

# Lexington-Bluegrass

Association of Realtors®

Mar-11

## Statistical Report Residential Condo, & Townhouses

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		1956		1652	-16%
Month Inventory		11.4		12.5	10%
% of List Price		95.54		95.20	0%
<b><u>Residential</u></b>					
Sales	524	\$87,962,989	483	\$79,870,220	-8%
Avg Sales Price		\$165,968		\$165,363	0%
Median Sales Price		\$139,100		\$137,500	-1%
Avg Days on Market		120		132	10%
<b><u>Townhouses/Condos</u></b>					
Sales	45	\$7,179,501	37	\$5,843,010	-18%
Avg Sales Price		\$143,590		\$157,919	10%
Median Sales Price		\$107,500		\$119,750	11%
Avg Days on Market		143		144	1%
Total Activity	569	\$95,142,490	520	\$85,713,230	-9%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		4,558		4,232	-7%
<b><u>Residential</u></b>					
Sales	1,337	\$216,557,634	1,166	\$185,380,769	-13%
Avg Sales Price		\$160,890		\$158,989	-1%
Median Sales Price		\$135,000		\$131,000	-3%
Avg Days on Market		117		129	10%
<b><u>Townhouses/Condos</u></b>					
Sales	110	\$15,986,107	78	\$13,108,991	-29%
Avg Sales Price		\$134,337		\$168,064	25%
Median Sales Price		\$105,000		\$119,750	14%
Avg Days on Market		141		144	2%
Total Activity	1,447	\$232,543,741	1,244	\$198,489,760	-14%

Total Active by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	5975	6273	6492									
2010	5834	6032	6507	6462	6642	6842	7106	7057	6897	6616	6401	5955
2009	5919	5874	6159	6275	6457	6477	6406	6413	6238	6101	5970	5740

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	456	515	652									
2010	555	610	909	1143	522	575	540	561	488	444	428	324
2009	472	551	677	809	894	807	772	761	759	718	528	437

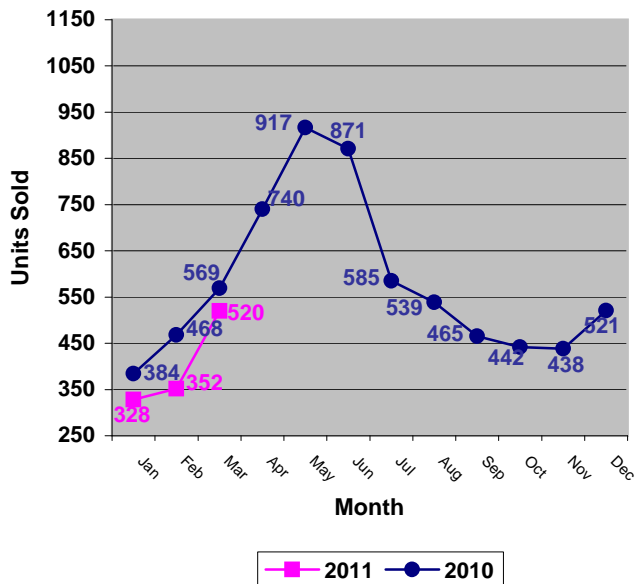
Total Sales by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	328	352	520									
2010	384	468	569	740	917	871	585	539	465	442	438	521
2009	332	374	536	544	662	861	852	731	711	764	682	599

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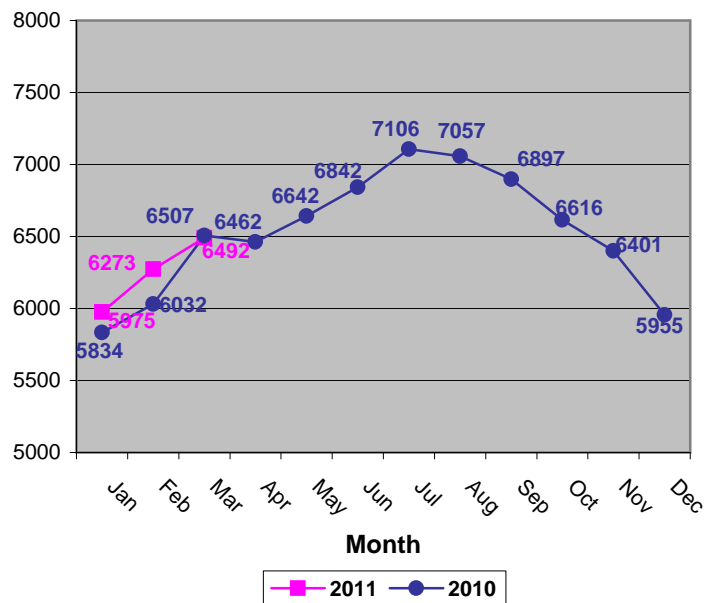
All Residential SALES and INVENTORY with PENDING

Mar-11							Current	Current	Current	March
						Sales	Inventory	Inventory	Inventory	Pending
Price Range			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Single Units	Single Units
49,999	OR	UNDER	16	35	7	58	206	3.6	63	54
50,000	-	99,999	14	67	8	89	1107	12.4	161	101
100,000	-	119,999	10	44	9	63	559	8.9	134	103
120,000	-	139,999	2	45	12	59	770	13.1	171	110
140,000	-	159,999	3	33	16	52	671	12.9	104	64
160,000	-	179,999	1	31	6	38	480	12.6	97	53
180,000	-	199,999	1	11	14	26	423	16.3	76	34
200,000	-	249,999	3	13	33	49	684	14.0	89	53
250,000	-	299,999	0	7	22	29	473	16.3	61	30
300,000	-	499,999	2	8	36	46	698	15.2	58	37
500,000	-	749,999	0	0	7	7	221	31.6	19	9
750,000	-	999,999	0	0	4	4	98	24.5	7	4
1,000,000	-	1,249,999	0	0	0	0	28	28.0	1	0
1,250,000	-	1,499,999	0	0	0	0	22	22.0	0	0
1,500,000	-	1,999,999	0	0	0	0	24	24.0	2	0
2,000,000	-	OVER	0	0	0	0	28	28.0	0	0
<b>Total</b>			<b>52</b>	<b>294</b>	<b>174</b>	<b>520</b>	<b>6492</b>	<b>12.5</b>	<b>1043</b>	<b>652</b>
<b>Median Price</b>			<b>\$87,500</b>	<b>\$120,000</b>	<b>\$229,500</b>	<b>\$137,000</b>	<b>\$159,900</b>		<b>\$139,900</b>	
<b>Average Price</b>			<b>\$96,235</b>	<b>\$125,057</b>	<b>\$249,798</b>	<b>\$163,915</b>	<b>\$230,015</b>		<b>\$171,321</b>	

**Sales 10 vs 11**



**Inventory 10 vs 11**



# Lexington-Bluegrass

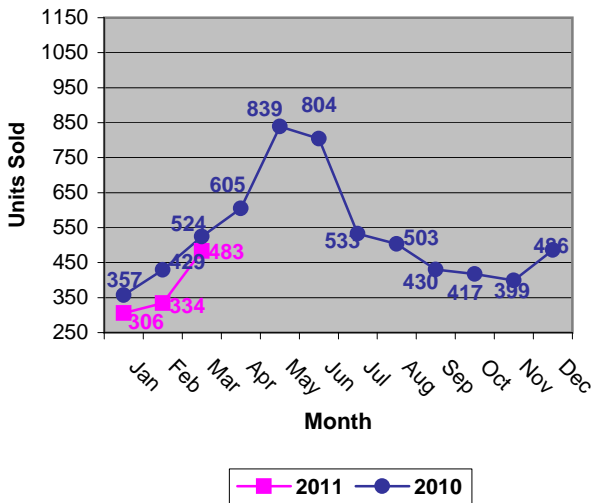
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## Single Family SALES and INVENTORY and PENDING

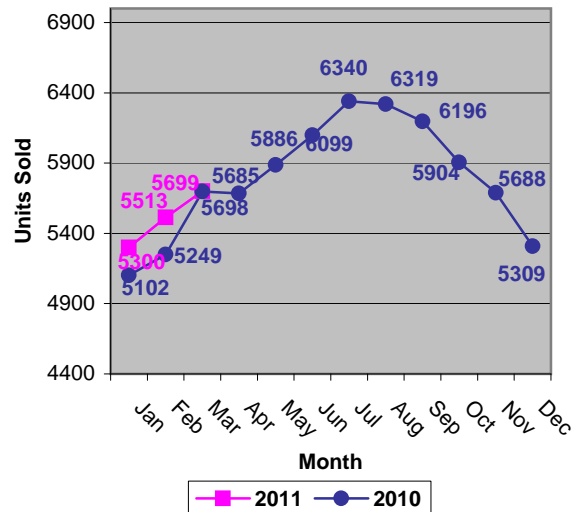
Mar-11

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR	UNDER	15	35	7	57	187	3.3	61
50,000	-	99,999	10	63	8	81	874	10.8	142
100,000	-	119,999	5	42	7	54	481	8.9	119
120,000	-	139,999	1	44	12	57	700	12.3	167
140,000	-	159,999	1	33	16	50	616	12.3	95
160,000	-	179,999	0	28	6	34	427	12.6	88
180,000	-	199,999	0	11	14	25	387	15.5	69
200,000	-	249,999	2	9	33	44	581	13.2	82
250,000	-	299,999	0	4	22	26	394	15.2	56
300,000	-	499,999	1	8	35	44	637	14.5	53
500,000	-	749,999	0	0	7	7	216	30.9	16
750,000	-	999,999	0	0	4	4	97	24.3	7
1,000,000	-	1,249,999	0	0	0	0	28	28.0	1
1,250,000	-	1,499,999	0	0	0	0	22	22.0	0
1,500,000	-	1,999,999	0	0	0	0	24	24.0	2
2,000,000	-	OVER	0	0	0	0	28	28.0	0
<b>Total</b>			<b>35</b>	<b>277</b>	<b>171</b>	<b>483</b>	<b>5699</b>	<b>11.8</b>	<b>958</b>
<b>Median Price</b>			<b>\$57,000</b>	<b>\$119,500</b>	<b>\$230,000</b>	<b>\$137,500</b>	<b>\$159,900</b>		
<b>Average Price</b>			<b>\$79,297</b>	<b>\$122,334</b>	<b>\$250,379</b>	<b>\$164,548</b>	<b>\$238,586</b>		<b>\$171,058</b>

