

MLS STATISTICS

February 2007 – Placer County

RESIDENTIAL ONLY (Single Family Homes)

Preliminary Report

	Current Month	Last Month	% Change	Last Year	% Change
New Listings Published.....	701	826	-15.1%	749	-6.4%
Listing Inventory.....	2,152	2,178	-1.2%	2,010	7.1%
Number of New Escrows.....	219	277	-20.9%	278	-21.2%
Number of Closed Escrows.....	268	211	27.0%	245	9.4%
Dollar Volume of Closed Escrows...	\$137,949,021	\$109,333,199	26.2%	\$129,214,560	6.8%
Median ¹	\$445,875	\$430,000	3.7%	\$469,900	-5.1%
Mean ²	\$514,735	\$518,167	-0.7%	\$527,406	-2.4%
Mode ³	\$500,000 to \$749,999	\$500,000 to \$749,999	NA	\$500,000 to \$749,999	NA

YEAR-TO-DATE STATISTICS

	1/1/07 to 2/28/07	1/1/07 to 1/31/07	1/1/06 to 2/28/06	% Change
New Listings Published.....	1,527	826	1,527	0.0%
Number of New Escrows Opened...	495	277	526	-5.9%
Number of Closed Escrows.....	479	211	490	-2.2%
Dollar Volume of Closed Escrows...	\$247,282,220	\$109,333,199	\$258,527,803	-4.3%
Median.....	\$439,750	\$430,000	\$466,900	-5.8%
Mean.....	\$514,527	\$518,167	\$531,059	-3.1%

PRICE BRACKET OF SALES BASED ON FINAL SALES

Selling Price	Single-family Residential	Percent of Total	Condos	Resid. Income	Resid. Lots/Land
UNDER \$69,999.....	0	0.0%	0	0	0
\$70,000-\$79,999...	0	0.0%	0	0	0
\$80,000-\$89,999...	0	0.0%	0	0	1
\$90,000-\$99,999...	0	0.0%	0	0	0
\$100,000-\$119,999...	0	0.0%	0	0	0
\$120,000-\$139,999...	0	0.0%	0	0	0
\$140,000-\$159,999...	0	0.0%	2	0	0
\$160,000-\$179,999...	0	0.0%	2	0	0
\$180,000-\$199,999...	1	0.4%	0	0	0
\$200,000-\$249,999...	2	0.7%	2	0	1
\$250,000-\$299,999...	14	5.2%	4	0	2
\$300,000-\$349,999...	41	15.3%	1	0	0
\$350,000-\$399,999...	42	15.7%	0	0	2
\$400,000-\$449,999...	36	13.4%	0	0	3
\$450,000-\$499,999...	26	9.7%	0	0	3
\$500,000-\$749,999...	75	28.0%	0	1	0
\$750,000-\$999,999...	16	6.0%	0	0	1
OVER \$1,000,000.....	15	5.6%	0	0	0
TOTAL.....	268		11	1	13

Selling Price of Classes Listed Above

\$89,999 or less.....	0.3%
\$90,000-\$139,999.....	0.0%
\$140,000-\$179,999.....	1.4%
\$180,000-\$299,999..	8.9%
\$300,000-\$399,999..	29.4%
\$400,000-\$749,999..	49.1%
\$750,000 and over....	10.9%



TYPE OF FINANCING OF UNITS SOLD

Financing	# of units
Cash.....	13
Conventional.....	238
FHA.....	0
VA.....	2
Other.....	15

LENGTH OF TIME ON MARKET

Days on Market	# of units	% of total
1-30 Days.....	81	30.22%
31-60 Days.....	50	18.66%
61-90 Days.....	41	15.30%
91-120 Days.....	33	12.31%
121+ Days.....	63	23.51%

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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.



HOME SALES REPORT : FEB. 2007

Number of New Listings:	701	Total Sales Reported Last Month:	211
Number of New Listings Last Month:	826	Sales Volume:	\$137,949,021
Total Sales Reported:	268	Average Sales Price:	\$514,735

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

ALL AREAS

Total Sales:	268	Condos	#Sold 11	Avg. Sale Price \$227,089	Last Month \$242,781	Last Year \$254,267
Pending Sales:	219	Houses:	268	\$514,735	\$518,167	\$527,406
Total Number of Listings:	2,152	2 Bedrooms:	42	\$388,133	\$393,873	\$398,096
Median Sales Price:	\$459,900	3 Bedrooms:	128	\$435,973	\$441,144	\$469,230
Average Sales Price	\$514,735	4+ Bedrooms	98	\$698,070	\$631,144	\$639,931

