

Lexington-Bluegrass

Association of Realtors[®]

Nov-15

Statistical Report Residential Condo, & Townhouses

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		1,062		1,027	-3%
Month Inventory		8.3		5.9	-29%
% of List Price		95.96		95.68	0%
<u>Residential</u>					
Sales	679	\$114,197,960	762	\$131,532,894	12%
Avg Sales Price		\$168,186		\$172,615	3%
Median Sales Price		\$138,400		\$142,000	3%
Avg Days on Market		80		77	-4%
<u>Townhouses/Condos</u>					
Sales	34	\$5,482,658	53	\$10,226,610	56%
Avg Sales Price		\$161,255		\$192,955	20%
Median Sales Price		\$142,500		\$117,500	-18%
Avg Days on Market		110		105	-5%
Total Activity	713	\$119,680,618	815	\$141,759,504	14%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		17,525		16,992	-3%
<u>Residential</u>					
Sales	9,227	\$1,573,730,990	10,580	\$1,884,201,497	15%
Avg Sales Price		\$170,557		\$178,091	4%
Median Sales Price		\$140,000		\$147,500	5%
Avg Days on Market		86		77	-10%
<u>Townhouses/Condos</u>					
Sales	761	\$127,283,062	760	\$138,704,283	0%
Avg Sales Price		\$167,258		\$182,506	9%
Median Sales Price		\$128,000		\$138,500	8%
Avg Days on Market		118		109	-8%
Total Activity	9,988	\$1,701,014,052	11,340	\$2,022,905,780	14%

Total Active by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	5306	5153	5284	5439	5589	5666	5666	5635	5436	5168	4783	
2014	4981	4942	5213	5313	5427	5685	5741	5757	5857	5668	5902	5413
2013	5098	5312	5445	5813	5890	5991	6033	5970	5901	5680	5330	4925

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	883	919	1142	1392	1406	1381	1260	1168	1121	1003	889	
2014	625	651	912	1141	1156	1028	1052	908	891	847	720	610
2013	706	711	909	977	1091	940	957	864	756	725	615	478

Total Sales by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	571	651	884	963	1140	1346	1334	1165	1072	1054	815	
2014	524	517	693	787	997	1069	1006	1021	854	860	681	794
2013	511	541	758	809	984	956	1075	1009	829	790	725	618

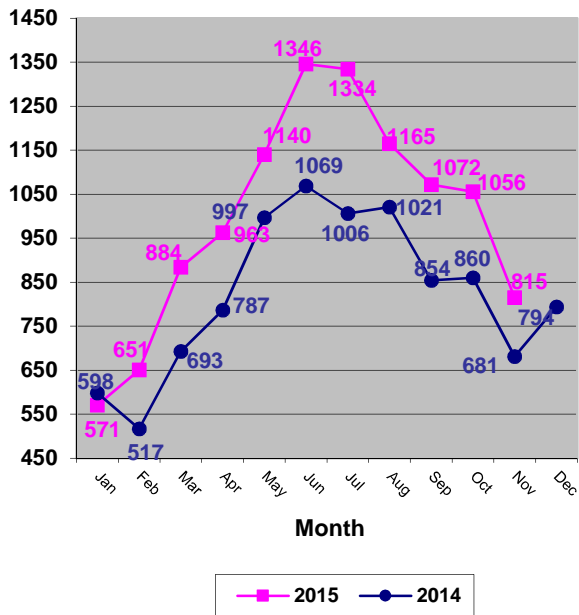
Lexington-Bluegrass

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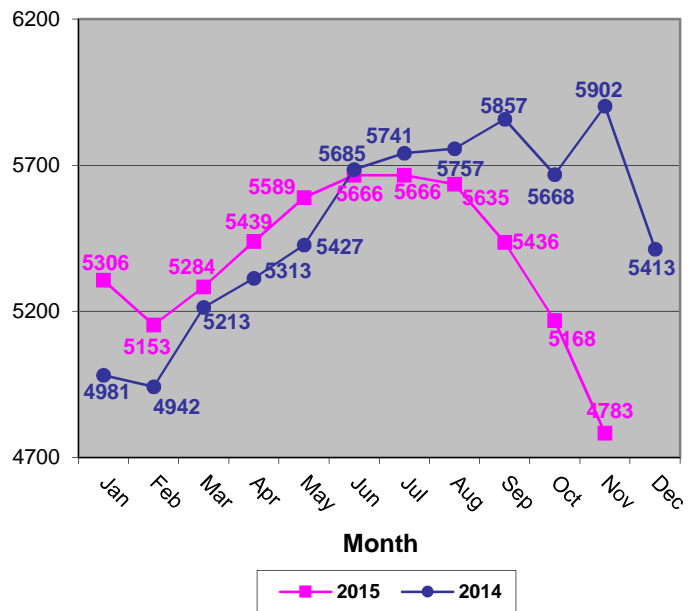
All Residential SALES and INVENTORY with PENDING

Nov-15							Current	Current	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	25	25	8	58	269	4.6	84	65
50,000	-	99,999	43	96	16	155	823	5.3	278	159
100,000	-	119,999	10	64	12	86	404	4.7	143	86
120,000	-	139,999	9	78	14	101	484	4.8	216	111
140,000	-	159,999	7	76	13	96	400	4.2	156	85
160,000	-	179,999	2	48	12	62	308	5.0	113	69
180,000	-	199,999	5	28	12	45	269	6.0	111	62
200,000	-	249,999	1	32	40	73	435	6.0	218	87
250,000	-	299,999	2	16	33	51	406	8.0	178	64
300,000	-	499,999	2	22	42	66	597	9.0	193	82
500,000	-	749,999	0	3	13	16	212	13.3	30	11
750,000	-	999,999	0	0	4	4	85	21.3	16	5
1,000,000	-	1,249,999	0	0	1	1	20	20.0	3	1
1,250,000	-	1,499,999	0	0	1	1	25	25.0	4	1
1,500,000	-	1,999,999	0	0	0	0	25	25.0	2	1
2,000,000	-	OVER	0	0	0	0	21	21.0	0	0
Total			106	488	221	815	4783	5.9	1745	889
Median Price			\$81,000	\$135,750	\$224,000	\$140,500	\$162,900		\$159,900	
Average Price			\$94,064	\$146,339	\$262,289	\$170,982	\$244,717		\$198,454	

Sales 14 vs 15



Inventory 14 vs 15



Lexington-Bluegrass

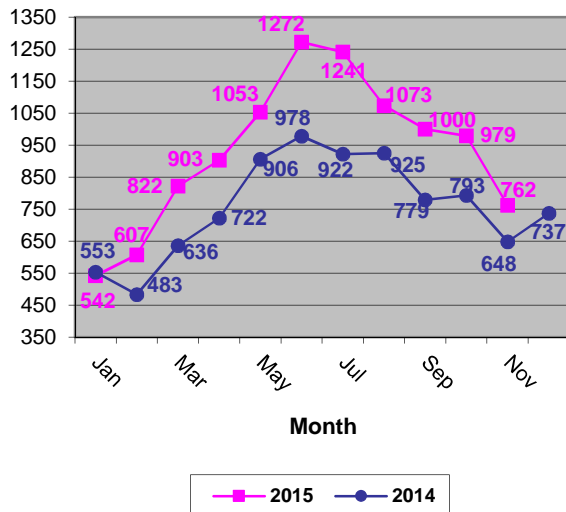
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Single Family SALES and INVENTORY and PENDING

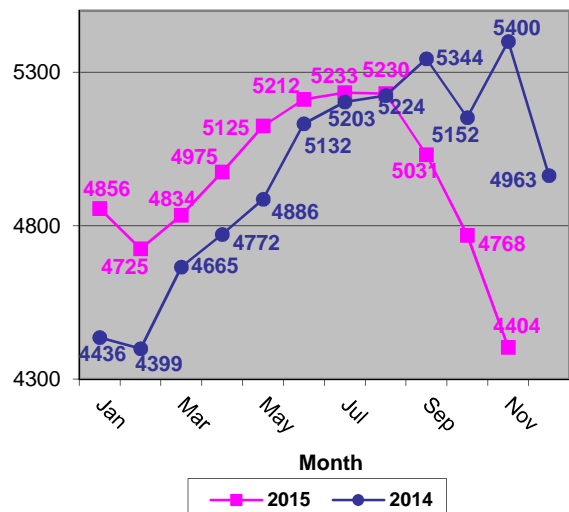
Nov-15

Price Range			Current Inventory			Sales Total Units	Single Units	Months Inv.	Pending
			0-2 Bedrm	3 Bedrm	4+ Bedrm				
49,999	OR	UNDER	22	25	6	53	251	4.7	78
50,000	-	99,999	31	92	16	139	748	5.4	256
100,000	-	119,999	5	63	12	80	350	4.4	131
120,000	-	139,999	7	76	14	97	438	4.5	204
140,000	-	159,999	4	76	13	93	378	4.1	151
160,000	-	179,999	0	46	12	58	288	5.0	108
180,000	-	199,999	2	28	12	42	250	6.0	107
200,000	-	249,999	1	30	40	71	392	5.5	206
250,000	-	299,999	0	16	33	49	371	7.6	169
300,000	-	499,999	2	19	38	59	557	9.4	174
500,000	-	749,999	0	3	12	15	208	13.9	28
750,000	-	999,999	0	0	4	4	82	20.5	16
1,000,000	-	1,249,999	0	0	1	1	20	20.0	3
1,250,000	-	1,499,999	0	0	1	1	25	25.0	4
1,500,000	-	1,999,999	0	0	0	0	25	25.0	2
2,000,000	-	OVER	0	0	0	0	21	21.0	0
Total			74	474	214	762	4404	5.8	1637
Median Price			\$71,875	\$135,250	\$221,000	\$141,750	\$165,000		\$159,900
Average Price			\$84,034	\$145,104	\$260,901	\$171,693	\$250,354		\$199,023