**Sales 10 vs 11**



**Inventory 10 vs 11**



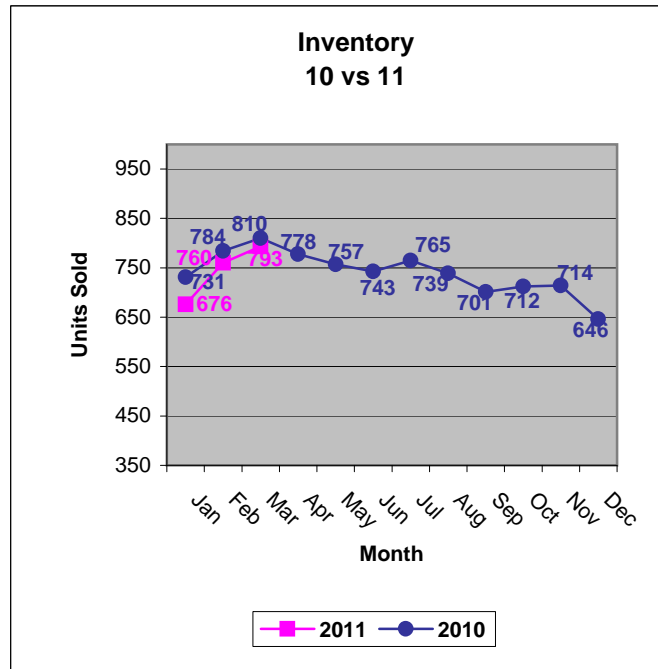
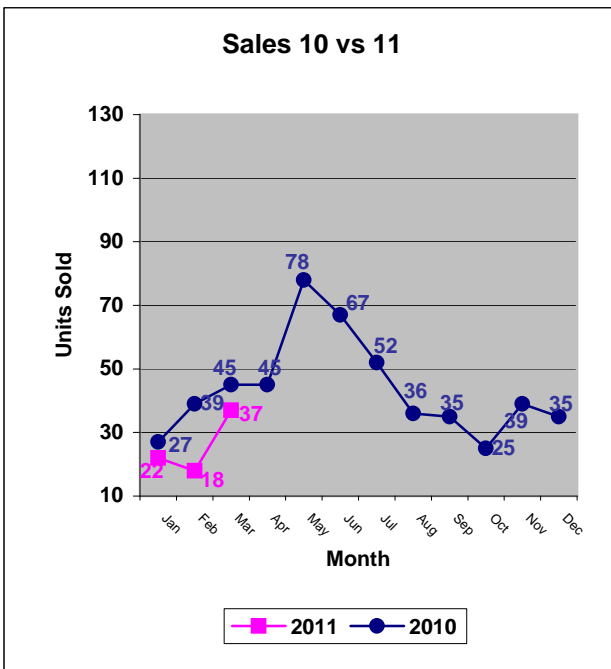
# Lexington-Bluegrass

Association of Realtors®

## Townhouse and Condo SALES and INVENTORY and PENDING

Mar-11

Price Range		Sales			Current Inventory			
		0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR UNDER	1	0	0	1	19	19.0	2
50,000	- 99,999	4	4	0	8	233	29.1	19
100,000	- 119,999	5	2	2	9	78	8.7	15
120,000	- 139,999	1	1	0	2	70	35.0	4
140,000	- 159,999	2	0	0	2	55	27.5	9
160,000	- 179,999	1	3	0	4	53	13.3	9
180,000	- 199,999	1	0	0	1	36	36.0	7
200,000	- 249,999	1	4	0	5	103	20.6	7
250,000	- 299,999	0	3	0	3	79	26.3	5
300,000	- 499,999	1	0	1	2	61	30.5	5
500,000	- 749,999	0	0	0	0	5	5.0	3
750,000	- 999,999	0	0	0	0	1	1.0	0
1,000,000	- 1,249,999	0	0	0	0	0	0.0	0
1,250,000	- 1,499,999	0	0	0	0	0	0.0	0
1,500,000	- 1,999,999	0	0	0	0	0	0.0	0
2,000,000	- OVER	0	0	0	0	0	0.0	0
<b>Total</b>		<b>17</b>	<b>17</b>	<b>3</b>	<b>37</b>	<b>793</b>	<b>21.4</b>	<b>85</b>
<b>Median Price</b>		<b>\$26,000</b>	<b>\$18,000</b>	<b>\$31,200</b>	<b>\$21,000</b>	<b>\$64,999</b>		<b>\$38,500</b>
<b>Average Price</b>		<b>\$131,106</b>	<b>\$169,424</b>	<b>\$216,667</b>	<b>\$155,649</b>	<b>\$168,417</b>		<b>\$174,283</b>



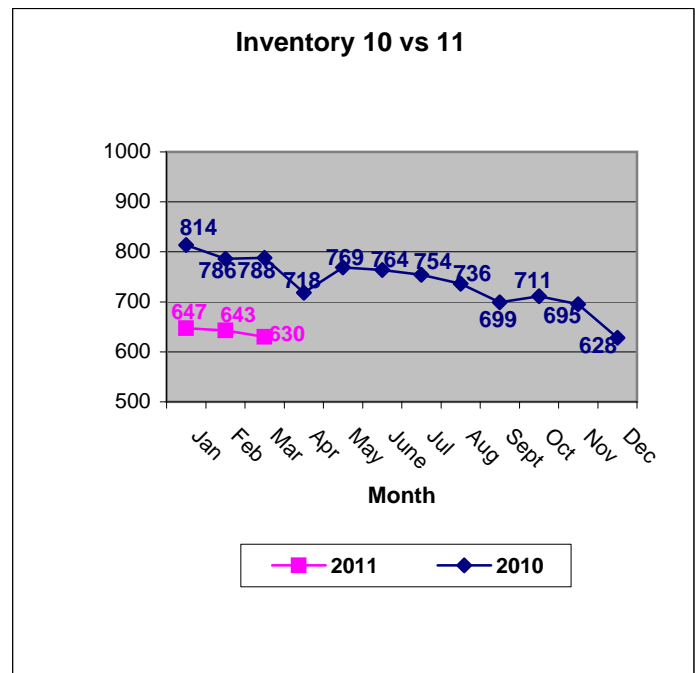
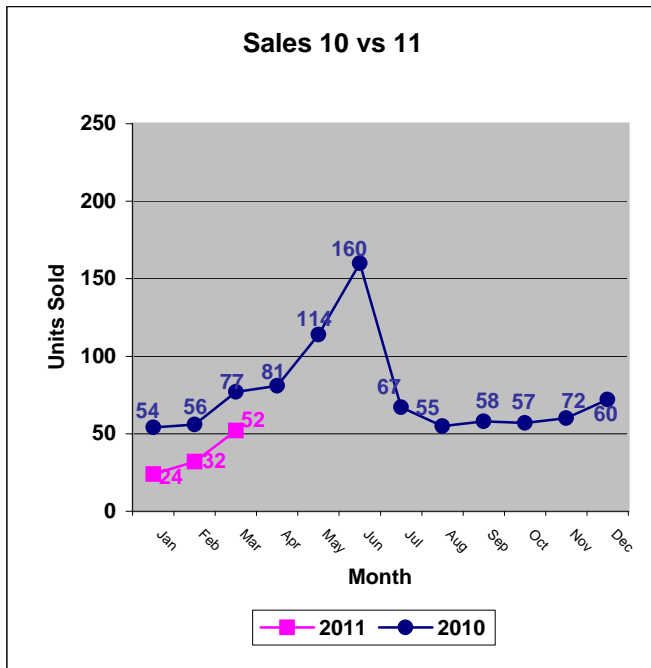
# Lexington-Bluegrass

Association of Realtors®

## New Construction SALES and INVENTORY and PENDING

Mar-11

Price Range		Sales			Current Inventory		Months Inv.	Pending
		0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		
49,999	OR UNDER	0	0	0	0	0	0.0	0
50,000	- 99,999	0	2	0	2	10	5.0	2
100,000	- 119,999	0	2	0	2	34	17.0	19
120,000	- 139,999	0	2	2	4	62	15.5	29
140,000	- 159,999	0	7	0	7	82	11.7	19
160,000	- 179,999	1	9	0	10	49	4.9	23
180,000	- 199,999	0	4	1	5	65	13.0	17
200,000	- 249,999	0	2	8	10	150	15.0	41
250,000	- 299,999	0	0	3	3	76	25.3	23
300,000	- 499,999	0	0	7	7	62	8.9	17
500,000	- 749,999	0	0	1	1	28	28.0	8
750,000	- 999,999	0	0	1	1	9	9.0	2
1,000,000	- 1,249,999	0	0	0	0	1	1.0	0
1,250,000	- 1,499,999	0	0	0	0	0	0.0	0
1,500,000	- 1,999,999	0	0	0	0	1	1.0	0
2,000,000	- OVER	0	0	0	0	1	1.0	0
<b>Total</b>		<b>1</b>	<b>28</b>	<b>23</b>	<b>52</b>	<b>630</b>	<b>12.1</b>	<b>200</b>
<b>Median Price</b>		<b>\$161,500</b>	<b>\$163,300</b>	<b>\$268,000</b>	<b>\$182,901</b>	<b>\$208,428</b>		<b>\$193,406</b>
<b>Average Price</b>		<b>\$161,500</b>	<b>\$158,024</b>	<b>\$313,201</b>	<b>\$226,727</b>	<b>\$247,233</b>		<b>\$222,303</b>

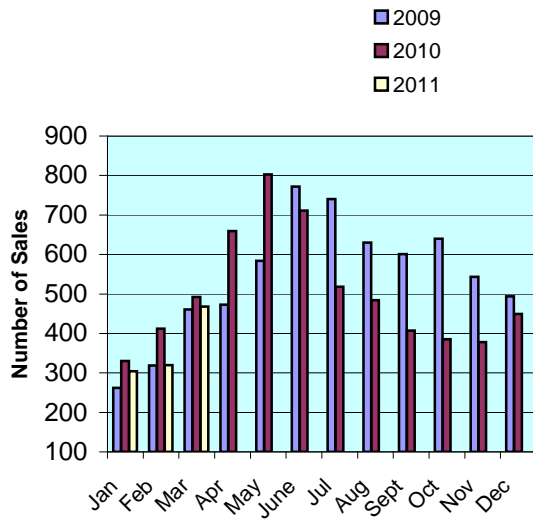


## Existing Homes Sales

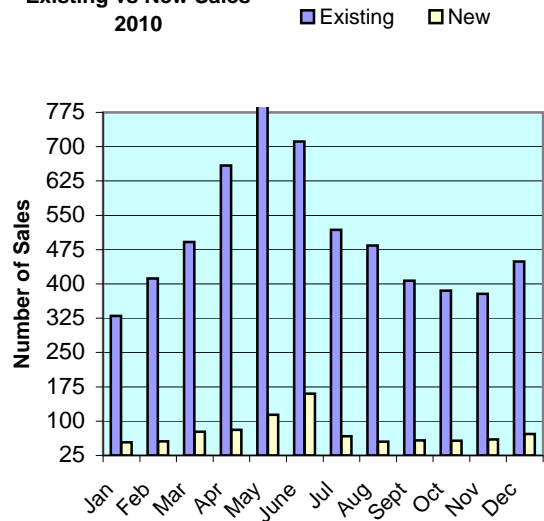
	<u>2009</u>	<u>2010</u>	<u>2011</u>
Jan	262	330	304
Feb	319	412	320
Mar	461	492	468
Apr	473	659	
May	584	803	
June	772	711	
Jul	740	518	
Aug	630	484	
Sept	601	407	
Oct	640	385	
Nov	543	378	
Dec	494	449	

