

# MLS STATISTICS

FEBRUARY 2009 – Placer County

## RESIDENTIAL ONLY (Single Family Homes)

### Preliminary Report

	Current Month	Last Month	% Change	Last Year	% Change
New Listings Published.....	560	621	-9.8%	659	-15.0%
Listing Inventory.....	2,257	2,173	3.9%	2,334	-3.3%
Number of New Escrows.....	266	263	1.1%	301	-11.6%
Number of Closed Escrows.....	224	253	-11.5%	247	-9.3%
Dollar Volume of Closed Escrows...	\$76,516,395	\$79,659,634	-3.9%	\$98,416,507	-22.3%
Median <sup>1</sup> .....	\$289,000	\$270,000	7.0%	\$343,000	-15.7%
Mean <sup>2</sup> .....	\$341,591	\$314,860	8.5%	\$398,447	-14.3%
Mode <sup>3</sup> .....	\$250,000 to \$299,999	\$250,000 to \$299,999	NA	\$300,000 to \$349,999	NA

## YEAR-TO-DATE STATISTICS

	2/1/09 to 2/28/09	1/1/09 to 1/31/09	2/1/08 TO 2/28/08	% Change
New Listings Published.....	1,181	621	1,308	-9.7%
Number of New Escrows Opened...	529	263	540	-2.0%
Number of Closed Escrows.....	477	253	447	6.7%
Dollar Volume of Closed Escrows...	\$156,176,029	\$79,659,634	\$183,735,474	-15.0%
Median.....	\$278,600	\$270,000	\$342,000	-18.5%
Mean.....	\$326,555	\$314,860	\$409,946	-20.3%

## PRICE BRACKET OF SALES BASED ON FINAL SALES

Selling Price	Single-family Residential		Percent of Total	Resid.		
	Residential	Condos		Income	Lots/Land	
UNDER \$69,999.....	1	0	0.4%	3	0	1
\$70,000-\$79,999...	0	0	0.0%	0	0	0
\$80,000-\$89,999...	2	1	0.9%	1	0	0
\$90,000-\$99,999...	0	1	0.0%	0	0	0
\$100,000-\$119,999...	1	3	0.4%	0	0	0
\$120,000-\$139,999...	6	1	2.7%	1	0	0
\$140,000-\$159,999...	6	2	2.7%	0	0	1
\$160,000-\$179,999...	4	1	1.8%	1	1	2
\$180,000-\$199,999...	5	1	2.2%	0	0	0
\$200,000-\$249,999...	36	0	16.1%	0	0	0
\$250,000-\$299,999...	46	0	20.5%	1	1	1
\$300,000-\$349,999...	36	0	16.1%	0	0	0
\$350,000-\$399,999...	26	0	11.6%	0	0	0
\$400,000-\$449,999...	16	0	7.1%	0	0	1
\$450,000-\$499,999...	15	0	6.7%	0	0	0
\$500,000-\$749,999...	17	0	7.6%	0	0	0
\$750,000-\$999,999...	3	0	1.3%	0	0	0
OVER \$1,000,000.....	4	0	1.8%	0	0	0
<b>TOTAL.....</b>	<b>224</b>	<b>13</b>		<b>2</b>	<b>6</b>	

### Selling Price of Classes Listed Above

\$89,999 or less.....	3.3%
\$90,000-\$139,999.....	4.9%
\$140,000-\$179,999.....	6.9%
\$180,000-\$299,999..	36.7%
\$300,000-\$399,999..	25.3%
\$400,000-\$749,999..	20.0%
\$750,000 and over....	2.9%



## TYPE OF FINANCING OF UNITS SOLD

Financing	# of units
Cash.....	38
Conventional.....	133
FHA.....	36
VA.....	4
Other.....	13

## LENGTH OF TIME ON MARKET

Days on Market	# of units	% of total
1-30 Days.....	89	39.73%
31-60 Days.....	34	15.18%
61-90 Days.....	40	17.86%
91-120 Days.....	24	10.71%
121+ Days.....	37	16.52%

This representation is based in whole or in part on data supplied by MetroList™. MetroList™ does not guarantee nor is it in any way responsible for its accuracy. Data maintained by MetroList™ may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.

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.