Sales 14 vs 15



Inventory 14 vs 15



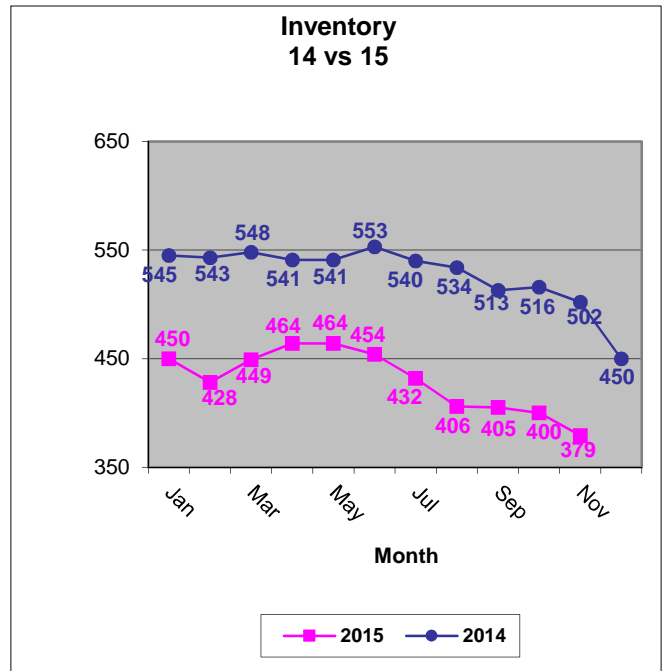
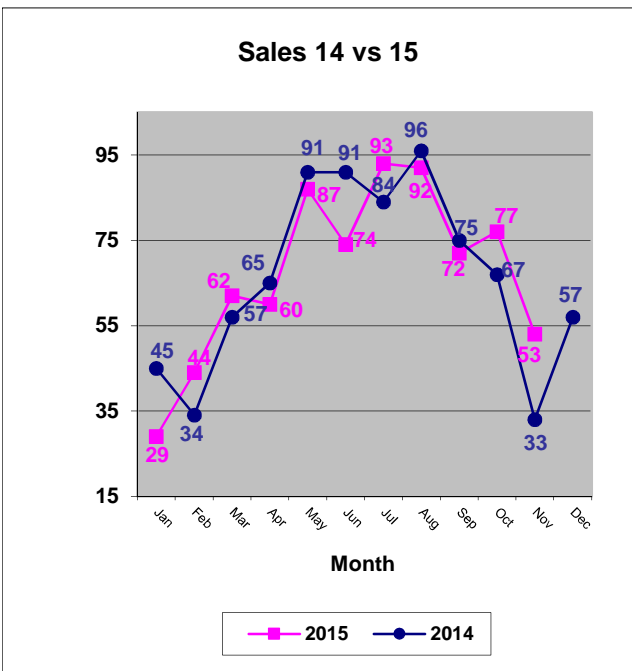
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Townhouse and Condo SALES and INVENTORY and PENDING

Nov-15

Price Range		Sales			Current Inventory			
		0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR UNDER	3	0	2	5	18	3.6	6
50,000	- 99,999	12	4	0	16	75	4.7	22
100,000	- 119,999	5	1	0	6	54	9.0	12
120,000	- 139,999	2	2	0	4	46	11.5	12
140,000	- 159,999	3	0	0	3	22	7.3	5
160,000	- 179,999	2	2	0	4	20	5.0	4
180,000	- 199,999	3	0	0	3	19	6.3	4
200,000	- 249,999	0	2	0	2	43	21.5	12
250,000	- 299,999	2	0	0	2	35	17.5	9
300,000	- 499,999	0	3	4	7	40	5.7	19
500,000	- 749,999	0	0	1	1	4	4.0	2
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
Total		32	14	7	53	379	7.2	107
Median Price		\$103,250	\$149,000	\$345,000	\$117,500	\$135,000		\$149,900
Average Price		\$117,259	\$188,180	\$304,714	\$160,751	\$179,206		\$189,911



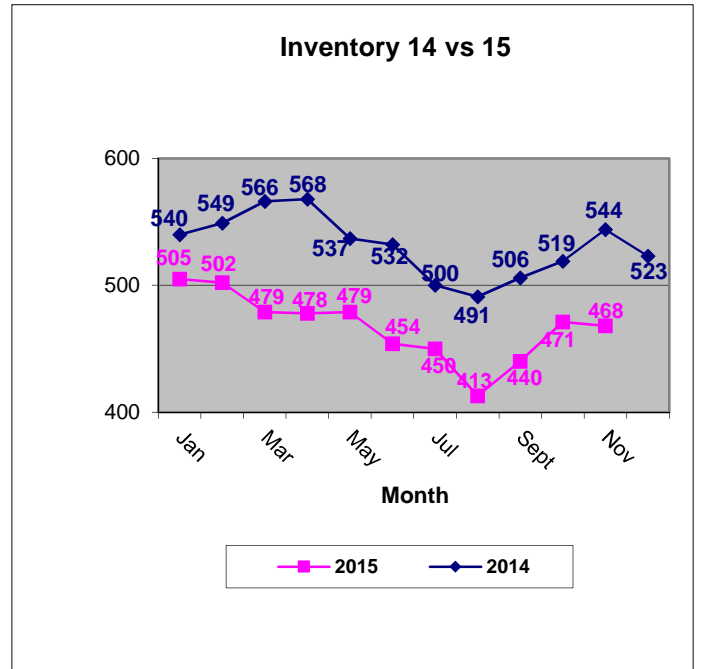
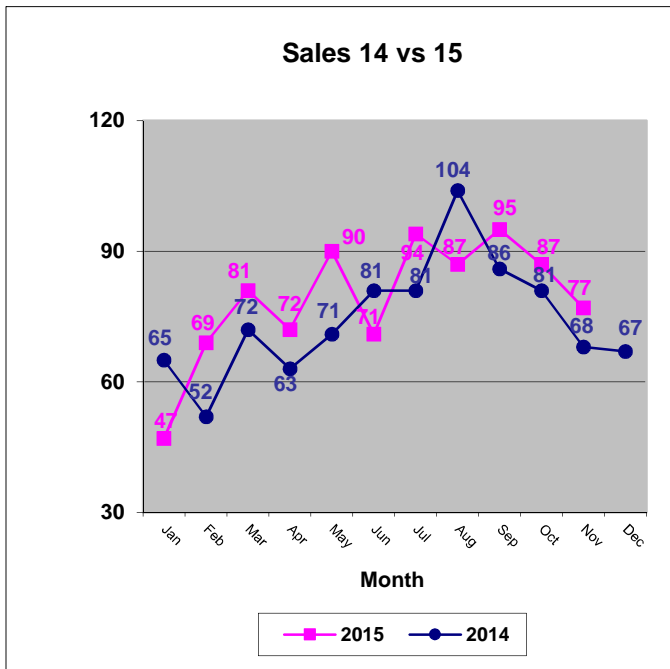
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Association of Realtors®

New Construction SALES and INVENTORY and PENDING

Nov-15

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	0	0.0	0
50,000 - 99,999	0	0	1	1	1	1.0	1
100,000 - 119,999	0	0	0	0	5	5.0	0
120,000 - 139,999	0	9	0	9	33	3.7	17
140,000 - 159,999	2	5	0	7	38	5.4	11
160,000 - 179,999	0	4	0	4	49	12.3	13
180,000 - 199,999	1	7	2	10	38	3.8	21
200,000 - 249,999	0	10	7	17	76	4.5	88
250,000 - 299,999	2	5	5	12	94	7.8	91
300,000 - 499,999	0	7	5	12	96	8.0	80
500,000 - 749,999	0	2	3	5	27	5.4	9
750,000 - 999,999	0	0	0	0	8	8.0	5
1,000,000 - 1,249,999	0	0	0	0	2	2.0	2
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
Total	5	49	23	77	468	6.1	338
Median Price	\$186,500	\$199,200	\$259,275	\$228,413	\$249,200		\$259,784
Average Price	\$202,917	\$230,830	\$305,167	\$251,222	\$280,326		\$281,424