## New Construction Sales

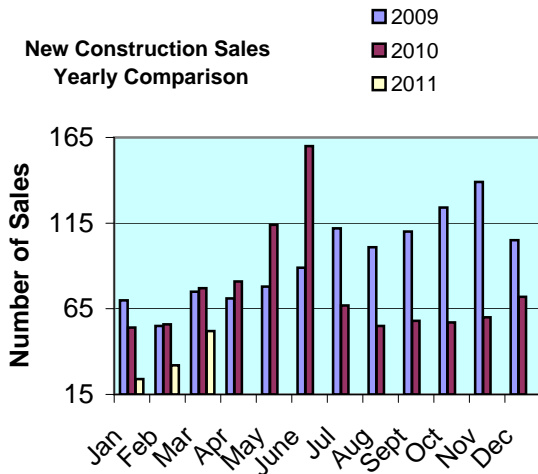
	<u>2009</u>	<u>2010</u>	<u>2011</u>
Jan	70	54	24
Feb	55	56	32
Mar	75	77	52
Apr	71	81	
May	78	114	
June	89	160	
Jul	112	67	
Aug	101	55	
Sept	110	58	
Oct	124	57	
Nov	139	60	
Dec	105	72	



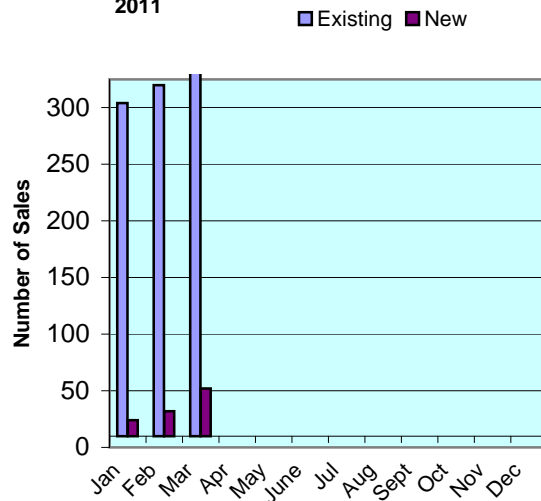
## Existing vs New Sales 2010



## New Construction Sales Yearly Comparison



## Existing vs New Sales 2011



### Median Price by County

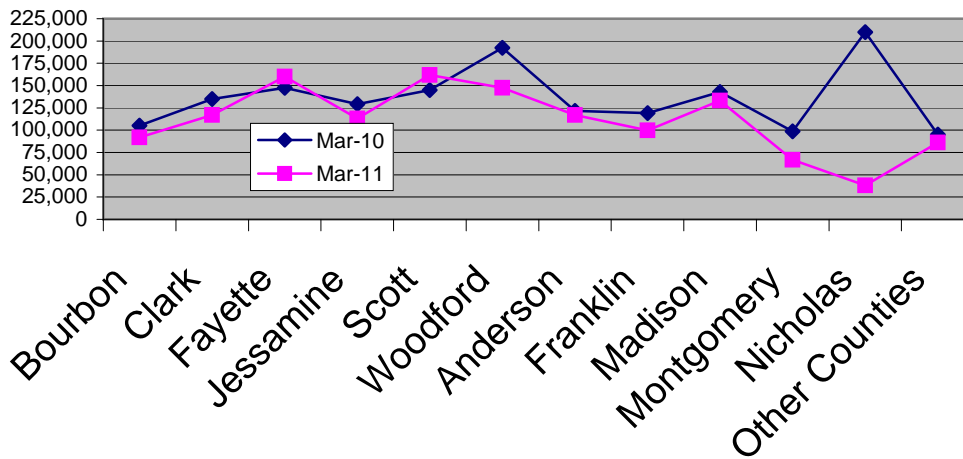
<u>County</u>	Mar-10		Mar-11	
	<u>median sales price</u>	<u>Total</u>	<u>median sales price</u>	<u>Total</u>
Bourbon	105,000	9	92,000	8
Clark	134,750	26	117,100	18
Fayette	147,500	284	160,000	259
Jessamine	129,200	45	113,000	37
Scott	144,900	47	161,900	40
Woodford	192,500	13	147,500	17
Anderson	121,800	20	116,900	11
Franklin	119,000	30	99,750	20
Madison	143,000	41	133,250	36
Montgomery	98,750	18	66,750	26
Nicholas	210,100	1	38,000	1
Other Counties	95,000	<u>35</u>	86,200	<u>47</u>
		<b>569</b>		<b>520</b>

<u>County</u>	Year to Date 3/31/10		Year to Date 3/31/11	
	<u>median sales price</u>	<u>Total</u>	<u>median sales price</u>	<u>Total</u>
Bourbon	112,500	34	100,000	27
Clark	110,250	58	115,000	43
Fayette	145,500	690	152,000	587
Jessamine	127,700	111	119,500	90
Scott	145,775	126	163,450	88
Woodford	158,031	38	143,250	40
Anderson	115,000	55	116,900	35
Franklin	117,450	84	107,500	56
Madison	127,000	96	131,000	92
Montgomery	89,000	43	69,200	44
Nicholas	69,200	6	44,500	7
Other Counties	85,250	<u>106</u>	90,500	<u>135</u>
		<b>1447</b>		<b>1244</b>

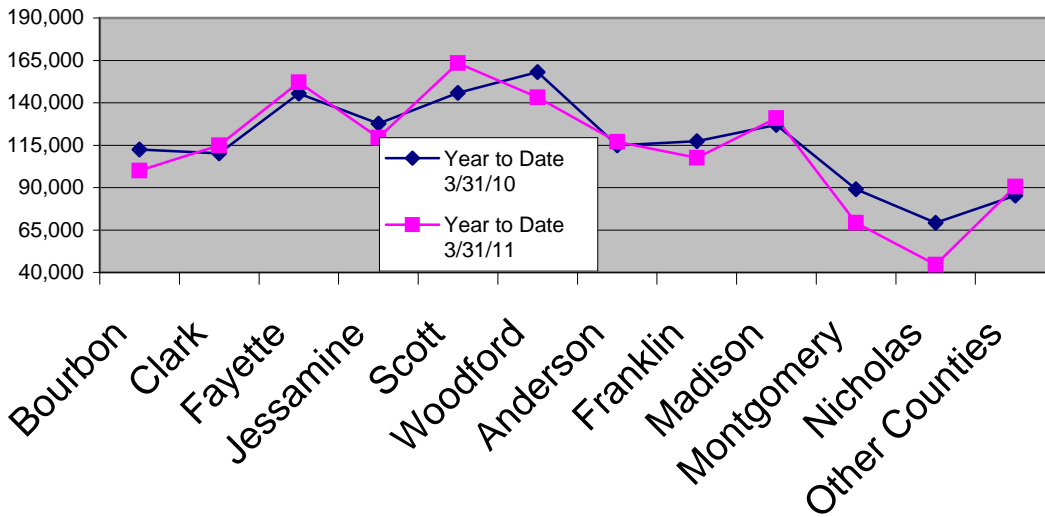


## Median Price by County

### Mar 10 vs Mar 11 Median



### Year to date 3/31/10 vs 3/31/11 Median





# Lexington-Bluegrass

Association of Realtors™

Mar-11

## Statistical Report Residential Condo, & Townhouses

### Financing of Sales

CASH	111	FmHA	2	LA-Fixed	0	Owner Finance	0
CONV	245	FLB	0	L/A-Variable	0	VA	22
EXCH	1	FNMA	0	L/A + 2nd	0	Wrap Around	0
FHA	106	L/A Escalated	0	SBA	0	Other	33

### Other Statistics

	Fayette	Anderson	Bourbon	Clark	Franklin	Jess	Madison	Montg	Nicholas	Scott	Woodford	Others	TOTAL
Out of County Buyer	55	2	2	5	1	8	7	4	1	16	2	15	118
Out of State Buyer	31	0	0	1	0	4	2	0	1	6	0	3	48
Seller Leaving County	75	3	1	5	1	13	7	6	1	7	6	10	135
Seller leaving State	39	2	0	2	1	8	5	2	0	4	2	4	69
New Construction	27	0	1	1	2	2	7	1	0	8	3	0	52
First Time Buyer	61	3	3	5	1	8	7	12	0	8	5	4	117
Listing FSBO	12	0	0	1	0	2	1	2	0	0	0	2	20
YDT Listing FSBO	23	0	1	1	1	2	1	2	0	1	1	5	38

# Lexington-Bluegrass

Association of Realtors®

Mar-11

## Statistical Report Residential, Condo, & Townhouses

### ANDERSON COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings	65		35		-46%
Month Inventory	10.4		18.1		74%
% of List Price	94.77		97.62		

#### **Residential**

Sales	20	\$2,505,348	11	\$1,653,359	-45%
Avg Sales Price		\$125,267		\$150,305	20%
Median Sales Price		\$121,800		\$116,900	-4%
Avg Days on Market		81		41	-49%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings	133		116		-13%

#### **Residential**

Sales	55	\$6,287,018	35	\$4,557,897	-36%
Avg Sales Price		\$114,309		\$130,226	14%
Median Sales Price		\$115,000		\$116,900	2%
Avg Days on Market		83		80	-4%

#### Total Pendings by Month

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	15	20	13									
2010	18	26	26	39	15	18	19	20	20	13	19	5
2009	15	18	23	34	27	22	17	23	17	20	23	10

# Lexington-Bluegrass

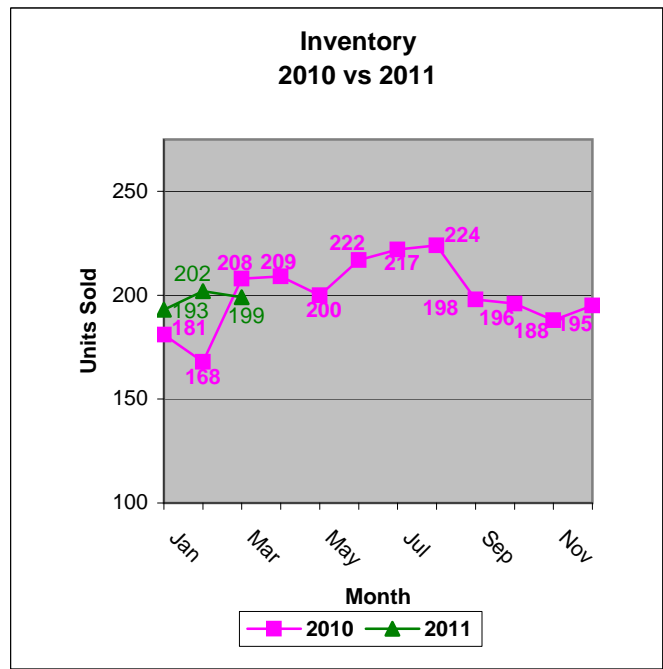
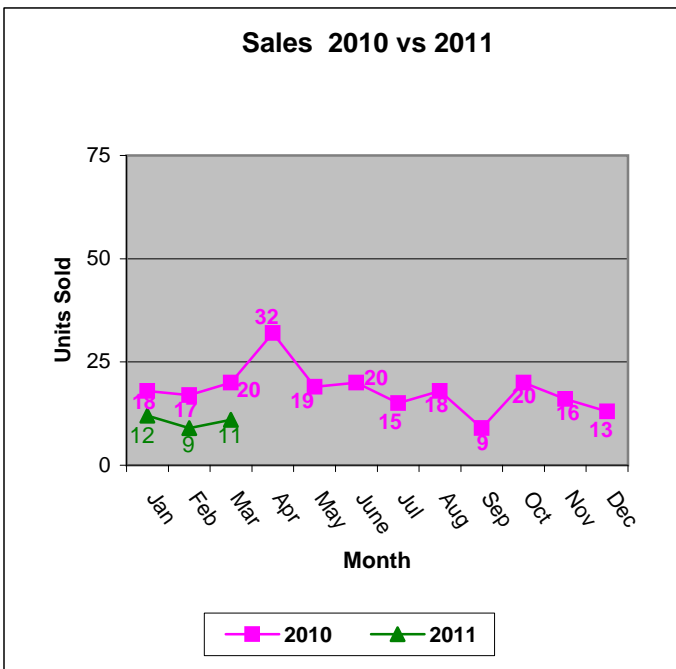
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Mar-11

