

# Metro Market Overview – 10/31/2010

Provided by Keller Williams Realty

Single Family Detached 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 Supply of Listings	Median* Original List Price (Previous listing periods included)	Median Sales Price	Median* % S/L Price (Previous Listing Periods Included)	Median* Days on Market (Previous Listing Periods Included)
<=\$25K	444	167	27.3%	368	35.9%	31.8%	67.7%	29.4%	3.6	\$23,900	\$17,000	80.0%	54
\$26-\$50K	1,071	336	23.9%	635	38.3%	30.4%	68.7%	35.7%	5.1	\$47,500	\$36,500	79.7%	62
\$51-\$75K	1,323	386	22.6%	542	35.6%	25.8%	61.4%	43.7%	7.3	\$74,900	\$60,528	80.5%	84
\$76-\$100K	2,058	487	19.1%	598	30.9%	22.9%	53.8%	55.1%	10.3	\$104,900	\$86,000	72.4%	99
\$101-\$150K	4,584	999	17.9%	1,294	24.9%	21.2%	46.1%	60.3%	10.6	\$145,000	\$124,325	86.7%	91
\$151-\$200K	4,494	864	16.1%	1,062	15.7%	15.3%	31.1%	67.3%	12.7	\$198,432	\$171,645	87.7%	121
\$201-\$250K	3,044	529	14.8%	723	13.3%	11.9%	25.2%	68.2%	12.6	\$250,000	\$220,000	87.6%	134
\$251-\$300K	2,436	388	13.7%	583	9.3%	11.1%	20.4%	66.9%	12.5	\$300,000	\$268,000	87.7%	123
\$301-\$350K	1,574	257	14.0%	388	8.2%	9.8%	18.0%	68.0%	12.2	\$359,900	\$315,000	87.4%	141
\$351-\$400K	1,361	226	14.2%	369	5.7%	8.9%	14.6%	65.7%	11.1	\$408,400	\$362,000	88.3%	125
\$401-\$500K	1,697	245	12.6%	435	6.4%	9.4%	15.9%	66.1%	11.7	\$490,000	\$429,000	88.0%	126
\$501-\$600K	1,041	130	11.1%	267	9.0%	7.1%	16.1%	64.6%	11.7	\$599,900	\$525,000	87.5%	138
\$601-\$750K	850	101	10.6%	192	6.8%	8.3%	15.1%	69.8%	13.3	\$749,900	\$630,000	86.9%	155
\$751-\$1.0M	801	72	8.2%	153	6.5%	7.2%	13.7%	70.7%	15.7	\$975,000	\$800,000	84.1%	208
\$1.0-\$1.5M	501	45	8.2%	69	10.1%	11.6%	21.7%	74.3%	21.8	\$1,470,000	\$1,140,000	78.6%	286
\$1.5M-\$2.0M	219	18	7.6%	28	0.0%	7.1%	7.1%	73.1%	23.5	\$1,999,500	\$1,500,000	75.9%	387
>\$2.0M	300	14	4.5%	12	8.3%	0.0%	8.3%	89.4%	75.0	\$2,895,000	\$2,092,230	70.2%	279
<b>TOTAL</b>	<b>27,798</b>	<b>5,264</b>	<b>15.9%</b>	<b>7,718</b>	<b>19.8%</b>	<b>17.4%</b>	<b>37.2%</b>	<b>62.0%</b>	<b>10.8</b>	<b>\$199,900</b>	<b>\$167,000</b>	<b>86.2%</b>	<b>108</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