

# Lexington-Bluegrass

Association of Realtors®

May-13

## Statistical Report Residential Condo, & Townhouses

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings		1508		1805	20%
Month Inventory		7.9		6.0	-24%
% of List Price		95.43		96.32	1%
<b><u>Residential</u></b>					
Sales	738	\$132,868,212	929	\$165,317,842	26%
Avg Sales Price		\$180,038		\$177,952	-1%
Median Sales Price		\$145,000		\$149,000	3%
Avg Days on Market		99		86	-13%
<b><u>Townhouses/Condos</u></b>					
Sales	45	\$7,196,883	55	\$9,006,989	22%
Avg Sales Price		\$159,931		\$163,763	2%
Median Sales Price		\$124,000		\$127,750	3%
Avg Days on Market		128		88	-31%
Total Activity	783	\$140,065,095	984	\$174,324,831	26%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings		7,143		7,683	8%
<b><u>Residential</u></b>					
Sales	2,803	\$460,915,963	3,457	\$589,808,239	23%
Avg Sales Price		\$164,437		\$170,613	4%
Median Sales Price		\$136,000		\$141,700	4%
Avg Days on Market		100		86	-14%
<b><u>Townhouses/Condos</u></b>					
Sales	167	\$25,415,984	250	\$41,077,159	50%
Avg Sales Price		\$152,192		\$164,309	8%
Median Sales Price		\$122,000		\$125,000	2%
Avg Days on Market		147		97	-34%
Total Activity	2,970	\$486,331,947	3,707	\$630,885,398	25%

Total Active by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	5098	5312	5445	5813	5890							
2012	5611	5694	5969	6103	6191	6112	6071	5974	5841	5575	5358	5054
2011	5975	6273	6492	6742	6776	6772	6716	6635	6545	6374	5914	5503

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	706	711	909	977	1091							
2012	556	650	753	816	855	832	833	876	670	721	582	468
2011	456	515	652	648	753	648	621	669	527	570	568	427

Total Sales by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	511	541	758	809	984							
2012	400	448	632	649	783	785	864	850	676	727	673	605
2011	328	352	520	586	657	720	614	713	610	512	552	596

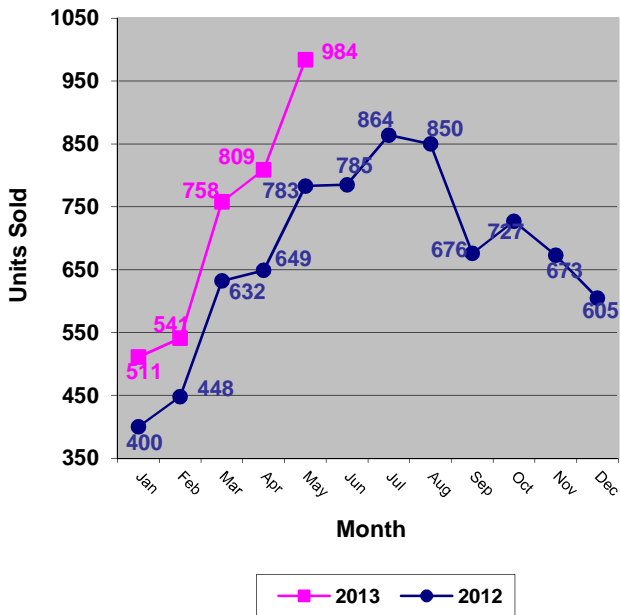
# Lexington-Bluegrass

Association of Realtors®

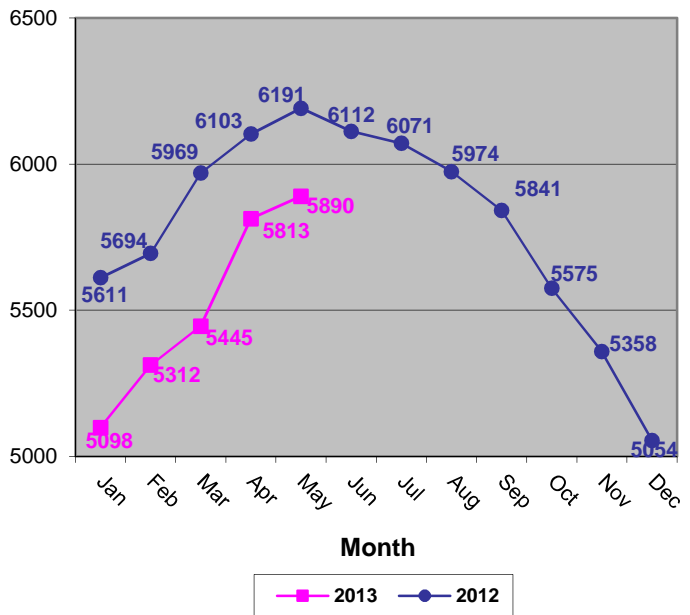
All Residential SALES and INVENTORY with PENDING

May-13							Current	Current	Current	May
						Sales	Inventory	Inventory	Inventory	Pending
Price Range			0-2	3	4+	Total	Single	Months	Single	Single
			Bedrm	Bedrm	Bedrm	Units	Units	Inv.	Units	Units
49,999	OR	UNDER	28	48	6	82	261	3.2	116	90
50,000	-	99,999	34	108	15	157	1016	6.5	280	180
100,000	-	119,999	12	60	10	82	567	6.9	159	97
120,000	-	139,999	13	100	21	134	742	5.5	194	134
140,000	-	159,999	4	82	20	106	552	5.2	179	121
160,000	-	179,999	3	58	22	83	449	5.4	138	82
180,000	-	199,999	0	29	25	54	322	6.0	122	68
200,000	-	249,999	6	39	59	104	600	5.8	247	123
250,000	-	299,999	3	20	55	78	401	5.1	139	75
300,000	-	499,999	3	10	65	78	570	7.3	151	90
500,000	-	749,999	0	1	20	21	214	10.2	31	24
750,000	-	999,999	0	1	3	4	115	28.8	11	5
1,000,000	-	1,249,999	0	0	0	0	17	17.0	2	0
1,250,000	-	1,499,999	0	0	0	0	22	22.0	4	2
1,500,000	-	1,999,999	0	0	0	0	24	24.0	0	0
2,000,000	-	OVER	0	0	1	1	18	18.0	0	0
<b>Total</b>			<b>106</b>	<b>556</b>	<b>322</b>	<b>984</b>	<b>5890</b>	<b>6.0</b>	<b>1773</b>	<b>1091</b>
<b>Median Price</b>			<b>\$87,000</b>	<b>\$130,000</b>	<b>\$235,910</b>	<b>\$146,950</b>	<b>\$154,850</b>		<b>\$156,565</b>	
<b>Average Price</b>			<b>\$100,952</b>	<b>\$136,332</b>	<b>\$268,303</b>	<b>\$175,707</b>	<b>\$230,001</b>		<b>\$185,947</b>	

**Sales 12 vs 13**



**Inventory 12 vs 13**

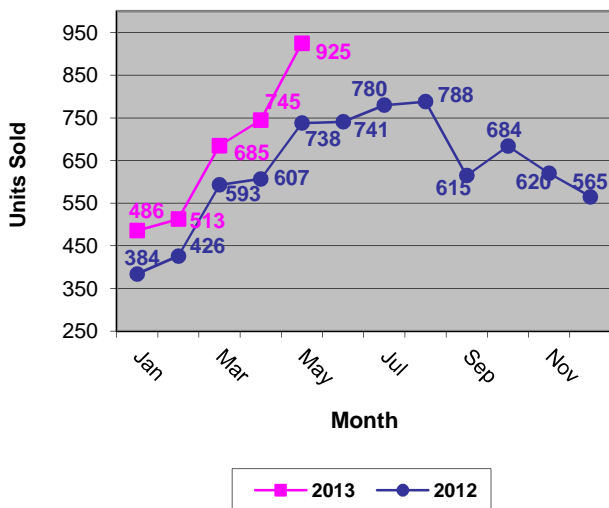


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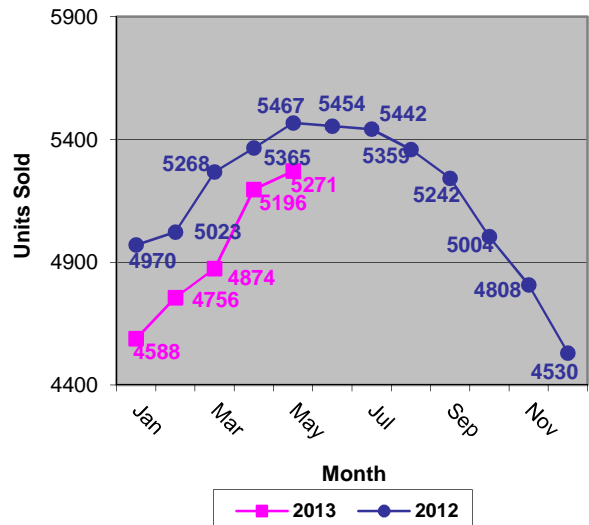
## Single Family SALES and INVENTORY and PENDING May-13

Price Range	Sales			Current Inventory		Months Inv.	Pending
	0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		
49,999 OR UNDER	23	46	6	75	243	3.2	111
50,000 - 99,999	25	106	15	146	865	5.9	260
100,000 - 119,999	9	57	10	76	507	6.7	150
120,000 - 139,999	9	95	21	125	671	5.4	184
140,000 - 159,999	0	82	20	102	511	5.0	171
160,000 - 179,999	2	56	22	80	403	5.0	130
180,000 - 199,999	0	29	25	54	269	5.0	118
200,000 - 249,999	2	36	59	97	545	5.6	220
250,000 - 299,999	1	19	54	74	350	4.7	134
300,000 - 499,999	1	10	63	74	503	6.8	131
500,000 - 749,999	0	1	20	21	210	10.0	31
750,000 - 999,999	0	1	3	4	113	28.3	11
1,000,000 - 1,249,999	0	0	0	0	17	17.0	2
1,250,000 - 1,499,999	0	0	0	0	22	22.0	4
1,500,000 - 1,999,999	0	0	0	0	24	24.0	0
2,000,000 - OVER	0	0	1	1	18	18.0	0
<b>Total</b>	<b>72</b>	<b>538</b>	<b>319</b>	<b>929</b>	<b>5271</b>	<b>5.7</b>	<b>1657</b>
<b>Median Price</b>	<b>\$79,900</b>	<b>\$130,750</b>	<b>\$235,000</b>	<b>\$149,000</b>	<b>\$154,900</b>		<b>\$155,900</b>
<b>Average Price</b>	<b>\$85,130</b>	<b>\$136,187</b>	<b>\$267,397</b>	<b>\$177,285</b>	<b>\$236,418</b>		<b>\$185,657</b>