### ANDERSON COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	0	0	0	0	5	5.0	0
50,000	-	99,999	0	2	1	3	51	17.0	11
100,000	-	119,999	0	3	0	3	12	4.0	9
120,000	-	139,999	0	1	0	1	27	27.0	6
140,000	-	159,999	0	1	0	1	16	16.0	4
160,000	-	179,999	0	0	0	0	17	17.0	1
180,000	-	199,999	0	1	0	1	19	19.0	5
200,000	-	249,999	0	0	0	0	21	21.0	1
250,000	-	299,999	0	0	1	1	16	16.0	0
300,000	-	499,999	0	0	1	1	14	14.0	0
500,000	-	749,999	0	0	0	0	1	1.0	0
750,000	-	999,999	0	0	0	0	0	0.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>0</b>	<b>8</b>	<b>3</b>	<b>11</b>	<b>199</b>	<b>18.1</b>	<b>37</b>
<b>Median Price</b>			<b>\$0</b>	<b>\$112,950</b>	<b>\$262,500</b>	<b>\$116,900</b>	<b>\$145,500</b>		<b>\$119,000</b>
<b>Average Price</b>			<b>\$0</b>	<b>\$113,395</b>	<b>\$248,733</b>	<b>\$150,305</b>	<b>\$166,315</b>		<b>\$124,362</b>



# Lexington-Bluegrass

Association of Realtors®

Mar-11

## Statistical Report Residential, Condo, & Townhouses

### BOURBON COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings	39		39		0%
Month Inventory	14.1		15.9		13%
% of List Price	92.25		93.49		
<b>Residential</b>					
Sales	9	\$928,239	8	\$1,025,700	-11%
Avg Sales Price		\$103,138		\$128,213	24%
Median Sales Price		\$105,000		\$92,000	-12%
Avg Days on Market		47		200	326%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings	81		80		-1%
<b>Residential</b>					
Sales	34	\$4,138,690	27	\$3,304,150	-21%
Avg Sales Price		\$121,726		\$122,376	1%
Median Sales Price		\$112,500		\$100,000	-11%
Avg Days on Market		110		113	3%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	6	11	11									
2010	9	7	6	16	10	13	7	10	12	9	12	9
2009	12	9	8	10	13	15	8	11	15	16	14	15

# Lexington-Bluegrass

Association of Realtors®

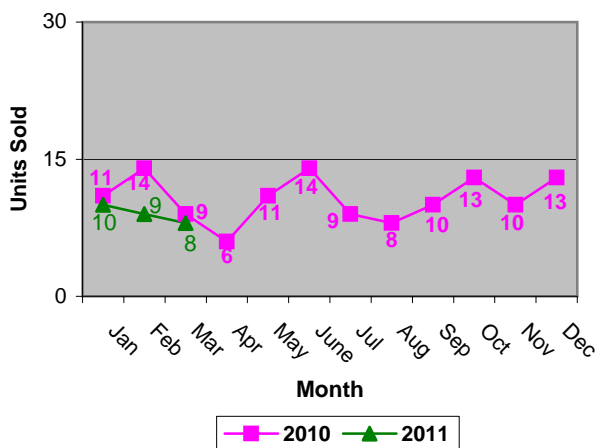
## Single Family SALES and INVENTORY and PENDING

Mar-11

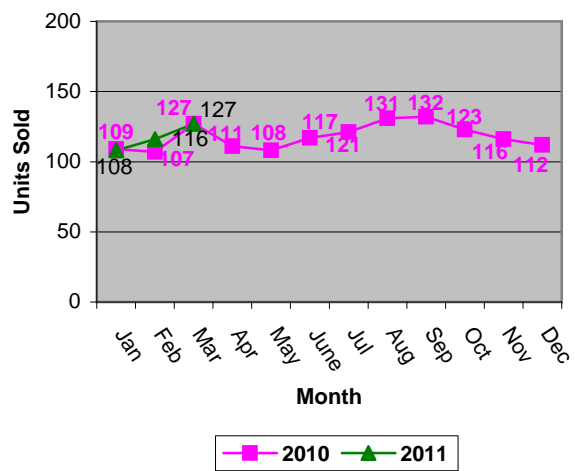
### BOURBON COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	0	1	1	2	7	3.5	1
50,000	-	99,999	1	1	0	2	26	13.0	6
100,000	-	119,999	1	0	0	1	13	13.0	0
120,000	-	139,999	0	0	0	0	7	7.0	2
140,000	-	159,999	0	1	0	1	10	10.0	3
160,000	-	179,999	0	1	0	1	4	4.0	1
180,000	-	199,999	0	0	0	0	3	3.0	1
200,000	-	249,999	0	0	0	0	12	12.0	1
250,000	-	299,999	0	0	0	0	15	15.0	0
300,000	-	499,999	0	0	1	1	18	18.0	0
500,000	-	749,999	0	0	0	0	6	6.0	0
750,000	-	999,999	0	0	0	0	3	3.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	2	2.0	0
1,500,000	-	1,999,999	0	0	0	0	0	0.0	1
2,000,000	-	OVER	0	0	0	0	1	1.0	0
<b>Total</b>			<b>2</b>	<b>4</b>	<b>2</b>	<b>8</b>	<b>127</b>	<b>15.9</b>	<b>16</b>
<b>Median Price</b>			<b>\$92,000</b>	<b>\$110,750</b>	<b>\$210,600</b>	<b>\$92,000</b>	<b>\$160,000</b>		<b>\$137,000</b>
<b>Average Price</b>			<b>\$92,000</b>	<b>\$105,125</b>	<b>\$210,600</b>	<b>\$128,213</b>	<b>\$262,111</b>		<b>\$212,550</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors®

Mar-11

## Statistical Report Residential Condo, & Townhouses CLARK COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings	66		60		-9%
Month Inventory	12.8		17.2		34%
% of List Price	95.88		94.14		
<b><u>Residential</u></b>					
Sales	26	\$3,801,377	18	\$2,981,375	-31%
Avg Sales Price		\$146,207		\$165,632	13%
Median Sales Price		\$134,750		\$117,100	-13%
Avg Days on Market		97		150	55%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings	142		154		8%
<b><u>Residential</u></b>					
Sales	58	\$7,481,377	43	\$5,888,380	-26%
Avg Sales Price		\$128,989		\$136,939	6%
Median Sales Price		\$110,250		\$115,000	4%
Avg Days on Market		94		131	39%

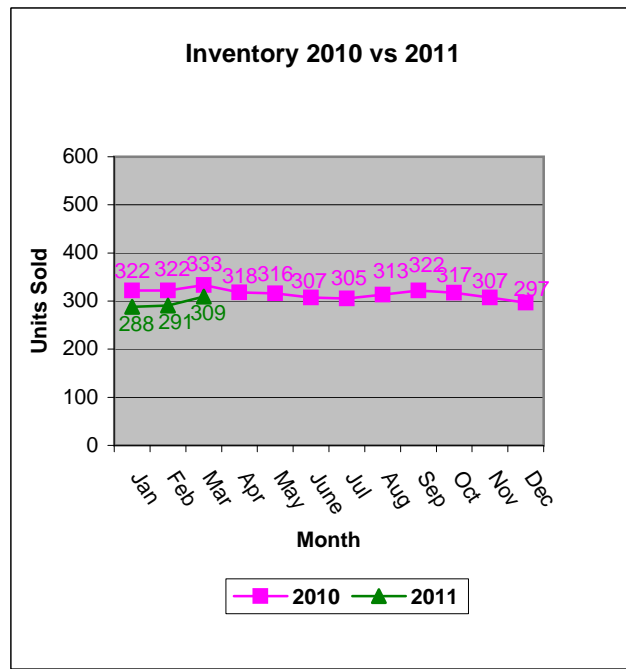
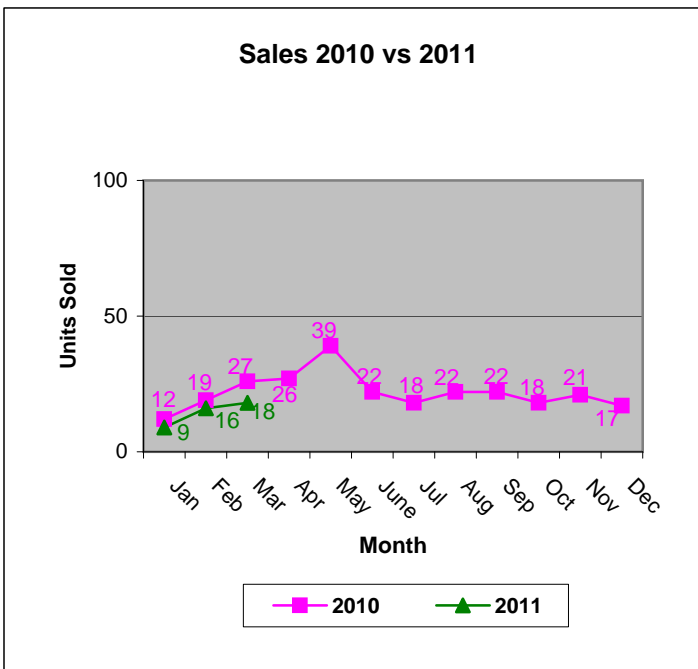
Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	12	19	17									
2010	20	27	27	45	19	11	26	27	23	14	16	17
2009	17	24	35	28	28	33	39	27	27	28	18	20