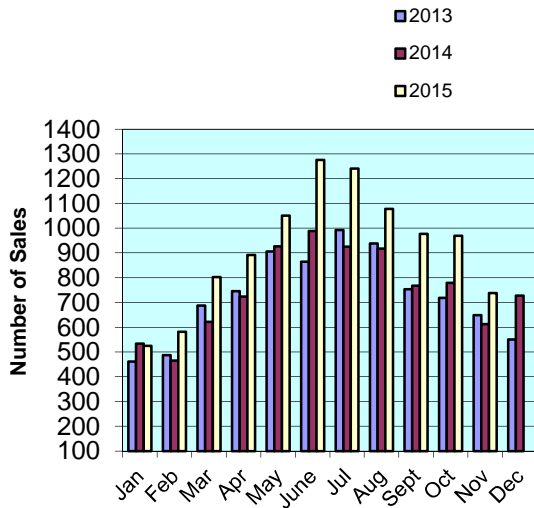


Existing Homes Sales

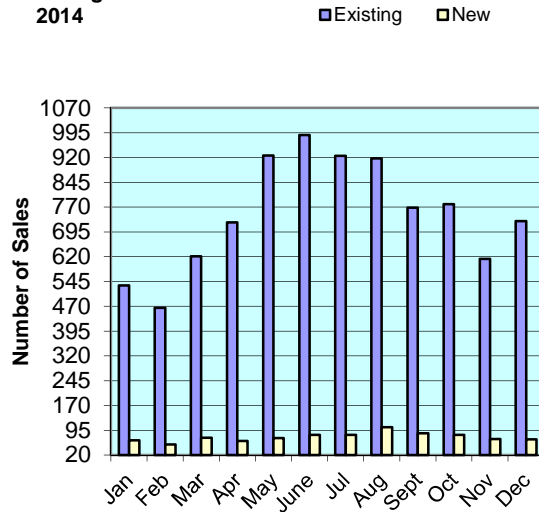
	<u>2013</u>	<u>2014</u>	<u>2015</u>
Jan	461	533	524
Feb	487	465	582
Mar	688	621	803
Apr	746	724	891
May	906	926	1050
June	865	988	1275
Jul	993	925	1240
Aug	938	917	1078
Sept	753	768	977
Oct	718	779	969
Nov	649	613	738
Dec	550	728	

New Construction Sales

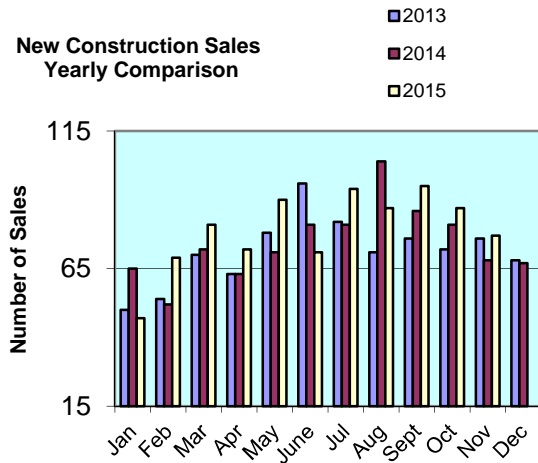
	<u>2013</u>	<u>2014</u>	<u>2015</u>
Jan	50	65	47
Feb	54	52	69
Mar	70	72	81
Apr	63	63	72
May	78	71	90
June	96	81	71
Jul	82	81	94
Aug	71	104	87
Sept	76	86	95
Oct	72	81	87
Nov	76	68	77
Dec	68	67	



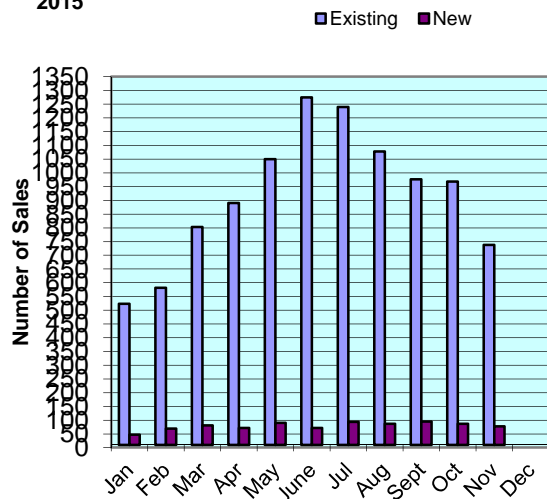
Existing vs New Sales
2014



New Construction Sales
Yearly Comparison



Existing vs New Sales
2015



Median Price by County

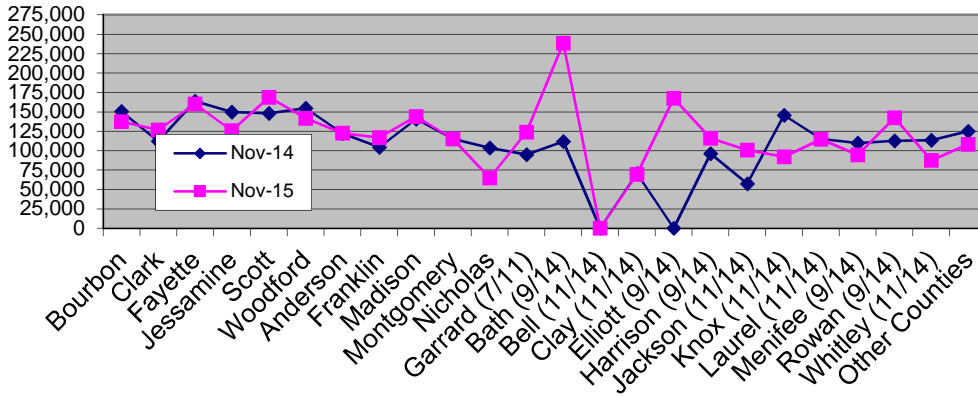
<u>County</u>	Nov-14		Nov-15	
	<u>median sales price</u>	<u>Total</u>	<u>median sales price</u>	<u>Total</u>
Bourbon	150,750	22	137,250	10
Clark	112,250	28	126,807	29
Fayette	163,700	273	160,250	312
Jessamine	149,750	34	125,900	45
Scott	148,000	59	168,741	80
Woodford	154,750	24	141,500	20
Anderson	122,300	16	122,500	21
Franklin	104,500	34	116,950	38
Madison	140,750	50	144,000	73
Montgomery	115,000	19	115,000	19
Nicholas	103,500	4	65,000	3
Garrard (7/11)	94,950	16	123,750	10
Bath (9/14)	112,000	4	238,500	5
Bell (11/14)	0	0	0	0
Clay (11/14)	70,500	2	69,500	3
Elliott (9/14)	0	0	167,500	4
Harrison (9/14)	96,000	8	116,000	3
Jackson (11/14)	57,450	2	100,750	2
Knox (11/14)	145,750	6	91,950	10
Laurel (11/14)	115,000	30	114,900	31
Menifee (9/14)	109,950	2	94,750	4
Rowan (9/14)	112,500	10	142,500	11
Whitley (11/14)	113,500	9	87,500	11
Other Counties	125,000	61	108,000	71
		713		815

<u>County</u>	Year to Date 11/30/14		Year to Date 11/30/15	
	<u>median sales price</u>	<u>Total</u>	<u>median sales price</u>	<u>Total</u>
Bourbon	122,000	163	121,500	150
Clark	116,000	367	118,750	385
Fayette	161,900	4211	168,000	4674
Jessamine	140,000	587	146,500	638
Scott	153,500	871	162,000	949
Woodford	168,625	282	194,500	308
Anderson	119,250	248	126,500	251
Franklin	112,750	458	125,000	483
Madison	145,000	794	146,000	1002
Montgomery	108,500	240	106,000	258
Nicholas	69,750	30	70,000	38
Garrard (7/11)	99,500	141	131,450	166
Bath (9/14)	54,001	51	87,000	57
Bell (11/14)	32,500	8	25,993	5
Clay (11/14)	47,500	26	64,190	19
Elliott (9/14)	50,000	2	37,000	4
Harrison (9/14)	101,000	85	102,500	127
Jackson (11/14)	55,800	23	84,000	23
Knox (11/14)	75,000	75	98,400	99
Laurel (11/14)	114,000	370	126,500	389
Menifee (9/14)	59,750	38	60,000	49
Rowan (9/14)	100,000	115	115,000	133
Whitley (11/14)	78,000	119	112,500	123
Other Counties	84,500	684	109,500	1010
		9988		11340