Sales 12 vs 13



Inventory 12 vs 13



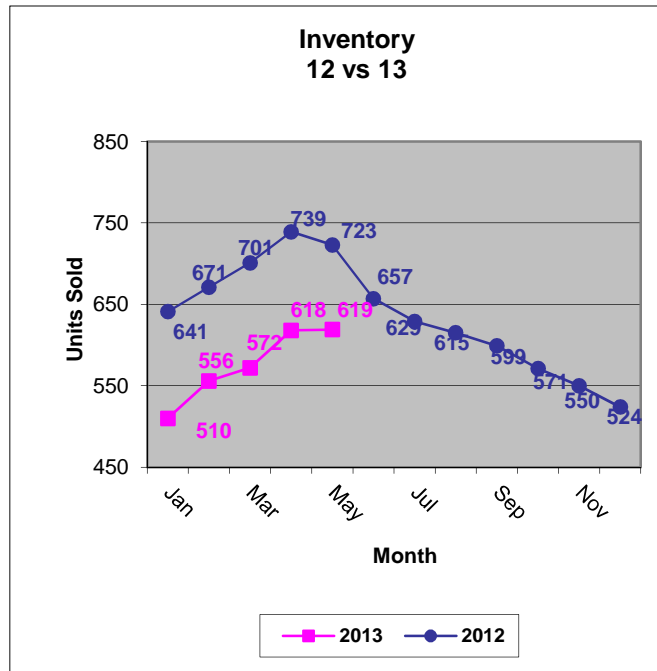
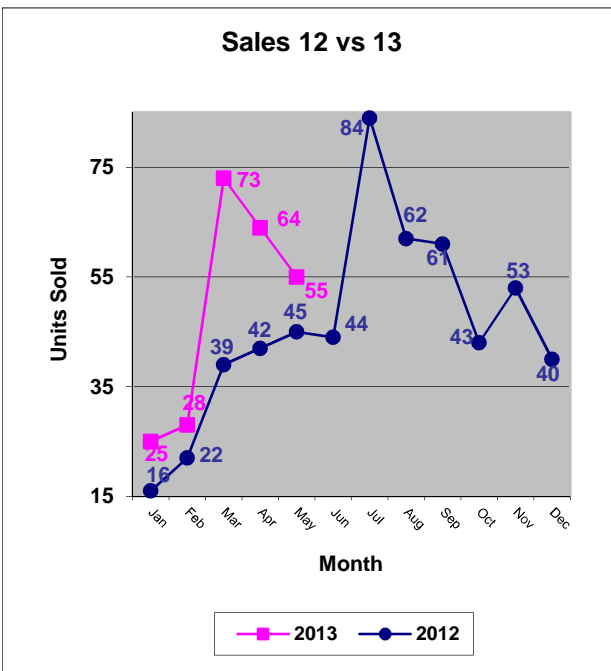
# Lexington-Bluegrass

Association of Realtors®

## Townhouse and Condo SALES and INVENTORY and PENDING

May-13

Price Range		Sales			Current Inventory			
		0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR UNDER	5	2	0	7	18	2.6	5
50,000	- 99,999	9	2	0	11	151	13.7	20
100,000	- 119,999	3	3	0	6	60	10.0	9
120,000	- 139,999	4	5	0	9	71	7.9	10
140,000	- 159,999	4	0	0	4	41	10.3	8
160,000	- 179,999	1	2	0	3	46	15.3	7
180,000	- 199,999	0	0	0	0	53	53.0	4
200,000	- 249,999	4	3	0	7	55	7.9	27
250,000	- 299,999	2	1	1	4	51	12.8	5
300,000	- 499,999	2	0	2	4	67	16.8	20
500,000	- 749,999	0	0	0	0	4	4.0	0
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	0	0.0	0
2,000,000	- OVER	0	0	0	0	0	0.0	0
<b>Total</b>		<b>34</b>	<b>18</b>	<b>3</b>	<b>55</b>	<b>619</b>	<b>11.3</b>	<b>115</b>
<b>Median Price</b>		<b>\$119,500</b>	<b>\$128,000</b>	<b>\$315,000</b>	<b>\$128,000</b>	<b>\$145,000</b>		<b>\$175,400</b>
<b>Average Price</b>		<b>\$134,458</b>	<b>\$140,662</b>	<b>\$364,667</b>	<b>\$149,045</b>	<b>\$175,355</b>		<b>\$190,275</b>



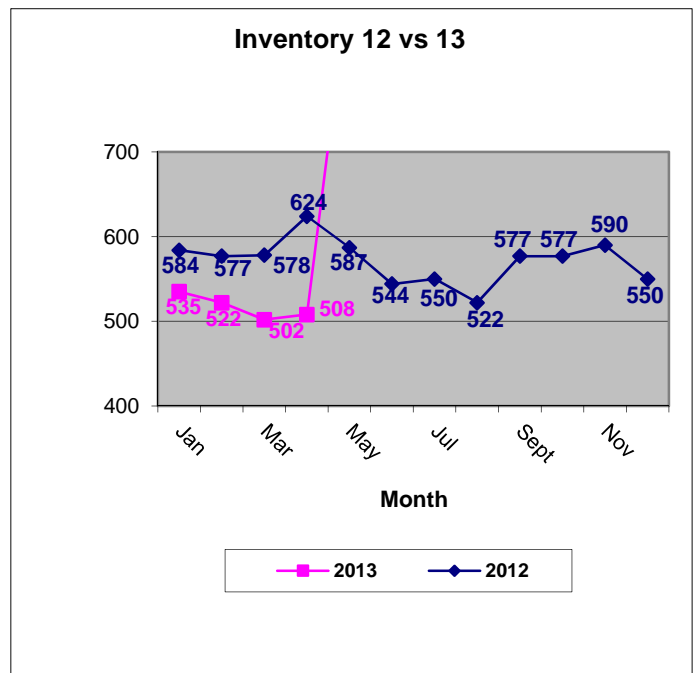
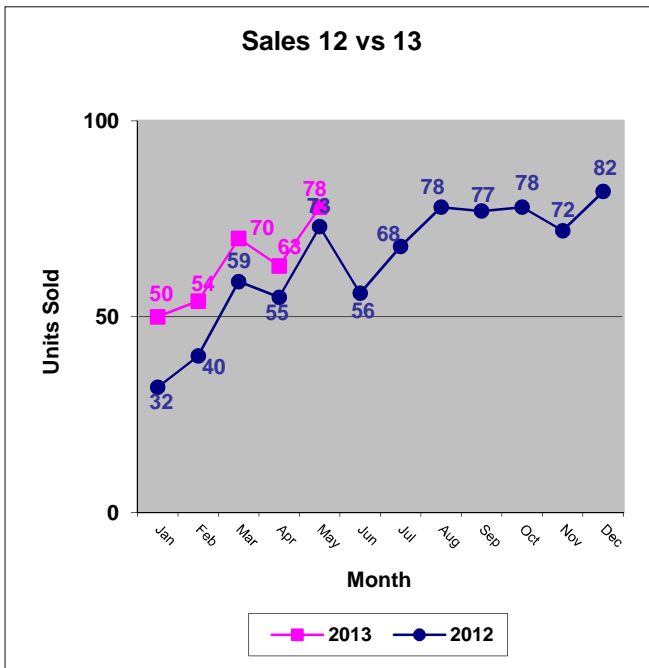
# Lexington-Bluegrass

Association of Realtors®

## New Construction SALES and INVENTORY and PENDING

May-13

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	1	0	1	7	7.0	3
100,000 - 119,999	0	1	0	1	19	19.0	12
120,000 - 139,999	0	6	0	6	41	6.8	23
140,000 - 159,999	1	10	0	11	46	4.2	30
160,000 - 179,999	0	8	2	10	46	4.6	41
180,000 - 199,999	0	5	3	8	36	4.5	42
200,000 - 249,999	1	10	3	14	114	8.1	116
250,000 - 299,999	0	6	11	17	75	4.4	57
300,000 - 499,999	1	2	4	7	54	7.7	33
500,000 - 749,999	0	1	2	3	19	6.3	6
750,000 - 999,999	0	0	0	0	7	7.0	2
1,000,000 - 1,249,999	0	0	0	0	0	0.0	0
1,250,000 - 1,499,999	0	0	0	0	1	1.0	0
1,500,000 - 1,999,999	0	0	0	0	2	2.0	0
2,000,000 - OVER	0	0	0	0	0	0.0	0
<b>Total</b>	<b>3</b>	<b>50</b>	<b>25</b>	<b>78</b>	<b>467</b>	<b>6.0</b>	<b>365</b>
<b>Median Price</b>	<b>\$187,500</b>	<b>\$159,450</b>	<b>\$260,060</b>	<b>\$209,900</b>	<b>\$221,321</b>		<b>\$215,000</b>
<b>Average Price</b>	<b>\$200,800</b>	<b>\$210,658</b>	<b>\$321,029</b>	<b>\$255,738</b>	<b>\$261,301</b>		<b>\$225,542</b>

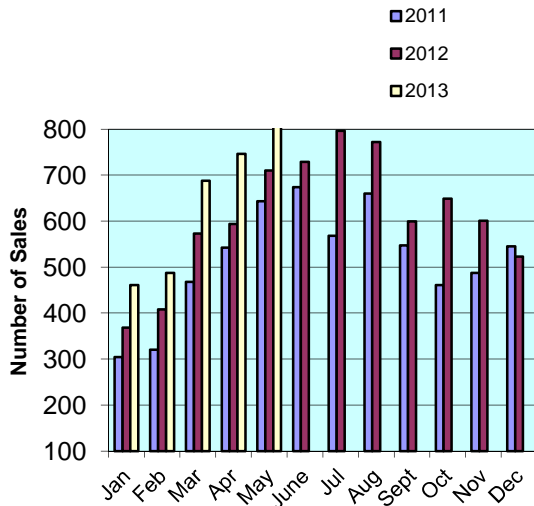


## Existing Homes Sales

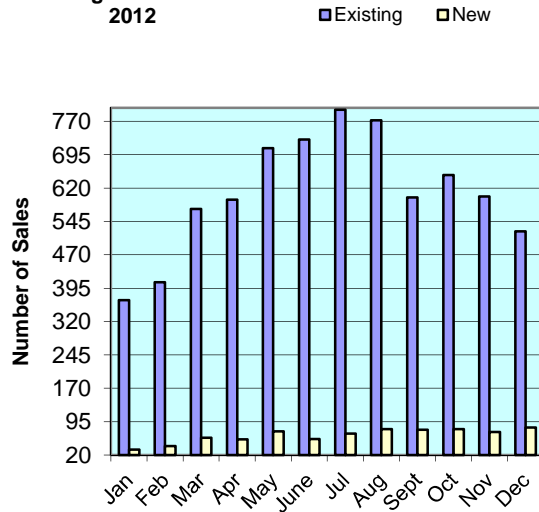
	<u>2011</u>	<u>2012</u>	<u>2013</u>
Jan	304	368	461
Feb	320	408	487
Mar	468	573	688
Apr	542	594	746
May	643	710	906
June	674	729	
Jul	568	796	
Aug	660	772	
Sept	547	599	
Oct	461	649	
Nov	487	601	
Dec	545	523	