# Lexington-Bluegrass Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Mar-11  
CLARK COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	1	1	1	3	13	4.3	5
50,000	-	99,999	0	3	2	5	81	16.2	6
100,000	-	119,999	0	2	0	2	28	14.0	4
120,000	-	139,999	0	2	0	2	39	19.5	5
140,000	-	159,999	0	1	0	1	35	35.0	2
160,000	-	179,999	0	0	1	1	20	20.0	3
180,000	-	199,999	0	0	0	0	17	17.0	2
200,000	-	249,999	0	0	2	2	24	12.0	0
250,000	-	299,999	0	0	1	1	15	15.0	2
300,000	-	499,999	0	0	0	0	29	29.0	0
500,000	-	749,999	0	0	0	0	6	6.0	0
750,000	-	999,999	0	0	1	1	0	0.0	0
1,000,000	-	1,249,999	0	0	0	0	1	1.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	1	1.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>1</b>	<b>9</b>	<b>8</b>	<b>18</b>	<b>309</b>	<b>17.2</b>	<b>29</b>
<b>Median Price</b>			<b>\$25,000</b>	<b>\$117,000</b>	<b>\$196,000</b>	<b>\$117,100</b>	<b>\$139,900</b>		<b>\$115,000</b>
<b>Average Price</b>			<b>\$25,000</b>	<b>\$102,467</b>	<b>\$254,272</b>	<b>\$165,632</b>	<b>\$172,937</b>		<b>\$121,672</b>



# Lexington-Bluegrass

Association of Realtors®

Mar-11

## Statistical Report Residential Condo, & Townhouses FAYETTE COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings	930		823		-12%
Month Inventory	9.1		9.9		9%
% of List Price	95.97		95.54		
<b><u>Residential</u></b>					
Sales	285	\$52,906,286	259	\$49,071,217	-9%
Avg Sales Price		\$185,636		\$189,464	2%
Median Sales Price		\$148,000		\$160,000	8%
Avg Days on Market		79		79	0%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings	2,301		2,031		-12%
<b><u>Residential</u></b>					
Sales	691	\$125,846,751	587	\$107,866,935	-15%
Avg Sales Price		\$182,123		\$183,760	1%
Median Sales Price		\$146,000		\$152,000	4%
Avg Days on Market		83		83	0%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	227	263	326									
2010	239	306	493	638	245	267	251	262	194	204	203	125
2009	210	282	306	445	497	398	391	373	383	328	233	193



# Lexington-Bluegrass

Association of Realtors®

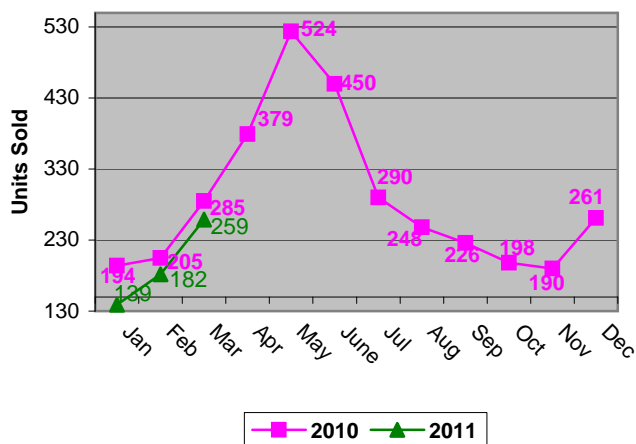
## Single Family SALES and INVENTORY and PENDING

Mar-11

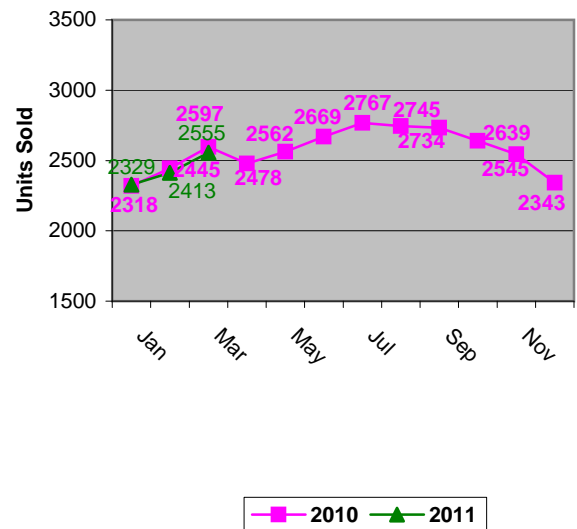
FAYETTE COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	6	7	0	13	44	3.4	13
50,000	-	99,999	13	18	1	32	321	10.0	52
100,000	-	119,999	6	12	4	22	209	9.5	63
120,000	-	139,999	2	23	6	31	335	10.8	77
140,000	-	159,999	3	22	6	31	270	8.7	55
160,000	-	179,999	1	19	2	22	183	8.3	50
180,000	-	199,999	1	6	11	18	166	9.2	35
200,000	-	249,999	2	10	20	32	330	10.3	58
250,000	-	299,999	0	6	13	19	191	10.1	38
300,000	-	499,999	1	6	26	33	294	8.9	37
500,000	-	749,999	0	0	5	5	100	20.0	13
750,000	-	999,999	0	0	1	1	50	50.0	3
1,000,000	-	1,249,999	0	0	0	0	17	17.0	0
1,250,000	-	1,499,999	0	0	0	0	12	12.0	0
1,500,000	-	1,999,999	0	0	0	0	14	14.0	0
2,000,000	-	OVER	0	0	0	0	19	19.0	0
<b>Total</b>			<b>35</b>	<b>129</b>	<b>95</b>	<b>259</b>	<b>2555</b>	<b>9.9</b>	<b>494</b>
<b>Median Price</b>			<b>\$95,000</b>	<b>\$142,000</b>	<b>\$243,900</b>	<b>\$160,000</b>	<b>\$169,900</b>		<b>\$156,801</b>
<b>Average Price</b>			<b>\$102,889</b>	<b>\$151,233</b>	<b>\$273,274</b>	<b>\$189,464</b>	<b>\$259,684</b>		<b>\$188,059</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors®

Mar-11

## Statistical Report Residential, Condo, & Townhouses

### FRANKLIN COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings	106		84		-21%
Month Inventory	12.6		17.2		37%
% of List Price	95.45		92.91		
<b>Residential</b>					
Sales	30	\$3,674,411	20	\$2,203,200	-33%
Avg Sales Price		\$122,480		\$110,160	-10%
Median Sales Price		\$119,000		\$99,750	-16%
Avg Days on Market		118		113	-4%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings	238		208		-13%
<b>Residential</b>					
Sales	84	\$10,244,812	56	\$6,554,551	-33%
Avg Sales Price		\$121,962		\$117,046	-4%
Median Sales Price		\$117,450		\$107,500	-8%
Avg Days on Market		96		139	45%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	24	20	29									
2010	40	29	58	58	18	32	30	32	35	27	18	20
2009	32	24	41	36	43	43	54	43	44	52	30	21

# Lexington-Bluegrass Association of Realtors<sup>®</sup>

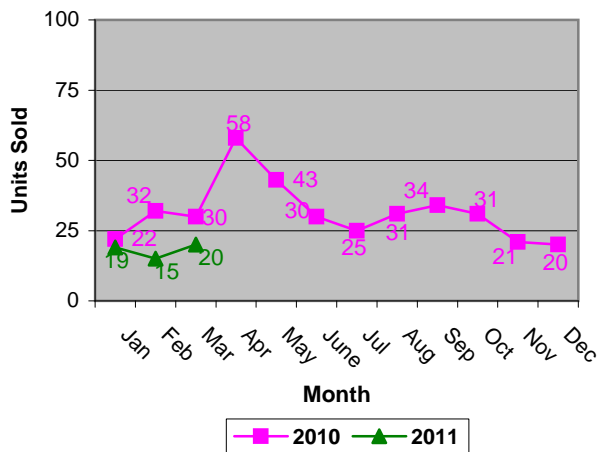
## Single Family SALES and INVENTORY and PENDING

Mar-11

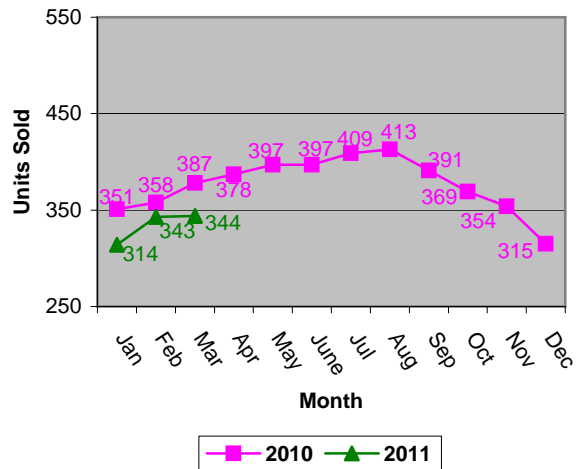
Franklin County

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR	UNDER	1	3	0	4	12	3.0	3
50,000	-	99,999	0	5	1	6	48	8.0	5
100,000	-	119,999	1	3	0	4	41	10.3	11
120,000	-	139,999	0	2	0	2	58	29.0	8
140,000	-	159,999	0	1	0	1	42	42.0	1
160,000	-	179,999	0	0	0	0	19	19.0	5
180,000	-	199,999	0	0	0	0	20	20.0	3
200,000	-	249,999	0	1	1	2	42	21.0	1
250,000	-	299,999	0	0	0	0	20	20.0	0
300,000	-	499,999	0	1	0	1	36	36.0	1
500,000	-	749,999	0	0	0	0	5	5.0	0
750,000	-	999,999	0	0	0	0	1	1.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>2</b>	<b>16</b>	<b>2</b>	<b>20</b>	<b>344</b>	<b>17.2</b>	<b>38</b>
<b>Median Price</b>			<b>\$67,700</b>	<b>\$99,750</b>	<b>\$147,950</b>	<b>\$99,750</b>	<b>\$149,900</b>		<b>\$122,400</b>
<b>Average Price</b>			<b>\$67,700</b>	<b>\$110,744</b>	<b>\$147,950</b>	<b>\$110,160</b>	<b>\$183,617</b>		<b>\$129,817</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## Mar-11 Statistical Report Residential, Condo, & Townhouses JESSAMINE COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings	157		136		-13%
Month Inventory	10.4		13.7		32%
% of List Price	94.97		93.20		
<b><u>Residential</u></b>					
Sales	45	\$7,094,311	37	\$6,048,290	-18%
Avg Sales Price		\$157,651		\$163,467	4%
Median Sales Price		\$129,200		\$113,000	-13%
Avg Days on Market		99		120	21%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings	337		348		3%
<b><u>Residential</u></b>					
Sales	111	\$18,484,177	90	\$15,905,545	-19%
Avg Sales Price		\$166,524		\$176,728	6%
Median Sales Price		\$127,700		\$119,500	-6%
Avg Days on Market		89		101	13%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	31	31	55									
2010	52	39	56	68	37	34	30	37	36	28	32	26
2009	32	32	45	62	56	63	45	46	50	51	43	32