# HOME SALES REPORT FEBRUARY 2009

Number of New Listings:	560	Total Sales Reported Last Month:	253
Number of New Listings Last Month:	621	Sales Volume:	\$76,516,395
Total Sales Reported:	224	Average Sales Price:	\$341,591

*These figures are based on MetroList™ Multiple Listing Service Data. Compiled monthly by PCAR, (916) 624-8271.*

## ALL AREAS

		#Sold	Avg. Sale Price	Last Month	Last Year
Total Sales:	224	13	\$112,762	\$133,906	\$191,210
Pending Sales:	266	224	\$341,591	\$314,860	\$398,447
Total Number of Listings:	2,257	24	\$262,171	\$222,583	\$314,718
Median Sales Price:	\$289,000	88	\$281,614	\$266,915	\$340,055
Average Sales Price	\$341,591	112	\$405,735	\$388,282	\$453,832

## Breakdown By Areas

Area 12747,12661,12668,12678 Roseville				Area 12650,12663 Loomis, Penryn			
				Last Year			
Total Sales:	74		96	Total Sales:	12		11
Pending Sales:	117		117	Pending Sales:	9		5
Total Number of Listings:	621		714	Total Number of Listings:	116		111
Median Sales Price:	\$270,000		\$342,205	Median Sales Price:	\$577,500		\$450,000
Average Sale Price:	\$316,653		\$381,099	Average Sales Price:	\$647,000		\$528,257
	#Sold	Avg. Sale Price	Last Month		#Sold	Avg. Sale Price	Last Month
Condos:	7	\$122,629	\$142,375	Condos:	0	\$0.00	\$0.00
Houses:	74	\$316,653	\$309,728	Houses:	12	\$647,000	\$546,200
2 Bedrooms:	6	\$198,750	\$182,027	2 Bedrooms:	0	\$0.00	\$250,000
3 Bedrooms:	29	\$245,298	\$273,295	3 Bedrooms:	5	\$463,800	\$451,000
4+Bedrooms:	39	\$387,849	\$390,707	4+ Bedrooms:	7	\$777,857	\$676,667
			\$421,103				\$664,500

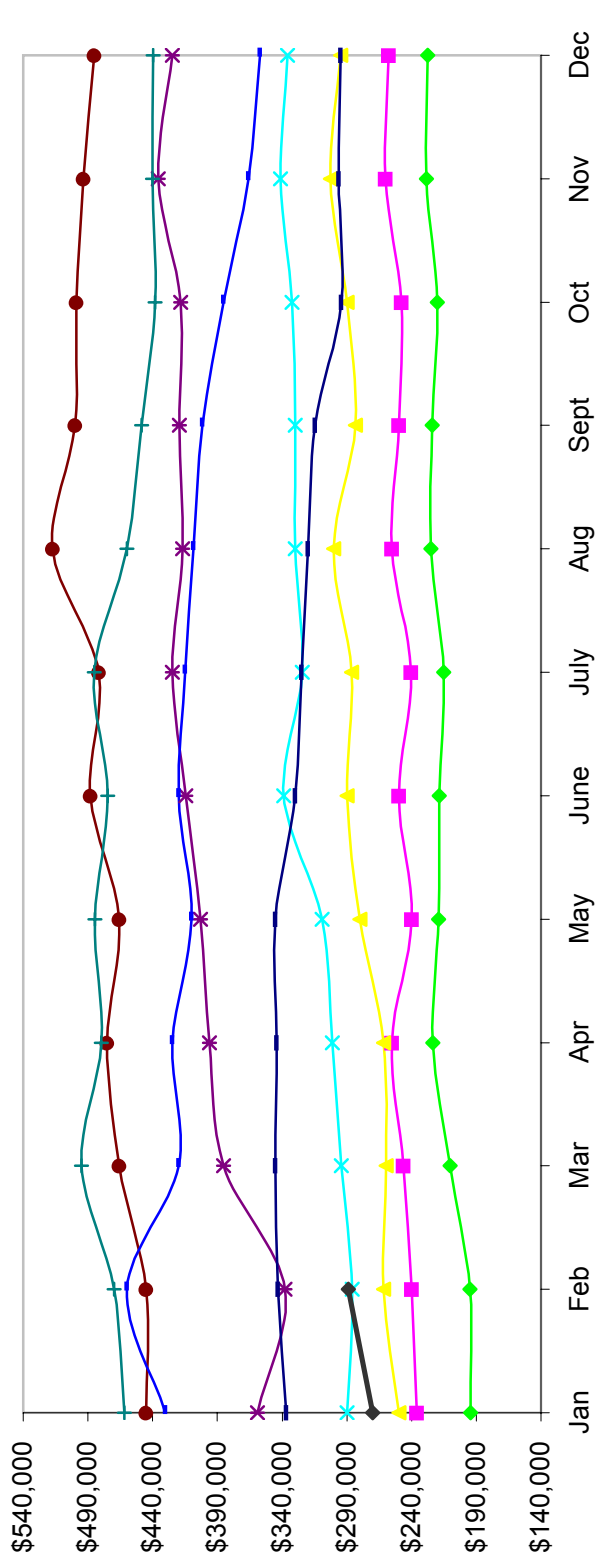
Area 12746 Granite Bay				Area 12201-12208 Lincoln			
				Last Year			
Total Sales:	9		9	Total Sales:	56		61
Pending Sales:	11		13	Pending Sales:	54		75
Total Number of Listings:	211		182	Total Number of Listings:	483		515
Median Sales Price:	\$540,000		\$750,000	Median Sales Price:	\$275,000		\$335,100
Average Sale Price:	\$593,394		\$841,333	Average Sales Price:	\$300,620		\$344,744
	#Sold	Avg. Sale Price	Last Month		#Sold	Avg. Sale Price	Last Month
Condos:	0	\$0.00	\$0.00	Condos:	1	\$102,000	\$140,000
Houses:	9	\$593,394	\$769,833	Houses:	56	\$300,620	\$279,298
2 Bedrooms:	0	\$0.00	\$0.00	2 Bedrooms:	8	\$360,063	\$293,771
3 Bedrooms:	2	\$466,375	\$750,000	3 Bedrooms:	16	\$253,244	\$249,883
4+Bedrooms:	7	\$629,686	\$769,833	4+ Bedrooms:	32	\$309,448	\$301,650
			\$852,750				\$361,116