## New Construction Sales

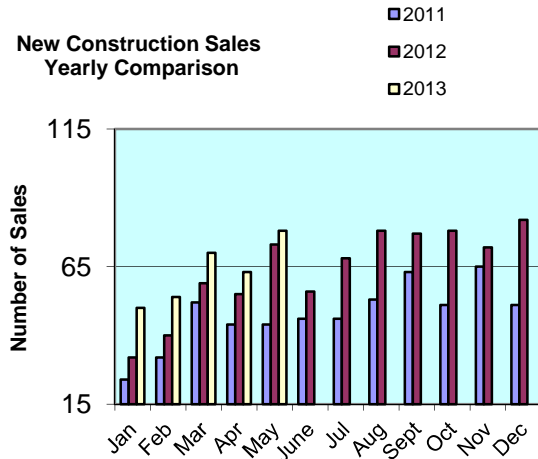
	<u>2011</u>	<u>2012</u>	<u>2013</u>
Jan	24	32	50
Feb	32	40	54
Mar	52	59	70
Apr	44	55	63
May	44	73	78
June	46	56	
Jul	46	68	
Aug	53	78	
Sept	63	77	
Oct	51	78	
Nov	65	72	
Dec	51	82	



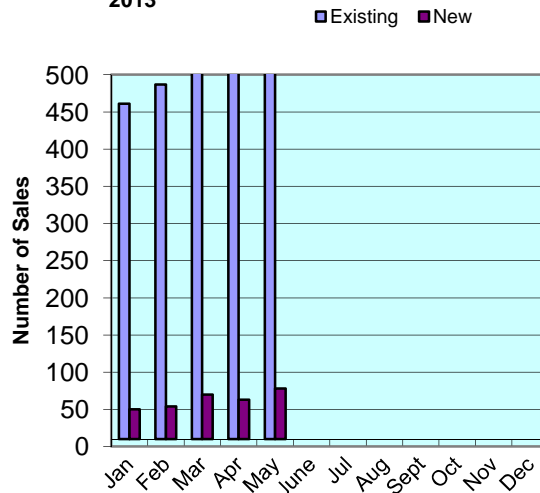
Existing vs New Sales 2012



New Construction Sales Yearly Comparison



Existing vs New Sales 2013



## Median Price by County

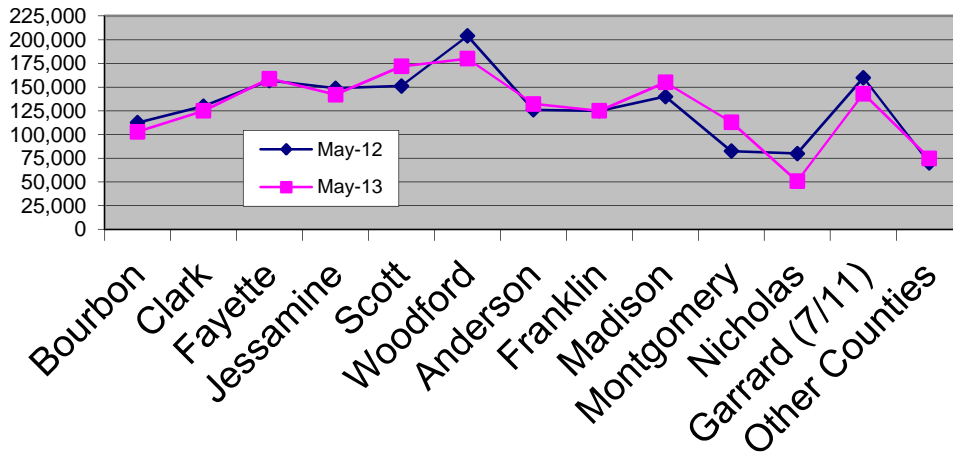
<u>County</u>	May-12		May-13	
	median sales price	Total	median sales price	Total
Bourbon	112,500	12	103,000	13
Clark	130,000	27	125,000	33
Fayette	157,000	413	158,950	476
Jessamine	148,750	52	142,000	61
Scott	151,250	62	172,000	87
Woodford	203,975	26	180,000	38
Anderson	126,000	14	132,250	28
Franklin	125,000	31	125,000	60
Madison	140,000	61	155,000	63
Montgomery	82,500	19	113,000	29
Nicholas	79,900	5	50,850	2
Garrard (7/11)	160,000	8	143,000	13
Other Counties	70,000	<u>53</u>	75,000	<u>81</u>
		<b>783</b>		<b>984</b>

<u>County</u>	Year to Date 5/31/12		Year to Date 5/31/13	
	median sales price	Total	median sales price	Total
Bourbon	103,510	52	83,300	68
Clark	124,000	104	120,000	149
Fayette	152,500	1413	159,860	1810
Jessamine	134,000	193	126,900	244
Scott	139,950	266	151,750	304
Woodford	155,900	89	154,500	114
Anderson	129,525	58	126,900	97
Franklin	115,000	149	115,250	186
Madison	135,275	236	147,500	257
Montgomery	86,000	95	107,500	101
Nicholas	79,900	7	97,000	17
Garrard (7/11)	125,000	35	125,000	49
Other Counties	70,000	<u>273</u>	77,799	<u>311</u>
		<b>2970</b>		<b>3707</b>

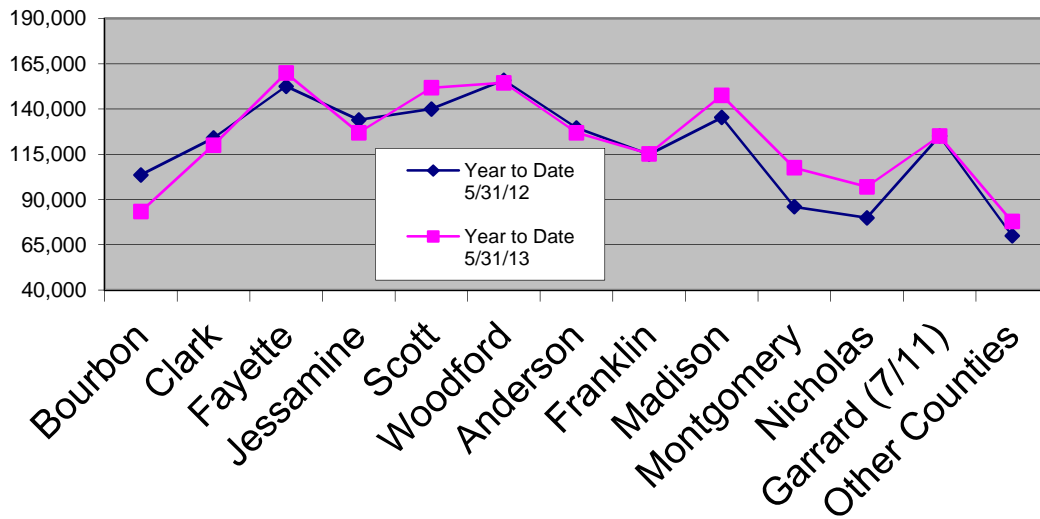


## Median Price by County

### Mar 12 vs Mar 13 Median



### Year to date 3/31/12 vs 3/31/13 Median





# Lexington-Bluegrass

Association of Realtors™

May-13

## Statistical Report Residential Condo, & Townhouses

### Financing of Sales

CASH	210	FmHA	5	LA-Fixed	0	Owner Finance	0
CONV	469	FLB	0	L/A-Variable	1	VA	55
EXCH	0	FNMA	0	L/A + 2nd	0	Wrap Around	0
FHA	177	L/A Escalated	0	SBA	0	Other	67

### Other Statistics

	Fayette	Anderson	Bourbon	Clark	Franklin	Garrard	Jess	Mad	Montg	Nich	Scott	Woodford	Others	TOTAL
Out of County Buyer	118	7	2	8	7	8	23	13	7	2	25	21	22	263
Out of State Buyer	60	3	0	2	2	2	8	6	1	0	7	6	6	103
Seller Leaving County	159	9	1	10	13	4	29	13	11	1	23	15	22	310
Seller leaving State	96	2	1	5	8	1	17	8	5	1	12	5	9	170
New Construction	36	2	0	0	0	0	5	10	4	0	16	4	1	78
First Time Buyer	132	8	0	5	10	0	15	7	6	1	17	6	10	217
Listing FSBO	24	0	1	0	0	1	0	0	0	0	0	1	1	28
YDT Listing FSBO	72	2	2	4	3	1	4	2	1	0	4	3	8	106

# Lexington-Bluegrass

Association of Realtors®

**May-13**

## Statistical Report Residential, Condo, & Townhouses

### ANDERSON COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	37		52		41%
Month Inventory	15.5		7.8		-50%
% of List Price	93.16		96.10		

**Residential**

Sales	14	\$1,604,400	28	\$3,998,816	100%
Avg Sales Price		\$114,600		\$142,815	25%
Median Sales Price		\$126,000		\$132,250	5%
Avg Days on Market		98		153	56%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	179		228		27%

**Residential**

Sales	58	\$6,928,590	97	\$12,309,767	67%
Avg Sales Price		\$119,458		\$126,905	6%
Median Sales Price		\$129,525		\$126,900	-2%
Avg Days on Market		119		132	11%

#### Total Pendings by Month

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	22	19	30	24	21							
2012	13	12	19	12	13	20	21	36	17	24	24	6
2011	15	20	13	22	16	21	24	22	16	13	20	9

# Lexington-Bluegrass

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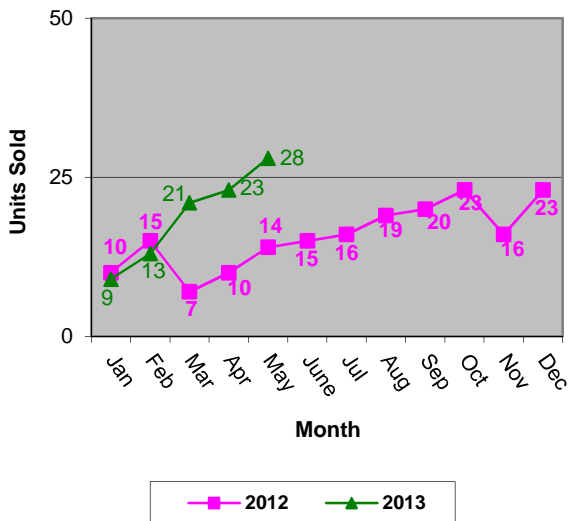
## Single Family SALES and INVENTORY and PENDING

May-13

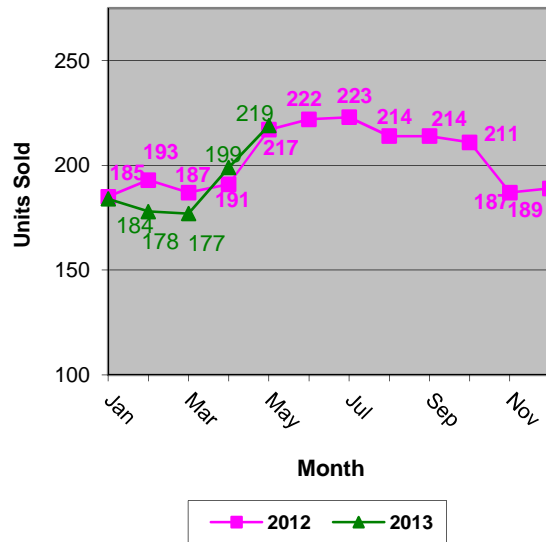
### ANDERSON COUNTY

Price Range			Sales			Current Inventory		Months Inv.	Pending
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		
49,999	OR	UNDER	1	1	0	2	8	4.0	2
50,000	-	99,999	0	3	0	3	50	16.7	8
100,000	-	119,999	3	3	0	6	29	4.8	6
120,000	-	139,999	0	4	0	4	42	10.5	6
140,000	-	159,999	0	1	2	3	22	7.3	4
160,000	-	179,999	0	2	0	2	19	9.5	2
180,000	-	199,999	0	1	3	4	10	2.5	4
200,000	-	249,999	0	0	2	2	12	6.0	3
250,000	-	299,999	1	1	0	2	12	6.0	3
300,000	-	499,999	0	0	0	0	12	12.0	0
500,000	-	749,999	0	0	0	0	1	1.0	0
750,000	-	999,999	0	0	0	0	1	1.0	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	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>5</b>	<b>16</b>	<b>7</b>	<b>28</b>	<b>219</b>	<b>7.8</b>	<b>38</b>
<b>Median Price</b>			<b>\$103,500</b>	<b>\$127,000</b>	<b>\$195,000</b>	<b>\$132,250</b>	<b>\$134,500</b>		<b>\$129,450</b>
<b>Average Price</b>			<b>\$121,702</b>	<b>\$129,113</b>	<b>\$189,214</b>	<b>\$142,815</b>	<b>\$158,018</b>		<b>\$141,697</b>

