

# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Nov-11

## Statistical Report Residential Condo, & Townhouses

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		1017		937	-8%
Month Inventory		14.6		10.7	-27%
% of List Price		95.04		94.67	0%
<b><u>Residential</u></b>					
Sales	399	\$66,173,335	514	\$83,980,210	29%
Avg Sales Price		\$165,848		\$163,386	-1%
Median Sales Price		\$140,000		\$132,000	-6%
Avg Days on Market		138		92	-33%
<b><u>Townhouses/Condos</u></b>					
Sales	39	\$6,169,377	38	\$5,926,467	-3%
Avg Sales Price		\$158,189		\$155,960	-1%
Median Sales Price		\$135,000		\$120,000	-11%
Avg Days on Market		161		156	-3%
Total Activity	438	\$72,342,712	552	\$89,906,677	26%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		15,761		14,752	-6%
<b><u>Residential</u></b>					
Sales	6,204	\$1,060,791,983	6,050	\$993,075,548	-2%
Avg Sales Price		\$170,985		\$164,145	-4%
Median Sales Price		\$140,800		\$138,000	-2%
Avg Days on Market		89		94	6%
<b><u>Townhouses/Condos</u></b>					
Sales	508	\$82,869,508	443	\$65,841,960	-13%
Avg Sales Price		\$163,129		\$148,627	-9%
Median Sales Price		\$119,000		\$118,000	-1%
Avg Days on Market		102		113	11%
Total Activity	6,712	\$1,143,661,491	6,493	\$1,058,917,508	-3%

Total Active by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	5975	6273	6492	6742	6776	6772	6716	6635	6545	6374	5914	
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 Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	456	515	652	648	753	648	621	669	527	570	568	
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

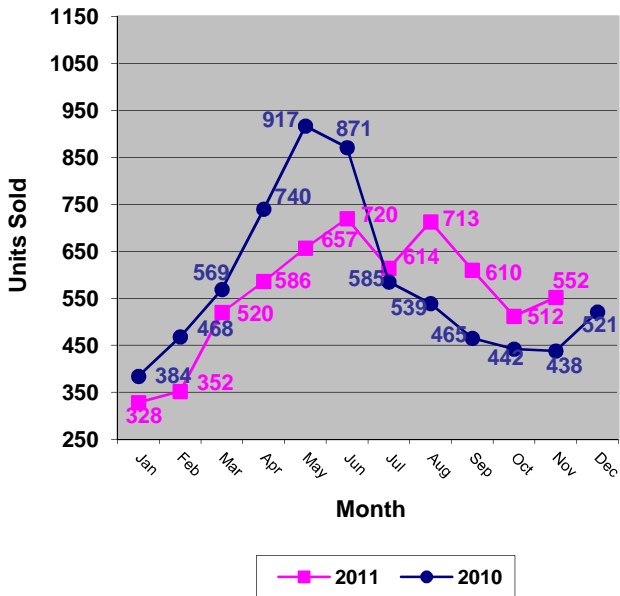
Total Sales by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	328	352	520	586	657	720	614	713	610	512	552	
2010	384	468	569	740	917	871	585	539	465	442	438	521
2009	332	374	536	544	662	861	852	731	711	764	682	599

# Lexington-Bluegrass Association of Realtors®

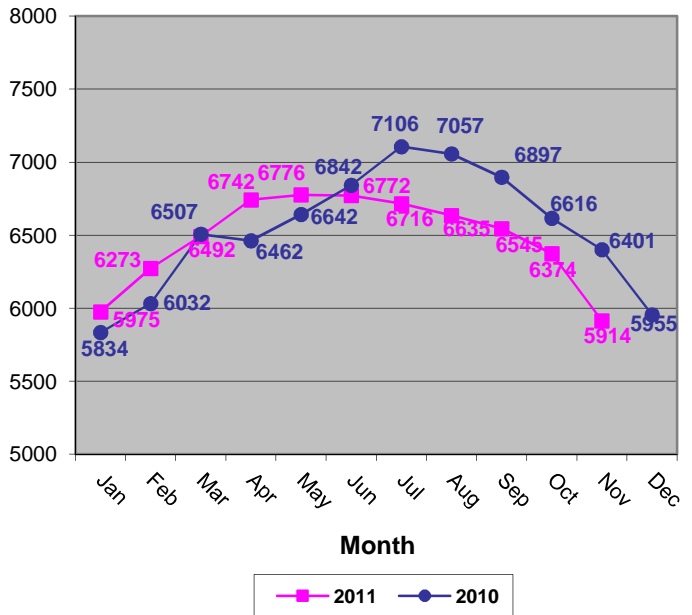
All Residential SALES and INVENTORY with PENDING

Nov-11							Current	Nov		
			Sales			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	40	5	61	234	3.8	89	67
50,000	-	99,999	21	66	6	93	1006	10.8	182	109
100,000	-	119,999	9	50	8	67	535	8.0	105	67
120,000	-	139,999	8	54	11	73	751	10.3	134	69
140,000	-	159,999	5	44	12	61	574	9.4	74	51
160,000	-	179,999	2	22	17	41	400	9.8	67	40
180,000	-	199,999	2	10	14	26	343	13.2	65	34
200,000	-	249,999	1	20	30	51	589	11.5	95	51
250,000	-	299,999	0	10	22	32	444	13.9	54	29
300,000	-	499,999	3	11	15	29	653	22.5	68	39
500,000	-	749,999	0	0	14	14	194	13.9	17	9
750,000	-	999,999	0	0	2	2	102	51.0	6	2
1,000,000	-	1,249,999	0	0	1	1	25	25.0	3	1
1,250,000	-	1,499,999	0	0	1	1	19	19.0	1	0
1,500,000	-	1,999,999	0	0	0	0	27	27.0	1	0
2,000,000	-	OVER	0	0	0	0	18	18.0	0	0
<b>Total</b>			<b>67</b>	<b>327</b>	<b>158</b>	<b>552</b>	<b>5914</b>	<b>10.7</b>	<b>961</b>	<b>568</b>
<b>Median Price</b>			<b>\$58,500</b>	<b>\$154,900</b>	<b>\$169,500</b>	<b>\$74,500</b>	<b>\$192,450</b>		<b>\$329,900</b>	
<b>Average Price</b>			<b>\$101,084</b>	<b>\$128,236</b>	<b>\$259,198</b>	<b>\$162,426</b>	<b>\$228,261</b>		<b>\$172,335</b>	

**Sales 10 vs 11**



**Inventory 10 vs 11**



# Lexington-Bluegrass

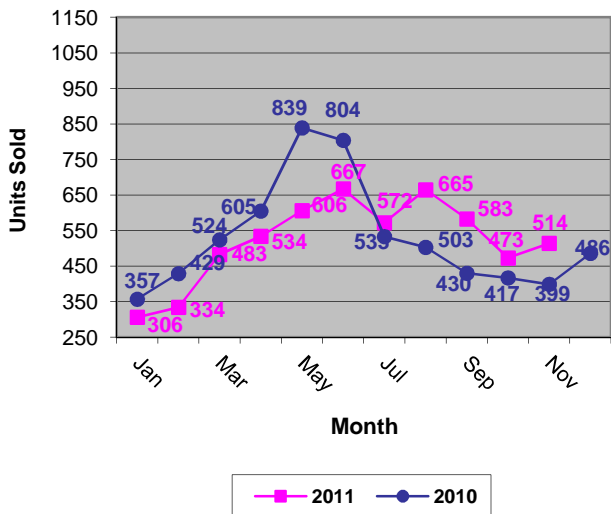
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

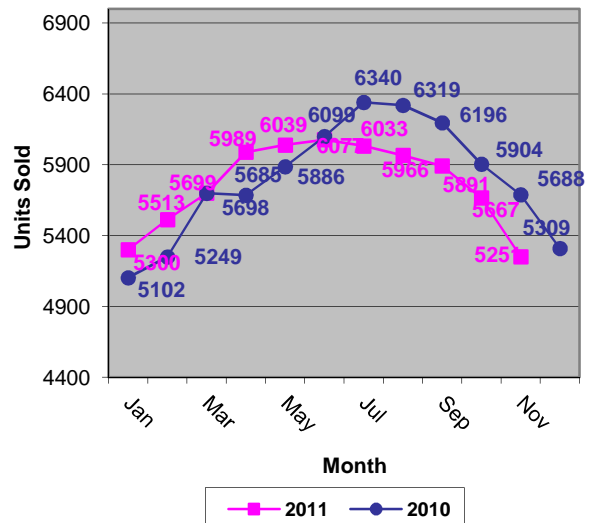
Nov-11

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	14	40	5	59	212	3.6	88
50,000	-	99,999	11	62	6	79	844	10.7	169
100,000	-	119,999	8	50	8	66	464	7.0	96
120,000	-	139,999	4	54	11	69	661	9.6	124
140,000	-	159,999	3	43	12	58	519	8.9	71
160,000	-	179,999	1	21	17	39	362	9.3	63
180,000	-	199,999	0	10	14	24	304	12.7	56
200,000	-	249,999	1	17	30	48	528	11.0	91
250,000	-	299,999	0	6	21	27	372	13.8	53
300,000	-	499,999	1	11	15	27	604	22.4	63
500,000	-	749,999	0	0	14	14	191	13.6	17
750,000	-	999,999	0	0	2	2	101	50.5	6
1,000,000	-	1,249,999	0	0	1	1	25	25.0	3
1,250,000	-	1,499,999	0	0	1	1	19	19.0	1
1,500,000	-	1,999,999	0	0	0	0	27	27.0	1
2,000,000	-	OVER	0	0	0	0	18	18.0	0
<b>Total</b>			<b>43</b>	<b>314</b>	<b>157</b>	<b>514</b>	<b>5251</b>	<b>10.2</b>	<b>902</b>
<b>Median Price</b>			<b>\$58,500</b>	<b>\$114,850</b>	<b>\$110,000</b>	<b>\$74,500</b>	<b>\$289,000</b>		
<b>Average Price</b>			<b>\$87,516</b>	<b>\$125,850</b>	<b>\$259,237</b>	<b>\$163,386</b>	<b>\$235,978</b>		<b>\$172,839</b>

