

# MLS STATISTICS

January 2003 - Sacramento County and the City of West Sacramento

## RESIDENTIAL ONLY (Single Family Homes) Preliminary Report

	Current Month	Last Month	% Change	Last Year	% Change
New Listings Published	2,322	1,369	69.6	1,731	34.1
Listing Inventory	4696	3,883	20.9	4,009	-3.1
Number of New Escrows	941	516	82.4	601	-14.1
Number of Closed Escrows	1204	1,643	-26.7	1,150	42.9
Dollar Value of Closed Escrows	\$283,734,000	\$394,595,000	-28.1	\$253,257,000	55.8
Median	\$217,500	\$219,950	-1.1	\$178,925	22.9
Mean	\$235,660	\$240,168	-1.9	\$196,018	22.5
Mode	\$200,000	\$200,000	N/A	\$200,000	N/A

## YEAR-TO-DATE STATISTICS

	01/01/03 to 01/31/2003	01/01/02 to 12/31/2002	1/1/01 to 12/31/2001	% Change
Listings Published	2322	26,478	21,947	20.6
Number of New Escrows Opened	941	11,244	7,966	41.1
Number of Closed Escrows	1204	18,805	18,373	2.4
Dollar Value of Closed Escrows	\$283,734,000	\$4,373,491,000	\$2,968,978,000	47.3
Median	\$217,500	\$201,000	\$141,000	42.6
Mean	\$235,660	\$222,536	\$161,595	37.7

## PRICE BRACKET OF SALES BASED ON FINAL SALES

Selling Price	Single-family		Condos	Resid. Income	Lots/Land
	Residential	Percent of Total			
UNDER \$29,999	0	0.0%	0	0	1
\$30,000-\$39,999	0	0.0%	0	0	5
\$40,000-\$49,999	0	0.0%	0	0	1
\$50,000-\$59,999	1	0.1%	1	0	3
\$60,000-\$69,999	1	0.1%	1	0	0
\$70,000-\$79,999	3	0.2%	2	0	0
\$80,000-\$89,999	7	0.6%	3	0	1
\$90,000-\$99,999	16	1.3%	7	0	0
\$100,000-\$119,999	30	2.5%	15	0	0
\$120,000-\$139,999	53	4.4%	16	0	1
\$140,000-\$159,999	96	8.0%	19	3	3
\$160,000-\$179,999	124	10.3%	13	3	2
\$180,000-\$199,999	127	10.5%	4	5	1
\$200,000-\$249,999	358	29.7%	4	15	2
\$250,000-\$299,999	187	15.5%	1	17	0
\$300,000-\$399,999	140	11.6%	5	9	4
\$400,000-\$499,999	35	2.9%	0	2	1
\$500,000 and over	26	2.2%	1	3	1
TOTAL.....	1,204		92	57	26

Selling Price	Percent
\$49,999 or less.....	0.0%
\$50,000-\$79,999.....	0.4%
\$80,000-\$99,999.....	1.9%
\$100,000-\$159,999.....	14.9%
\$160,000-\$199,999.....	20.8%
\$200,000-\$399,999.....	56.9%
\$400,000 and over.....	5.1%

## TYPE OF FINANCING

Financing	# of Units	% of Total
Cash	27	2.4%
Conventional	861	77.4%
FHA	101	9.1%
VA	17	1.5%
Other	106	9.5%

## LENGTH OF TIME ON MARKET

Days on the Market	# of Units	% of Total
1-30	590	45.5%
31-60	274	21.1%
61-90	142	11.0%
91-120	58	4.5%
121+	48	3.7%
Average Market Time.....		40

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- 1 Median: The midpoint at which an equal number of homes sold above and below this value.  
 2 Mean: The arithmetic average of the total number of residential sales divided into total residential sales dollar volume.  
 3 Mode: The price range within which the most number of homes were sold.