**Sales 2012 vs 2013**



**Inventory 2012 vs 2013**



# Lexington-Bluegrass

Association of Realtors®

**May-13**

## Statistical Report Residential, Condo, & Townhouses

### BOURBON COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	23		27		17%
Month Inventory	10.5		10.3		-2%
% of List Price	88.45		96.83		

**Residential**

Sales	12	\$1,273,360	13	\$1,468,956	8%
Avg Sales Price		\$106,113		\$112,997	6%
Median Sales Price		\$112,500		\$103,000	-8%
Avg Days on Market		74		79	7%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	134		134		0%

**Residential**

Sales	52	\$6,626,479	68	\$6,954,155	31%
Avg Sales Price		\$127,432		\$102,267	-20%
Median Sales Price		\$103,510		\$83,300	-20%
Avg Days on Market		98		75	-23%

#### Total Pendings by Month

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	15	12	18	16	8							
2012	13	7	15	11	13	18	19	21	7	10	10	10
2011	6	11	11	9	10	9	13	8	17	10	13	7

# Lexington-Bluegrass

Association of Realtors®

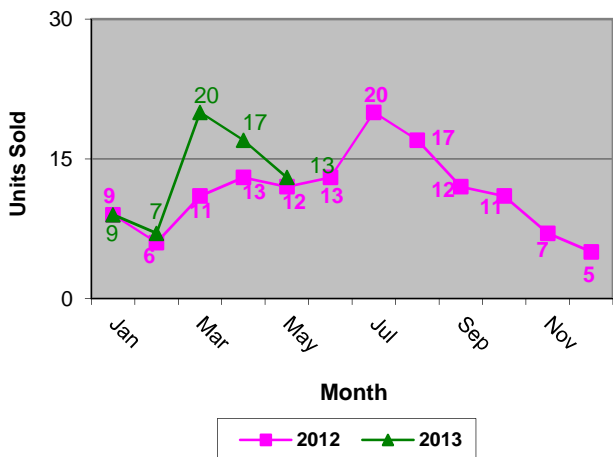
## Single Family SALES and INVENTORY and PENDING

May-13

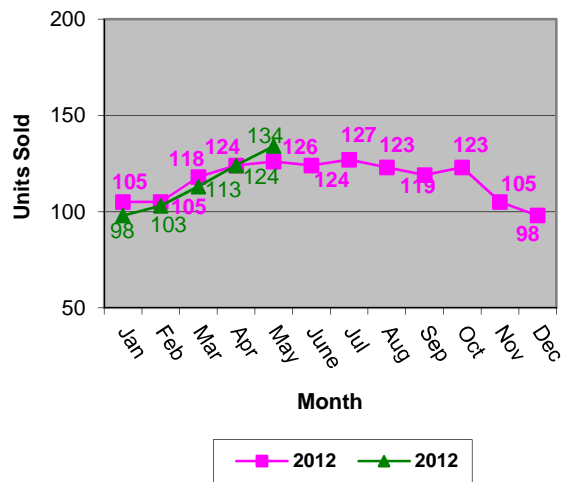
BOURBON COUNTY

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR	UNDER	2	0	0	2	12	6.0	3
50,000	-	99,999	1	2	1	4	24	6.0	6
100,000	-	119,999	0	1	0	1	10	10.0	0
120,000	-	139,999	0	3	0	3	13	4.3	3
140,000	-	159,999	0	1	0	1	6	6.0	0
160,000	-	179,999	0	0	0	0	9	9.0	2
180,000	-	199,999	0	1	0	1	4	4.0	0
200,000	-	249,999	0	0	0	0	14	14.0	0
250,000	-	299,999	0	0	0	0	12	12.0	0
300,000	-	499,999	0	1	0	1	15	15.0	3
500,000	-	749,999	0	0	0	0	7	7.0	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	2	2.0	0
2,000,000	-	OVER	0	0	0	0	1	1.0	0
<b>Total</b>			<b>3</b>	<b>9</b>	<b>1</b>	<b>13</b>	<b>134</b>	<b>10.3</b>	<b>17</b>
<b>Median Price</b>			<b>\$45,100</b>	<b>\$123,500</b>	<b>\$62,000</b>	<b>\$103,000</b>	<b>\$167,750</b>		<b>\$99,900</b>
<b>Average Price</b>			<b>\$50,373</b>	<b>\$139,537</b>	<b>\$62,000</b>	<b>\$112,997</b>	<b>\$267,858</b>		<b>\$145,506</b>

**Sales 2012 vs 2013**



**Inventory 2012 vs 2013**



# Lexington-Bluegrass

Association of Realtors®

May-13

## Statistical Report Residential Condo, & Townhouses

### CLARK COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	60		62		3%
Month Inventory	10.9		9.4		-14%
% of List Price	95.32		93.78		
<b>Residential</b>					
Sales	27	\$3,990,499	33	\$4,551,851	22%
Avg Sales Price		\$147,796		\$137,935	-7%
Median Sales Price		\$130,000		\$125,000	-4%
Avg Days on Market		132		143	8%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	277		304		10%
<b>Residential</b>					
Sales	104	\$13,849,460	149	\$19,323,051	43%
Avg Sales Price		\$133,168		\$129,685	-3%
Median Sales Price		\$124,000		\$120,000	-3%
Avg Days on Market		131		111	-15%

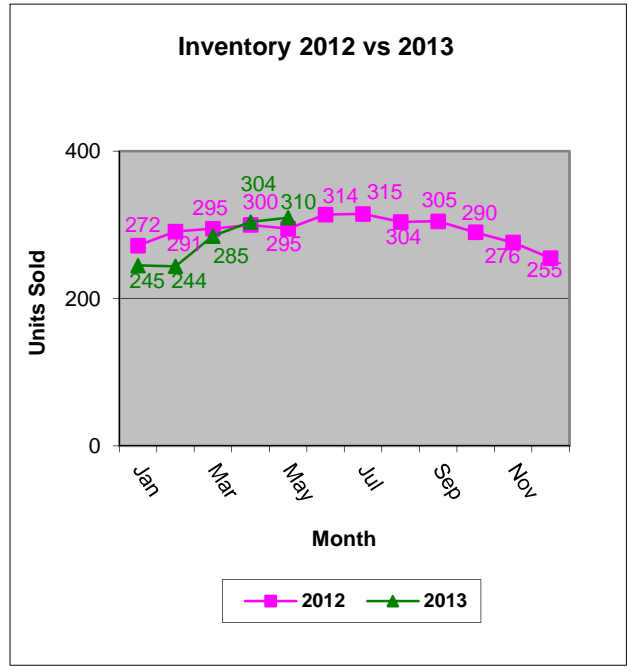
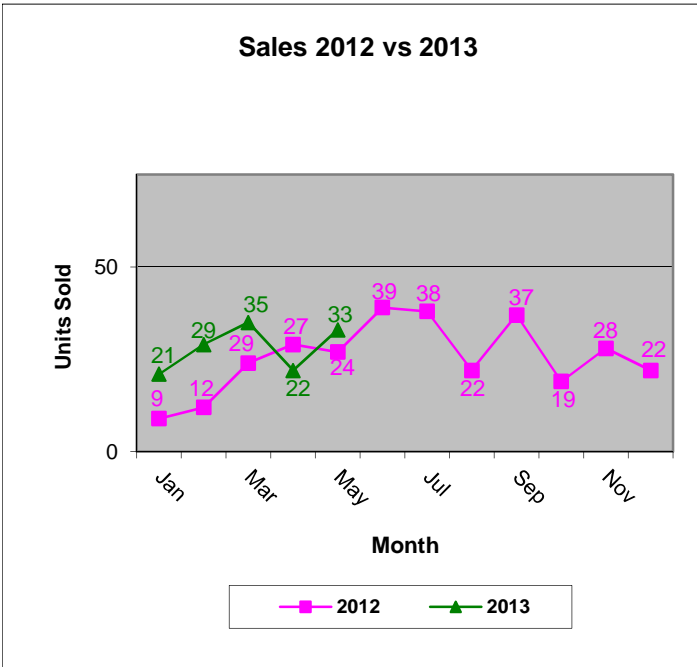
Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	36	38	25	28	46							
2012	14	21	26	38	40	34	39	33	28	27	18	21
2011	12	19	17	18	25	24	29	39	23	20	19	16

# Lexington-Bluegrass Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

May-13  
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	3	0	4	16	4.0	6
50,000	-	99,999	1	5	1	7	71	10.1	8
100,000	-	119,999	0	1	1	2	33	16.5	11
120,000	-	139,999	2	5	1	8	42	5.3	8
140,000	-	159,999	0	1	0	1	29	29.0	6
160,000	-	179,999	0	2	0	2	26	13.0	3
180,000	-	199,999	0	1	0	1	14	14.0	1
200,000	-	249,999	0	3	1	4	20	5.0	5
250,000	-	299,999	0	1	2	3	22	7.3	2
300,000	-	499,999	0	0	1	1	21	21.0	0
500,000	-	749,999	0	0	0	0	9	9.0	0
750,000	-	999,999	0	0	0	0	6	6.0	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	1	1.0	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>4</b>	<b>22</b>	<b>7</b>	<b>33</b>	<b>310</b>	<b>9.4</b>	<b>50</b>
<b>Median Price</b>			<b>\$107,450</b>	<b>\$124,250</b>	<b>\$246,000</b>	<b>\$125,000</b>	<b>\$137,900</b>		<b>\$119,200</b>
<b>Average Price</b>			<b>\$94,475</b>	<b>\$125,634</b>	<b>\$201,429</b>	<b>\$137,935</b>	<b>\$185,412</b>		<b>\$125,825</b>