**Sales 10 vs 11**



**Inventory 10 vs 11**



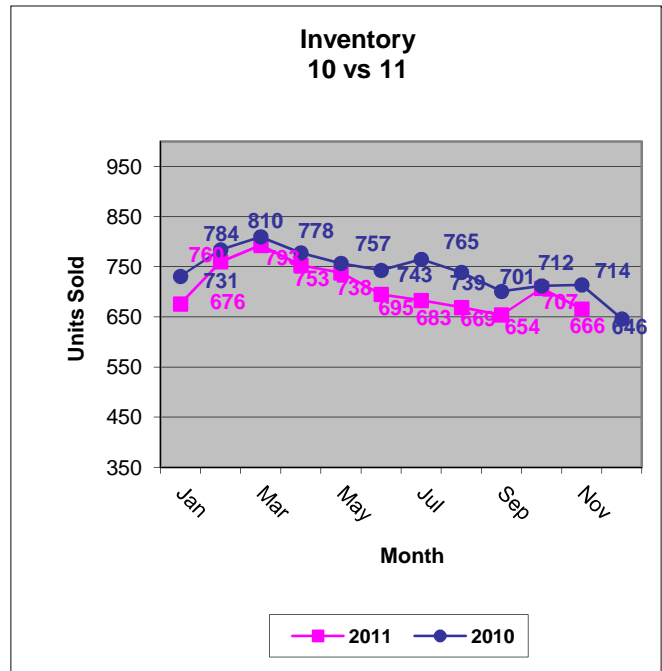
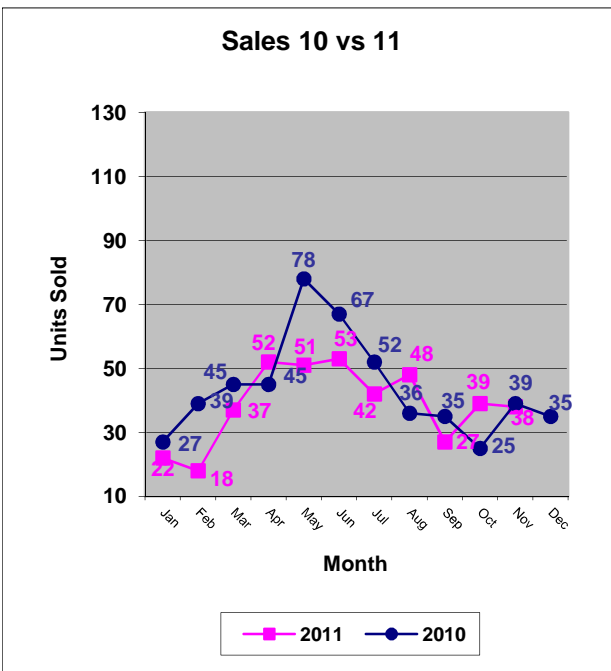
# Lexington-Bluegrass

Association of Realtors®

## Townhouse and Condo SALES and INVENTORY and PENDING

Nov-11

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	23	11.5	1
50,000	- 99,999	10	4	0	14	163	11.6	13
100,000	- 119,999	1	0	0	1	71	71.0	9
120,000	- 139,999	4	0	0	4	90	22.5	10
140,000	- 159,999	2	1	0	3	55	18.3	3
160,000	- 179,999	1	1	0	2	38	19.0	4
180,000	- 199,999	2	0	0	2	40	20.0	9
200,000	- 249,999	0	3	0	3	61	20.3	4
250,000	- 299,999	0	4	1	5	72	14.4	1
300,000	- 499,999	2	0	0	2	49	24.5	5
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	0	0.0	0
2,000,000	- OVER	0	0	0	0	0	0.0	0
<b>Total</b>		<b>24</b>	<b>13</b>	<b>1</b>	<b>38</b>	<b>666</b>	<b>17.5</b>	<b>59</b>
<b>Median Price</b>		<b>\$43,750</b>	<b>\$144,000</b>	<b>\$1,050,000</b>	<b>\$266,250</b>	<b>\$762,000</b>		<b>\$69,900</b>
<b>Average Price</b>		<b>\$125,394</b>	<b>\$185,866</b>	<b>\$253,000</b>	<b>\$149,440</b>	<b>\$166,837</b>		<b>\$164,627</b>



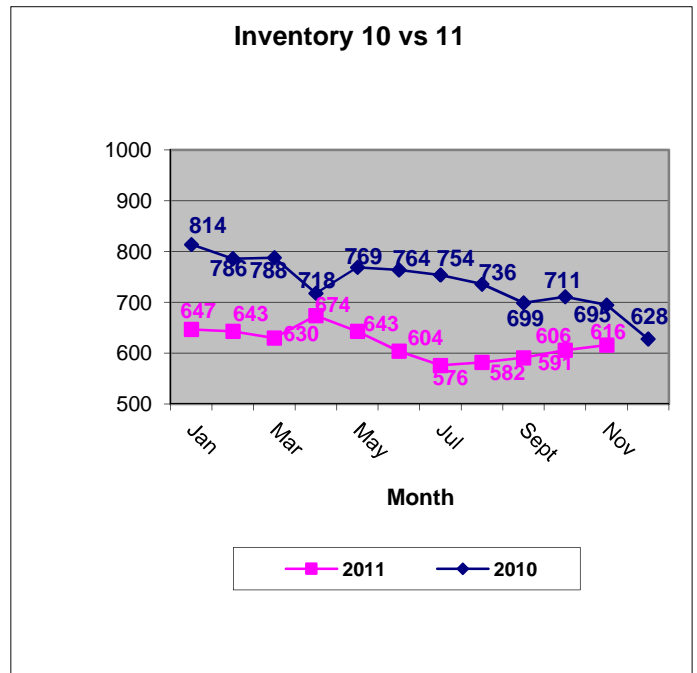
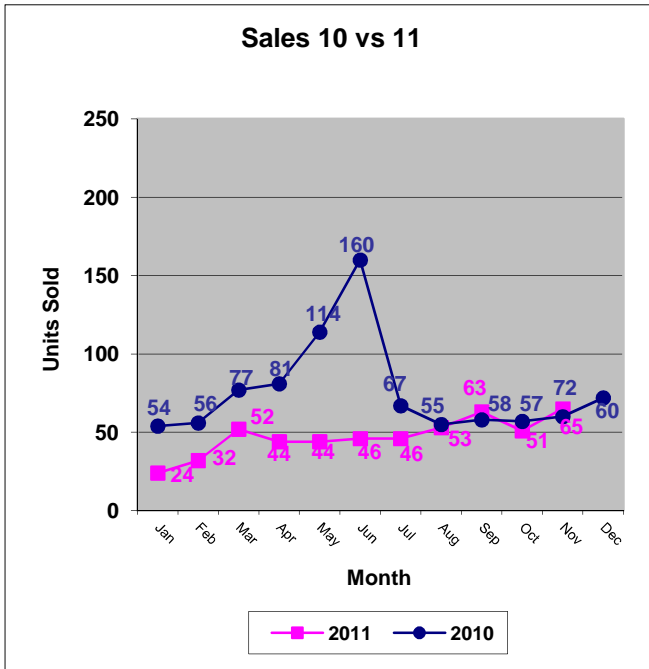
# Lexington-Bluegrass

Association of Realtors®

## New Construction SALES and INVENTORY and PENDING

Nov-11

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	3	3.0	0
50,000 - 99,999	0	0	0	0	4	4.0	2
100,000 - 119,999	0	1	0	1	23	23.0	11
120,000 - 139,999	0	4	0	4	91	22.8	17
140,000 - 159,999	0	7	1	8	70	8.8	12
160,000 - 179,999	0	7	0	7	49	7.0	15
180,000 - 199,999	0	5	2	7	66	9.4	16
200,000 - 249,999	1	9	11	21	126	6.0	41
250,000 - 299,999	0	3	6	9	68	7.6	16
300,000 - 499,999	2	3	1	6	68	11.3	18
500,000 - 749,999	0	0	1	1	35	35.0	7
750,000 - 999,999	0	0	1	1	9	9.0	1
1,000,000 - 1,249,999	0	0	0	0	1	1.0	1
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	1
2,000,000 - OVER	0	0	0	0	1	1.0	0
<b>Total</b>	<b>3</b>	<b>39</b>	<b>23</b>	<b>65</b>	<b>616</b>	<b>9.5</b>	<b>158</b>
<b>Median Price</b>	<b>\$247,758</b>	<b>\$139,900</b>	<b>\$242,428</b>	<b>\$118,683</b>	<b>\$149,900</b>		<b>\$218,385</b>
<b>Average Price</b>	<b>\$320,805</b>	<b>\$196,659</b>	<b>\$285,339</b>	<b>\$233,768</b>	<b>\$254,597</b>		<b>\$252,784</b>

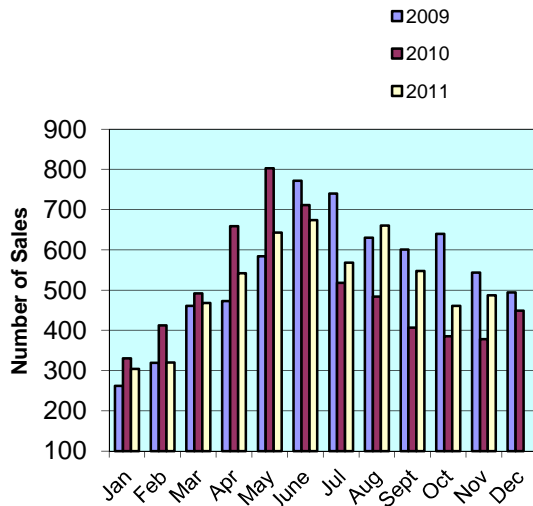


## Existing Homes Sales

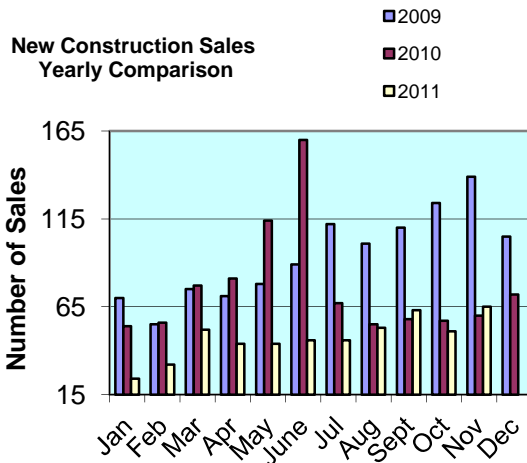
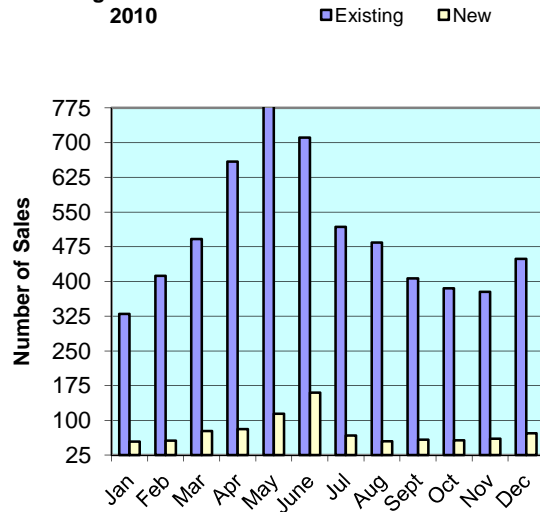
	<u>2009</u>	<u>2010</u>	<u>2011</u>
Jan	262	330	304
Feb	319	412	320
Mar	461	492	468
Apr	473	659	542
May	584	803	643
June	772	711	674
Jul	740	518	568
Aug	630	484	660
Sept	601	407	547
Oct	640	385	461
Nov	543	378	487
Dec	494	449	