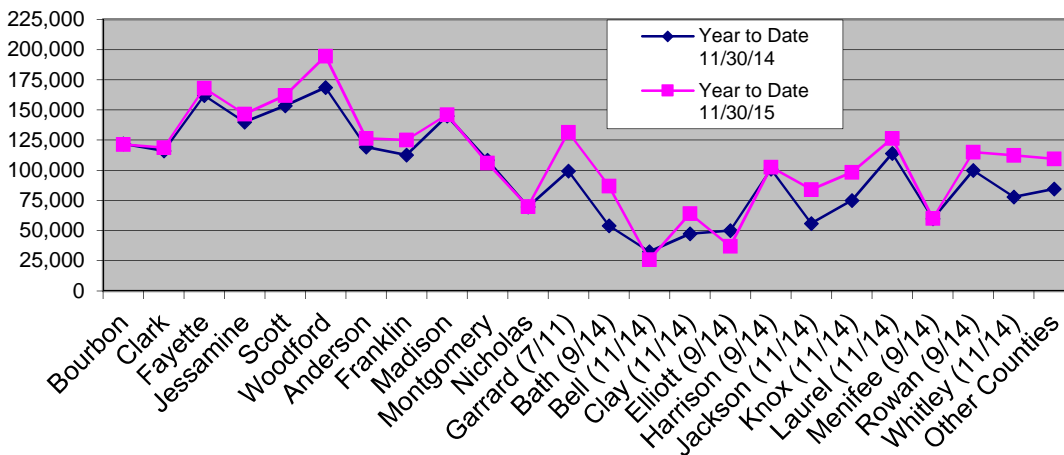


Median Price by County

Nov 14 vs Nov 15 Median



Year to date 11/30/14 vs 11/30/15 Median



Lexington-Bluegrass

Association of Realtors™

Nov-15

Statistical Report Residential Condo, & Townhouses

Financing of Sales

CASH	196	FmHA	2	L/A Escalated	0	SBA	0
CONV	354	FLB	0	LA-Fixed	0	Owner Finance	2
EXCH	1	FNMA	0	L/A-Variable	0	VA	54
FHA	130	KHC	8	L/A + 2nd	0	Wrap Around	0
				RHS	53	Other	15

Other Statistics

	Fayette	Ander	Bath	Bell	Bourbon	Clark	Clay	Elliott	Franklin	Garrard	Harrison	Jackson	Jess	TOTAL
Out of County Buyer	70	7	3	0	3	3	1	0	11	4	1	1	21	125
Out of State Buyer	40	3	2	0	1	0	0	0	0	4	0	1	4	55
Seller Leaving County	99	11	5	0	4	9	2	0	11	2	0	1	13	157
Seller leaving State	59	1	3	0	2	3	1	0	6	1	0	0	6	82
New Construction	33	2	0	0	1	1	0	0	2	2	0	0	2	43
First Time Buyer	77	6	0	0	2	8	1	0	8	3	1	0	8	114
Listing FSBO	10	0	0	0	0	3	0	0	0	0	0	0	1	14
YTD Listing FSBO	178	5	1	0	8	11	0	0	5	2	0	0	23	233

	Knox	Laurel	Madison	Meniffee	Montg	Nicholas	Rowan	Scott	Whitley	Woodford	Others	TOTAL	GRAND TOTAL
Out of County Buyer	2	5	19	2	6	2	4	16	3	7	22	88	213
Out of State Buyer	0	2	6	0	2	1	0	7	0	1	6	25	80
Seller Leaving County	3	2	16	0	8	0	6	23	3	7	20	88	245
Seller leaving State	1	2	12	0	3	0	4	11	2	5	6	46	128
New Construction	0	2	8	1	0	0	0	21	0	2	0	34	77
First Time Buyer	3	3	6	1	4	0	2	16	5	4	9	53	167
Listing FSBO	1	2	3	0	0	0	0	3	0	0	1	10	24
YTD Listing FSBO	7	5	23	0	7	0	7	27	2	3	19	100	333

Lexington-Bluegrass

Association of Realtors®

Nov-15

Statistical Report Residential, Condo, & Townhouses ANDERSON COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		19		19	0%
Month Inventory		10.4		6.0	-42%
% of List Price		96.35		93.69	
Residential					
Sales	16	\$2,105,100	21	\$2,744,683	31%
Avg Sales Price		\$131,569		\$130,699	-1%
Median Sales Price		\$122,300		\$122,500	0%
Avg Days on Market		39		160	310%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		403		378	-6%
Residential					
Sales	248	\$31,278,332	251	\$35,617,659	1%
Avg Sales Price		\$126,122		\$141,903	13%
Median Sales Price		\$119,250		\$126,500	6%
Avg Days on Market		114		109	-4%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	22	17	21	29	37	33	34	31	19	38	20	
2014	23	9	19	41	28	31	36	19	23	21	10	10
2013	22	19	30	24	21	23	21	21	24	13	27	22

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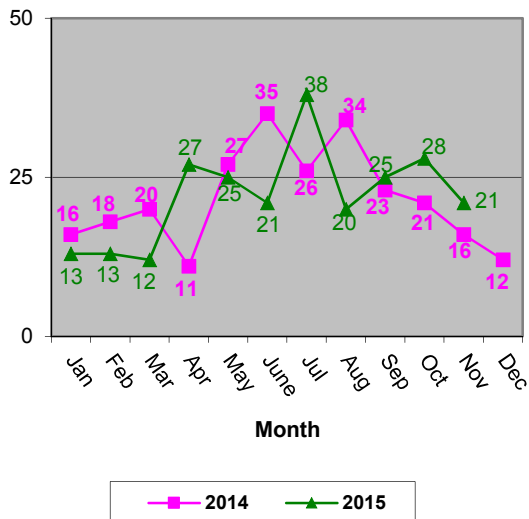
Single Family SALES and INVENTORY and PENDING

Nov-15

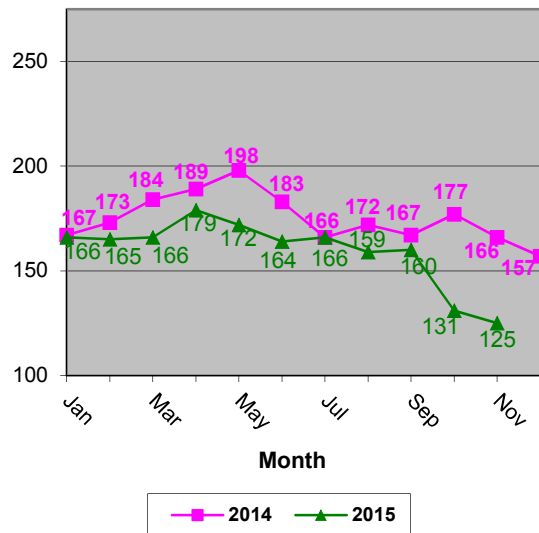
ANDERSON COUNTY

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR	UNDER	0	1	0	1	4	4.0	1
50,000	-	99,999	1	1	1	3	26	8.7	9
100,000	-	119,999	0	5	1	6	22	3.7	4
120,000	-	139,999	1	6	0	7	15	2.1	12
140,000	-	159,999	0	0	0	0	14	14.0	4
160,000	-	179,999	0	0	0	0	9	9.0	4
180,000	-	199,999	0	0	1	1	7	7.0	3
200,000	-	249,999	0	1	2	3	5	1.7	3
250,000	-	299,999	0	0	0	0	6	6.0	1
300,000	-	499,999	0	0	0	0	12	12.0	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	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
Total			2	14	5	21	125	6.0	41
Median Price			\$101,250	\$121,250	\$185,000	\$122,500	\$130,000		\$132,900
Average Price			\$101,250	\$121,442	\$168,400	\$130,699	\$183,510		\$136,471