# Lexington-Bluegrass

Association of Realtors®

May-13

## Statistical Report Residential Condo, & Townhouses

### FAYETTE COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	680		805		18%
Month Inventory	5.7		4.4		-23%
% of List Price	96.12		97.29		
<b>Residential</b>					
Sales	413	\$78,846,542	477	\$92,017,752	15%
Avg Sales Price		\$190,912		\$192,909	1%
Median Sales Price		\$157,000		\$159,000	1%
Avg Days on Market		91		64	-30%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	3,353		3,587		7%
<b>Residential</b>					
Sales	1,413	\$264,539,759	1,811	\$346,619,519	28%
Avg Sales Price		\$187,219		\$191,397	2%
Median Sales Price		\$152,500		\$159,900	5%
Avg Days on Market		88		68	-23%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	323	343	478	480	533							
2012	253	325	410	424	394	412	418	404	310	342	263	224
2011	227	263	326	344	370	317	286	285	206	239	263	182



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

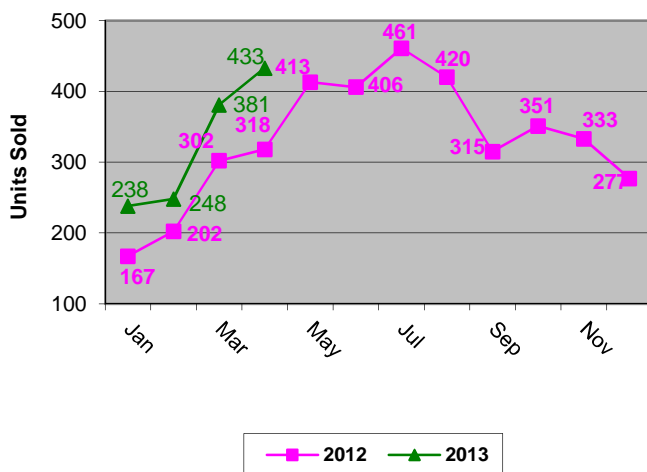
## Single Family SALES and INVENTORY and PENDING

May-13

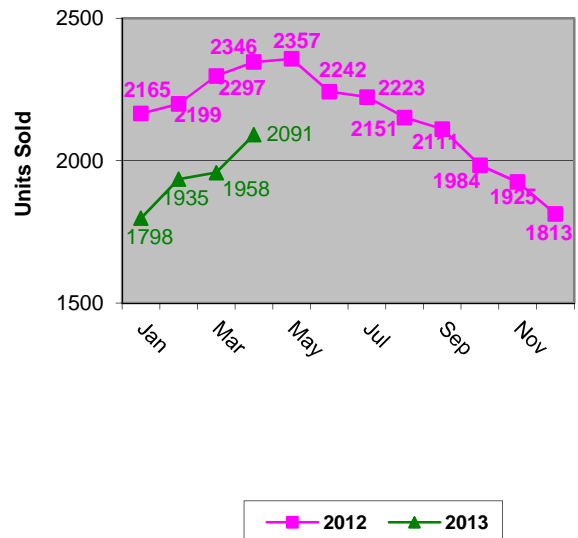
FAYETTE COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	8	7	1	16	36	2.3	35
50,000	-	99,999	18	39	5	62	286	4.6	106
100,000	-	119,999	8	28	5	41	234	5.7	73
120,000	-	139,999	10	43	9	62	265	4.3	82
140,000	-	159,999	3	47	12	62	183	3.0	89
160,000	-	179,999	1	33	13	47	160	3.4	81
180,000	-	199,999	0	18	9	27	133	4.9	63
200,000	-	249,999	5	22	27	54	230	4.3	138
250,000	-	299,999	2	8	30	40	156	3.9	83
300,000	-	499,999	2	4	43	49	230	4.7	102
500,000	-	749,999	0	1	14	15	93	6.2	23
750,000	-	999,999	0	1	1	2	47	23.5	8
1,000,000	-	1,249,999	0	0	0	0	9	9.0	2
1,250,000	-	1,499,999	0	0	0	0	14	14.0	3
1,500,000	-	1,999,999	0	0	0	0	11	11.0	0
2,000,000	-	OVER	0	0	0	0	13	13.0	0
<b>Total</b>			<b>57</b>	<b>251</b>	<b>169</b>	<b>477</b>	<b>2100</b>	<b>4.4</b>	<b>888</b>
<b>Median Price</b>			<b>\$110,000</b>	<b>\$143,000</b>	<b>\$256,000</b>	<b>\$159,000</b>	<b>\$165,250</b>		<b>\$174,960</b>
<b>Average Price</b>			<b>\$119,759</b>	<b>\$150,554</b>	<b>\$280,488</b>	<b>\$192,909</b>	<b>\$261,376</b>		<b>\$210,852</b>

**Sales 2012 vs 2013**



**Inventory 2012 vs 2013**



# Lexington-Bluegrass

Association of Realtors®

May-13

## Statistical Report Residential, Condo, & Townhouses

### FRANKLIN COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	84		96		14%
Month Inventory	11.1		6.4		-42%
% of List Price	93.53		94.79		
<b>Residential</b>					
Sales	31	\$4,057,950	60	\$7,434,755	94%
Avg Sales Price		\$130,902		\$123,913	-5%
Median Sales Price		\$125,000		\$125,000	0%
Avg Days on Market		118		127	8%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	380		437		15%
<b>Residential</b>					
Sales	149	\$18,228,071	186	\$22,805,445	25%
Avg Sales Price		\$122,336		\$122,610	0%
Median Sales Price		\$115,000		\$115,250	0%
Avg Days on Market		117		122	4%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	43	31	47	53	57							
2012	44	39	35	39	47	40	39	57	31	40	34	26
2011	24	20	29	24	32	31	21	27	30	23	25	23

# Lexington-Bluegrass

Association of Realtors®

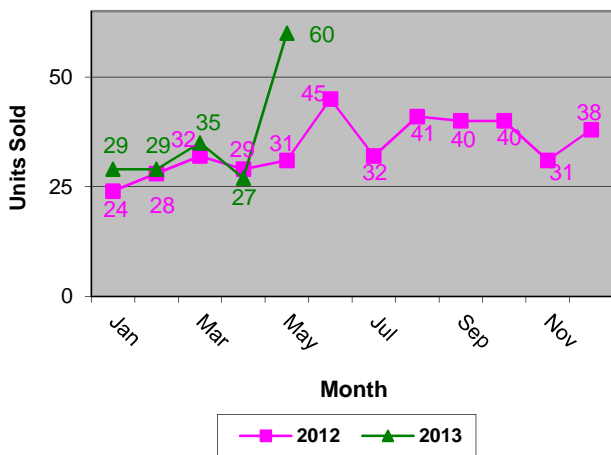
## Single Family SALES and INVENTORY and PENDING

May-13

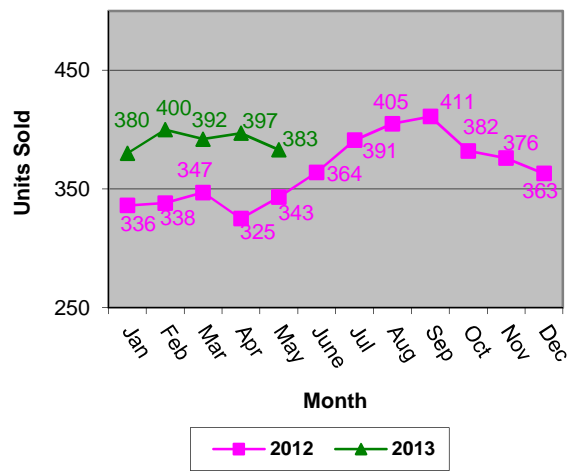
Franklin County

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR	UNDER	5	7	0	12	25	2.1	8
50,000	-	99,999	2	5	1	8	103	12.9	22
100,000	-	119,999	1	4	0	5	40	8.0	8
120,000	-	139,999	0	11	5	16	53	3.3	15
140,000	-	159,999	0	3	3	6	31	5.2	7
160,000	-	179,999	0	3	0	3	18	6.0	7
180,000	-	199,999	0	2	2	4	24	6.0	8
200,000	-	249,999	0	1	2	3	37	12.3	6
250,000	-	299,999	0	0	2	2	19	9.5	3
300,000	-	499,999	0	0	0	0	28	28.0	0
500,000	-	749,999	0	0	1	1	2	2.0	0
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	0	0.0	0
2,000,000	-	OVER	0	0	0	0	1	1.0	0
<b>Total</b>			<b>8</b>	<b>36</b>	<b>16</b>	<b>60</b>	<b>383</b>	<b>6.4</b>	<b>84</b>
<b>Median Price</b>			<b>\$17,250</b>	<b>\$120,000</b>	<b>\$153,500</b>	<b>\$125,000</b>	<b>\$129,000</b>		<b>\$124,950</b>
<b>Average Price</b>			<b>\$40,400</b>	<b>\$113,210</b>	<b>\$189,750</b>	<b>\$123,913</b>	<b>\$166,774</b>		<b>\$128,840</b>

**Sales 2012 vs 2013**



**Inventory 2012 vs 2013**



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## May-13 Statistical Report Residential, Condo, & Townhouses GARRARD COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings		27		35	30%
Month Inventory		19.5		12.1	-38%
% of List Price		100.13		93.65	
<b><u>Residential</u></b>					
Sales	8	\$1,142,001	13	\$2,027,500	63%
Avg Sales Price		\$142,750		\$155,962	9%
Median Sales Price		\$160,000		\$143,000	-11%
Avg Days on Market		60		109	82%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings		126		149	18%
<b><u>Residential</u></b>					
Sales	35	\$4,498,676	49	\$6,725,800	40%
Avg Sales Price		\$128,534		\$137,261	7%
Median Sales Price		\$125,000		\$125,000	0%
Avg Days on Market		95		133	40%

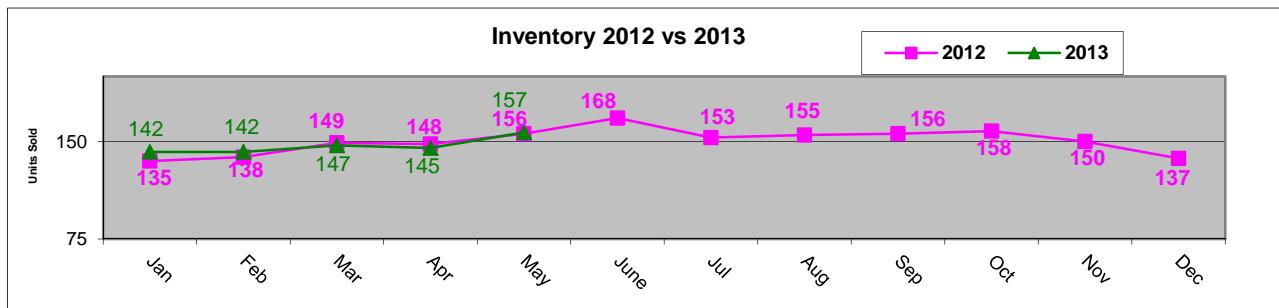
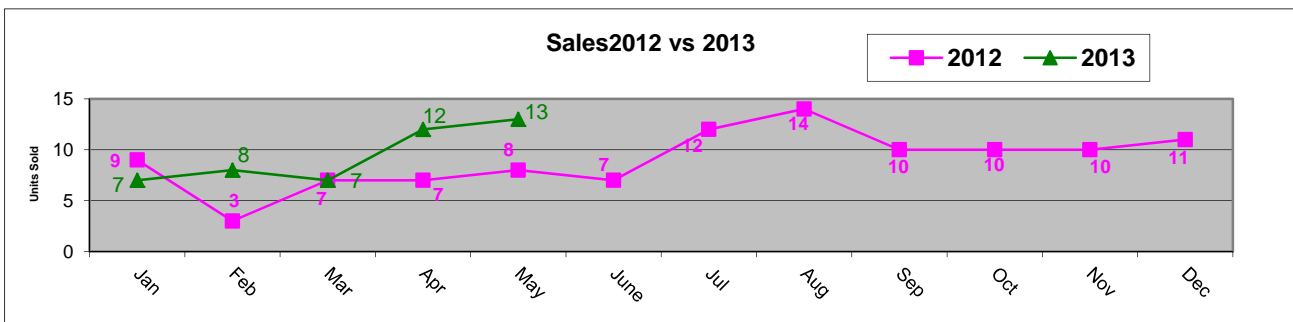
*Started 7/11 Total Pendings By Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	10	10	9	18	9							
2012	5	5	7	9	9	14	14	14	11	7	8	4
2011	*	*	*	*	*	*	10	10	7	8	9	11