## New Construction Sales

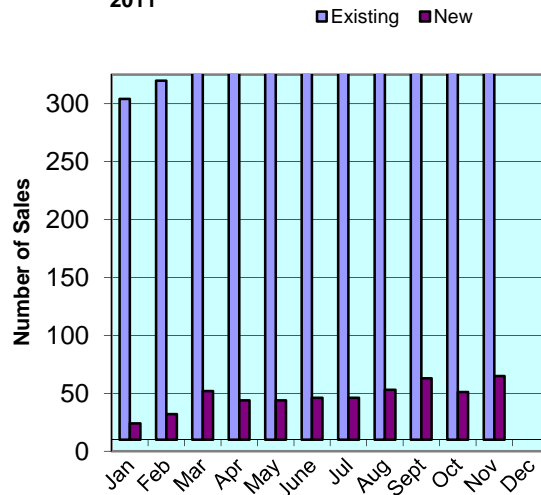
	<u>2009</u>	<u>2010</u>	<u>2011</u>
Jan	70	54	24
Feb	55	56	32
Mar	75	77	52
Apr	71	81	44
May	78	114	44
June	89	160	46
Jul	112	67	46
Aug	101	55	53
Sept	110	58	63
Oct	124	57	51
Nov	139	60	65
Dec	105	72	



Existing vs New Sales 2010



Existing vs New Sales 2011



### Median Price by County

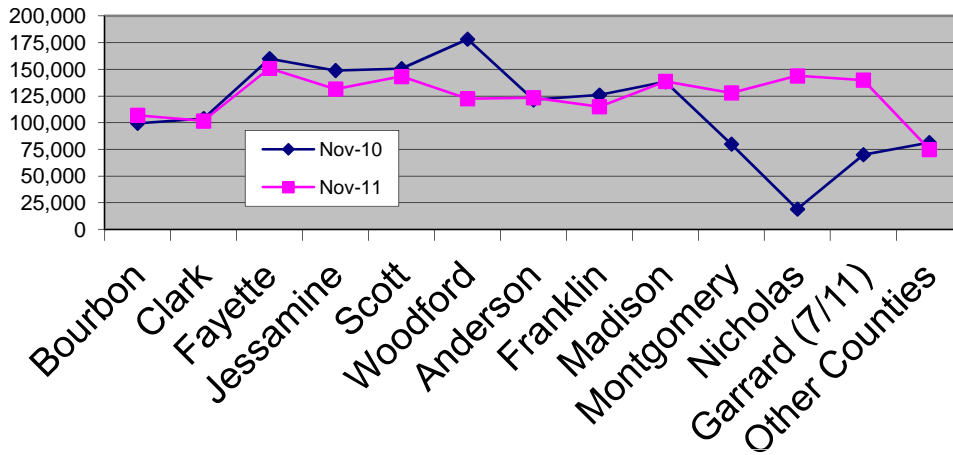
<u>County</u>	Nov-10		Nov-11	
	<u>median sales price</u>	<u>Total</u>	<u>median sales price</u>	<u>Total</u>
Bourbon	99,500	10	107,000	15
Clark	104,000	21	101,625	14
Fayette	160,000	190	150,950	240
Jessamine	149,000	33	131,500	33
Scott	150,664	32	143,400	52
Woodford	178,300	20	122,500	26
Anderson	121,500	16	123,500	9
Franklin	126,000	21	115,000	24
Madison	138,500	34	138,750	42
Montgomery	80,000	17	128,000	24
Nicholas	19,000	3	144,000	3
Garrard (7/11)	70,000	11	140,000	7
Other Counties	81,500	<u>30</u>	75,000	<u>63</u>
		<b>438</b>		<b>552</b>

<u>County</u>	Year to Date 11/30/10		Year to Date 11/30/11	
	<u>median sales price</u>	<u>Total</u>	<u>median sales price</u>	<u>Total</u>
Bourbon	96,000	119	112,000	117
Clark	120,200	258	117,100	238
Fayette	154,000	3299	152,500	3092
Jessamine	138,000	427	125,000	455
Scott	148,500	531	149,900	503
Woodford	169,900	208	153,500	209
Anderson	126,400	213	120,300	171
Franklin	120,000	361	117,400	263
Madison	139,500	492	139,000	504
Montgomery	96,000	194	82,026	216
Nicholas	72,000	30	77,500	43
Garrard (7/11)	99,000	96	110,000	101
Other Counties	87,000	<u>484</u>	77,900	<u>581</u>
		<b>6712</b>		<b>6493</b>

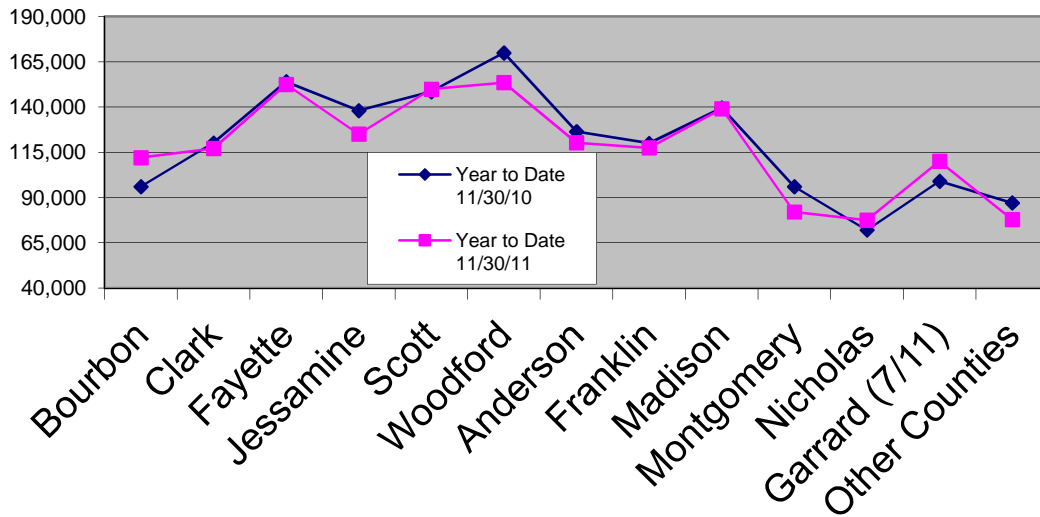


## Median Price by County

### Nov 10 vs Nov 11 Median



### Year to date 11/30/10 vs 11/30/11 Median





# Lexington-Bluegrass

Association of Realtors™

Nov-11

## Statistical Report Residential Condo, & Townhouses

### Financing of Sales

CASH	131	FmHA	1	LA-Fixed	0	Owner Finance	0
CONV	253	FLB	0	L/A-Variable	0	VA	26
EXCH	0	FNMA	1	L/A + 2nd	0	Wrap Around	0
FHA	105	L/A Escalated	0	SBA	0	Other	35

### Other Statistics

	Fayette	Anderson	Bourbon	Clark	Franklin	Garrard	Jess	Mad	Montg	Nich	Scott	Woodford	Others	TOTAL
Out of County Buyer	49	3	4	3	5	2	12	4	9	1	19	8	21	140
Out of State Buyer	21	1	3	1	2	1	5	2	5	0	6	3	4	54
Seller Leaving County	65	4	1	3	6	0	8	4	9	2	13	5	9	129
Seller leaving State	45	1	0	0	1	0	5	3	3	0	5	3	5	71
New Construction	30	0	1	0	0	0	3	8	3	0	15	4	1	65
First Time Buyer	60	3	1	5	4	0	9	1	7	0	14	7	8	119
Listing FSBO	7	0	2	0	0	0	1	0	1	0	0	0	3	14
YDT Listing FSBO	99	3	8	4	3	1	14	4	7	1	7	9	13	173

# Lexington-Bluegrass

Association of Realtors®

Nov-11

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

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		27		22	-19%
Month Inventory		11.8		21.9	86%
% of List Price		95.05		95.05	
<b>Residential</b>					
Sales	16	\$1,838,900	9	\$1,275,000	-44%
Avg Sales Price		\$114,931		\$141,667	23%
Median Sales Price		\$121,500		\$123,500	2%
Avg Days on Market		122		128	5%



CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		452		402	-11%
<b>Residential</b>					
Sales	213	\$26,691,662	171	\$21,305,312	-20%
Avg Sales Price		\$125,313		\$124,592	-1%
Median Sales Price		\$126,400		\$120,300	-5%
Avg Days on Market		107		109	2%



Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	15	20	13	22	16	21	24	22	16	13	20	
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

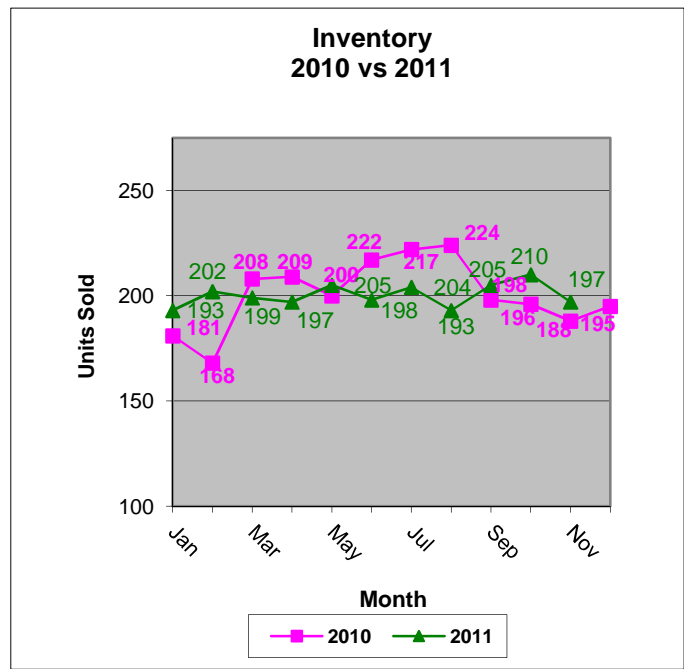
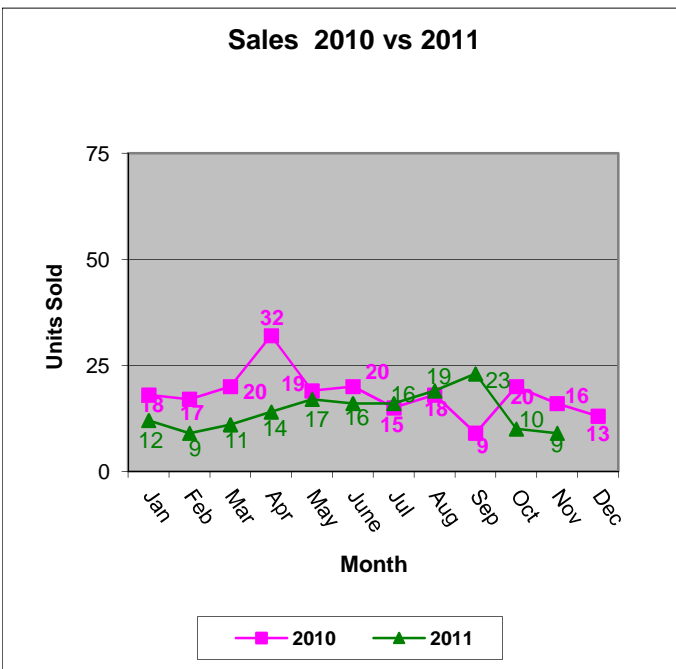
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Nov-11