Breakdown By Areas

Area 12747,12661,12668,12678 Roseville

Total Sales:	91	Last Year	86
Pending Sales:	78		91
Total Number of Listings:	697		609
Median Sales Price:	\$425,000		\$425,975
Average Sale Price:	\$472,131		\$479,762
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	6	\$229,663	\$218,745
Houses:	91	\$472,131	\$449,336
2 Bedrooms:	13	\$324,231	\$325,000
3 Bedrooms:	42	\$405,201	\$396,580
4+ Bedrooms:	36	\$614,881	\$549,124

Area 12650,12663 Loomis, Penryn

Total Sales:	8	Last Year	11
Pending Sales:	17		10
Total Number of Listings:	98		112
Median Sales Price:	\$600,000		\$714,985
Average Sales Price:	\$742,028		\$862,771
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	0	\$0.00	\$0.00
Houses:	8	\$742,028	\$827,125
2 Bedrooms	0	\$0.00	\$312,000
Bedrooms	6	\$603,042	\$911,250
4+ Bedrooms	2	\$1,530,000	\$896,500

Area 12746 Granite Bay

Total Sales:	25	Last Year	7
Pending Sales:	14		29
Total Number of Listings:	102		136
Median Sales Price:	\$744,413		750,000
Average Sales Price:	\$697,500		\$882,857
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	0	\$0.00	\$0.00
Houses:	25	\$774,413	\$1,009,973
2 Bedrooms	1	\$367,500	\$0.00
Bedrooms	9	\$596,941	\$680,750
4+ Bedrooms	15	\$961,950	\$1,104,036

Area 12201-12208 Lincoln

Total Sales:	52	Last Year	53
Pending Sales:	55		70
Total Number of Listings:	414		425
Median Sales Price:	\$414,500		\$456,679
Average Sales Price:	\$458,594		\$518,652
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	0	\$0.00	\$0.00
Houses:	52	\$458,594	\$452,059
2 Bedrooms	18	\$478,494	\$471,413
3 Bedrooms	23	\$415,518	\$411,571
4+ Bedrooms	11	\$516,098	\$451,528

Area 12301, 12306, 12307,12658, Auburn, Newcastle

Total Sales:	28	Last Year	25
Pending Sales:	26		21
Total Number of Listings:	236		244
Median Sales Price:	\$497,915		\$450,000
Average Sales Price:	\$594,427		\$507,846
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	3	\$190,667	\$375,000
Houses:	28	\$594,427	\$507,846
2 Bedrooms	4	\$254,663	\$328,750
3 Bedrooms	15	\$469,587	\$576,125
4 Bedrooms	9	\$1,033,981	\$746,980

Area 12302, 12303, 12305 MV, CV, Cx, Apt, Wei, BC, Nrdn

Total Sales:	13	Last Year	10
Pending Sales:	10		13
Total Number of Listings:	170		120
Median Sales Price:	\$421,000		\$416,750
Average Sales Price:	\$444,115		\$453,800
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	0	\$0.00	\$244,900
Houses:	13	\$444,115	\$435,688
2 Bedrooms	4	\$277,500	\$259,000
3 Bedrooms	6	\$481,000	\$458,500
4 Bedrooms	3	\$592,500	\$675,000

Area 12677, 12765 Rocklin

Total Sales:	47	Last Year	51
Pending Sales:	25		38
Total Number of Listings:	382		311
Median Sales Price:	\$429,000		\$497,500
Average Sales Price:	\$466,450		\$517,273
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	4	\$224,744	\$224,744
Houses:	47	\$466,450	\$451,766
2 Bedrooms	2	\$422,068	\$0.00
3 Bedrooms	24	\$383,398	\$397,960
4+ Bedrooms	21	\$565,593	\$482,808

