

Single Family Monthly Comparisons

2011	October	November	December
SOLD	548	533	630
DOM	93	106	95
MEDIAN	\$182,250	\$193,000	\$179,900
LISTINGS	6019	5578	5080
Average Sold price	\$266,968	\$289,066	\$236,125
Pendings	1141	1083	997
Distressed Sales	148	117	201
Med. SP w/o Distr	\$224,000	\$222,500	\$220,000
% CHANGE 2010-11			
SOLD	7.45%	5.54%	19.09%
DOM	3.33%	8.16%	-9.52%
MEDIAN	-17.35%	-7.66%	-14.33%
LISTINGS	1.98%	2.37%	1.74%
Average Sold price	-11.79%	-2.34%	-18.63%
Pendings	18.48%	13.52%	16.61%
Distressed Sales	26.50%	0.00%	55.81%
Med. SP w/o Distr	-8.57%	-1.11%	-4.08%
2010	October	November	December
SOLD	510	505	529
DOM	90	98	105
MEDIAN	\$220,500	\$209,000	\$210,000
LISTINGS	5,902	5,449	4,993
Average Sold price	\$302,642	\$295,980	\$290,195
Pendings	963	954	855
Distressed Sales	117	117	129
Med. SP w/o Distr	\$245,000	\$225,000	\$229,350
% CHANGE 2009-10			
SOLD	-35.20%	-31.11%	-9.26%
DOM	15.38%	13.95%	10.53%
MEDIAN	10.25%	1.95%	5.00%
LISTINGS	19.47%	16.81%	11.20%
Average Sold price	28.00%	12.30%	6.64%
Pendings	-23.08%	-6.19%	-7.57%
Distressed Sales	-48.46%	-30.77%	-33.51%
Med. SP w/o Distr	6.52%	0.00%	-0.50%
2009	October	November	December
SOLD	787	733	583
DOM	78	86	95
MEDIAN	\$200,000	\$205,000	\$200,001
LISTINGS	4,940	4,665	4,490
Average Sold price	\$236,440	\$263,557	\$272,122
Pendings	1252	1017	925
Distressed Sales	227	169	194
Med. SP w/o Distr	\$230,000	\$225,000	\$230,500
% CHANGE 2008-09			
SOLD	26.73%	61.10%	18.50%
DOM	-11.36%	-10.42%	-6.86%
MEDIAN	-6.98%	1.23%	5.26%
LISTINGS	-19.24%	-16.49%	-13.42%
Average Sold price	-19.04%	6.94%	2.28%
Pendings	33.05%	13.89%	4.64%
Distressed Sales	30.46%	0.60%	-8.92%
Med. SP w/o Distr	-8.73%	-7.02%	-7.80%

Please note: Monthly statewide statistics may vary slightly from town by town data as the latter is updated as sales are recorded throughout the year. Conversely, monthly statewide statistics are pulled one time only, approximately two weeks following the end of the previous month. Monthly statewide statistics therefore, contain the majority of sales, but sales following the pull date are not included.