### ANDERSON COUNTY

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR UNDER		0	0	0	0	6	6.0	4
50,000	-	99,999	0	3	0	3	39	13.0	9
100,000	-	119,999	0	1	0	1	16	16.0	10
120,000	-	139,999	0	1	1	2	28	14.0	6
140,000	-	159,999	0	1	0	1	26	26.0	1
160,000	-	179,999	0	0	1	1	16	16.0	2
180,000	-	199,999	0	0	0	0	17	17.0	2
200,000	-	249,999	0	0	0	0	20	20.0	4
250,000	-	299,999	0	0	0	0	15	15.0	1
300,000	-	499,999	0	0	1	1	11	11.0	2
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>0</b>	<b>6</b>	<b>3</b>	<b>9</b>	<b>197</b>	<b>21.9</b>	<b>41</b>
<b>Median Price</b>			<b>\$0</b>	<b>\$98,750</b>	<b>\$350,000</b>	<b>\$71,000</b>	<b>\$147,000</b>		<b>\$45,500</b>
<b>Average Price</b>			<b>\$0</b>	<b>\$104,333</b>	<b>\$216,333</b>	<b>\$141,667</b>	<b>\$174,389</b>		<b>\$135,641</b>



# Lexington-Bluegrass

Association of Realtors®

Nov-11

## Statistical Report Residential, Condo, & Townhouses

### BOURBON COUNTY

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		15		17	13%
Month Inventory		11.6		8.0	-31%
% of List Price		88.13		91.34	
<b>Residential</b>					
Sales	10	\$1,043,916	15	\$2,079,000	50%
Avg Sales Price		\$104,392		\$138,600	33%
Median Sales Price		\$99,500		\$107,000	8%
Avg Days on Market		106		116	9%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		269		276	3%
<b>Residential</b>					
Sales	119	\$14,071,996	117	\$15,883,003	-2%
Avg Sales Price		\$118,252		\$135,752	15%
Median Sales Price		\$96,000		\$112,000	17%
Avg Days on Market		83		108	30%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	6	11	11	9	10	9	13	8	17	10	13	
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®

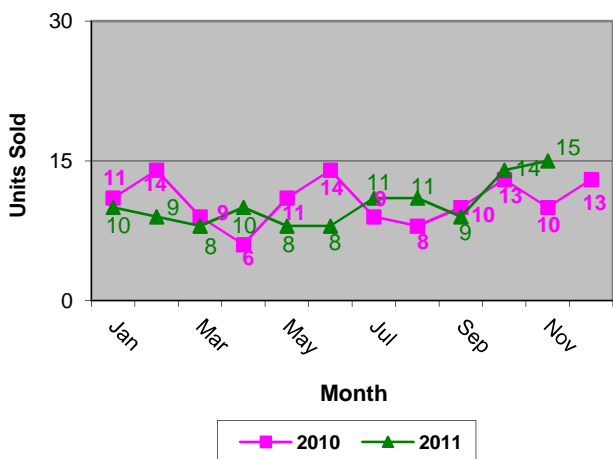
## Single Family SALES and INVENTORY and PENDING

Nov-11

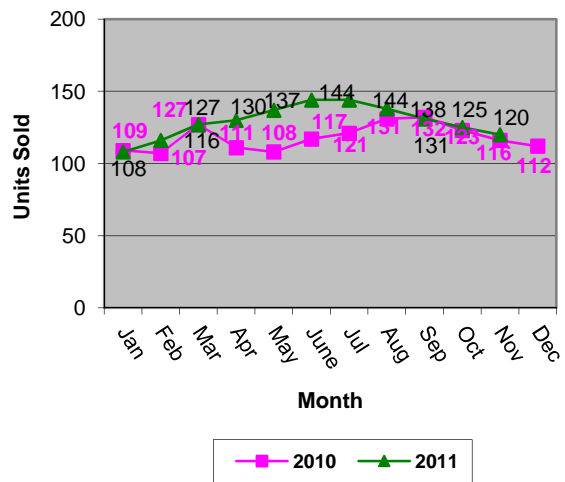
### BOURBON COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	2	1	0	3	8	2.7	2
50,000	-	99,999	1	2	0	3	22	7.3	4
100,000	-	119,999	0	2	0	2	13	6.5	0
120,000	-	139,999	0	1	0	1	7	7.0	1
140,000	-	159,999	0	0	0	0	12	12.0	1
160,000	-	179,999	0	1	1	2	3	1.5	0
180,000	-	199,999	0	0	0	0	7	7.0	1
200,000	-	249,999	0	1	0	1	6	6.0	0
250,000	-	299,999	0	2	0	2	10	5.0	2
300,000	-	499,999	0	1	0	1	23	23.0	1
500,000	-	749,999	0	0	0	0	4	4.0	0
750,000	-	999,999	0	0	0	0	2	2.0	1
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	1	1.0	0
2,000,000	-	OVER	0	0	0	0	1	1.0	0
<b>Total</b>			<b>3</b>	<b>11</b>	<b>1</b>	<b>15</b>	<b>120</b>	<b>8.0</b>	<b>13</b>
<b>Median Price</b>			<b>\$63,000</b>	<b>\$30,000</b>	<b>\$170,000</b>	<b>\$63,000</b>	<b>\$247,000</b>		<b>\$290,000</b>
<b>Average Price</b>			<b>\$32,000</b>	<b>\$164,818</b>	<b>\$170,000</b>	<b>\$138,600</b>	<b>\$259,971</b>		<b>\$196,850</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors®

Nov-11

## Statistical Report Residential Condo, & Townhouses CLARK COUNTY

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		28		30	7%
Month Inventory		14.6		20.5	40%
% of List Price		93.69		93.14	
<b>Residential</b>					
Sales	21	\$2,220,000	14	\$1,289,650	-33%
Avg Sales Price		\$105,714		\$92,118	-13%
Median Sales Price		\$104,000		\$101,625	-2%
Avg Days on Market		156		115	-26%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		589		565	-4%
<b>Residential</b>					
Sales	258	\$32,977,954	238	\$29,731,424	-8%
Avg Sales Price		\$127,822		\$124,922	-2%
Median Sales Price		\$120,200		\$117,100	-3%
Avg Days on Market		131		122	-7%

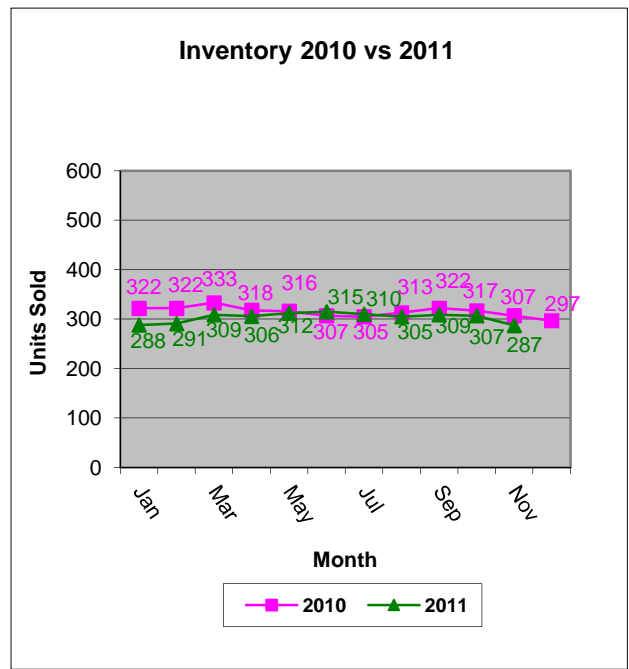
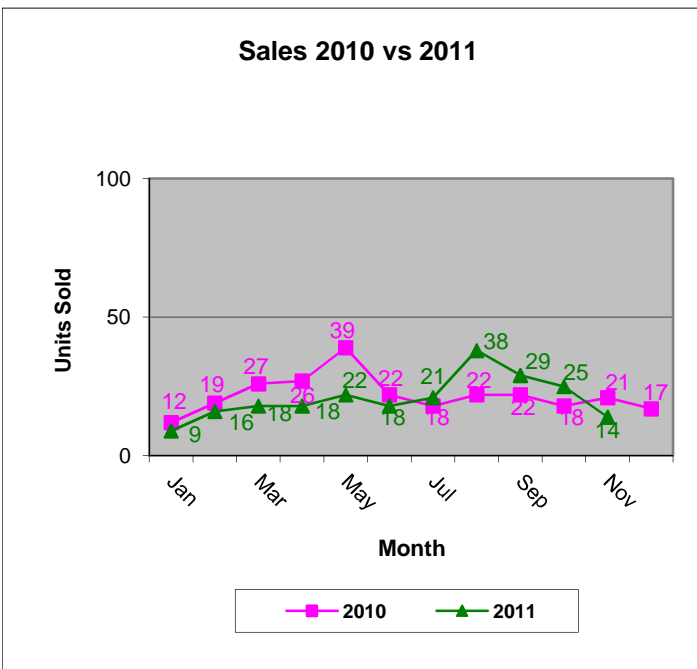
Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	12	19	17	18	25	24	29	39	23	20	19	
2010	20	27	27	45	19	11	26	27	23	14	16	17
2009	17	24	35	28	28	33	39	27	27	28	18	20

# Lexington-Bluegrass Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Nov-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	0	3	0	3	14	4.7	3
50,000	-	99,999	1	3	0	4	70	17.5	7
100,000	-	119,999	1	1	0	2	25	12.5	4
120,000	-	139,999	0	3	0	3	40	13.3	3
140,000	-	159,999	0	1	1	2	33	16.5	4
160,000	-	179,999	0	0	0	0	15	15.0	2
180,000	-	199,999	0	0	0	0	15	15.0	1
200,000	-	249,999	0	0	0	0	25	25.0	0
250,000	-	299,999	0	0	0	0	18	18.0	0
300,000	-	499,999	0	0	0	0	22	22.0	2
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	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>11</b>	<b>1</b>	<b>14</b>	<b>287</b>	<b>20.5</b>	<b>26</b>
<b>Median Price</b>			<b>\$82,500</b>	<b>\$89,000</b>	<b>\$159,000</b>	<b>\$67,500</b>	<b>\$585,000</b>		<b>\$139,950</b>
<b>Average Price</b>			<b>\$82,500</b>	<b>\$87,786</b>	<b>\$159,000</b>	<b>\$92,118</b>	<b>\$174,682</b>		<b>\$126,342</b>