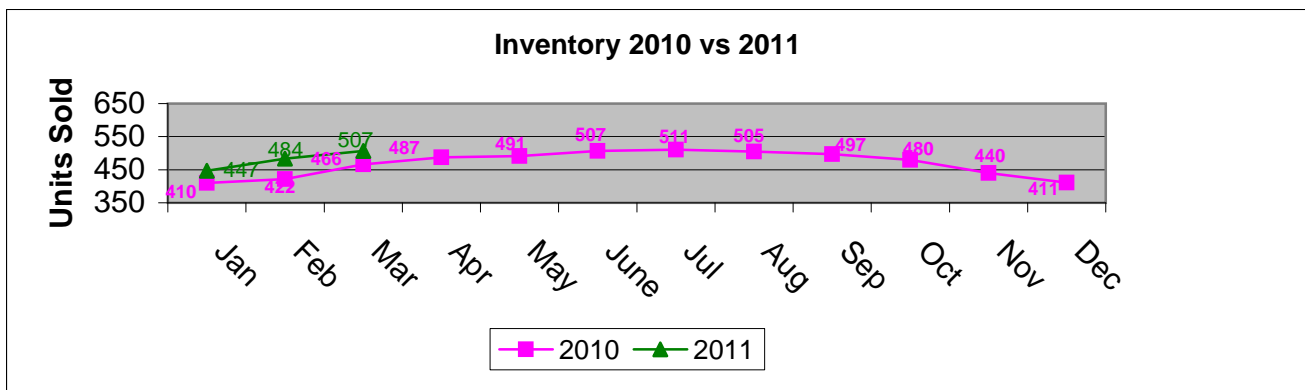
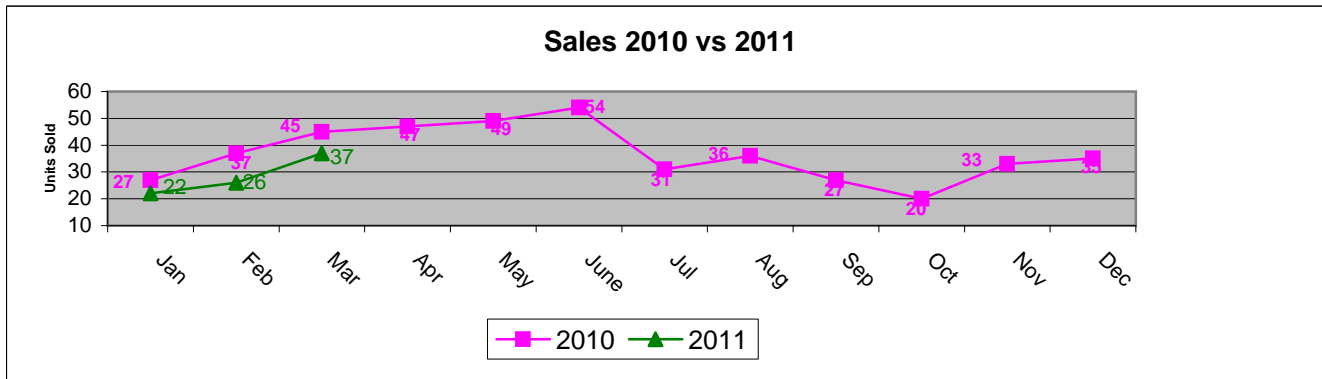
# Lexington-Bluegrass

Association of Realtors®

Mar-11

Single Family SALES and INVENTORY and PENDING  
JESSAMINE COUNTY

Price Range			Sales			Current Inventory		Months Inv. Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		
49,999	OR	UNDER	2	0	1	3	6	2.0	6
50,000	-	99,999	0	10	2	12	138	11.5	14
100,000	-	119,999	1	4	2	7	47	6.7	14
120,000	-	139,999	0	2	3	5	47	9.4	10
140,000	-	159,999	0	1	1	2	37	18.5	5
160,000	-	179,999	0	1	0	1	28	28.0	10
180,000	-	199,999	0	0	1	1	24	24.0	2
200,000	-	249,999	0	0	1	1	40	40.0	2
250,000	-	299,999	0	0	0	0	25	25.0	3
300,000	-	499,999	0	0	2	2	38	19.0	5
500,000	-	749,999	0	0	1	1	39	39.0	4
750,000	-	999,999	0	0	2	2	26	13.0	3
1,000,000	-	1,249,999	0	0	0	0	3	3.0	1
1,250,000	-	1,499,999	0	0	0	0	4	4.0	0
1,500,000	-	1,999,999	0	0	0	0	3	3.0	1
2,000,000	-	OVER	0	0	0	0	2	2.0	0
<b>Total</b>			<b>3</b>	<b>18</b>	<b>16</b>	<b>37</b>	<b>507</b>	<b>13.7</b>	<b>80</b>
<b>Median Price</b>			<b>\$46,500</b>	<b>\$92,000</b>	<b>\$143,750</b>	<b>\$113,000</b>	<b>\$149,900</b>		<b>\$134,900</b>
<b>Average Price</b>			<b>\$70,167</b>	<b>\$99,078</b>	<b>\$253,399</b>	<b>\$163,467</b>	<b>\$274,379</b>		<b>\$223,294</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## Mar-11 Statistical Report Residential, Condo, & Townhouses MADISON COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		125		110	-12%
Month Inventory		13.2		14.7	11%
% of List Price		94.74		96.72	
<b><u>Residential</u></b>					
Sales	41	\$6,900,286	36	\$5,032,499	-12%
Avg Sales Price		\$168,300		\$139,792	-17%
Median Sales Price		\$143,000		\$133,250	-7%
Avg Days on Market		133		125	-6%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		315		342	9%
<b><u>Residential</u></b>					
Sales	63	\$8,822,150	92	\$12,580,448	46%
Avg Sales Price		\$140,034		\$136,744	-2%
Median Sales Price		\$124,000		\$131,000	6%
Avg Days on Market		121		114	-6%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	30	31	37									
2010	36	45	49	73	45	45	44	41	54	39	36	30
2009	31	30	61	50	45	53	69	64	64	58	31	36

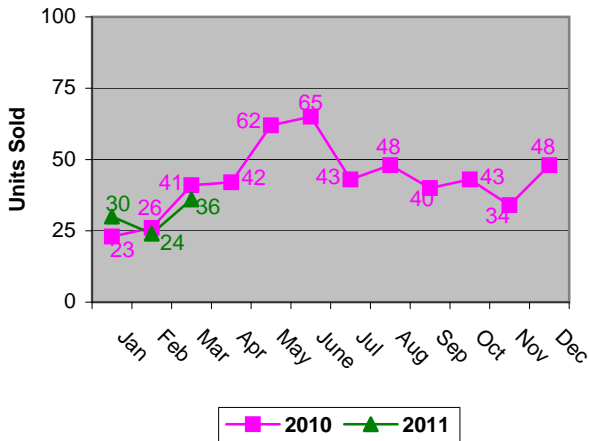
# Lexington-Bluegrass

Association of Realtors®

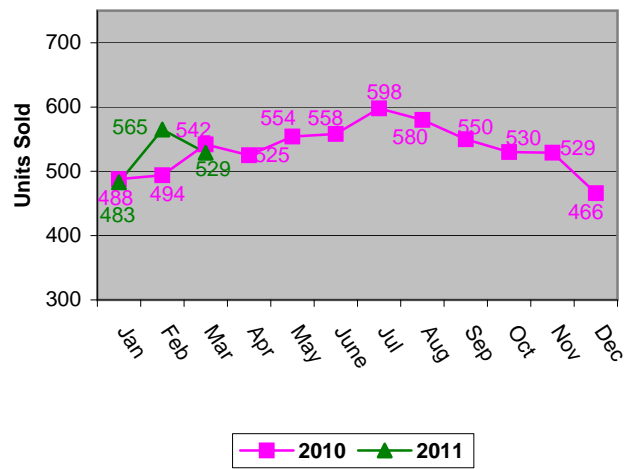
**Single Family SALES and INVENTORY and PENDING**  
**Mar-11**  
**MADISON COUNTY**

Price Range				Sales		Current Inventory			
	0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending		
49,999	OR	UNDER	1	2	1	4	18	4.5	3
50,000	-	99,999	0	6	0	6	66	11.0	10
100,000	-	119,999	0	5	0	5	34	6.8	6
120,000	-	139,999	0	3	1	4	67	16.8	13
140,000	-	159,999	0	3	2	5	77	15.4	13
160,000	-	179,999	0	3	2	5	52	10.4	5
180,000	-	199,999	0	1	1	2	38	19.0	7
200,000	-	249,999	0	1	1	2	42	21.0	5
250,000	-	299,999	0	1	1	2	42	21.0	6
300,000	-	499,999	0	0	1	1	73	73.0	7
500,000	-	749,999	0	0	0	0	16	16.0	0
750,000	-	999,999	0	0	0	0	4	4.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>1</b>	<b>25</b>	<b>10</b>	<b>36</b>	<b>529</b>	<b>14.7</b>	<b>75</b>
<b>Median Price</b>			<b>\$45,000</b>	<b>\$115,000</b>	<b>\$175,750</b>	<b>\$133,250</b>	<b>\$162,900</b>		<b>\$149,900</b>
<b>Average Price</b>			<b>\$45,000</b>	<b>\$126,204</b>	<b>\$183,240</b>	<b>\$139,792</b>	<b>\$204,155</b>		<b>\$170,537</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Mar-11

## Statistical Report Residential, Condo, & Townhouses MONTGOMERY COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		57		49	-14%
Month Inventory		13.9		10.6	-24%
% of List Price		93.92		90.69	
<b><u>Residential</u></b>					
Sales	18	\$1,733,150	26	\$1,972,510	44%
Avg Sales Price		\$96,286		\$75,866	-21%
Median Sales Price		\$98,750		\$66,750	-32%
Avg Days on Market		103		95	-8%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		137		136	-1%
<b><u>Residential</u></b>					
Sales	43	\$4,835,150	44	\$3,588,097	2%
Avg Sales Price		\$112,445		\$81,548	-27%
Median Sales Price		\$89,000		\$69,200	-22%
Avg Days on Market		106		117	10%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	21	15	22									
2010	11	14	20	21	21	20	16	15	11	17	9	11
2009	16	14	17	14	26	23	15	24	13	29	18	13



