

MLS STATISTICS for April 2012
Data for Sacramento County and the City of West Sacramento

SINGLE FAMILY HOME RESALES

Monthly Statistics	Current Month	% of Total Sales	Last Month	Change	% of Total Sales	Last Year	% of Total Sales	Change
New Listings Published	1,508		1,773	-14.9%		2,531		-40.4%
Active Listing Inventory †	1,539		1,791	-14.1%		4,484		-65.7%
Active Short Sale (included above)	390		481			N/A		
Active Short Sale Contingent *	2,536		2,579	-1.7%		2,086		21.6%
Number of New Escrows	1,626		1,862	-12.7%		1,581		2.8%
Number of REO Sales	491	30.1%	508	-3.3%	29.8%	672	44.1%	-26.9%
Number of Short Sales	498	30.5%	495	0.6%	29.0%	344	22.6%	44.8%
Conventional Sales	644	39.4%	701	-8.1%	41.1%	508	33.3%	26.8%
Total Number of Closed Escrows	1,633	100.0%	1,704	-4.2%	100.0%	1,524	100.0%	7.2%
Months Inventory	0.9 Months		1.1 Months	-18.2%		2.9 Months		-69.0%
Dollar Value of Closed Escrows	\$322,438,958		\$319,961,365	0.8%		\$290,014,097		11.2%
Median	\$169,000		\$165,900	1.9%		\$169,900		-0.5%
Mean	\$197,573		\$188,102	5.0%		\$190,548		3.7%

Year-to-Date Statistics	01/01/12 to 04/30/12 SAR monthly data, compiled	01/01/12 to 04/30/12 MetroList YTD data	1/1/2011 4/30/2011	Change
Number of Closed Escrows	6,020	6,182	5,714	5.4%
Dollar Value of Closed Escrows	\$1,128,431,650	\$1,160,607,709	\$1,091,801,386	3.4%
Median	\$160,000	\$165,000	\$169,000	-5.3%
Mean	\$179,861	\$187,740	\$191,442	-6.0%

CONDOMINIUM RESALES

Monthly Statistics	Current Month	% of Total	Last Month	Change	% of Total	Last Year	Change
New Listings Published	147		173	-15.0%		224	-34.4%
Active Listing Inventory †	165		202	-18.3%		456	-14.9%
Active Short Sale	42		63			N/A	
Active Short Sale Contingent *	223		205	8.8%		163	36.8%
Number of New Escrows	112		133	-15.8%		133	-15.8%
Number of REO Sales	48	32.7%	62	-22.6%	40.3%	68	-29.4%
Number of Short Sales	43	29.3%	43	0.0%	27.9%	25	72.0%
Conventional Sales	56	38.1%	49	14.3%	31.8%	43	30.2%
Total Closed Escrows	147	100.0%	154	-4.5%	100.0%	136	8.1%
Dollar Value of Closed Escrows	\$14,380,147		\$12,771,487	12.6%		\$13,093,760	9.8%
Median	\$75,000		\$80,000	-6.3%		\$78,000	-3.8%
Mean	\$98,494		\$104,468	-5.7%		\$96,991	1.5%

Year-to-Date Statistics	01/01/12 to 04/30/12 SAR monthly data, compiled	01/01/12 to 04/30/12 MetroList YTD Data	1/1/2011 4/30/2011	Change
Number of Closed Escrows	553	565	542	2.0%
Dollar Value of Closed Escrows	\$49,683,484	\$51,399,609	\$53,708,136	-7.5%
Median	\$72,900	\$72,900	\$78,000	-6.5%
Mean	\$90,973	\$90,973	\$96,991	-6.2%

† includes: Active, Active Release Clause, Active Short Sale, Active Court Approval and Active Court Contingent listings

*Active Short Sale Contingent listings have been displayed independently to more accurately show the original Total Listing Inventory figure

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www.sacrealtor.org/publicaffairs/statistics

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BREAKDOWN OF SALES BY PRICE

Selling Price	Single-Fam Res.	% of Total	Condo/PUD	% of Total	Res. Incme.	Res. Lots/Land	Other Res.*
\$29,999 and under	4	0.2%	13	8.8%	1	2	0
\$30,000 - \$39,999	9	0.6%	20	13.6%	0	0	3
\$40,000 - \$49,999	22	1.3%	11	7.5%	1	2	5
\$50,000 - \$59,999	30	1.8%	8	5.4%	1	0	5
\$60,000 - \$69,999	32	2.0%	15	10.2%	0	1	1
\$70,000 - \$79,999	51	3.1%	11	7.5%	1	1	6
\$80,000 - \$89,999	65	4.0%	14	9.5%	4	1	7
\$90,000 - \$99,999	56	3.4%	8	5.4%	3	0	3
\$100,000 - \$119,999	131	8.0%	16	10.9%	2	2	5
\$120,000 - \$139,999	188	11.5%	6	4.1%	3	1	2
\$140,000 - \$159,999	155	9.5%	4	2.7%	2	1	3
\$160,000 - \$179,999	147	9.0%	5	3.4%	6	0	5
\$180,000 - \$199,999	126	7.7%	1	0.7%	3	0	0
\$200,000 - \$249,999	246	15.1%	4	2.7%	5	1	4
\$250,000 - \$299,999	146	8.9%	3	2.0%	4	0	1
\$300,000 - \$349,999	71	4.3%	4	2.7%	3	0	0
\$350,000 - \$399,999	56	3.4%	3	2.0%	0	0	1
\$400,000 - \$449,999	28	1.7%	0	0.0%	0	0	0
\$450,000 - \$499,999	26	1.6%	0	0.0%	1	0	0
\$500,000 - \$549,000	10	0.6%	1	0.7%	0	0	0
\$550,000 - \$599,000	12	0.7%	0	0.0%	1	0	0
\$600,000 - \$999,999	19	1.2%	0	0.0%	1	0	0
\$1,000,000 and over	3	0.2%	0	0.0%	0	0	0
Total	1,633	100%	147	100%	42	12	51

Type of Financing	Current Month		Previous Month		LENGTH OF TIME ON MARKET				
	# of Units	% of Total	# of Units	% of Total	(SFR & Condo) Days on Market	# of Units	% of Total		
							Current Month	Last 4 Months	Last 12 Months
Cash	569	32.0%	595	32.0%	0 - 30	895	50.3%	46.3%	44.8%
Conventional	576	32.4%	614	33.0%	31 - 60	266	15.0%	17.0%	17.9%
FHA	482	27.1%	505	27.2%	61 - 90	176	9.9%	11.4%	12.0%
VA	55	3.1%	69	3.7%	91 - 120	128	7.2%	8.2%	8.5%
Other †	97	5.5%	75	4.0%	121 - 180	157	8.8%	8.8%	8.8%
Total	1,779	100.0%	1,858	100.0%	181+	157	8.8%	8.5%	8.0%
					Total	1,779	100.0%	100.0%	100.0%

* half-plex, 2-on-1, mobile home

† includes: cal vet, contract of sale, creative, farm home loan, owner financing.

Median DOM: 29
Average DOM: 66
Average DOM 1 - 180 Days: 44
Average DOM 181+ Days: 293

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