## Single Family SALES and INVENTORY and PENDING

May-13

GARRARD 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	0	0	2	10	5.0	3
50,000	-	99,999	1	1	0	2	43	21.5	11
100,000	-	119,999	0	1	0	1	8	8.0	1
120,000	-	139,999	0	0	1	1	16	16.0	2
140,000	-	159,999	0	2	0	2	12	6.0	2
160,000	-	179,999	0	0	1	1	12	12.0	1
180,000	-	199,999	0	0	1	1	6	6.0	1
200,000	-	249,999	0	0	1	1	22	22.0	1
250,000	-	299,999	0	1	0	1	8	8.0	1
300,000	-	499,999	0	0	1	1	15	15.0	0
500,000	-	749,999	0	0	0	0	4	4.0	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	1	1.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>3</b>	<b>5</b>	<b>5</b>	<b>13</b>	<b>157</b>	<b>12.1</b>	<b>23</b>
<b>Median Price</b>			<b>\$40,000</b>	<b>\$143,000</b>	<b>\$186,000</b>	<b>\$143,000</b>	<b>\$145,000</b>		<b>\$84,900</b>
<b>Average Price</b>			<b>\$48,333</b>	<b>\$151,900</b>	<b>\$224,600</b>	<b>\$155,962</b>	<b>\$181,741</b>		<b>\$103,796</b>



# Lexington-Bluegrass

Association of Realtors™

## May-13 Statistical Report Residential, Condo, & Townhouses JESSAMINE COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	125		124		-1%
Month Inventory	8.6		6.8		-21%
% of List Price	94.06		96.88		
<b><u>Residential</u></b>					
Sales	52	\$13,657,452	61	\$11,713,291	17%
Avg Sales Price		\$262,643		\$192,021	-27%
Median Sales Price		\$148,750		\$142,000	-5%
Avg Days on Market		86		71	-17%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	537		534		-1%
<b><u>Residential</u></b>					
Sales	193	\$37,008,823	244	\$45,557,015	26%
Avg Sales Price		\$191,756		\$186,709	-3%
Median Sales Price		\$134,000		\$126,900	-5%
Avg Days on Market		81		75	-7%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	54	48	68	61	78							
2012	29	46	39	60	68	52	56	47	45	41	42	29
2011	31	31	55	48	53	47	41	45	55	38	46	21

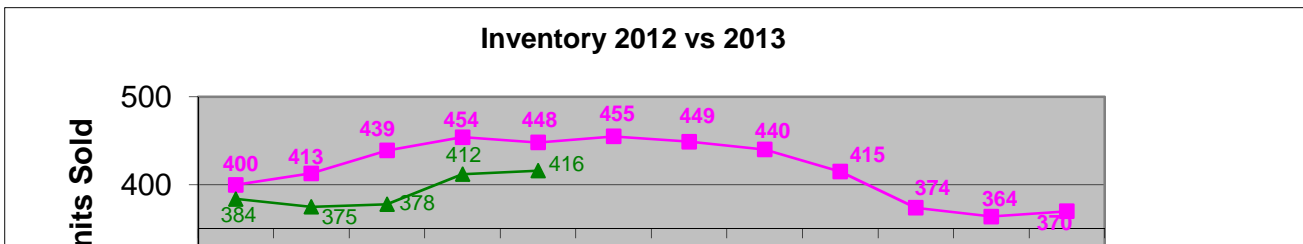
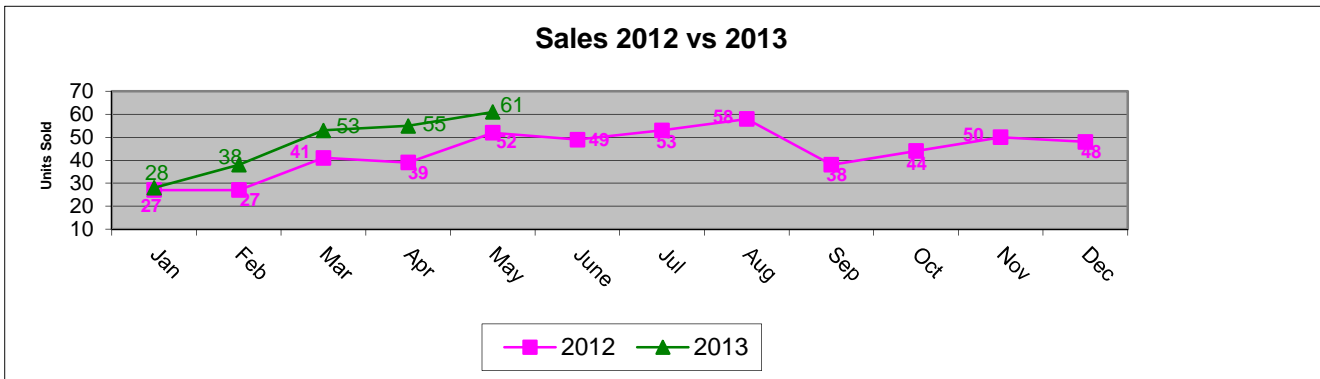
# Lexington-Bluegrass

Association of Realtors®

May-13

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	0	2	0	2	8	4.0	4
50,000	-	99,999	3	11	0	14	78	5.6	19
100,000	-	119,999	0	6	0	6	42	7.0	13
120,000	-	139,999	0	6	1	7	39	5.6	17
140,000	-	159,999	0	6	0	6	29	4.8	15
160,000	-	179,999	0	2	2	4	28	7.0	5
180,000	-	199,999	0	0	2	2	14	7.0	5
200,000	-	249,999	0	3	5	8	38	4.8	12
250,000	-	299,999	0	1	3	4	20	5.0	7
300,000	-	499,999	0	1	3	4	29	7.3	11
500,000	-	749,999	0	0	3	3	45	15.0	2
750,000	-	999,999	0	0	1	1	35	35.0	3
1,000,000	-	1,249,999	0	0	0	0	4	4.0	0
1,250,000	-	1,499,999	0	0	0	0	4	4.0	1
1,500,000	-	1,999,999	0	0	0	0	3	3.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>3</b>	<b>38</b>	<b>20</b>	<b>61</b>	<b>416</b>	<b>6.8</b>	<b>114</b>
<b>Median Price</b>			<b>\$66,000</b>	<b>\$121,000</b>	<b>\$238,500</b>	<b>\$142,000</b>	<b>\$165,500</b>		<b>\$149,900</b>
<b>Average Price</b>			<b>\$66,833</b>	<b>\$128,854</b>	<b>\$330,818</b>	<b>\$192,021</b>	<b>\$305,936</b>		<b>\$205,786</b>



# Lexington-Bluegrass

Association of Realtors®

## May-13 Statistical Report Residential, Condo, & Townhouses MADISON COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	116		137		18%
Month Inventory	8.8		8.4		-5%
% of List Price	95.79		96.15		
<b><u>Residential</u></b>					
Sales	61	\$10,211,765	63	\$11,111,528	3%
Avg Sales Price		\$167,406		\$176,373	5%
Median Sales Price		\$140,000		\$155,000	11%
Avg Days on Market		103		110	7%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	561		582		4%
<b><u>Residential</u></b>					
Sales	236	\$36,391,635	257	\$43,807,830	9%
Avg Sales Price		\$154,202		\$170,458	11%
Median Sales Price		\$135,275		\$147,500	9%
Avg Days on Market		132		107	-19%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	44	35	56	50	86							
2012	39	41	47	50	70	62	47	59	48	62	48	36
2011	30	31	37	39	69	47	44	48	41	52	50	32



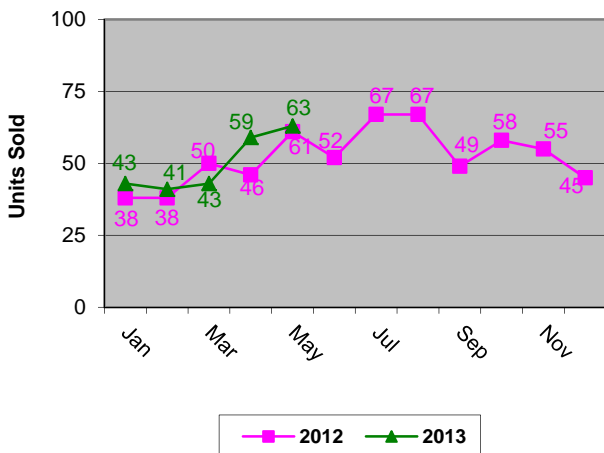
# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

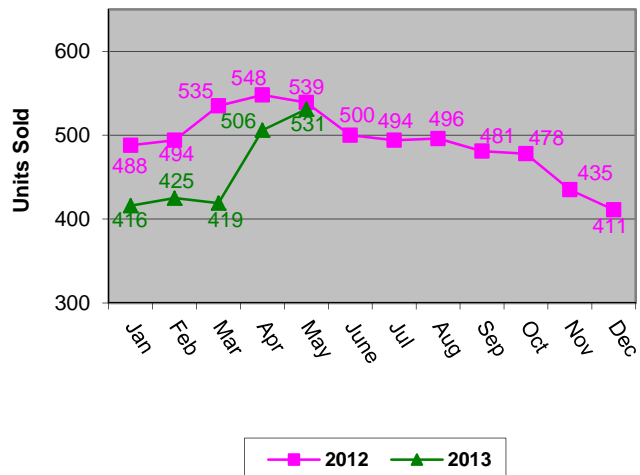
**Single Family SALES and INVENTORY and PENDING**  
**May-13**  
**MADISON COUNTY**