# Lexington-Bluegrass

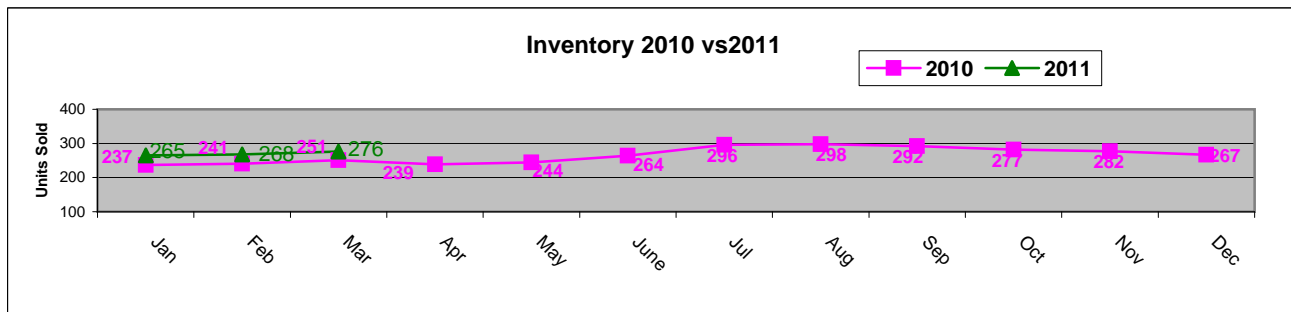
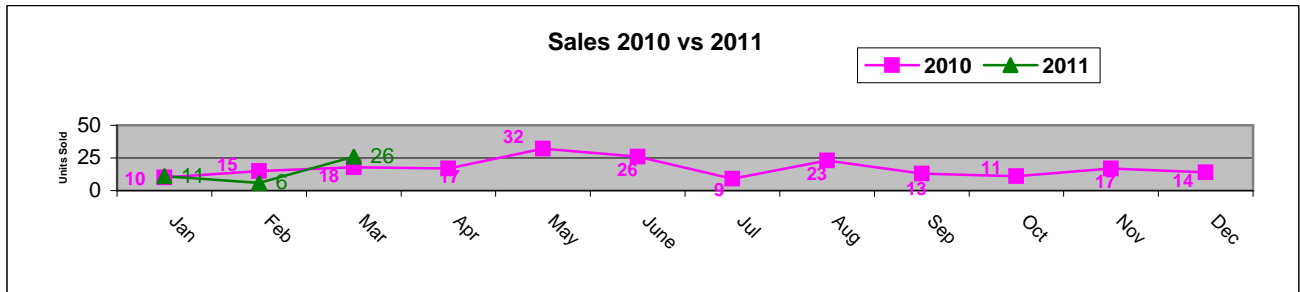
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Mar-11

MONTGOMERY COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	2	7	0	9	24	2.7	5
50,000	-	99,999	0	10	1	11	78	7.1	10
100,000	-	119,999	0	3	0	3	27	9.0	2
120,000	-	139,999	0	1	0	1	38	38.0	3
140,000	-	159,999	0	0	1	1	27	27.0	4
160,000	-	179,999	0	0	0	0	19	19.0	2
180,000	-	199,999	0	0	0	0	13	13.0	1
200,000	-	249,999	0	0	0	0	21	21.0	1
250,000	-	299,999	0	0	0	0	9	9.0	2
300,000	-	499,999	0	0	1	1	12	12.0	0
500,000	-	749,999	0	0	0	0	2	2.0	0
750,000	-	999,999	0	0	0	0	3	3.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	2	2.0	0
2,000,000	-	OVER	0	0	0	0	1	1.0	0
<b>Total</b>			<b>2</b>	<b>21</b>	<b>3</b>	<b>26</b>	<b>276</b>	<b>10.6</b>	<b>30</b>
<b>Median Price</b>			<b>\$5,150</b>	<b>\$68,500</b>	<b>\$155,000</b>	<b>\$66,750</b>	<b>\$128,700</b>		<b>\$100,000</b>
<b>Average Price</b>			<b>\$5,150</b>	<b>\$68,486</b>	<b>\$174,667</b>	<b>\$75,866</b>	<b>\$171,778</b>		<b>\$113,669</b>



# Lexington-Bluegrass

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## Mar-11 Statistical Report Residential, Condo, & Townhouses NICHOLAS COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		8		10	25%
Month Inventory		54.0		58.0	7%
% of List Price		100.10		89.41	
<b><u>Residential</u></b>					
Sales	1	\$210,100	1	\$38,000	0%
Avg Sales Price		\$210,100		\$38,000	-82%
Median Sales Price		\$210,100		\$38,000	-82%
Avg Days on Market		8		13	63%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		28		23	-18%
<b><u>Residential</u></b>					
Sales	6	\$535,500	7	\$402,000	17%
Avg Sales Price		\$89,250		\$57,429	-36%
Median Sales Price		\$69,200		\$44,500	-36%
Avg Days on Market		139		36	-74%

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	0	3	2									
2010	4	2	1	7	4	5	1	4	2	1	5	3
2009	1	5	1	2	5	2	3	6	4	6	3	0

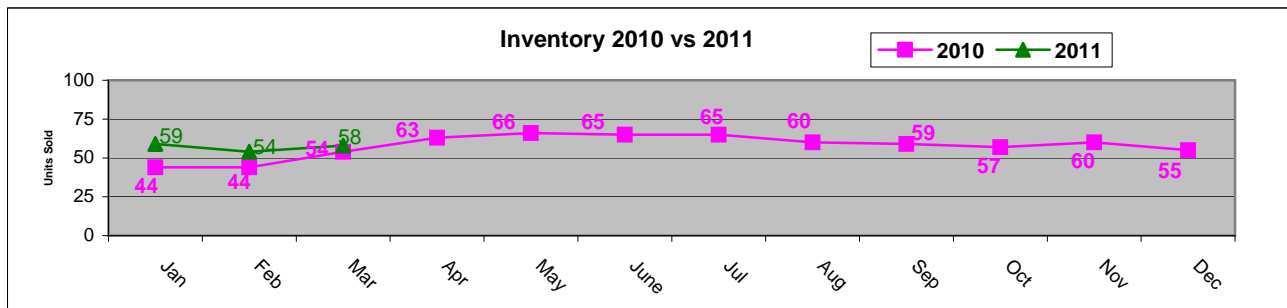
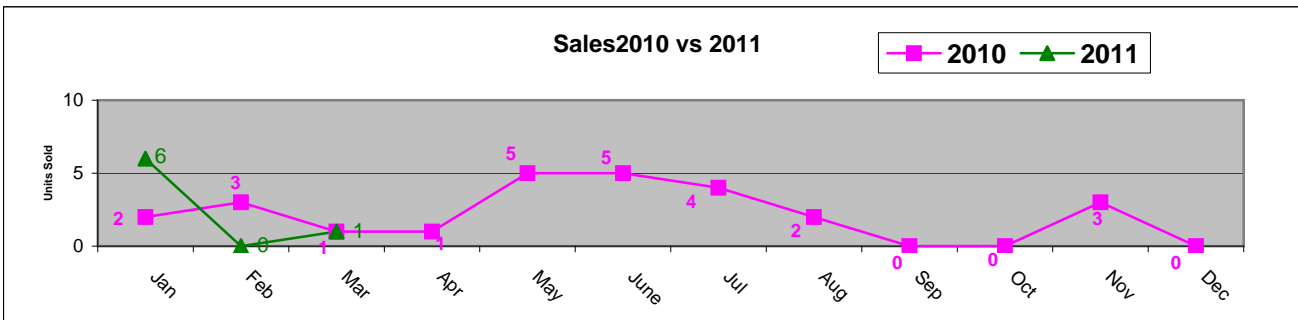
# Lexington-Bluegrass Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Mar-11

NICHOLAS COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	0	1	0	1	6	6.0	0
50,000	-	99,999	0	0	0	0	25	25.0	1
100,000	-	119,999	0	0	0	0	8	8.0	0
120,000	-	139,999	0	0	0	0	0	0.0	2
140,000	-	159,999	0	0	0	0	7	7.0	0
160,000	-	179,999	0	0	0	0	2	2.0	0
180,000	-	199,999	0	0	0	0	4	4.0	1
200,000	-	249,999	0	0	0	0	3	3.0	0
250,000	-	299,999	0	0	0	0	0	0.0	0
300,000	-	499,999	0	0	0	0	1	1.0	0
500,000	-	749,999	0	0	0	0	2	2.0	0
750,000	-	999,999	0	0	0	0	0	0.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>0</b>	<b>1</b>	<b>0</b>	<b>1</b>	<b>58</b>	<b>58.0</b>	<b>4</b>
<b>Median Price</b>			<b>\$0</b>	<b>\$38,000</b>	<b>\$0</b>	<b>\$38,000</b>	<b>\$105,000</b>		<b>\$134,450</b>
<b>Average Price</b>			<b>\$0</b>	<b>\$38,000</b>	<b>\$0</b>	<b>\$38,000</b>	<b>\$127,517</b>		<b>\$142,075</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Mar-11

## Statistical Report Residential, Condo, & Townhouses

### OTHER COUNTIES

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		165		139	-16%
Month Inventory		20.9		17.2	-18%
% of List Price		91.69		94.01	
<b><u>Residential</u></b>					
Sales	39	\$4,088,220	48	\$5,044,985	23%
Avg Sales Price		\$104,826		\$105,014	0%
Median Sales Price		\$95,000		\$86,200	-9%
Avg Days on Market		157		90	-43%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		410		415	1%
<b><u>Residential</u></b>					
Sales	110	\$10,826,700	136	\$14,024,145	24%
Avg Sales Price		\$98,425		\$103,119	5%
Median Sales Price		\$85,250		\$90,500	6%
Avg Days on Market		122		117	-4%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	51	48	67									
2010	50	46	53	74	47	62	60	50	48	41	37	40
2009	44	50	47	57	60	50	56	63	55	46	54	40

# Lexington-Bluegrass

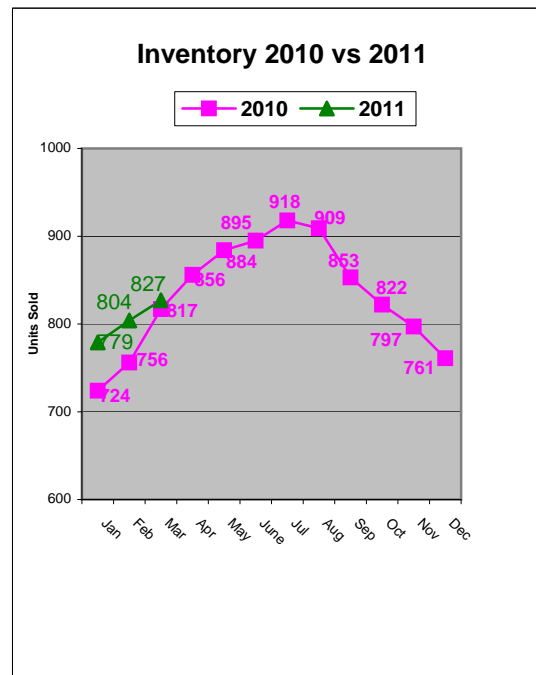
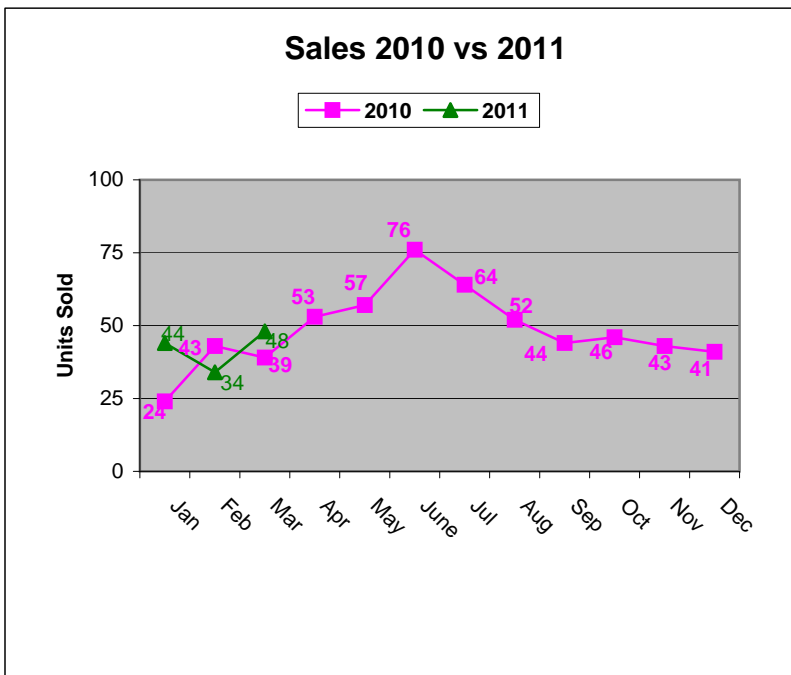
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Mar-11

