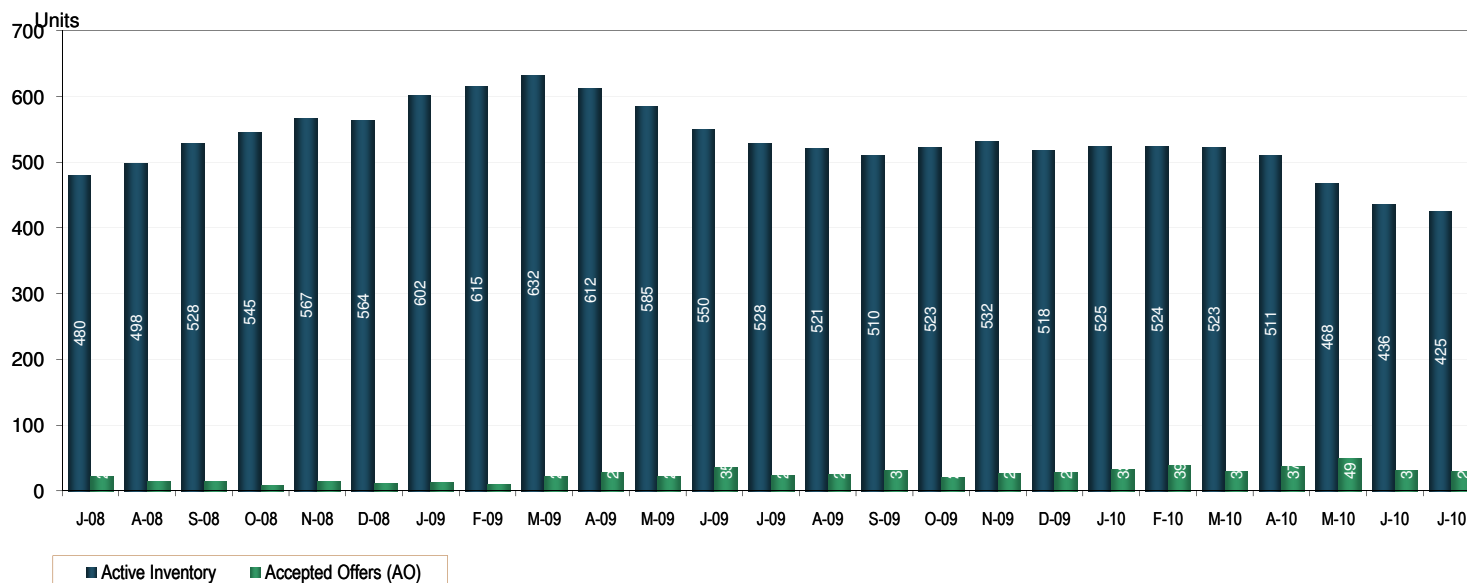


Market Area Active Inventory vs Accepted Offers (AO)

8/9/2010



FILTER: Sales Price: \$-\$100,000,000 Prop. Types: SFH Condo TwnHm Areas: Paradise Valley (376)

The number of properties available for sale on the last day of each period - VS - The number of Accepted Offers