# Lexington-Bluegrass

Association of Realtors®

Nov-11

## Statistical Report Residential Condo, & Townhouses

### FAYETTE COUNTY

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		470		445	-5%
Month Inventory		13.4		9.6	-28%
% of List Price		95.96		95.88	
<b>Residential</b>					
Sales	190	\$36,130,971	240	\$45,140,220	26%
Avg Sales Price		\$190,163		\$188,084	-1%
Median Sales Price		\$160,000		\$150,950	-6%
Avg Days on Market		84		77	-8%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		7,591		7,008	-8%
<b>Residential</b>					
Sales	3,299	\$632,634,311	3,092	\$571,474,937	-6%
Avg Sales Price		\$191,765		\$184,824	-4%
Median Sales Price		\$154,000		\$152,500	-1%
Avg Days on Market		72		77	7%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	227	263	326	344	370	317	286	285	206	239	263	
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®

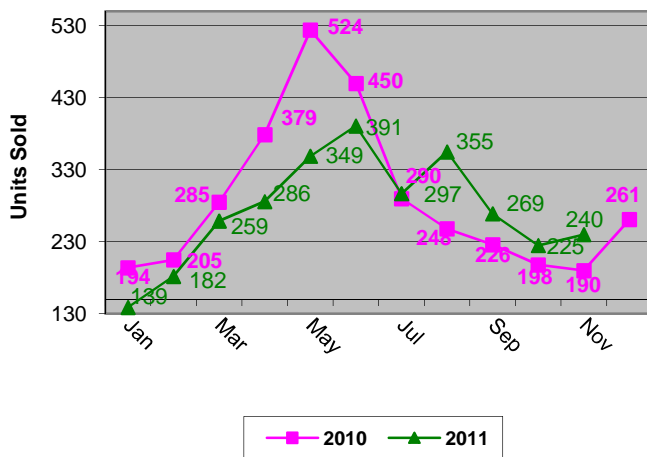
## Single Family SALES and INVENTORY and PENDING

Nov-11

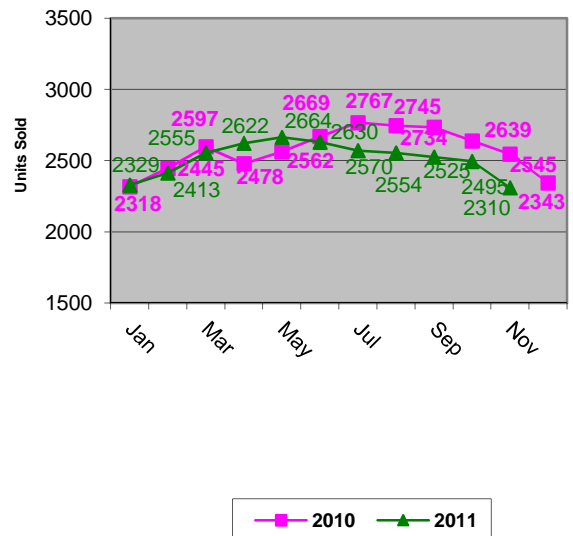
FAYETTE COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR UNDER		6	13	0	19	49	2.6	20
50,000	- 99,999		6	20	2	28	305	10.9	58
100,000	- 119,999		6	21	0	27	235	8.7	37
120,000	- 139,999		6	19	4	29	307	10.6	50
140,000	- 159,999		3	19	4	26	218	8.4	36
160,000	- 179,999		2	13	7	22	159	7.2	31
180,000	- 199,999		2	3	6	11	123	11.2	28
200,000	- 249,999		1	8	20	29	275	9.5	54
250,000	- 299,999		0	5	15	20	172	8.6	27
300,000	- 499,999		2	5	10	17	277	16.3	40
500,000	- 749,999		0	0	10	10	92	9.2	14
750,000	- 999,999		0	0	1	1	48	48.0	3
1,000,000	- 1,249,999		0	0	0	0	13	13.0	2
1,250,000	- 1,499,999		0	0	1	1	9	9.0	0
1,500,000	- 1,999,999		0	0	0	0	14	14.0	0
2,000,000	- OVER		0	0	0	0	14	14.0	0
<b>Total</b>			<b>34</b>	<b>126</b>	<b>80</b>	<b>240</b>	<b>2310</b>	<b>9.6</b>	<b>400</b>
<b>Median Price</b>			<b>\$267,850</b>	<b>\$119,500</b>	<b>\$257,950</b>	<b>\$331,500</b>	<b>\$94,500</b>		<b>\$217,111</b>
<b>Average Price</b>			<b>\$121,902</b>	<b>\$136,126</b>	<b>\$298,045</b>	<b>\$188,084</b>	<b>\$256,053</b>		<b>\$202,384</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors®

Nov-11

## Statistical Report Residential, Condo, & Townhouses

### FRANKLIN COUNTY

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings	61		48		-21%
Month Inventory	16.9		14.0		-17%
% of List Price	96.14		95.77		
<b>Residential</b>					
Sales	21	\$2,686,468	24	\$3,045,800	14%
Avg Sales Price		\$127,927		\$126,908	-1%
Median Sales Price		\$126,000		\$115,000	-9%
Avg Days on Market		121		118	-2%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings	840		752		-10%
<b>Residential</b>					
Sales	361	\$47,701,228	263	\$35,457,893	-27%
Avg Sales Price		\$132,136		\$134,821	2%
Median Sales Price		\$120,000		\$117,400	-2%
Avg Days on Market		112		118	5%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	24	20	29	24	32	31	21	27	30	23	25	
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®

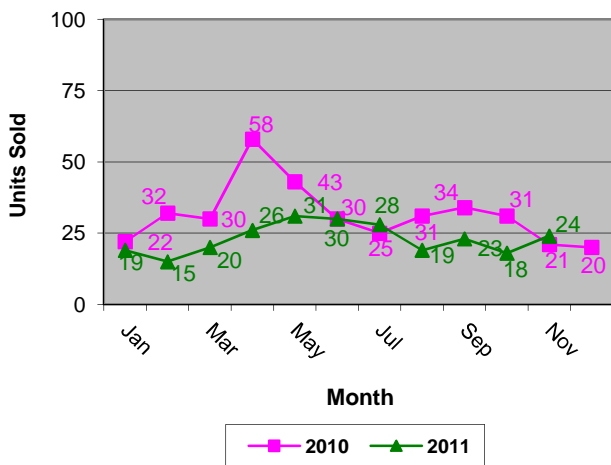
## Single Family SALES and INVENTORY and PENDING

Nov-11

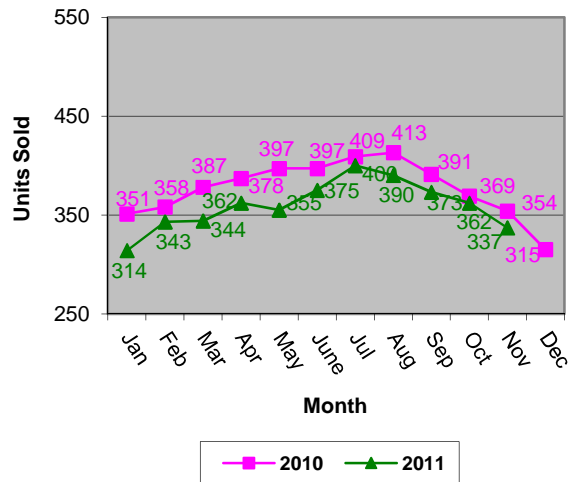
Franklin County

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	23	23.0	5
50,000	-	99,999	1	5	0	6	74	12.3	10
100,000	-	119,999	1	7	0	8	34	4.3	4
120,000	-	139,999	1	1	1	3	44	14.7	6
140,000	-	159,999	0	1	1	2	31	15.5	4
160,000	-	179,999	0	0	1	1	17	17.0	0
180,000	-	199,999	0	3	0	3	18	6.0	5
200,000	-	249,999	0	1	0	1	41	41.0	1
250,000	-	299,999	0	0	0	0	21	21.0	2
300,000	-	499,999	0	0	0	0	29	29.0	1
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	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>3</b>	<b>18</b>	<b>3</b>	<b>24</b>	<b>337</b>	<b>14.0</b>	<b>38</b>
<b>Median Price</b>			<b>\$112,000</b>	<b>\$149,250</b>	<b>\$132,000</b>	<b>\$149,250</b>	<b>\$90,000</b>		<b>\$93,450</b>
<b>Average Price</b>			<b>\$106,667</b>	<b>\$125,794</b>	<b>\$153,833</b>	<b>\$126,908</b>	<b>\$171,175</b>		<b>\$129,697</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



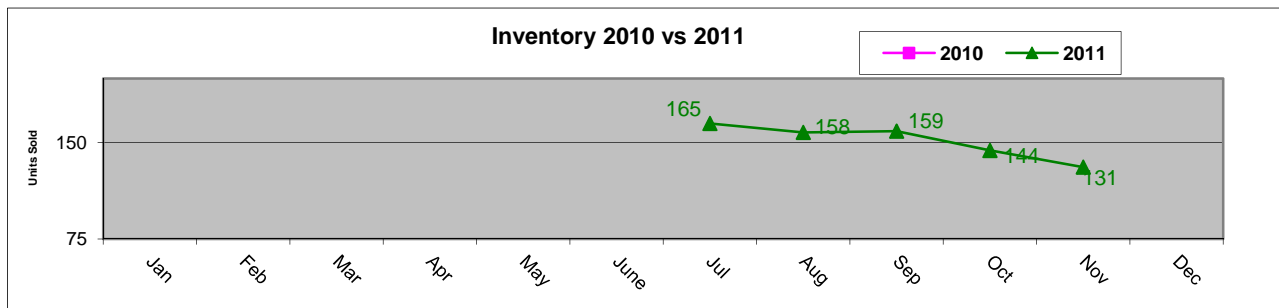
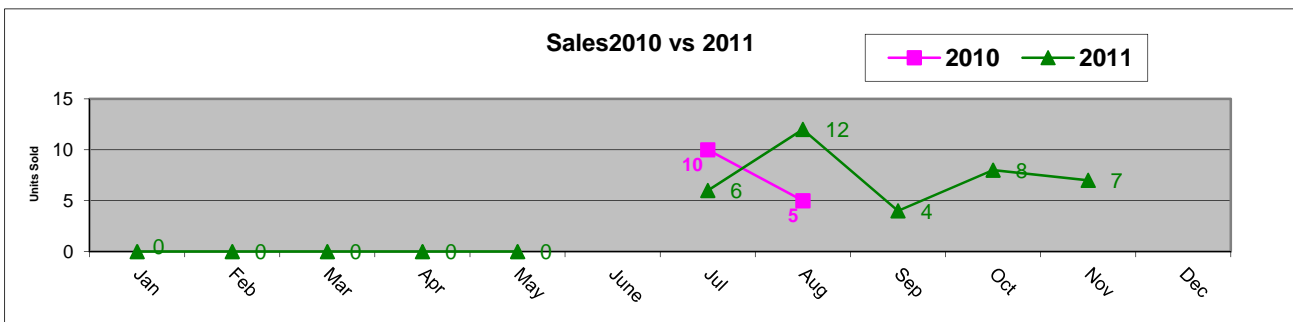