Sales 2014 vs 2015



Inventory 2014 vs 2015



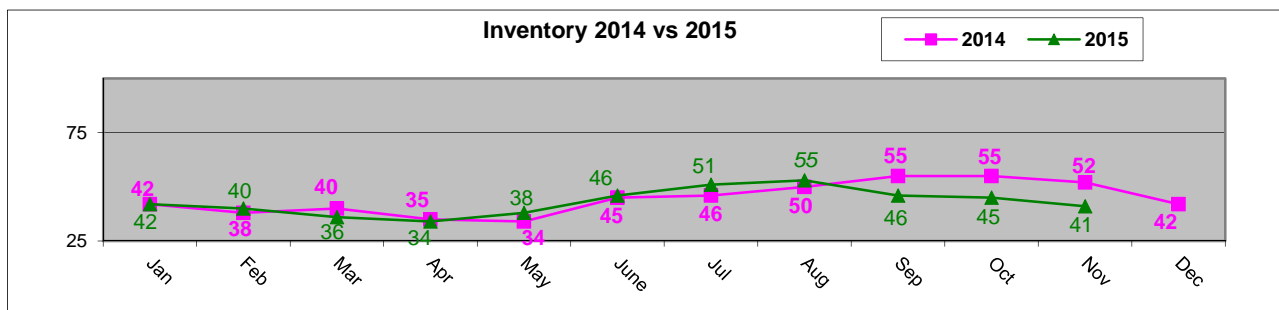
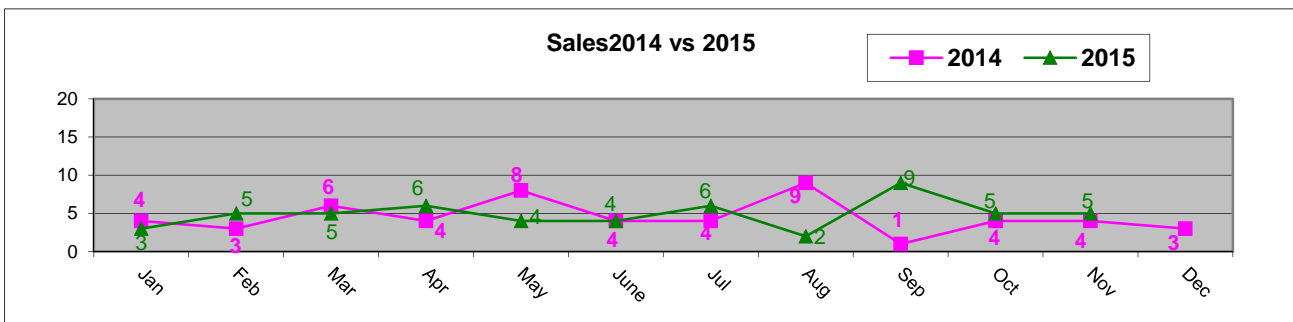
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

BATH 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	4	4.0	0
50,000	-	99,999	0	0	0	0	15	15.0	1
100,000	-	119,999	0	0	0	0	1	1.0	2
120,000	-	139,999	0	0	0	0	7	7.0	1
140,000	-	159,999	0	0	0	0	2	2.0	1
160,000	-	179,999	0	1	0	1	2	2.0	0
180,000	-	199,999	0	0	1	1	1	1.0	0
200,000	-	249,999	0	1	1	2	4	2.0	0
250,000	-	299,999	0	0	0	0	2	2.0	0
300,000	-	499,999	0	1	0	1	3	3.0	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
Total			0	3	2	5	41	8.2	5
Median Price			\$0	\$239,900	\$214,250	\$238,500	\$121,000		\$119,000
Average Price			\$0	\$259,133	\$214,250	\$241,180	\$141,625		\$122,400



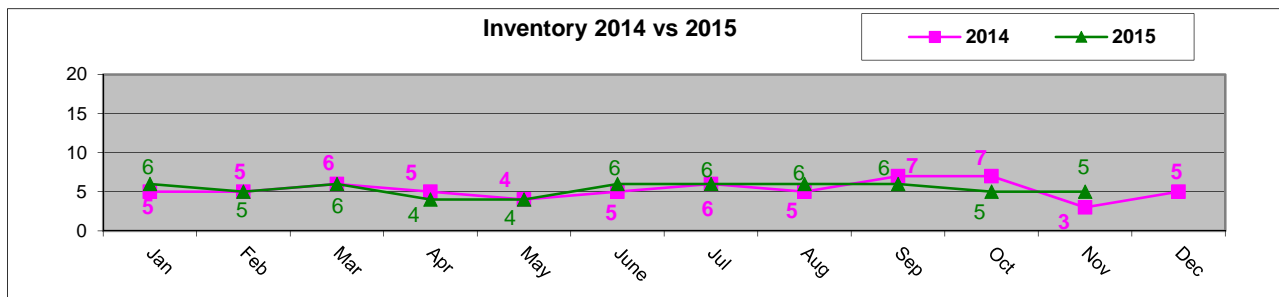
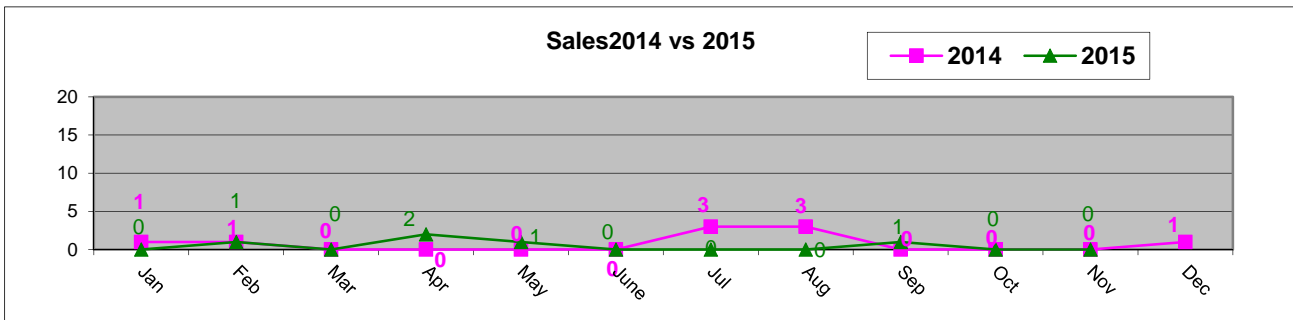
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

BELL 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	2	2.0	0
50,000	-	99,999	0	0	0	0	1	1.0	1
100,000	-	119,999	0	0	0	0	0	0.0	2
120,000	-	139,999	0	0	0	0	0	0.0	0
140,000	-	159,999	0	0	0	0	0	0.0	0
160,000	-	179,999	0	0	0	0	0	0.0	0
180,000	-	199,999	0	0	0	0	0	0.0	0
200,000	-	249,999	0	0	0	0	0	0.0	0
250,000	-	299,999	0	0	0	0	1	1.0	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
Total			0	0	0	0	5	5.0	3
Median Price			\$0	\$0	\$0	\$0	\$74,700		\$109,000
Average Price			\$0	\$0	\$0	\$0	\$149,800		\$100,300



Lexington-Bluegrass

Association of Realtors®

Nov-15

Statistical Report Residential, Condo, & Townhouses BOURBON COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings	11		17		55%
Month Inventory	4.0		7.1		78%
% of List Price	94.31		95.03		
Residential					
Sales	22	\$3,025,300	10	\$1,415,150	-55%
Avg Sales Price		\$137,514		\$141,515	3%
Median Sales Price		\$150,750		\$137,250	-9%
Avg Days on Market		88		109	24%



CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings	260		236		-9%
Residential					
Sales	163	\$22,679,589	150	\$21,036,707	-8%
Avg Sales Price		\$139,139		\$140,245	1%
Median Sales Price		\$122,000		\$121,500	0%
Avg Days on Market		102		94	-8%



Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	7	11	13	16	18	24	22	11	12	17	11	
2014	9	8	14	21	13	18	21	17	18	23	11	12
2013	15	12	18	16	8	8	24	17	16	16	14	6

Lexington-Bluegrass

Association of Realtors®

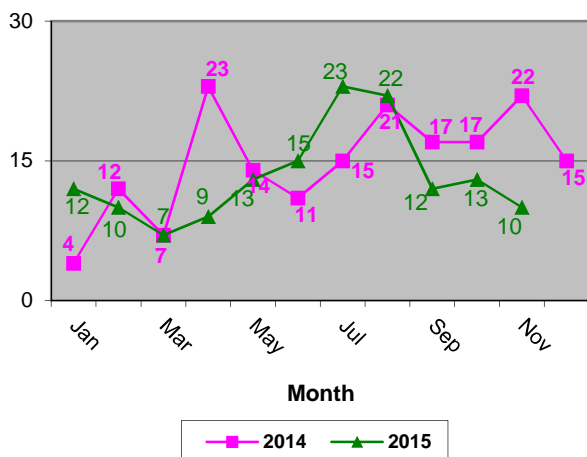
Single Family SALES and INVENTORY and PENDING