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	2	5	2	9	13	1.4	4
50,000	-	99,999	0	7	0	7	67	9.6	17
100,000	-	119,999	0	3	0	3	36	12.0	8
120,000	-	139,999	0	8	1	9	70	7.8	16
140,000	-	159,999	1	6	0	7	77	11.0	11
160,000	-	179,999	1	5	1	7	57	8.1	6
180,000	-	199,999	0	0	2	2	26	13.0	7
200,000	-	249,999	0	2	4	6	62	10.3	15
250,000	-	299,999	0	2	3	5	53	10.6	7
300,000	-	499,999	0	1	5	6	56	9.3	14
500,000	-	749,999	0	0	2	2	10	5.0	3
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>4</b>	<b>39</b>	<b>20</b>	<b>63</b>	<b>531</b>	<b>8.4</b>	<b>108</b>
<b>Median Price</b>			<b>\$93,500</b>	<b>\$133,000</b>	<b>\$254,000</b>	<b>\$155,000</b>	<b>\$163,500</b>		<b>\$157,950</b>
<b>Average Price</b>			<b>\$97,475</b>	<b>\$134,608</b>	<b>\$273,595</b>	<b>\$176,373</b>	<b>\$195,626</b>		<b>\$192,680</b>

**Sales 2012 vs 2013**



**Inventory 2012 vs 2013**



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## May-13 Statistical Report Residential, Condo, & Townhouses MONTGOMERY COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings		45		58	29%
Month Inventory		13.2		7.6	-42%
% of List Price		91.09		93.17	
<b><u>Residential</u></b>					
Sales	19	\$1,551,238	29	\$3,474,503	53%
Avg Sales Price		\$81,644		\$119,810	47%
Median Sales Price		\$82,500		\$113,000	37%
Avg Days on Market		152		111	-27%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings		220		204	-7%
<b><u>Residential</u></b>					
Sales	95	\$9,171,637	101	\$11,559,526	6%
Avg Sales Price		\$96,554		\$114,451	19%
Median Sales Price		\$86,000		\$107,500	25%
Avg Days on Market		134		117	-13%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	14	19	23	24	18							
2012	22	13	30	17	32	23	22	27	18	16	22	17
2011	21	15	22	20	24	17	16	24	14	30	10	15

# Lexington-Bluegrass

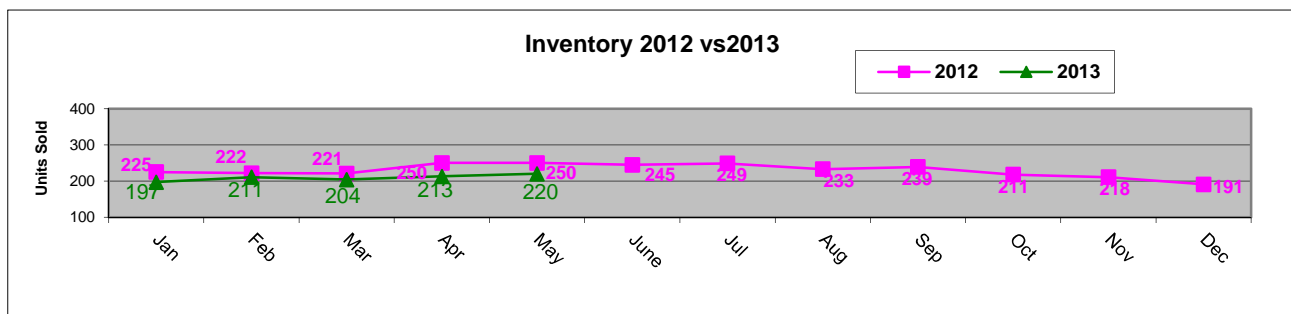
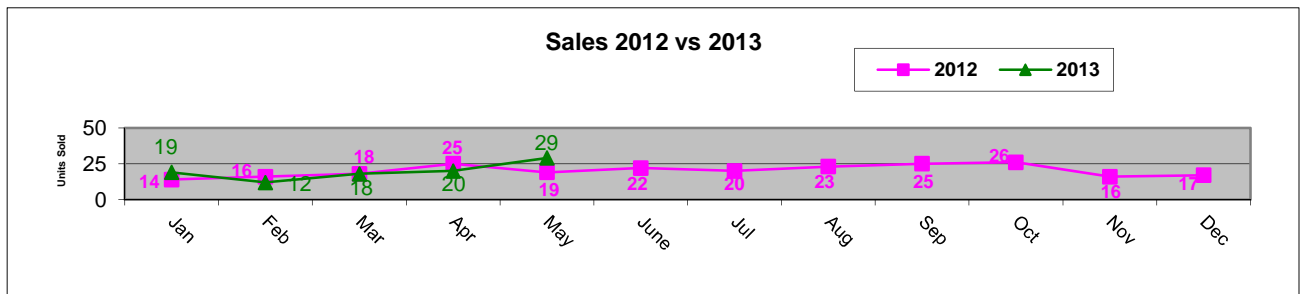
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

May-13

MONTGOMERY COUNTY

Price Range			Current Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	0	2	1	3	18	6.0	10
50,000	-	99,999	0	8	0	8	49	6.1	8
100,000	-	119,999	0	4	1	5	21	4.2	4
120,000	-	139,999	0	1	0	1	35	35.0	2
140,000	-	159,999	0	5	0	5	26	5.2	1
160,000	-	179,999	0	2	1	3	17	5.7	2
180,000	-	199,999	0	1	1	2	11	5.5	1
200,000	-	249,999	0	0	1	1	13	13.0	3
250,000	-	299,999	0	0	0	0	11	11.0	1
300,000	-	499,999	0	0	1	1	13	13.0	0
500,000	-	749,999	0	0	0	0	3	3.0	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	2	2.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>0</b>	<b>23</b>	<b>6</b>	<b>29</b>	<b>220</b>	<b>7.6</b>	<b>32</b>
<b>Median Price</b>			<b>\$0</b>	<b>\$111,000</b>	<b>\$170,500</b>	<b>\$113,000</b>	<b>\$133,000</b>		<b>\$93,000</b>
<b>Average Price</b>			<b>\$0</b>	<b>\$108,352</b>	<b>\$163,733</b>	<b>\$119,810</b>	<b>\$169,107</b>		<b>\$102,906</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## May-13 Statistical Report Residential, Condo, & Townhouses NICHOLAS COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	8		11		38%
Month Inventory	13.2		24.5		86%
% of List Price	93.95		98.55		
<b><u>Residential</u></b>					
Sales	5	\$448,900	2	\$101,700	-60%
Avg Sales Price		\$89,780		\$50,850	-43%
Median Sales Price		\$79,900		\$50,850	-36%
Avg Days on Market		217		215	-1%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	39		36		-8%
<b><u>Residential</u></b>					
Sales	7	\$580,900	17	\$1,514,773	143%
Avg Sales Price		\$82,986		\$89,104	7%
Median Sales Price		\$79,900		\$97,000	21%
Avg Days on Market		241		117	-51%

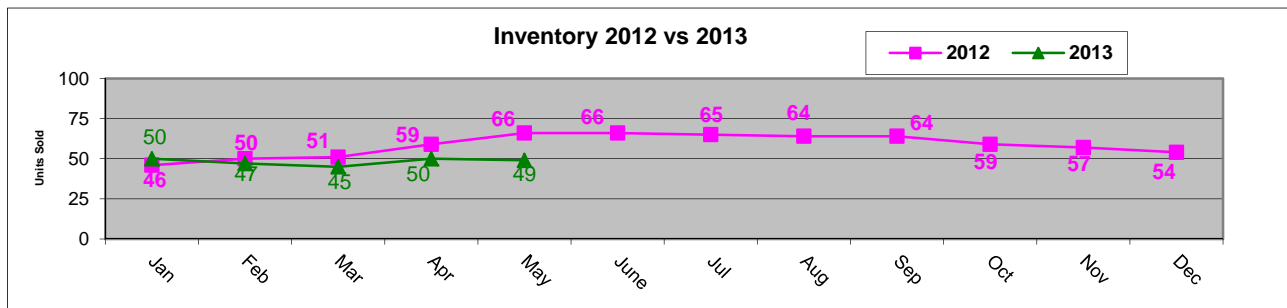
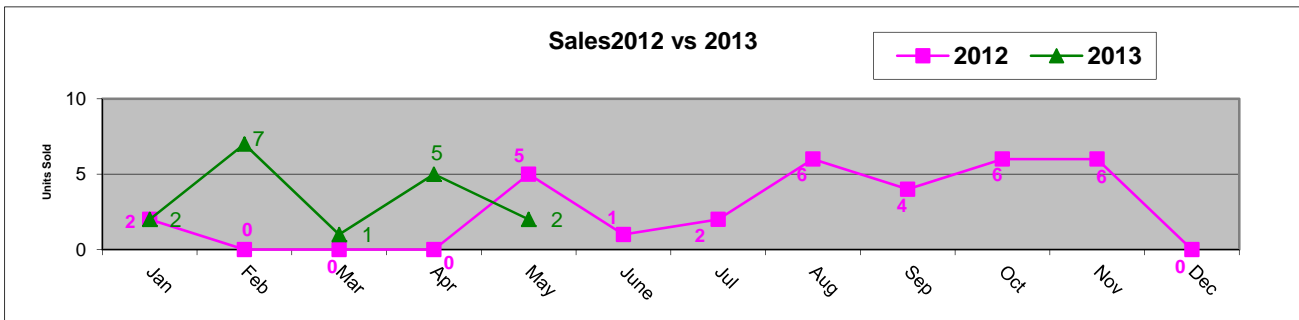
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	2	7	4	2	5							
2012	0	1	0	2	1	3	5	5	4	2	4	2
2011	0	3	2	4	6	9	5	5	1	2	3	1

## Single Family SALES and INVENTORY and PENDING

May-13

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	12	12.0	3
50,000	-	99,999	0	1	0	1	19	19.0	2
100,000	-	119,999	0	0	0	0	3	3.0	1
120,000	-	139,999	0	0	0	0	2	2.0	0
140,000	-	159,999	0	0	0	0	2	2.0	2
160,000	-	179,999	0	0	0	0	3	3.0	0
180,000	-	199,999	0	0	0	0	3	3.0	0
200,000	-	249,999	0	0	0	0	4	4.0	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	0	0.0	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>2</b>	<b>0</b>	<b>2</b>	<b>49</b>	<b>24.5</b>	<b>8</b>
<b>Median Price</b>			<b>\$0</b>	<b>\$50,850</b>	<b>\$0</b>	<b>\$50,850</b>	<b>\$84,000</b>		<b>\$77,500</b>
<b>Average Price</b>			<b>\$0</b>	<b>\$50,850</b>	<b>\$0</b>	<b>\$50,850</b>	<b>\$105,288</b>		<b>\$82,375</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## May-13 Statistical Report Residential, Condo, & Townhouses SCOTT COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	122		169		39%
Month Inventory	8.1		5.5		-32%
% of List Price	96.58		96.39		
<b><u>Residential</u></b>					
Sales	62	\$10,903,639	87	\$17,493,449	40%
Avg Sales Price	\$175,865		\$201,074		14%
Median Sales Price	\$151,250		\$172,000		14%
Avg Days on Market	103		97		-6%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	594		677		14%
<b><u>Residential</u></b>					
Sales	266	\$43,454,496	304	\$55,423,367	14%
Avg Sales Price	\$163,363		\$182,314		12%
Median Sales Price	\$139,950		\$151,750		8%
Avg Days on Market	110		105		-5%