## Single Family SALES and INVENTORY and PENDING

Nov-11

### 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	0	1	0	1	10	10.0	2
50,000	-	99,999	0	1	0	1	29	29.0	6
100,000	-	119,999	0	0	0	0	6	6.0	2
120,000	-	139,999	0	1	0	1	19	19.0	1
140,000	-	159,999	0	3	0	3	12	4.0	0
160,000	-	179,999	0	0	0	0	14	14.0	1
180,000	-	199,999	0	0	0	0	10	10.0	2
200,000	-	249,999	0	1	0	1	7	7.0	3
250,000	-	299,999	0	0	0	0	9	9.0	1
300,000	-	499,999	0	0	0	0	11	11.0	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	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>0</b>	<b>7</b>	<b>0</b>	<b>7</b>	<b>131</b>	<b>18.7</b>	<b>18</b>
<b>Median Price</b>			<b>\$0</b>	<b>\$135,000</b>	<b>\$0</b>	<b>\$135,000</b>	<b>\$70,900</b>		<b>\$239,000</b>
<b>Average Price</b>			<b>\$0</b>	<b>\$126,400</b>	<b>\$0</b>	<b>\$126,400</b>	<b>\$175,466</b>		<b>\$135,075</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

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

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings	57		54		-5%
Month Inventory	13.3		12.7		-5%
% of List Price	95.42		89.12		
<b><u>Residential</u></b>					
Sales	33	\$6,164,935	33	\$7,736,292	0%
Avg Sales Price		\$186,816		\$234,433	25%
Median Sales Price		\$149,000		\$131,500	-12%
Avg Days on Market		80		109	36%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings	1,151		1,110		-4%
<b><u>Residential</u></b>					
Sales	427	\$79,221,846	455	\$80,752,660	7%
Avg Sales Price		\$185,381		\$177,478	-4%
Median Sales Price		\$138,000		\$125,000	-9%
Avg Days on Market		85		100	18%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	31	31	55	48	53	47	41	45	55	38	46	
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

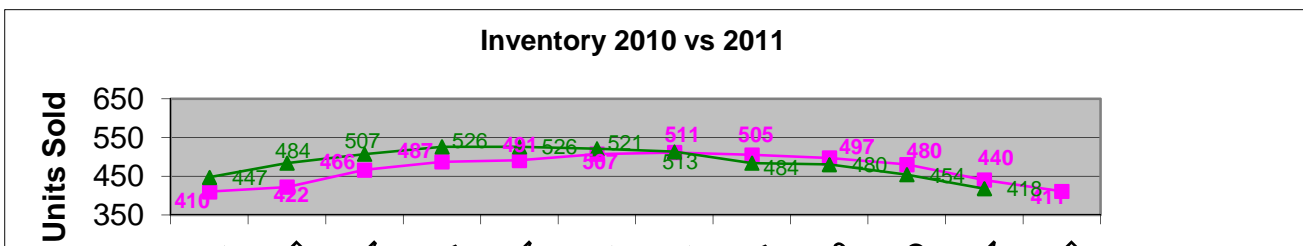
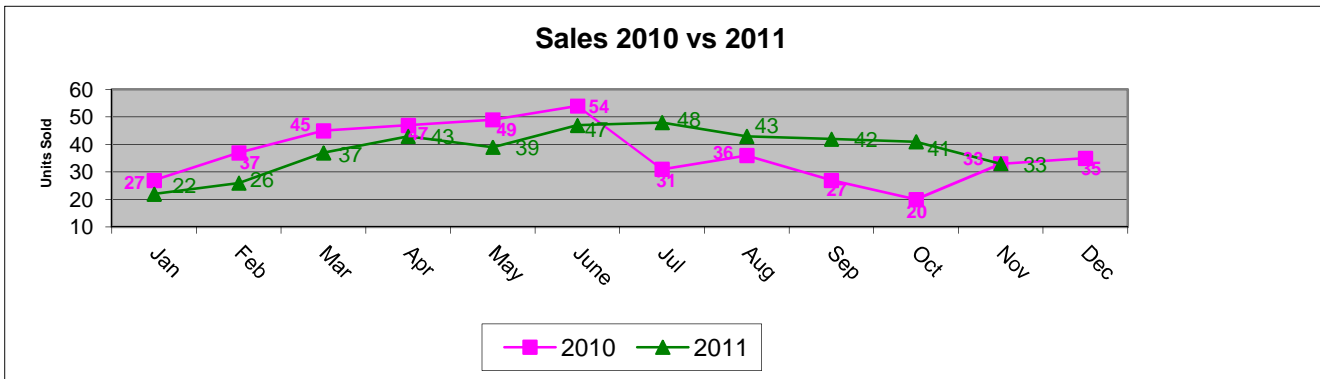
# Lexington-Bluegrass

Association of Realtors®

Nov-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	0	1	1	2	12	6.0	2
50,000	-	99,999	1	6	0	7	86	12.3	19
100,000	-	119,999	0	3	2	5	35	7.0	15
120,000	-	139,999	1	3	0	4	37	9.3	7
140,000	-	159,999	1	3	1	5	33	6.6	5
160,000	-	179,999	0	1	1	2	25	12.5	1
180,000	-	199,999	0	1	0	1	15	15.0	5
200,000	-	249,999	0	0	0	0	28	28.0	6
250,000	-	299,999	0	0	0	0	22	22.0	3
300,000	-	499,999	0	1	0	1	43	43.0	5
500,000	-	749,999	0	0	4	4	38	9.5	2
750,000	-	999,999	0	0	1	1	30	30.0	2
1,000,000	-	1,249,999	0	0	1	1	5	5.0	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	5	5.0	1
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>3</b>	<b>19</b>	<b>11</b>	<b>33</b>	<b>418</b>	<b>12.7</b>	<b>74</b>
<b>Median Price</b>			<b>\$150,000</b>	<b>\$74,800</b>	<b>\$110,000</b>	<b>\$110,500</b>	<b>\$222,750</b>		<b>\$152,500</b>
<b>Average Price</b>			<b>\$116,183</b>	<b>\$124,469</b>	<b>\$456,621</b>	<b>\$234,433</b>	<b>\$307,602</b>		<b>\$215,443</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

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

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		95		81	-15%
Month Inventory		15.6		12.5	-20%
% of List Price		94.24		96.71	
<b><u>Residential</u></b>					
Sales	34	\$5,886,050	42	\$6,941,523	24%
Avg Sales Price		\$173,119		\$165,274	-5%
Median Sales Price		\$138,500		\$138,750	0%
Avg Days on Market		101		153	51%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		1,168		1,243	6%
<b><u>Residential</u></b>					
Sales	492	\$77,469,193	504	\$79,889,071	2%
Avg Sales Price		\$157,458		\$158,510	1%
Median Sales Price		\$139,500		\$139,000	0%
Avg Days on Market		106		110	4%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	30	31	37	39	69	47	44	48	41	52	50	
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



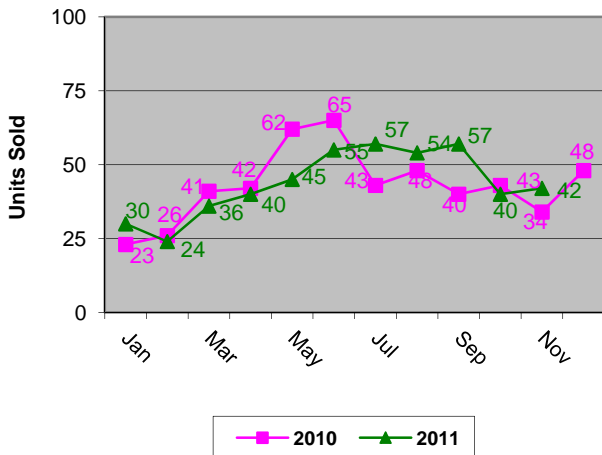
# Lexington-Bluegrass

Association of Realtors®

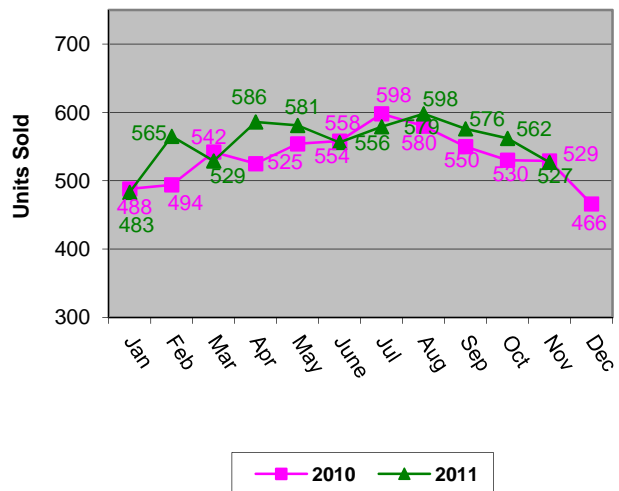
## Single Family SALES and INVENTORY and PENDING Nov-11 MADISON COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	0	2	0	2	17	8.5	6
50,000	-	99,999	0	5	2	7	74	10.6	9
100,000	-	119,999	1	3	0	4	33	8.3	4
120,000	-	139,999	0	6	2	8	72	9.0	20
140,000	-	159,999	0	1	2	3	64	21.3	9
160,000	-	179,999	0	3	0	3	60	20.0	7
180,000	-	199,999	0	0	3	3	34	11.3	9
200,000	-	249,999	0	3	2	5	47	9.4	4
250,000	-	299,999	0	2	1	3	48	16.0	7
300,000	-	499,999	1	2	1	4	68	17.0	6
500,000	-	749,999	0	0	0	0	9	9.0	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>27</b>	<b>13</b>	<b>42</b>	<b>527</b>	<b>12.5</b>	<b>81</b>
<b>Median Price</b>			<b>\$240,931</b>	<b>\$133,500</b>	<b>\$184,000</b>	<b>\$182,000</b>	<b>\$250,000</b>		<b>\$139,900</b>
<b>Average Price</b>			<b>\$240,931</b>	<b>\$151,472</b>	<b>\$182,301</b>	<b>\$165,274</b>	<b>\$193,446</b>		<b>\$163,404</b>

