

Local Market Updates

A free research tool from MRIS, Inc.



Montgomery County

August

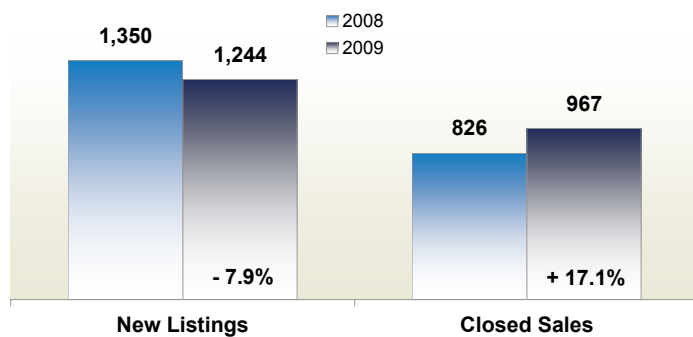
Year to Date

	2008	2009	Change	2008	2009	Change
New Listings	1,350	1,244	- 7.9%	13,696	11,275	- 17.7%
Closed Sales	826	967	+ 17.1%	5,771	6,578	+ 14.0%
Pending Sales	837	1,160	+ 38.6%	6,272	8,191	+ 30.6%
Median Sales Price*	\$408,000	\$355,000	- 13.0%	\$415,000	\$350,000	- 15.7%
Percent of Original List Price Received at Sale*	92.1%	93.3%	+ 1.3%	92.4%	91.8%	- 0.7%
Average Days on Market Until Sale	98	84	- 14.5%	101	100	- 1.8%
Single-Family Detached Inventory	3,258	1,811	- 44.4%	--	--	--
Townhouse-Condo Inventory	2,807	1,477	- 47.4%	--	--	--

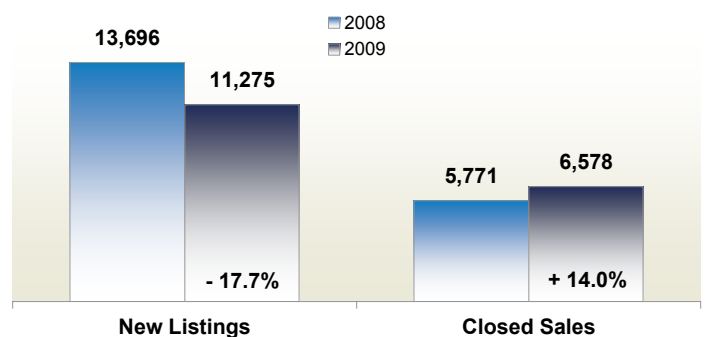
*Does not account for seller concessions.

Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved.

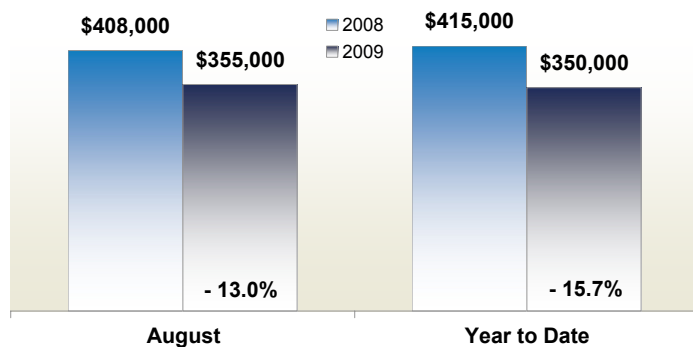
Activity—Most Recent Month



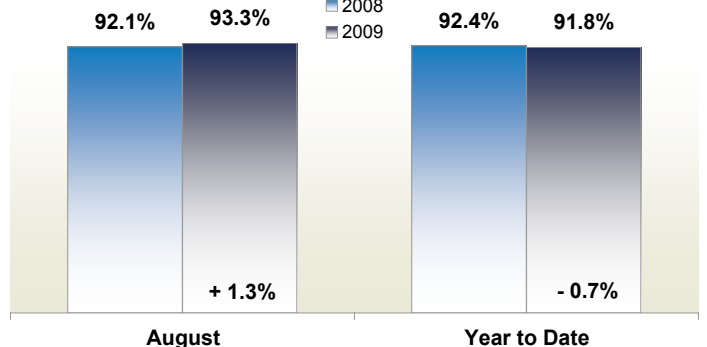
Activity—Year to Date



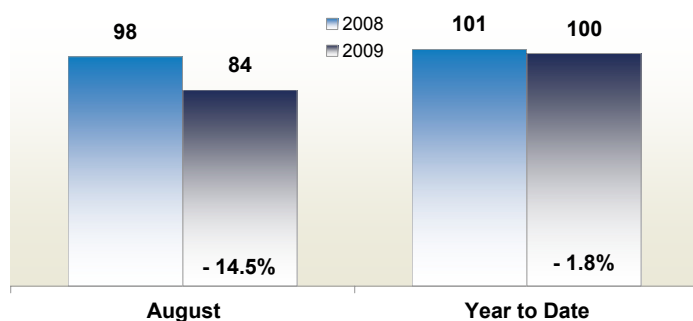
Median Sales Price



Percent of Original List Price Received at Sale



Days on Market Until Sale



Inventory of Homes for Sale