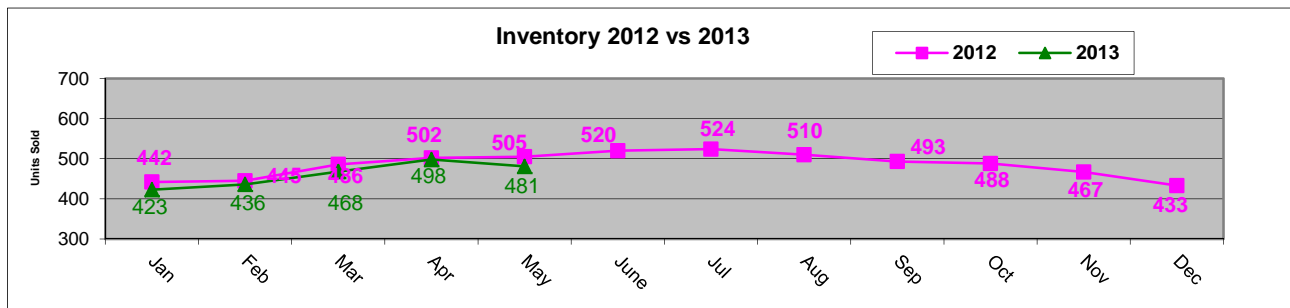
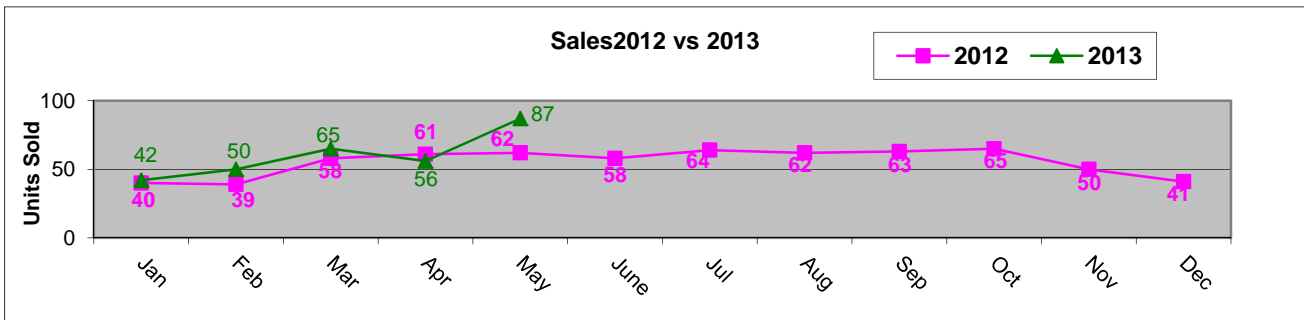
Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	71	66	69	105	101							
2012	49	60	63	64	70	64	64	93	65	57	45	35
2011	35	42	50	46	60	44	59	61	48	56	42	54

## Single Family SALES and INVENTORY and PENDING

May-13

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	0	0	0	9	9.0	1
50,000	-	99,999	2	8	1	11	29	2.6	14
100,000	-	119,999	0	5	2	7	41	5.9	23
120,000	-	139,999	0	11	1	12	83	6.9	30
140,000	-	159,999	0	7	1	8	57	7.1	36
160,000	-	179,999	0	5	4	9	46	5.1	18
180,000	-	199,999	0	2	4	6	29	4.8	22
200,000	-	249,999	0	3	9	12	69	5.8	31
250,000	-	299,999	0	1	8	9	39	4.3	14
300,000	-	499,999	1	2	9	12	70	5.8	11
500,000	-	749,999	0	0	0	0	6	6.0	0
750,000	-	999,999	0	0	1	1	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	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>3</b>	<b>44</b>	<b>40</b>	<b>87</b>	<b>481</b>	<b>5.5</b>	<b>200</b>
<b>Median Price</b>			<b>\$92,000</b>	<b>\$137,450</b>	<b>\$230,285</b>	<b>\$172,000</b>	<b>\$169,900</b>		<b>\$159,773</b>
<b>Average Price</b>			<b>\$178,000</b>	<b>\$147,101</b>	<b>\$262,175</b>	<b>\$201,074</b>	<b>\$206,868</b>		<b>\$177,129</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

## May-13 Statistical Report Residential, Condo, & Townhouses WOODFORD COUNTY

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings		41		56	37%
Month Inventory		7.3		5.2	-29%
% of List Price		93.24		96.18	
<b><u>Residential</u></b>					
Sales	26	\$5,780,267	39	\$9,900,004	50%
Avg Sales Price		\$222,318		\$253,846	14%
Median Sales Price		\$203,975		\$190,000	-7%
Avg Days on Market		121		92	-24%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings		198		246	24%
<b><u>Residential</u></b>					
Sales	89	\$15,920,964	115	\$22,374,803	29%
Avg Sales Price		\$178,887		\$194,564	9%
Median Sales Price		\$155,900		\$158,000	1%
Avg Days on Market		106		100	-6%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	19	31	23	33	34							
2012	17	21	14	23	31	20	28	25	26	23	17	21
2011	10	15	24	14	26	20	17	21	21	27	14	6



# Lexington-Bluegrass

Association of Realtors®

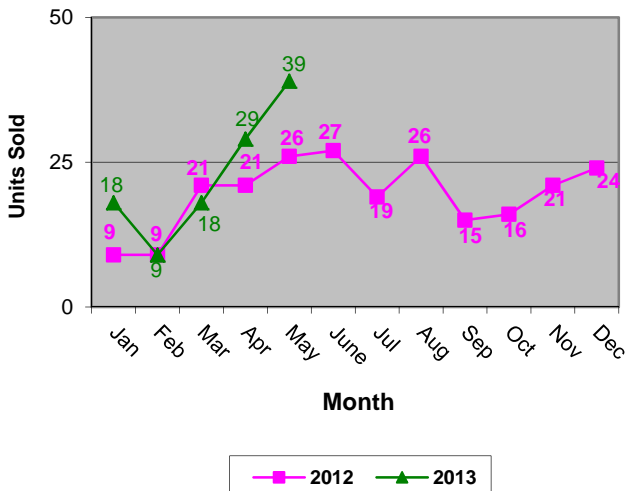
## Single Family SALES and INVENTORY and PENDING

May-13

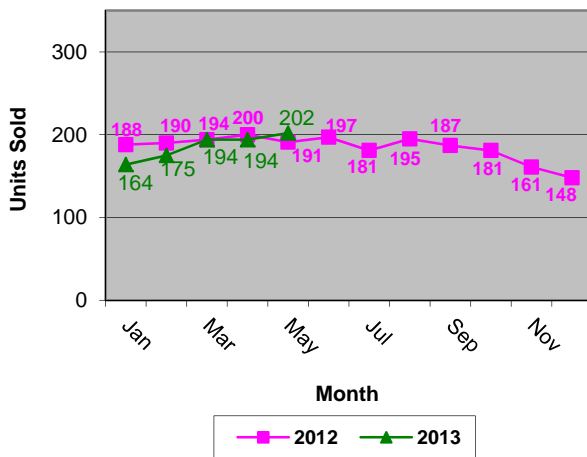
WOODFORD COUNTY

Price Range			Current			Sales Total Units	Inventory Single Units	Months Inv.	Pending
			0-2 Bedrm	3 Bedrm	4+ Bedrm				
49,999	OR	UNDER	2	2	0	4	1	0.3	3
50,000	-	99,999	0	4	0	4	25	6.3	4
100,000	-	119,999	0	0	0	0	19	19.0	5
120,000	-	139,999	0	5	1	6	14	2.3	1
140,000	-	159,999	0	1	2	3	23	7.7	4
160,000	-	179,999	0	2	0	2	15	7.5	6
180,000	-	199,999	0	1	0	1	15	15.0	3
200,000	-	249,999	0	3	4	7	30	4.3	24
250,000	-	299,999	0	4	4	8	16	2.0	13
300,000	-	499,999	0	1	2	3	15	5.0	5
500,000	-	749,999	0	0	0	0	14	14.0	1
750,000	-	999,999	0	0	0	0	6	6.0	0
1,000,000	-	1,249,999	0	0	0	0	2	2.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	0
1,500,000	-	1,999,999	0	0	1	1	4	4.0	0
2,000,000	-	OVER	0	0	0	0	3	3.0	0
<b>Total</b>			<b>2</b>	<b>23</b>	<b>14</b>	<b>39</b>	<b>202</b>	<b>5.2</b>	<b>69</b>
<b>Median Price</b>			<b>\$33,353</b>	<b>\$159,000</b>	<b>\$251,793</b>	<b>\$190,000</b>	<b>\$184,950</b>		<b>\$212,170</b>
<b>Average Price</b>			<b>\$33,353</b>	<b>\$166,101</b>	<b>\$429,499</b>	<b>\$253,846</b>	<b>\$453,410</b>		<b>\$214,480</b>

**Sales 2012 vs 2013**



**Inventory 2012 vs 2013**



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

May-13

## Statistical Report Residential, Condo, & Townhouses

### OTHER COUNTIES

MONTHLY SUMMARY	May-12		May-13		% CHANGE
New Listings	141		174		23%
Month Inventory	13.2		8.7		-34%
% of List Price	93.27		91.91		
<b><u>Residential</u></b>					
Sales	53	\$5,412,182	81	\$7,986,115	53%
Avg Sales Price		\$102,117		\$98,594	-3%
Median Sales Price		\$70,000		\$75,000	7%
Avg Days on Market		134		107	-20%

CUMMULATIVE SUMMARY	Jan 12 - May 12		Jan 13 - May 13		% CHANGE
New Listings	656		712		9%
<b><u>Residential</u></b>					
Sales	273	\$26,029,807	311	\$31,191,596	14%
Avg Sales Price		\$95,347		\$100,295	5%
Median Sales Price		\$70,000		\$77,799	11%
Avg Days on Market		121		108	-11%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2013	57	52	59	83	99							
2012	57	61	51	72	59	72	70	56	60	69	47	39
2011	51	48	67	61	66	62	60	74	51	56	55	54

# Lexington-Bluegrass

Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

May-13

OTHER COUNTIES

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	5	18	2	25	94	3.8	33
50,000	-	99,999	6	14	6	26	172	6.6	57
100,000	-	119,999	0	4	1	5	58	11.6	8
120,000	-	139,999	1	3	1	5	71	14.2	12
140,000	-	159,999	0	3	0	3	53	17.7	6
160,000	-	179,999	1	2	0	3	41	13.7	5
180,000	-	199,999	0	2	1	3	36	12.0	6
200,000	-	249,999	1	3	3	7	50	7.1	7
250,000	-	299,999	0	1	3	4	31	7.8	7
300,000	-	499,999	0	0	0	0	65	65.0	3
500,000	-	749,999	0	0	0	0	20	20.0	1
750,000	-	999,999	0	0	0	0	7	7.0	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	1	1.0	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>14</b>	<b>50</b>	<b>17</b>	<b>81</b>	<b>701</b>	<b>8.7</b>	<b>145</b>
<b>Median Price</b>			<b>\$67,250</b>	<b>\$72,000</b>	<b>\$118,000</b>	<b>\$75,000</b>	<b>\$129,000</b>		<b>\$82,500</b>
<b>Average Price</b>			<b>\$76,986</b>	<b>\$88,865</b>	<b>\$145,003</b>	<b>\$98,594</b>	<b>\$174,824</b>		<b>\$110,754</b>