**Sales 2010 vs 2011**



**Inventory 2010 vs 2011**



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Nov-11

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

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		30		27	-10%
Month Inventory		16.3		9.7	-40%
% of List Price		88.38		93.10	
<b><u>Residential</u></b>					
Sales	17	\$1,466,551	24	\$2,756,910	41%
Avg Sales Price		\$86,268		\$114,871	33%
Median Sales Price		\$80,000		\$126,000	58%
Avg Days on Market		235		138	-41%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		506		483	-5%
<b><u>Residential</u></b>					
Sales	194	\$20,350,197	216	\$20,153,493	11%
Avg Sales Price		\$104,898		\$93,303	-11%
Median Sales Price		\$96,000		\$82,026	-15%
Avg Days on Market		115		119	3%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	21	15	22	20	24	17	16	24	14	30	10	
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

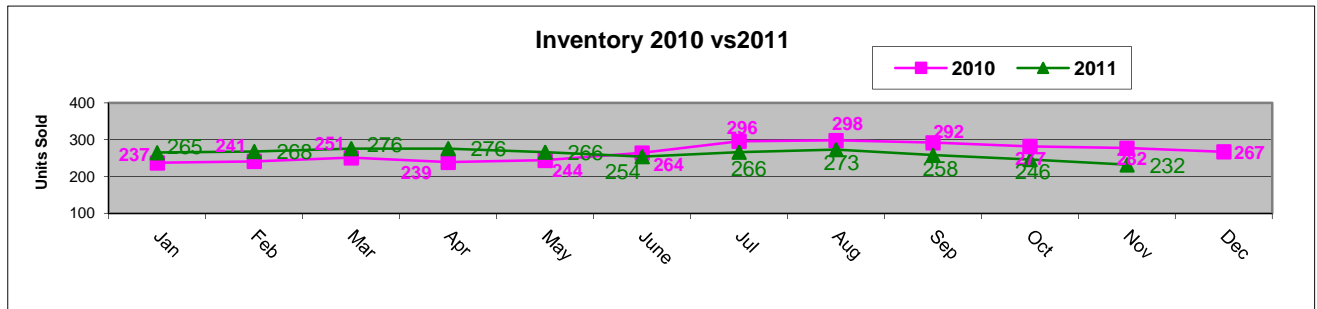
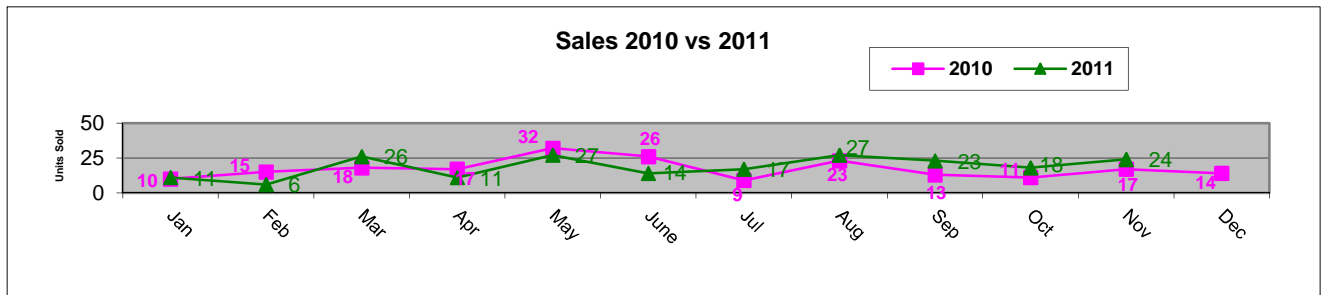
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Nov-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	1	2	2	5	23	4.6	9
50,000	-	99,999	2	2	0	4	65	16.3	10
100,000	-	119,999	0	2	0	2	24	12.0	1
120,000	-	139,999	0	2	1	3	27	9.0	2
140,000	-	159,999	0	4	1	5	26	5.2	2
160,000	-	179,999	0	1	2	3	7	2.3	1
180,000	-	199,999	0	0	1	1	16	16.0	1
200,000	-	249,999	0	0	0	0	16	16.0	0
250,000	-	299,999	0	0	1	1	8	8.0	1
300,000	-	499,999	0	0	0	0	11	11.0	0
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	3	3.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
<b>Total</b>			<b>3</b>	<b>13</b>	<b>8</b>	<b>24</b>	<b>232</b>	<b>9.7</b>	<b>27</b>
<b>Median Price</b>			<b>\$35,000</b>	<b>\$154,900</b>	<b>\$194,925</b>	<b>\$89,925</b>	<b>\$107,450</b>		<b>\$94,500</b>
<b>Average Price</b>			<b>\$60,500</b>	<b>\$108,628</b>	<b>\$145,406</b>	<b>\$114,871</b>	<b>\$171,816</b>		<b>\$87,560</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Nov-11

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

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings	6		1		-83%
Month Inventory	20.0		14.7		-27%
% of List Price	82.30		97.40		
<b><u>Residential</u></b>					
Sales	3	\$120,000	3	\$336,500	0%
Avg Sales Price		\$40,000		\$112,167	180%
Median Sales Price		\$19,000		\$144,000	658%
Avg Days on Market		165		261	58%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings	107		80		-25%
<b><u>Residential</u></b>					
Sales	30	\$2,506,780	43	\$3,835,850	43%
Avg Sales Price		\$83,559		\$89,206	7%
Median Sales Price		\$72,000		\$77,500	8%
Avg Days on Market		122		132	8%

Total Pendings By Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	0	3	2	4	6	9	5	5	1	2	3	
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

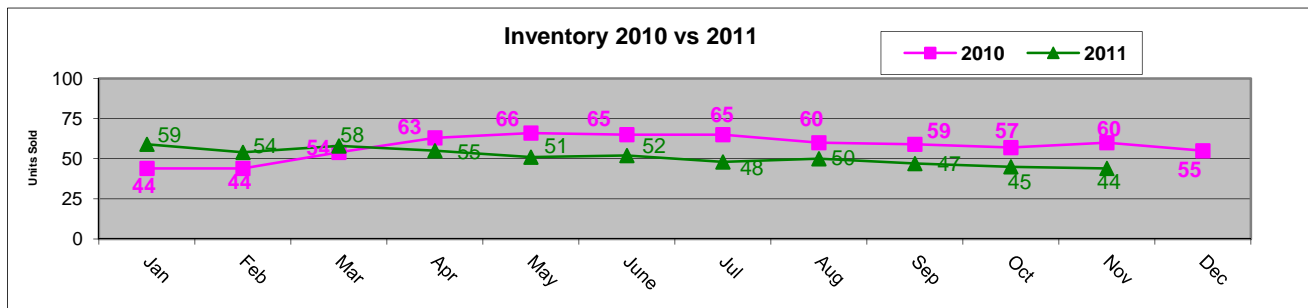
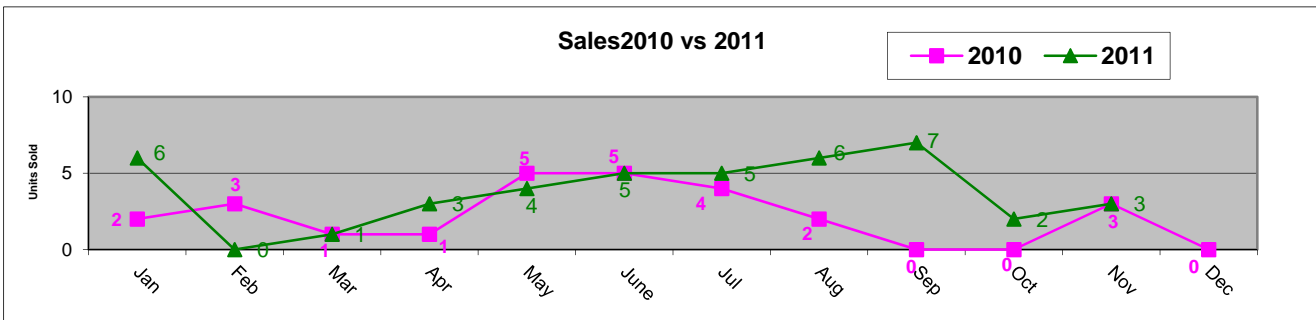
# Lexington-Bluegrass Association of Realtors™

## Single Family SALES and INVENTORY and PENDING

Nov-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	1	0	0	1	7	7.0	0
50,000	-	99,999	0	0	0	0	22	22.0	1
100,000	-	119,999	0	0	0	0	2	2.0	1
120,000	-	139,999	0	0	0	0	7	7.0	1
140,000	-	159,999	0	2	0	2	1	0.5	0
160,000	-	179,999	0	0	0	0	3	3.0	0
180,000	-	199,999	0	0	0	0	1	1.0	0
200,000	-	249,999	0	0	0	0	0	0.0	0
250,000	-	299,999	0	0	0	0	0	0.0	0
300,000	-	499,999	0	0	0	0	0	0.0	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>1</b>	<b>2</b>	<b>0</b>	<b>3</b>	<b>44</b>	<b>14.7</b>	<b>3</b>
<b>Median Price</b>			<b>\$37,500</b>	<b>\$149,500</b>	<b>\$0</b>	<b>\$37,500</b>	<b>\$74,750</b>		<b>\$102,000</b>
<b>Average Price</b>			<b>\$37,500</b>	<b>\$149,500</b>	<b>\$0</b>	<b>\$112,167</b>	<b>\$103,723</b>		<b>\$95,300</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Nov-11

## Statistical Report Residential, Condo, & Townhouses

### SCOTT COUNTY

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		98		87	-11%
Month Inventory		18.4		8.7	-53%
% of List Price		94.81		97.17	
<b><u>Residential</u></b>					
Sales	32	\$5,209,421	54	\$8,348,598	69%
Avg Sales Price		\$162,794		\$154,604	-5%
Median Sales Price		\$150,664		\$141,350	-6%
Avg Days on Market		106		74	-30%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		1,393		1,199	-14%
<b><u>Residential</u></b>					
Sales	531	\$91,793,954	505	\$85,826,788	-5%
Avg Sales Price		\$172,870		\$169,954	-2%
Median Sales Price		\$148,500		\$149,000	0%
Avg Days on Market		95		111	17%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	35	42	50	46	60	44	59	61	48	56	42	
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