Nov-15

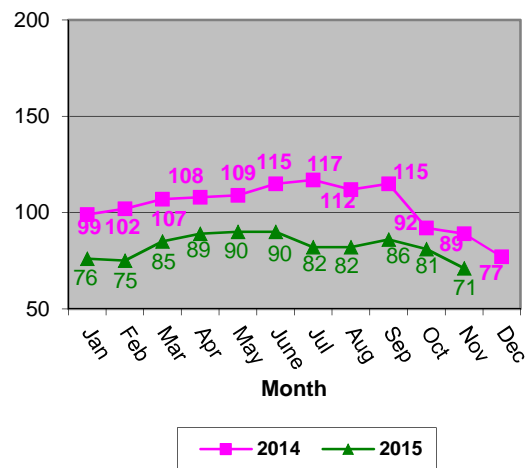
BOURBON COUNTY

Price Range			Sales			Current Inventory		Pending	
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units		Months Inv.
49,999	OR	UNDER	2	1	0	3	9	3.0	3
50,000	-	99,999	0	0	0	0	16	16.0	5
100,000	-	119,999	0	0	0	0	3	3.0	1
120,000	-	139,999	0	1	1	2	5	2.5	4
140,000	-	159,999	0	1	0	1	6	6.0	3
160,000	-	179,999	0	1	0	1	2	2.0	0
180,000	-	199,999	1	0	0	1	2	2.0	0
200,000	-	249,999	0	0	1	1	7	7.0	2
250,000	-	299,999	0	0	0	0	2	2.0	1
300,000	-	499,999	0	0	1	1	10	10.0	0
500,000	-	749,999	0	0	0	0	6	6.0	1
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	1	1.0	0
2,000,000	-	OVER	0	0	0	0	1	1.0	0
Total			3	4	3	10	71	7.1	20
Median Price			\$22,500	\$133,450	\$203,000	\$137,250	\$149,900		\$127,450
Average Price			\$76,500	\$116,038	\$240,500	\$141,515	\$509,168		\$144,940

Sales 2014 vs 2015



Inventory 2014 vs 2015



Lexington-Bluegrass

Association of Realtors®

Nov-15

Statistical Report Residential Condo, & Townhouses CLARK COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings	39		44		13%
Month Inventory	9.8		7.2		-27%
% of List Price	94.44		94.14		
<u>Residential</u>					
Sales	28	\$3,490,172	29	\$3,677,402	4%
Avg Sales Price		\$124,649		\$126,807	2%
Median Sales Price		\$112,250		\$105,000	-6%
Avg Days on Market		100		67	-33%

CUMMULATIVE SUMMARY	Jan 14 -Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings	660		619		-6%
<u>Residential</u>					
Sales	367	\$48,325,810	385	\$51,557,221	5%
Avg Sales Price		\$131,678		\$133,915	2%
Median Sales Price		\$116,000		\$118,750	2%
Avg Days on Market		101		101	0%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	27	34	51	51	41	52	37	31	54	30	34	
2014	26	36	38	42	41	35	41	44	28	37	22	22
2013	36	38	25	28	46	32	39	40	43	26	28	34

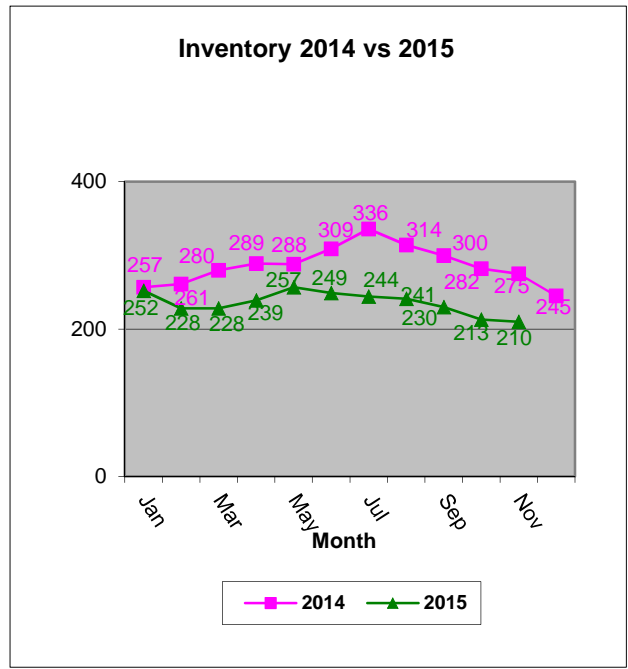
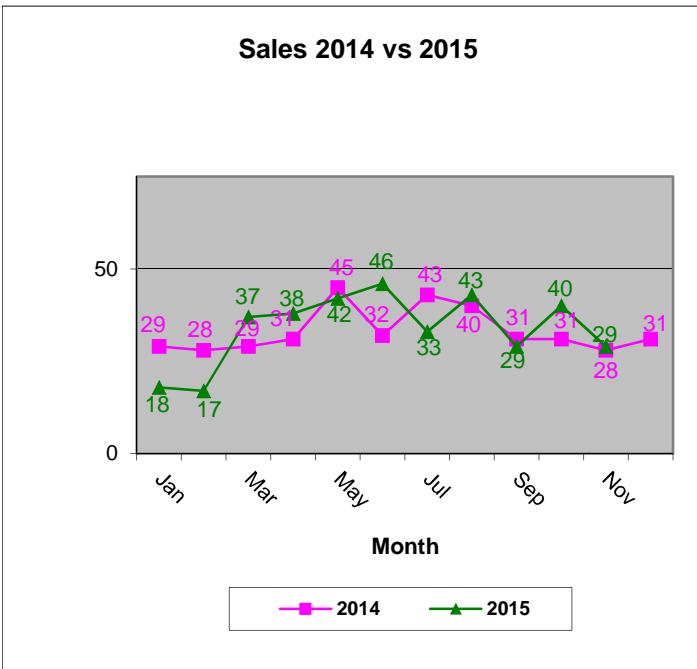
Lexington-Bluegrass

Association of Realtors[®]

Single Family SALES and INVENTORY and PENDING

Nov-15
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	2	0	1	3	9	3.0	2
50,000	-	99,999	2	6	1	9	44	4.9	13
100,000	-	119,999	0	3	3	6	23	3.8	6
120,000	-	139,999	0	2	0	2	24	12.0	10
140,000	-	159,999	0	2	0	2	14	7.0	6
160,000	-	179,999	0	1	1	2	15	7.5	5
180,000	-	199,999	0	2	0	2	12	6.0	3
200,000	-	249,999	0	0	0	0	16	16.0	0
250,000	-	299,999	0	1	0	1	17	17.0	2
300,000	-	499,999	2	0	0	2	27	13.5	2
500,000	-	749,999	0	0	0	0	7	7.0	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
Total			6	17	6	29	210	7.2	49
Median Price			\$83,500	\$116,000	\$100,500	\$105,000	\$145,200		\$124,500
Average Price			\$152,150	\$127,529	\$99,417	\$126,807	\$198,121		\$138,099

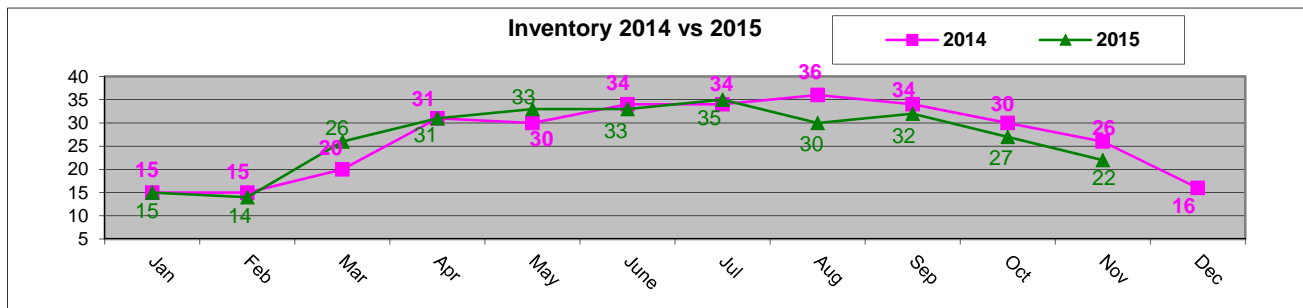
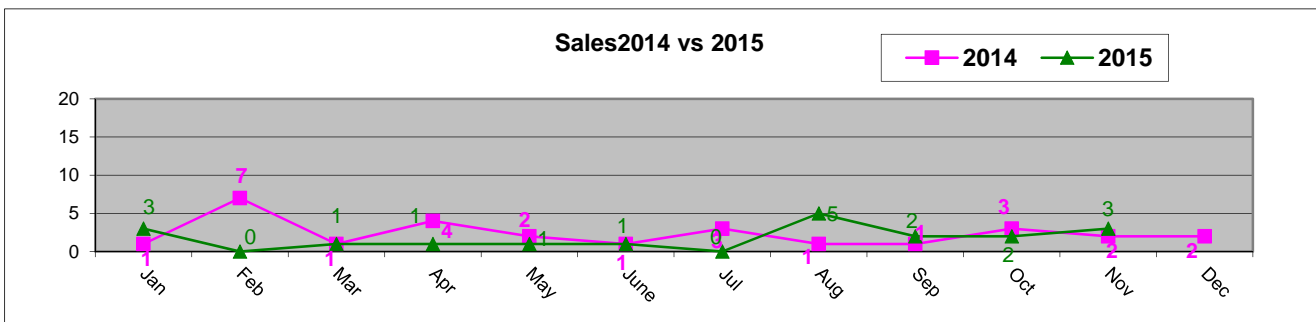