Area 12301, 12306, 12307,12658, Auburn, Newcastle				Area 12302, 12303, 12305 MV, GV, CX, Apt, Wei, BC, Nrdn			
				Last Year			
Total Sales:	22		19	Total Sales:	13		6
Pending Sales:	14		21	Pending Sales:	10		10
Total Number of Listings:	271		214	Total Number of Listings:	174		166
Median Sales Price:	\$320,000		\$343,000	Median Sales Price:	\$285,000		\$257,500
Average Sales Price:	\$326,268		\$419,105	Average Sales Price:	\$262,954		\$384,050
	#Sold	Avg. Sale Price	Last Month		#Sold	Avg. Sale Price	Last Month
Condos:	4	\$92,625	\$73,575	Condos:	0	\$0.00	\$172,000
Houses:	22	\$326,268	\$317,498	Houses:	13	\$262,954	\$269,175
2 Bedrooms:	3	\$161,367	\$291,850	2 Bedrooms:	4	\$182,625	\$190,175
3 Bedrooms:	10	\$295,240	\$297,824	3 Bedrooms:	8	\$286,488	\$291,750
4+Bedrooms:	9	\$415,711	\$370,667	4+Bedrooms:	1	\$380,000	\$365,099
			\$697,500				\$397,450

Area 12677, 12765 Rocklin				Area 12304 Foresthill			
				Last Year			
Total Sales:	35		42	Total Sales:	3		3
Pending Sales:	43		55	Pending Sales:	4		2
Total Number of Listings:	310		364	Total Number of Listings:	52		50
Median Sales Price:	\$311,000		\$371,000	Median Sales Price:	\$350,000		\$285,000
Average Sales Price:	\$330,058		\$387,464	Average Sales Price:	\$336,667		\$292,667
	#Sold	Avg. Sale Price	Last Month		#Sold	Avg. Sale Price	Last Month
Condos:	1	\$135,000	\$188,327	Condos:	0	\$0.00	\$0.00
Houses:	35	\$330,058	\$307,236	Houses:	3	\$336,667	\$276,617
2 Bedrooms:	2	\$326,500	\$0.00	2 Bedrooms:	0	\$0.00	\$285,000
3 Bedrooms:	16	\$279,400	\$243,428	3 Bedrooms:	2	\$325,000	\$280,771
4+Bedrooms:	17	\$378,155	\$374,589	4+Bedrooms:	1	\$360,000	\$260,000
			\$422,038				\$0.00

# Placer County Association of REALTORS® (PCAR) Median Price for Single-Family Detached Homes (2000-2009) (Placer County Resale Homes)

