



# Metro Market Overview – 10/31/2010

Provided by Keller Williams Realty

Condo/Townhome Residences - Metro Atlanta (41 FMLS Areas)

List Price	Number Active	Number Pending	Pending Ratio	No. of Closings Last 3 Months	Fore-closures % of Closings	Short Sale % of Closings	Total Distressed sales % of closings	Failed Listings Percent	Months of Supply of Listings	Median* Original List Price	Median* Sales Price	Median* % S/L Price	Median* Days on Market
<=\$25K	89	55	38.2%	80	37.5%	35.0%	72.5%	25.9%	3.3	\$23,900	\$18,500	90.3%	40
\$26-\$50K	381	128	25.1%	222	32.0%	32.9%	64.9%	34.3%	5.1	\$45,000	\$36,500	84.0%	54
\$51-\$75K	555	143	20.5%	203	30.0%	28.1%	58.1%	49.9%	8.2	\$69,999	\$59,000	84.4%	75
\$76-\$100K	889	154	14.8%	174	28.2%	17.8%	46.0%	65.3%	15.3	\$99,700	\$85,000	86.4%	92
\$101-\$150K	1,795	250	12.2%	339	20.9%	18.6%	39.5%	72.0%	15.9	\$135,000	\$123,000	92.4%	63
\$151-\$200K	1,337	174	11.5%	238	12.6%	16.0%	28.6%	73.4%	16.9	\$185,000	\$168,000	92.3%	91
\$201-\$250K	763	96	11.2%	158	8.9%	9.5%	18.4%	70.6%	14.5	\$237,375	\$214,000	93.3%	97
\$251-\$300K	530	78	12.8%	103	9.7%	6.8%	16.5%	69.3%	15.4	\$289,900	\$260,000	92.1%	127
\$301-\$350K	259	25	8.8%	54	9.3%	0.0%	9.3%	70.3%	14.4	\$329,893	\$312,750	94.8%	108
\$351-\$400K	211	15	6.6%	30	10.0%	3.3%	13.3%	76.7%	21.1	\$399,450	\$361,500	92.4%	248
\$401-\$500K	188	19	9.2%	30	3.3%	6.7%	10.0%	73.9%	18.8	\$490,250	\$420,308	85.4%	164
\$501-\$600K	100	7	6.5%	14	21.4%	7.1%	28.6%	75.4%	21.4	\$559,450	\$497,500	85.7%	116
\$601-\$750K	67	3	4.3%	15	26.7%	6.7%	33.3%	60.5%	13.4	\$729,000	\$650,000	84.9%	269
\$751-\$1.0M	58	5	7.9%	6	0.0%	16.7%	16.7%	82.9%	29.0	\$897,450	\$756,000	87.5%	131
\$1.0-\$1.5M	48	4	7.7%	0	N/A	N/A	N/A	100.0%	N/A	N/A	N/A	N/A	N/A
\$1.5M-\$2.0M	21	0	0.0%	0	N/A	N/A	N/A	100.0%	N/A	N/A	N/A	N/A	N/A
\$2.0M+	29	2	6.5%	2	0.0%	0.0%	0.0%	66.7%	43.5	\$3,041,000	\$2,312,500	80.9%	1
<b>TOTAL</b>	<b>7,320</b>	<b>1,158</b>	<b>13.7%</b>	<b>1,668</b>	<b>21.1%</b>	<b>19.1%</b>	<b>40.2%</b>	<b>66.0%</b>	<b>13.2</b>	<b>\$134,900</b>	<b>\$120,000</b>	<b>90.9%</b>	<b>78</b>

\*Median: Half are above and half are below this number

FMLS data for single family residence sales. Data is believed to be accurate but is not warranted. ChartMaster Services, LLC