Single Family SALES and INVENTORY and PENDING

Nov-15

CLAY 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	1	1.0	0
50,000	-	99,999	0	2	1	3	10	3.3	3
100,000	-	119,999	0	0	0	0	0	0.0	0
120,000	-	139,999	0	0	0	0	4	4.0	1
140,000	-	159,999	0	0	0	0	1	1.0	0
160,000	-	179,999	0	0	0	0	1	1.0	0
180,000	-	199,999	0	0	0	0	1	1.0	0
200,000	-	249,999	0	0	0	0	1	1.0	0
250,000	-	299,999	0	0	0	0	2	2.0	1
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
Total			0	2	1	3	22	7.3	5
Median Price			\$0	\$61,250	\$80,000	\$69,500	\$111,250		\$98,000
Average Price			\$0	\$71,250	\$80,000	\$67,500	\$143,995		\$128,180



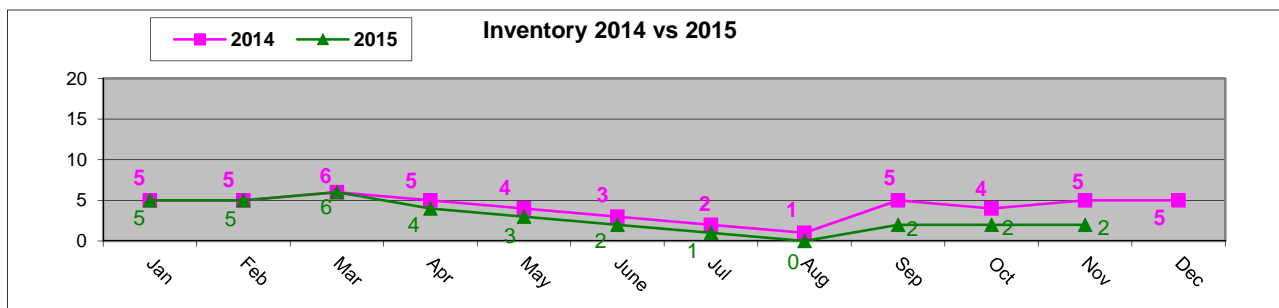
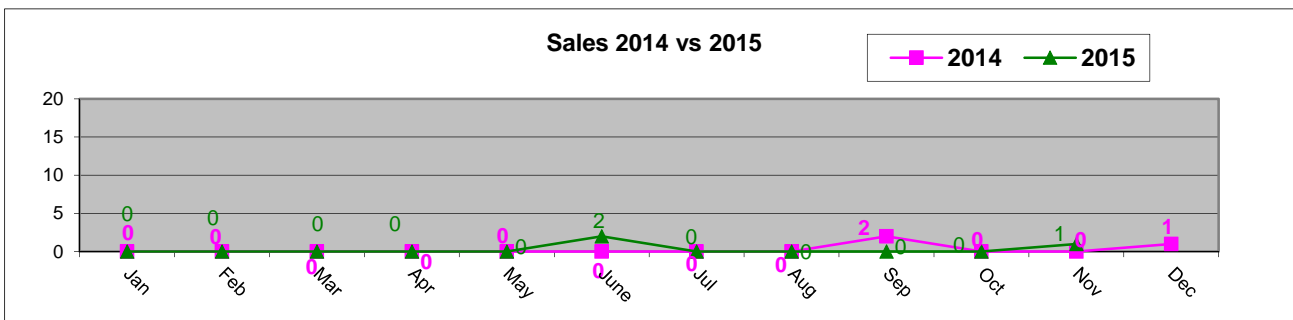
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

ELLIOTT 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	2	2.0	0
50,000	-	99,999	0	0	0	0	0	0.0	0
100,000	-	119,999	0	0	0	0	0	0.0	0
120,000	-	139,999	0	0	0	0	0	0.0	0
140,000	-	159,999	0	0	0	0	0	0.0	0
160,000	-	179,999	0	1	0	1	0	0.0	0
180,000	-	199,999	0	0	0	0	0	0.0	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	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
Total			0	1	0	1	2	2.0	0
Median Price			\$0	\$167,500	\$0	\$167,500	\$25,950		\$0
Average Price			\$0	\$167,500	\$0	\$167,500	\$25,950		\$0



Lexington-Bluegrass

Association of Realtors[®]

Nov-15

Statistical Report Residential Condo, & Townhouses FAYETTE COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings	417		349		-16%
Month Inventory	6.6		3.8		-42%
% of List Price	97.16		96.22		
<u>Residential</u>					
Sales	273	\$55,578,099	313	\$66,412,072	15%
Avg Sales Price		\$203,583		\$212,179	4%
Median Sales Price		\$163,700		\$160,000	-2%
Avg Days on Market		65		56	-14%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings	6,826		6,591		-3%
<u>Residential</u>					
Sales	4,211	\$853,530,028	4,675	\$986,351,135	11%
Avg Sales Price		\$202,691		\$210,984	4%
Median Sales Price		\$161,900		\$168,000	4%
Avg Days on Market		68		61	-10%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	348	391	482	625	569	578	529	469	423	369	339	
2014	293	271	426	549	566	463	441	389	368	270	289	230
2013	323	343	478	480	533	489	472	382	328	346	252	186

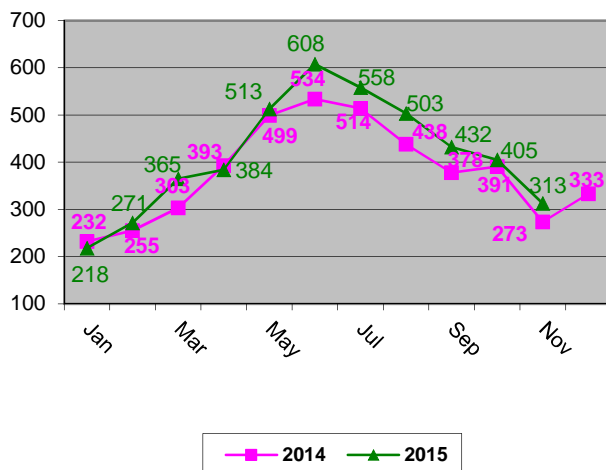
Lexington-Bluegrass

Association of Realtors[®]

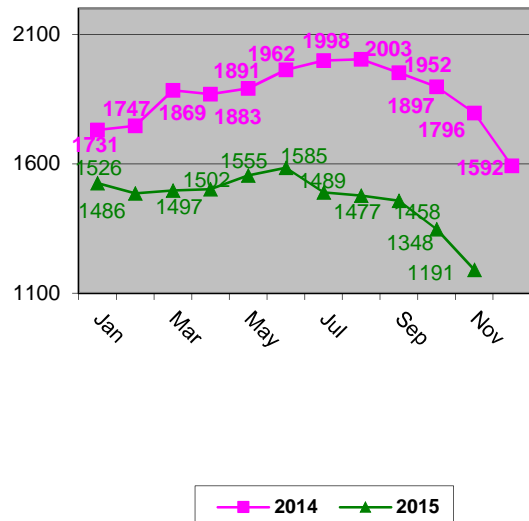
Single Family SALES and INVENTORY and PENDING Nov-15 FAYETTE COUNTY

Price Range			Sales			Current Inventory			
			0-2 Bedrm	3 Bedrm	4+ Bedrm	Total Units	Single Units	Months Inv.	Pending
49,999	OR	UNDER	5	6	3	14	16	1.1	11
50,000	-	99,999	16	18	2	36	137	3.8	63
100,000	-	119,999	6	19	1	26	118	4.5	47
120,000	-	139,999	4	29	4	37	105	2.8	82
140,000	-	159,999	2	35	4	41	80	2.0	61
160,000	-	179,999	2	23	6	31	88	2.8	43
180,000	-	199,999	4	13	1	18	51	2.8	51
200,000	-	249,999	1	9	20	30	119	4.0	93
250,000	-	299,999	1	7	15	23	112	4.9	93
300,000	-	499,999	0	15	23	38	191	5.0	115
500,000	-	749,999	0	3	10	13	87	6.7	17
750,000	-	999,999	0	0	4	4	31	7.8	7
1,000,000	-	1,249,999	0	0	1	1	11	11.0	3
1,250,000	-	1,499,999	0	0	1	1	15	15.0	2
1,500,000	-	1,999,999	0	0	0	0	14	14.0	0
2,000,000	-	OVER	0	0	0	0	16	16.0	0
Total			41	177	95	313	1191	3.8	688
Median Price			\$92,000	\$152,000	\$275,000	\$160,000	\$200,000		\$198,145
Average Price			\$110,060	\$172,357	\$330,446	\$212,179	\$330,112		\$230,281