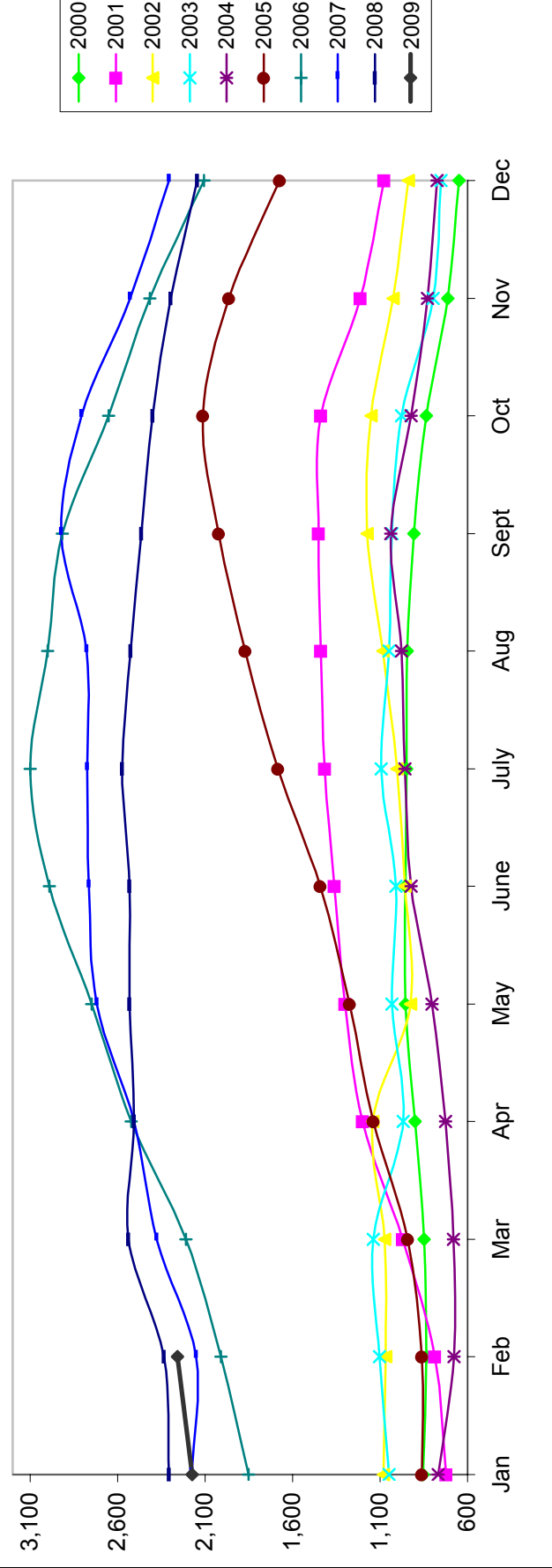
	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
2000	\$194,500	\$195,000	\$210,000	\$223,500	\$219,250	\$218,500	\$215,000	\$225,000	\$224,000	\$220,000	\$228,750	\$227,750
2001	\$236,000	\$240,000	\$246,500	\$255,000	\$239,900	\$250,000	\$240,250	\$255,000	\$250,000	\$248,000	\$260,000	\$257,750
2002	\$250,000	\$261,500	\$259,900	\$261,500	\$279,950	\$290,000	\$286,600	\$300,000	\$283,500	\$290,000	\$302,500	\$295,000
2003	\$290,000	\$285,750	\$294,250	\$301,000	\$309,000	\$339,000	\$324,500	\$330,000	\$330,000	\$332,500	\$341,410	\$335,900
2004	\$359,100	\$338,000	\$385,000	\$396,000	\$403,000	\$414,500	\$425,000	\$417,000	\$419,350	\$418,500	\$435,500	\$424,975
2005	\$445,000	\$445,000	\$466,000	\$475,000	\$466,000	\$488,250	\$481,500	\$517,500	\$500,000	\$499,000	\$493,750	\$485,000
2006	\$462,000	\$469,900	\$495,000	\$479,800	\$484,500	\$474,500	\$485,000	\$460,000	\$448,500	\$438,000	\$439,974	\$439,700
2007	\$430,000	\$459,900	\$419,950	\$425,000	\$410,000	\$420,000	\$415,000	\$408,500	\$401,500	\$385,000	\$366,087	\$356,928
2008	\$337,000	\$343,000	\$345,000	\$344,000	\$345,000	\$330,000	\$325,000	\$320,000	\$314,450	\$294,450	\$296,217	\$295,000
2009	\$270,000	\$289,000										



Based on MetroList™ Multiple Listing Service Data. Compiled monthly by PCAR, (916) 624-8271.

