



Metro Market Overview – January, 2010

Provided by Nancy Aroneck & Company, Keller Williams Realty
Single Family Detached Residences– Metro Atlanta (39 FMLS Areas)



List Price	Number Active	Number Pending	Pending Ratio	Number Failed Last 3 Mos.	Number Closings Last 3 Mos.	Fore-closures % 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	376	180	32.4%	106	352	50.6%	23.1%	3.2	\$24,000	\$17,950	79.8%	49
\$26-\$50K	689	253	26.9%	230	558	53.9%	29.2%	3.7	\$47,450	\$37,950	83.5%	55
\$51-\$75K	775	248	24.2%	292	491	53.2%	37.3%	4.7	\$72,900	\$64,000	85.0%	72
\$76-\$100K	1,213	341	21.9%	518	544	41.5%	48.8%	6.7	\$99,900	\$89,150	78.3%	87
\$101-\$150K	3,577	802	18.3%	1,684	1,441	30.3%	53.9%	7.4	\$146,900	\$125,000	87.8%	110
\$151-\$200K	4,176	729	14.9%	1,968	1,424	22.3%	58.0%	8.8	\$195,000	\$170,000	87.6%	147
\$201-\$250K	2,848	544	16.0%	1,502	913	16.9%	62.2%	9.4	\$249,900	\$219,500	87.6%	154
\$251-\$300K	2,314	394	14.5%	1,211	677	13.4%	64.1%	10.3	\$308,000	\$265,500	86.4%	169
\$301-\$350K	1,465	241	14.1%	814	468	15.0%	63.5%	9.4	\$367,250	\$315,000	84.8%	222
\$351-\$400K	1,375	220	13.8%	717	346	16.8%	67.5%	11.9	\$423,900	\$360,000	84.8%	207
\$401-\$500K	1,641	247	13.1%	954	418	16.0%	69.5%	11.8	\$500,000	\$425,000	83.2%	247
\$501-\$600K	1,043	118	10.2%	573	230	15.7%	71.4%	13.6	\$650,000	\$524,352	80.9%	312
\$601-\$750K	931	95	9.3%	527	148	15.5%	78.1%	18.9	\$772,400	\$637,750	81.7%	396
\$751-\$1.0M	906	80	8.1%	475	115	14.8%	80.5%	23.6	\$1,074,900	\$777,250	74.8%	457
\$1.0-\$1.5M	582	47	7.5%	280	65	15.4%	81.2%	26.9	\$1,590,000	\$1,125,000	75.1%	462
\$1.5M-\$2.0M	259	17	6.2%	114	18	11.1%	86.4%	43.2	\$2,225,000	\$1,500,000	64.6%	630
>\$2.0M	339	11	3.1%	134	14	14.3%	90.5%	72.6	\$3,675,000	\$2,180,000	58.6%	734
TOTAL	24,509	4,567	15.7%	12,099	8,222	27.4%	59.5%	8.9	\$200,000	\$170,000	85.9%	139

*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