# Lexington-Bluegrass

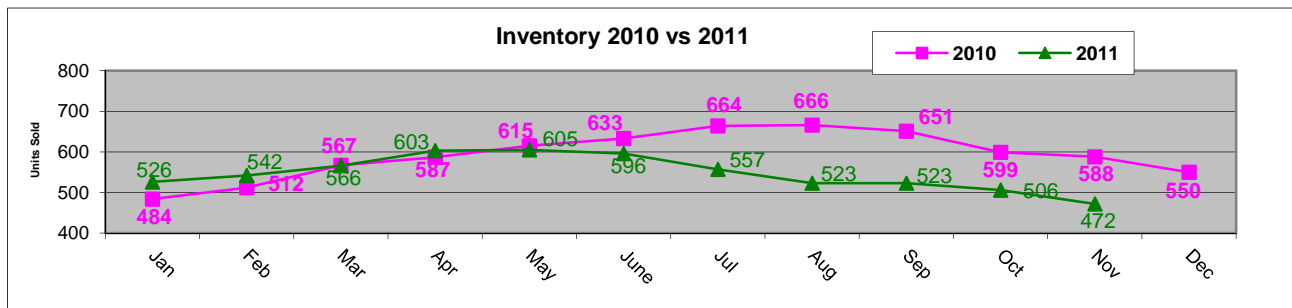
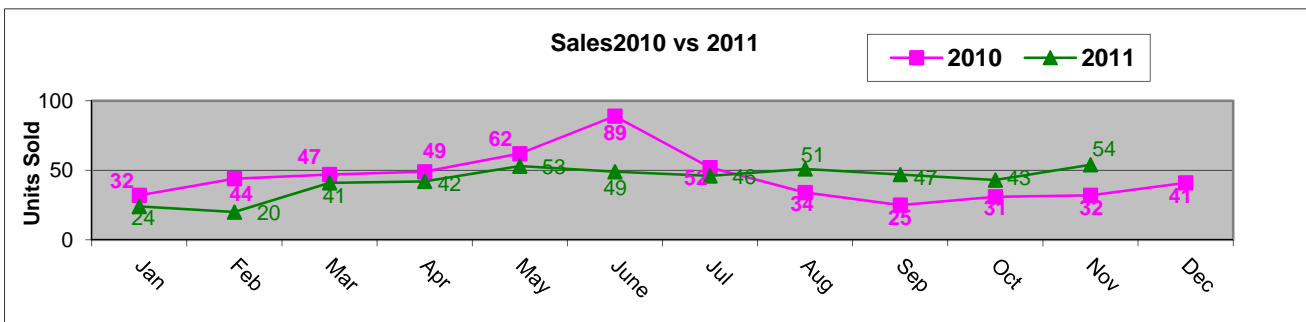
Association of Realtors®

## Single Family SALES and INVENTORY and PENDING

Nov-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	2	2	0	4	6	1.5	3
50,000	-	99,999	0	3	0	3	35	11.7	15
100,000	-	119,999	0	8	1	9	47	5.2	18
120,000	-	139,999	0	11	0	11	76	6.9	20
140,000	-	159,999	0	6	0	6	62	10.3	7
160,000	-	179,999	0	2	2	4	32	8.0	12
180,000	-	199,999	0	1	3	4	31	7.8	5
200,000	-	249,999	0	4	6	10	53	5.3	18
250,000	-	299,999	0	0	1	1	48	48.0	6
300,000	-	499,999	0	1	1	2	67	33.5	7
500,000	-	749,999	0	0	0	0	12	12.0	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	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>2</b>	<b>38</b>	<b>14</b>	<b>54</b>	<b>472</b>	<b>8.7</b>	<b>111</b>
<b>Median Price</b>			<b>\$24,500</b>	<b>\$133,450</b>	<b>\$203,750</b>	<b>\$135,000</b>	<b>\$177,450</b>		<b>\$398,900</b>
<b>Average Price</b>			<b>\$24,500</b>	<b>\$140,881</b>	<b>\$210,437</b>	<b>\$154,604</b>	<b>\$212,282</b>		<b>\$164,906</b>



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Nov-11

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

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		42		24	-43%
Month Inventory		11.0		7.5	-32%
% of List Price		96.24		92.08	
<b><u>Residential</u></b>					
Sales	20	\$3,727,750	26	\$4,003,980	30%
Avg Sales Price		\$186,388		\$153,999	-17%
Median Sales Price		\$178,300		\$122,500	-31%
Avg Days on Market		77		110	43%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		539		472	-12%
<b><u>Residential</u></b>					
Sales	208	\$38,004,429	209	\$35,704,802	0%
Avg Sales Price		\$182,714		\$170,836	-7%
Median Sales Price		\$169,900		\$153,500	-10%
Avg Days on Market		95		102	7%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	10	15	24	14	26	20	17	21	21	27	14	
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>

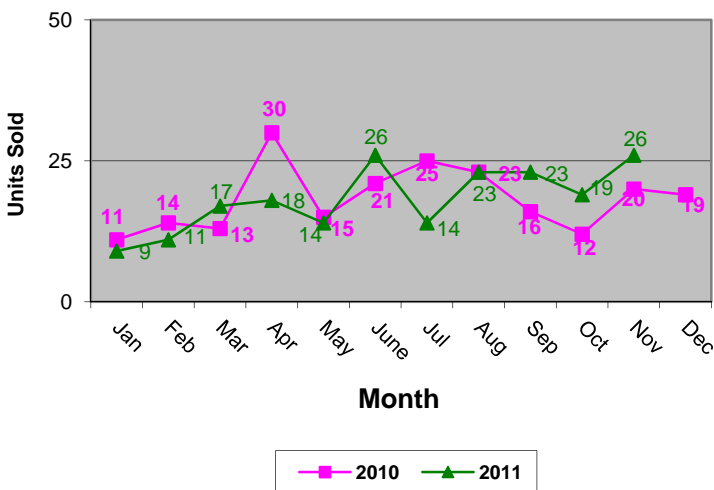
## Single Family SALES and INVENTORY and PENDING

Nov-11

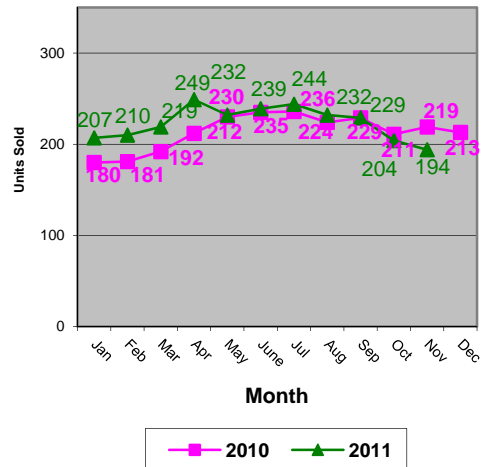
### WOODFORD COUNTY

Price Range			Current			Sales		Inventory	
			0-2	3	4+	Total	Single	Months	Pending
			Bedrm	Bedrm	Bedrm	Units	Units	Inv.	
49,999	OR	UNDER	0	0	0	0	2	2.0	0
50,000	-	99,999	7	4	0	11	16	1.5	6
100,000	-	119,999	0	1	0	1	18	18.0	3
120,000	-	139,999	0	3	0	3	15	5.0	6
140,000	-	159,999	1	0	0	1	13	13.0	1
160,000	-	179,999	0	0	1	1	13	13.0	5
180,000	-	199,999	0	2	0	2	23	11.5	0
200,000	-	249,999	0	2	1	3	24	8.0	4
250,000	-	299,999	0	0	2	2	27	13.5	2
300,000	-	499,999	0	1	1	2	26	13.0	1
500,000	-	749,999	0	0	0	0	5	5.0	0
750,000	-	999,999	0	0	0	0	5	5.0	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	3	3.0	0
2,000,000	-	OVER	0	0	0	0	2	2.0	0
<b>Total</b>			<b>8</b>	<b>13</b>	<b>5</b>	<b>26</b>	<b>194</b>	<b>7.5</b>	<b>28</b>
<b>Median Price</b>			<b>\$85,000</b>	<b>\$125,000</b>	<b>\$221,079</b>	<b>\$85,000</b>	<b>\$191,950</b>		<b>\$204,887</b>
<b>Average Price</b>			<b>\$92,750</b>	<b>\$151,962</b>	<b>\$257,296</b>	<b>\$153,999</b>	<b>\$308,387</b>		<b>\$158,090</b>

### Sales 2010 vs 2011



### Inventory 2010 vs 2011



# Lexington-Bluegrass

Association of Realtors<sup>®</sup>

Nov-11

## Statistical Report Residential, Condo, & Townhouses

### OTHER COUNTIES

MONTHLY SUMMARY	November-10		November-11		% CHANGE
New Listings		88		86	-2%
Month Inventory		18.5		10.7	-42%
% of List Price		92.24		91.12	
<b><u>Residential</u></b>					
Sales	43	\$4,926,550	63	\$5,910,726	47%
Avg Sales Price		\$114,571		\$93,821	-18%
Median Sales Price		\$79,000		\$75,000	-5%
Avg Days on Market		177		95	-46%

CUMMULATIVE SUMMARY	Jan 10 - Nov 10		Jan 11 - Nov 11		% CHANGE
New Listings		1,561		1,327	-15%
<b><u>Residential</u></b>					
Sales	581	\$63,843,463	581	\$58,474,782	0%
Avg Sales Price		\$109,885		\$100,645	-8%
Median Sales Price		\$87,000		\$77,900	-10%
Avg Days on Market		121		119	-2%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2011	51	48	67	61	66	62	60	74	51	56	55	
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<sup>®</sup>

## Single Family SALES and INVENTORY and PENDING

Nov-11

### OTHER COUNTIES

Price Range			Current			Sales Total Units	Inventory Single Units	Months Inv.	Pending
			0-2 Bedrm	3 Bedrm	4+ Bedrm				
49,999	OR	UNDER	5	15	2	22	61	2.8	31
50,000	-	99,999	2	13	2	17	176	10.4	25
100,000	-	119,999	0	1	5	6	49	8.2	5
120,000	-	139,999	0	3	2	5	72	14.4	10
140,000	-	159,999	0	3	2	5	46	9.2	2
160,000	-	179,999	0	1	1	2	40	20.0	4
180,000	-	199,999	0	0	1	1	33	33.0	7
200,000	-	249,999	0	0	1	1	52	52.0	2
250,000	-	299,999	0	1	2	3	49	16.3	3
300,000	-	499,999	0	0	1	1	61	61.0	2
500,000	-	749,999	0	0	0	0	15	15.0	0
750,000	-	999,999	0	0	0	0	9	9.0	0
1,000,000	-	1,249,999	0	0	0	0	3	3.0	0
1,250,000	-	1,499,999	0	0	0	0	3	3.0	1
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>7</b>	<b>37</b>	<b>19</b>	<b>63</b>	<b>671</b>	<b>10.7</b>	<b>92</b>
<b>Median Price</b>			<b>\$26,000</b>	<b>\$143,000</b>	<b>\$113,300</b>	<b>\$143,000</b>	<b>\$99,000</b>		<b>\$131,450</b>
<b>Average Price</b>			<b>\$33,936</b>	<b>\$75,449</b>	<b>\$151,660</b>	<b>\$93,821</b>	<b>\$195,242</b>		<b>\$111,097</b>

\*\*\*AS OF 7/11 GARRARD CO STATS WERE REMOVED FROM THIS-OTHER COUNTIES REPT-