# Placer County Association of REALTORS® (PCAR) Total Listing Inventory by Month (2000-2009) (Placer County Resale Homes)

	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
2000	855	836	847	900	954	954	950	946	906	834	712	650
2001	723	787	972	1,200	1,301	1,362	1,417	1,440	1,452	1,438	1,213	1,077
2002	1,082	1,069	1,075	1,143	926	958	1,002	1,083	1,174	1,152	1,025	940
2003	1,047	1,103	1,138	967	1,033	1,009	1,093	1,048	1,032	976	797	752
2004	769	679	681	725	804	923	959	976	1,039	923	828	775
2005	861	862	941	1,139	1,273	1,441	1,684	1,871	2,023	2,113	1,966	1,674
2006	1,853	2,010	2,210	2,523	2,747	2,989	3,101	3,000	2,915	2,653	2,417	2,107
2007	2,178	2,152	2,376	2,507	2,720	2,764	2,773	2,777	2,923	2,806	2,528	2,308
2008	2,307	2,334	2,540	2,508	2,533	2,532	2,575	2,527	2,466	2,401	2,297	2,145
2009	2,173	2,257										

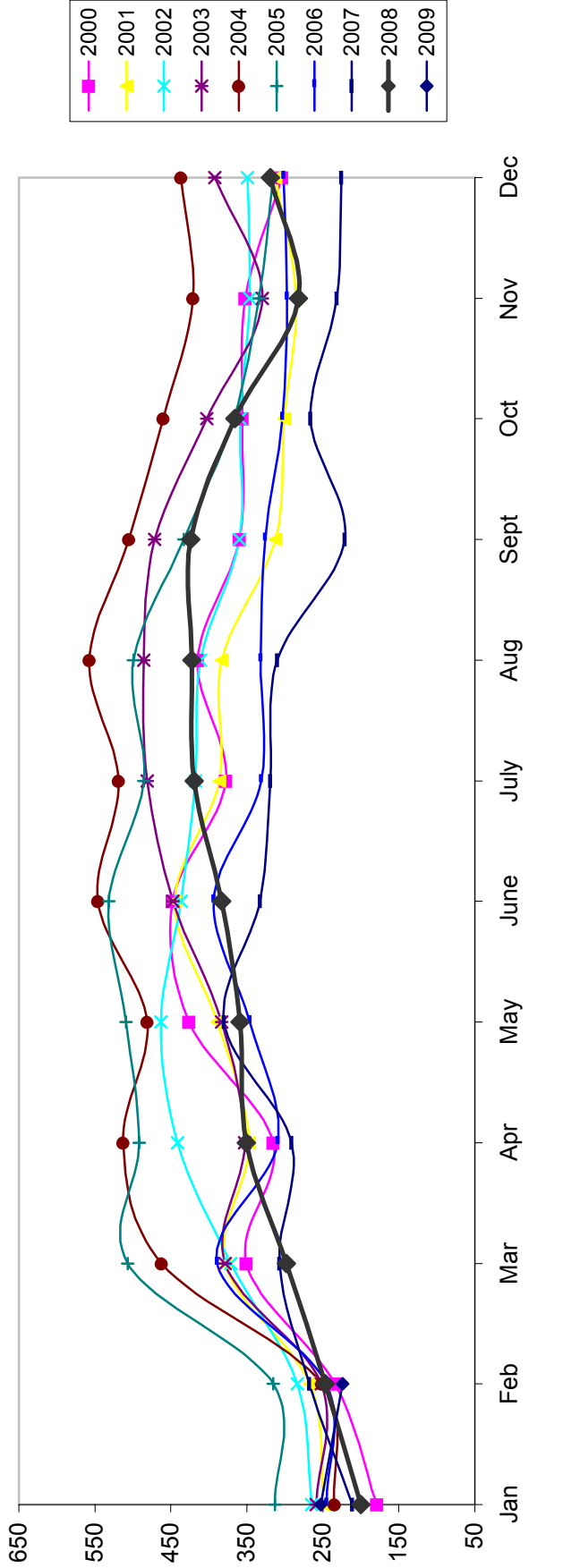


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# Placer County Association of REALTORS® (PCAR) Monthly Closed Escrows (2000-2009) (Placer County Resale Homes)

	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
2000	179	234	351	315	426	448	378	415	360	356	352	304
2001	249	267	379	347	389	445	386	383	312	301	285	312
2002	265	284	371	441	463	437	418	411	360	359	346	349
2003	259	252	379	353	383	447	481	486	471	403	330	392
2004	235	251	462	513	481	546	519	557	505	460	421	437
2005	313	315	507	492	509	532	486	499	433	367	334	315
2006	245	245	389	309	346	394	331	332	326	303	297	302
2007	211	268	307	291	380	333	319	310	221	266	232	226
2008	200	247	298	351	359	383	419	422	424	366	282	319
2009	253	224										



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