OTHER COUNTIES

Price Range	Current Sales			Current Inventory			
	0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999 OR UNDER	3	12	3	18	65	3.6	25
50,000 - 99,999	1	8	0	9	208	23.1	35
100,000 - 119,999	0	6	1	7	81	11.6	11
120,000 - 139,999	0	3	0	3	66	22.0	15
140,000 - 159,999	0	0	2	2	73	36.5	5
160,000 - 179,999	0	2	0	2	69	34.5	2
180,000 - 199,999	0	0	0	0	62	62.0	8
200,000 - 249,999	0	1	2	3	55	18.3	6
250,000 - 299,999	0	0	2	2	42	21.0	4
300,000 - 499,999	0	0	2	2	69	34.5	2
500,000 - 749,999	0	0	0	0	22	22.0	1
750,000 - 999,999	0	0	0	0	5	5.0	0
1,000,000 - 1,249,999	0	0	0	0	5	5.0	0
1,250,000 - 1,499,999	0	0	0	0	2	2.0	0
1,500,000 - 1,999,999	0	0	0	0	1	1.0	0
2,000,000 OVER	0	0	0	0	2	2.0	0
<b>Total</b>	<b>4</b>	<b>32</b>	<b>12</b>	<b>48</b>	<b>827</b>	<b>17.2</b>	<b>114</b>
<b>Median Price</b>	<b>\$44,200</b>	<b>\$81,250</b>	<b>\$195,125</b>	<b>\$86,200</b>	<b>\$139,900</b>		<b>\$96,750</b>
<b>Average Price</b>	<b>\$38,225</b>	<b>\$81,247</b>	<b>\$191,015</b>	<b>\$105,104</b>	<b>\$190,561</b>		<b>\$115,892</b>



# Lexington-Bluegrass

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## Mar-11 Statistical Report Residential, Condo, & Townhouses SCOTT COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		186		126	-32%
Month Inventory		12.1		13.8	14%
% of List Price		98.11		95.79	
<b><u>Residential</u></b>					
Sales	47	\$7,684,495	41	\$8,099,223	-13%
Avg Sales Price		\$163,500		\$197,542	21%
Median Sales Price		\$144,900		\$163,900	13%
Avg Days on Market		86		126	47%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		377		335	-11%
<b><u>Residential</u></b>					
Sales	126	\$20,914,912	89	\$16,887,391	-29%
Avg Sales Price		\$165,991		\$189,746	14%
Median Sales Price		\$145,775		\$163,900	12%
Avg Days on Market		102		119	17%

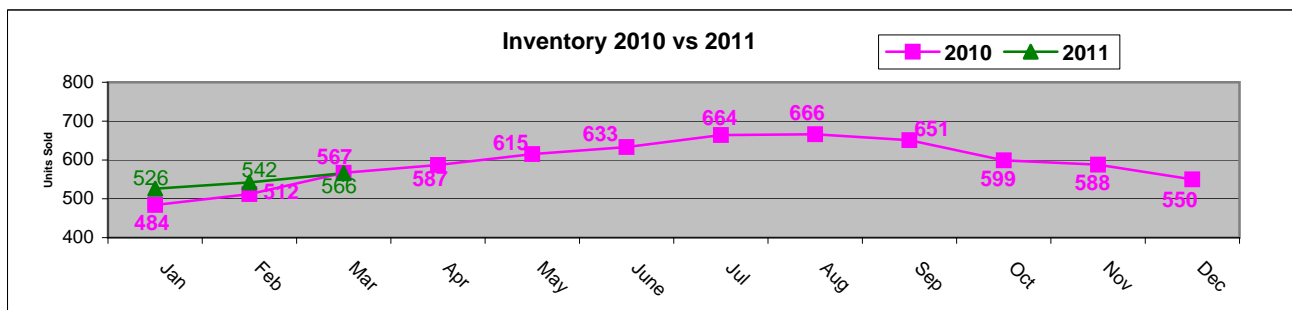
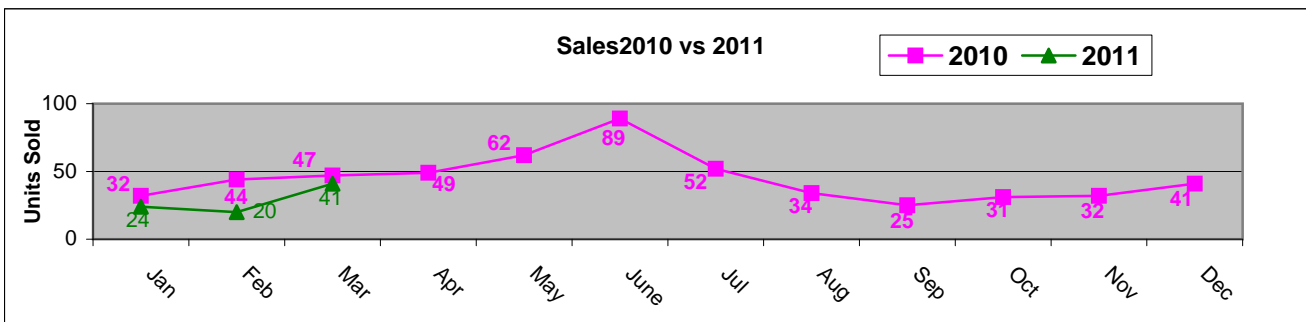
Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	35	42	50									
2010	58	51	82	88	48	49	43	38	39	37	29	27
2009	53	51	78	58	67	80	60	65	68	66	44	44

## Single Family SALES and INVENTORY and PENDING

Mar-11

### SCOTT COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	0	1	0	1	4	4.0	1
50,000	-	99,999	0	1	0	1	39	39.0	6
100,000	-	119,999	1	5	2	8	46	5.8	9
120,000	-	139,999	0	5	1	6	79	13.2	27
140,000	-	159,999	0	1	3	4	66	16.5	9
160,000	-	179,999	0	4	0	4	53	13.3	14
180,000	-	199,999	0	1	1	2	47	23.5	11
200,000	-	249,999	0	0	5	5	70	14.0	12
250,000	-	299,999	0	0	4	4	61	15.3	5
300,000	-	499,999	1	1	3	5	81	16.2	6
500,000	-	749,999	0	0	1	1	17	17.0	1
750,000	-	999,999	0	0	0	0	2	2.0	0
1,000,000	-	1,249,999	0	0	0	0	0	0.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	0	0	1	1.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>2</b>	<b>19</b>	<b>20</b>	<b>41</b>	<b>566</b>	<b>13.8</b>	<b>101</b>
<b>Median Price</b>			<b>\$240,000</b>	<b>\$132,000</b>	<b>\$243,552</b>	<b>\$163,900</b>	<b>\$179,900</b>		<b>\$156,500</b>
<b>Average Price</b>			<b>\$240,000</b>	<b>\$141,037</b>	<b>\$246,976</b>	<b>\$197,542</b>	<b>\$222,707</b>		<b>\$173,025</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Mar-11

## Statistical Report Residential, Condo, & Townhouses

### WOODFORD COUNTY

MONTHLY SUMMARY	March-10		March-11		% CHANGE
New Listings		55		46	-16%
Month Inventory		14.8		12.9	-13%
% of List Price		97.05		96.92	
<b><u>Residential</u></b>					
Sales	13	\$2,563,335	17	\$2,469,872	31%
Avg Sales Price		\$197,180		\$145,287	-26%
Median Sales Price		\$192,500		\$147,500	-23%
Avg Days on Market		95		97	2%

CUMMULATIVE SUMMARY	Jan 10 - Mar 10		Jan 11 - Mar 11		% CHANGE
New Listings		122		118	-3%
<b><u>Residential</u></b>					
Sales	38	\$6,349,386	40	\$6,103,596	5%
Avg Sales Price		\$167,089		\$152,590	-9%
Median Sales Price		\$158,031		\$143,250	-9%
Avg Days on Market		83		95	14%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	10	15	24									
2010	18	20	39	22	14	22	18	27	15	19	16	12
2009	9	20	15	15	25	23	20	20	25	18	17	12



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## Single Family SALES and INVENTORY and PENDING

Mar-11

### WOODFORD COUNTY

Price Range			Current			Sales Total Units	Inventory		Pending
			0-2 Bedrm	3 Bedrm	4+ Bedrm		Single Units	Months Inv.	
49,999	OR	UNDER	0	0	0	0	2	2.0	2
50,000	-	99,999	0	3	0	3	30	10.0	5
100,000	-	119,999	0	1	0	1	24	24.0	3
120,000	-	139,999	0	3	1	4	15	3.8	3
140,000	-	159,999	0	2	1	3	11	3.7	5
160,000	-	179,999	0	1	1	2	14	7.0	8
180,000	-	199,999	0	2	0	2	13	6.5	1
200,000	-	249,999	1	0	1	2	25	12.5	3
250,000	-	299,999	0	0	0	0	35	35.0	1
300,000	-	499,999	0	0	0	0	31	31.0	2
500,000	-	749,999	0	0	0	0	5	5.0	0
750,000	-	999,999	0	0	0	0	5	5.0	1
1,000,000	-	1,249,999	0	0	0	0	2	2.0	0
1,250,000	-	1,499,999	0	0	0	0	2	2.0	0
1,500,000	-	1,999,999	0	0	0	0	2	2.0	0
2,000,000	-	OVER	0	0	0	0	3	3.0	0
<b>Total</b>			<b>1</b>	<b>12</b>	<b>4</b>	<b>17</b>	<b>219</b>	<b>12.9</b>	<b>34</b>
<b>Median Price</b>			<b>\$243,000</b>	<b>\$125,250</b>	<b>\$156,250</b>	<b>\$147,500</b>	<b>\$203,500</b>		<b>\$152,700</b>
<b>Average Price</b>			<b>\$243,000</b>	<b>\$128,456</b>	<b>\$171,350</b>	<b>\$145,287</b>	<b>\$292,733</b>		<b>\$177,854</b>