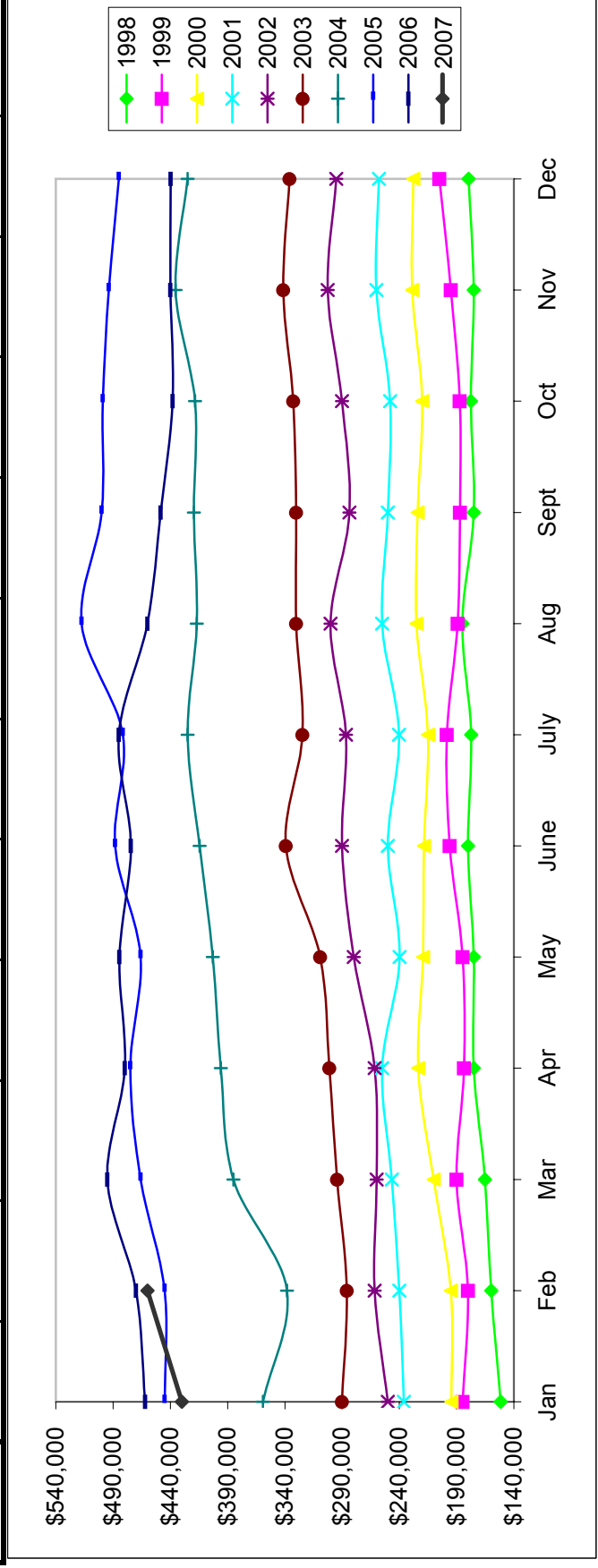
Area 12304 Foresthill

Total Sales:	3	Last Year	2
Pending Sales:	5		2
Total Number of Listings:	43		42
Median Sales Price:	\$400,000		\$569,475
Average Sales Price:	\$503,000		\$569,475
	<u>#Sold</u>	<u>Avg. Sale Price</u>	<u>Last Month</u>
Condos:	0	\$0.00	\$0.00
Houses:	3	\$503,000	\$461,250
2 Bedrooms	0	\$0.00	\$0.00
3 Bedrooms	1	\$399,000	\$461,250
4 Bedrooms	2	\$555,000	\$0.00

Placer County Association of REALTORS® (PCAR) Median Price for Single-Family Detached Homes (1998-2007)

(Placer County Resale Homes)

	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
1998	\$151,500	\$159,850	\$165,250	\$175,000	\$175,000	\$180,000	\$177,250	\$185,000	\$175,000	\$177,500	\$175,000	\$179,500
1999	\$184,900	\$180,000	\$190,000	\$183,500	\$184,900	\$195,950	\$198,500	\$189,000	\$187,000	\$187,250	\$195,000	\$204,950
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										