Desc.	J-08	A-08	S-08	O-08	N-08	D-08	J-09	F-09	M-09	A-09	M-09	J-09	J-09	A-09	S-09	O-09	N-09	D-09	J-10	F-10	M-10	A-10	M-10	J-10	J-10
Sold Median Price	1,450	1,530	1,352	1,350	2,000	1,400	1,500	1,225	960	669	965	1,400	1,600	1,165	1,200	1,100	1,209	1,000	769	927	1,275	960	875	1,050	1,050
Sold Average Price	1,948	1,689	1,446	2,182	2,335	1,353	1,501	1,728	1,254	1,370	1,364	1,688	2,226	1,490	1,508	1,215	1,470	1,554	1,228	1,320	1,403	1,044	1,261	1,214	1,477
List Median Price	1,900	2,100	1,699	1,745	1,700	2,195	1,975	1,600	1,550	1,775	1,750	1,495	1,275	1,500	1,465	1,599	1,500	1,550	1,360	1,499	1,365	1,199	1,685	1,295	1,395
List Average Price	2,188	2,695	2,035	2,220	1,981	2,293	2,531	2,047	1,891	2,012	2,174	1,918	2,229	1,863	1,789	2,626	1,961	1,702	1,868	1,943	1,617	1,492	2,067	1,752	1,575
New Listings	77	82	81	69	73	71	118	70	97	63	66	71	68	90	66	85	81	56	89	76	87	83	69	61	67
Active Inventory	480	498	528	545	567	564	602	615	632	612	585	550	528	521	510	523	532	518	525	524	523	511	468	436	425
Sold Listings	21	18	11	12	12	11	18	14	8	19	24	25	28	28	27	26	22	32	27	29	35	31	36	42	38
Expired or Cancelled	64	49	36	43	37	62	67	47	58	55	71	71	67	71	46	52	45	42	49	38	58	58	63	62	49
Accepted Offers (AO)	22	15	15	9	14	12	13	10	22	28	22	35	23	26	31	20	27	28	33	39	30	37	49	31	29
AO / New Listings	28.6	18.3	18.5	13.0	19.2	16.9	11.0	14.3	22.7	44.4	33.3	49.3	33.8	28.9	47.0	23.5	33.3	50.0	37.1	51.3	34.5	44.6	71.0	50.8	43.3
AO / Inventory	4.6	3.0	2.8	1.7	2.5	2.1	2.2	1.6	3.5	4.6	3.8	6.4	4.4	5.0	6.1	3.8	5.1	5.4	6.3	7.4	5.7	7.2	10.5	7.1	6.8
Days on Market (DOM)	166	131	141	123	183	77	156	181	240	189	154	169	190	141	187	180	208	134	176	146	124	194	154	159	184
Mos Supply Inv. (MSI)	22.9	27.7	48.0	45.4	47.3	51.3	33.4	43.9	79.0	32.2	24.4	22.0	18.9	18.6	18.9	20.1	24.2	16.2	19.4	18.1	14.9	16.5	13.0	10.4	11.2
\$ per Sq Feet	368	345	286	361	354	337	294	307	267	274	264	294	340	266	300	287	282	278	244	233	281	238	262	266	263
Sale Price / List Price	91.6	89.9	89.7	87.1	87.7	89.3	85.9	88.9	91.6	89.0	90.4	88.6	88.7	90.7	90.0	90.9	90.7	91.2	93.1	90.3	92.5	92.0	91.5	90.7	92.7
3Mo Sold Avg \$	2,129	1,931	1,744	1,768	2,003	1,974	1,705	1,537	1,531	1,470	1,349	1,485	1,783	1,806	1,744	1,408	1,395	1,421	1,423	1,377	1,325	1,261	1,244	1,181	1,315
3Mo List Avg \$	2,249	2,402	2,310	2,323	2,074	2,162	2,313	2,335	2,194	1,971	2,007	2,032	2,104	1,989	1,952	2,112	2,156	2,150	1,860	1,852	1,804	1,676	1,704	1,753	1,802
3Mo \$ per SqFt	393	375	342	334	335	351	323	309	293	284	268	278	302	300	302	284	290	282	268	253	255	252	261	257	264
3Mo Sale P / List P	88.1	90.9	90.6	89.0	88.1	88.0	87.3	87.8	88.1	89.5	90.1	89.3	89.2	89.4	89.8	90.6	90.6	91.0	91.7	91.5	91.9	91.6	92.0	91.3	91.6

Based on information from Arizona MLS, Tucson MLS for the period ending 7/31/10. Due to MLS reporting methods and allowable reporting policy, this data is only informational and may not be completely accurate. Therefore, Coldwell Banker Residential Brokerage does not guarantee the data accuracy. Data maintained by the MLS's may not reflect all real estate activity in the market. Owned and Operated by NRT LLC.