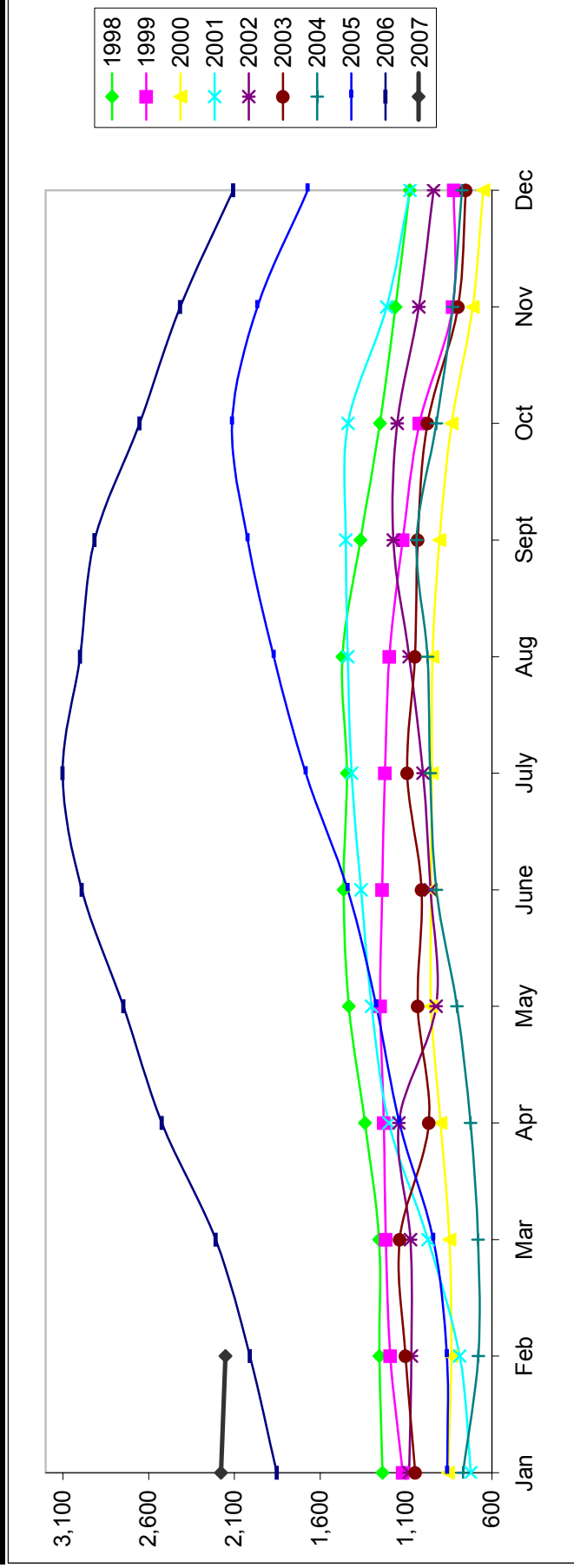


Based on MetroList™ Multiple Listing Service Data. Compiled monthly by PCAR, (916) 624-8271.

Placer County Association of REALTORS® (PCAR) Total Listing Inventory by Month (1998-2007)

(Placer County Resale Homes)

	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
1998	1,238	1,255	1,257	1,340	1,433	1,464	1,445	1,471	1,366	1,252	1,162	1,080
1999	1,120	1,192	1,218	1,229	1,251	1,239	1,223	1,197	1,119	1,022	829	821
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										

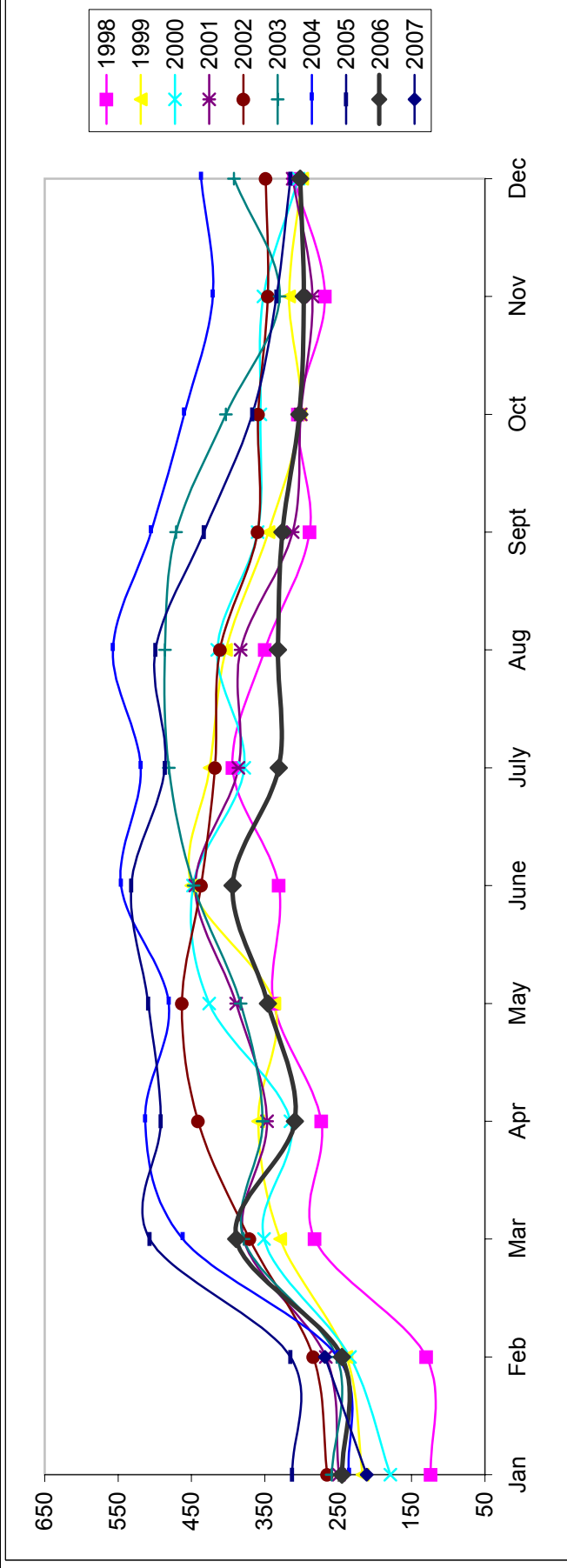


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Placer County Association of REALTORS® (PCAR) Monthly Closed Escrows (1998-2007)

(Placer County Resale Homes)

	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec
1998	124	130	282	273	338	331	394	350	289	305	268	310
1999	217	239	329	359	337	450	425	403	345	302	317	299
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										



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