Sales 2014 vs 2015



Inventory 2014 vs 2015



Lexington-Bluegrass

Association of Realtors®

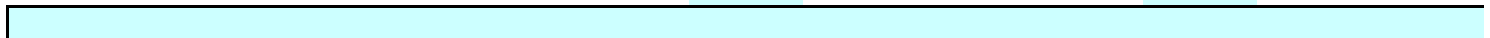
Nov-15

Statistical Report Residential, Condo, & Townhouses FRANKLIN COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		50		51	2%
Month Inventory		10.6		7.7	-27%
% of List Price		92.74		95.47	
Residential					
Sales	34	\$4,159,850	38	\$4,929,000	12%
Avg Sales Price		\$122,349		\$129,711	6%
Median Sales Price		\$104,500		\$116,950	12%
Avg Days on Market		74		89	20%



CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		827		816	-1%
Residential					
Sales	458	\$57,122,415	493	\$65,898,900	8%
Avg Sales Price		\$124,721		\$136,437	9%
Median Sales Price		\$112,750		\$125,000	11%
Avg Days on Market		112		109	-3%



Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	40	30	48	57	56	64	54	53	51	58	58	
2014	30	30	43	48	54	48	69	59	57	31	29	22
2013	43	31	47	53	57	49	48	48	37	41	29	26

Lexington-Bluegrass Association of Realtors[®]

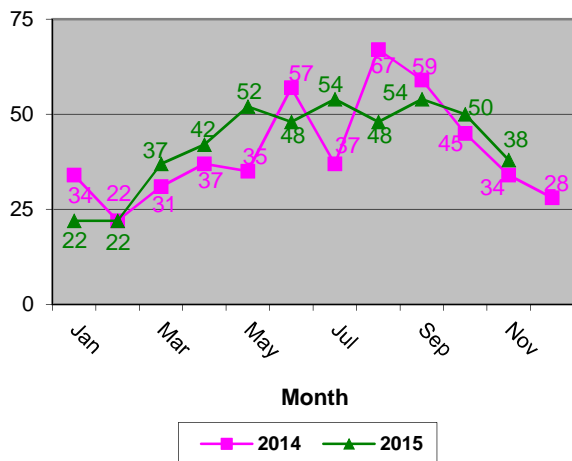
Single Family SALES and INVENTORY and PENDING

Nov-15

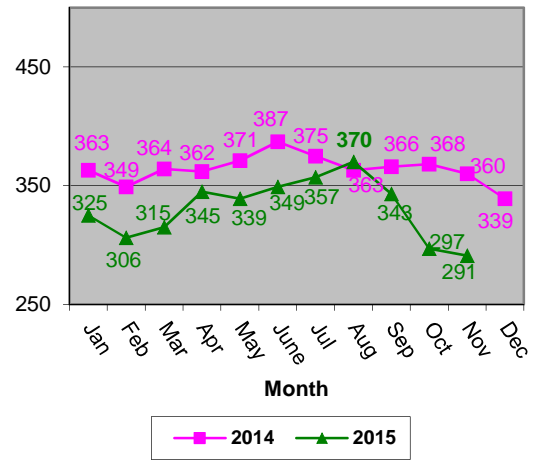
Franklin County

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	20	5.0	5
50,000	-	99,999	4	4	2	10	58	5.8	29
100,000	-	119,999	2	4	0	6	38	6.3	13
120,000	-	139,999	1	4	1	6	40	6.7	14
140,000	-	159,999	0	2	1	3	20	6.7	6
160,000	-	179,999	0	2	0	2	14	7.0	5
180,000	-	199,999	0	1	0	1	15	15.0	3
200,000	-	249,999	0	1	1	2	28	14.0	3
250,000	-	299,999	0	2	0	2	22	11.0	6
300,000	-	499,999	0	2	0	2	25	12.5	4
500,000	-	749,999	0	0	0	0	9	9.0	1
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	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	1	1.0	0
Total			8	25	5	38	291	7.7	89
Median Price			\$78,500	\$132,000	\$129,900	\$116,950	\$134,900		\$117,900
Average Price			\$78,063	\$144,992	\$135,940	\$129,711	\$187,266		\$141,668

Sales 2014 vs 2015



Inventory 2014 vs 2015



Lexington-Bluegrass

Association of Realtors[®]

Nov-15 Statistical Report Residential, Condo, & Townhouses GARRARD COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		17		21	24%
Month Inventory		6.9		7.8	13%
% of List Price		95.77		95.46	
Residential					
Sales	16	\$1,703,602	10	\$1,293,463	-38%
Avg Sales Price		\$106,475		\$129,346	21%
Median Sales Price		\$94,950		\$123,750	30%
Avg Days on Market		83		66	-20%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		246		274	11%
Residential					
Sales	141	\$16,015,982	166	\$22,940,674	18%
Avg Sales Price		\$113,589		\$138,197	22%
Median Sales Price		\$99,500		\$131,450	32%
Avg Days on Market		129		107	-17%

Total Pendings By Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	12	14	15	15	18	19	15	20	15	16	10	
2014	14	5	5	13	22	15	13	16	16	17	8	13
2013	10	10	9	18	9	15	18	17	14	11	9	5

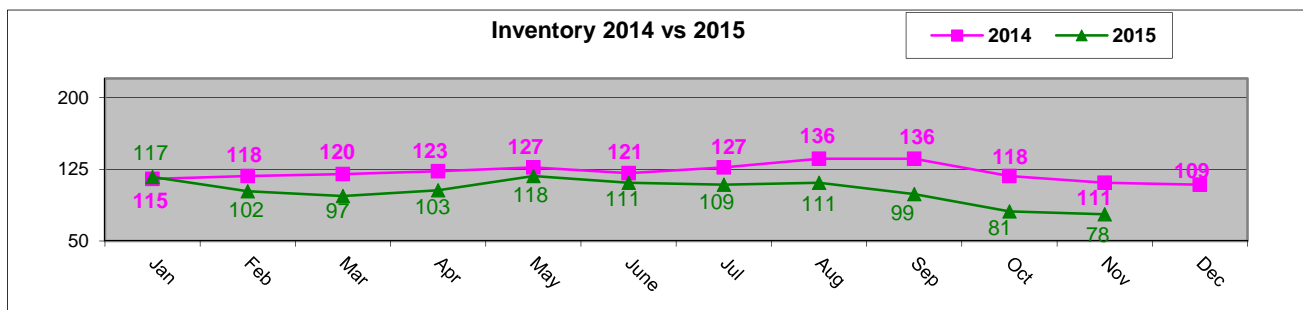
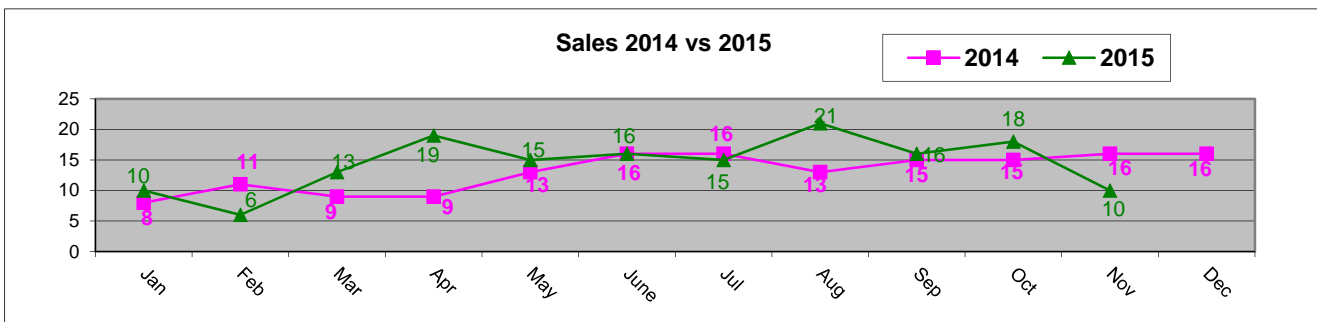
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

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	0	0	0	6	6.0	5
50,000	-	99,999	1	2	0	3	18	6.0	5
100,000	-	119,999	0	1	1	2	5	2.5	3
120,000	-	139,999	0	1	0	1	8	8.0	0
140,000	-	159,999	0	1	0	1	10	10.0	4
160,000	-	179,999	0	1	0	1	6	6.0	0
180,000	-	199,999	0	1	0	1	4	4.0	0
200,000	-	249,999	0	0	1	1	5	5.0	2
250,000	-	299,999	0	0	0	0	6	6.0	1
300,000	-	499,999	0	0	0	0	9	9.0	4
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
Total			1	7	2	10	78	7.8	24
Median Price			\$78,900	\$130,000	\$172,957	\$123,750	\$145,000		\$116,250
Average Price			\$78,900	\$124,093	\$172,957	\$129,346	\$174,914		\$152,964



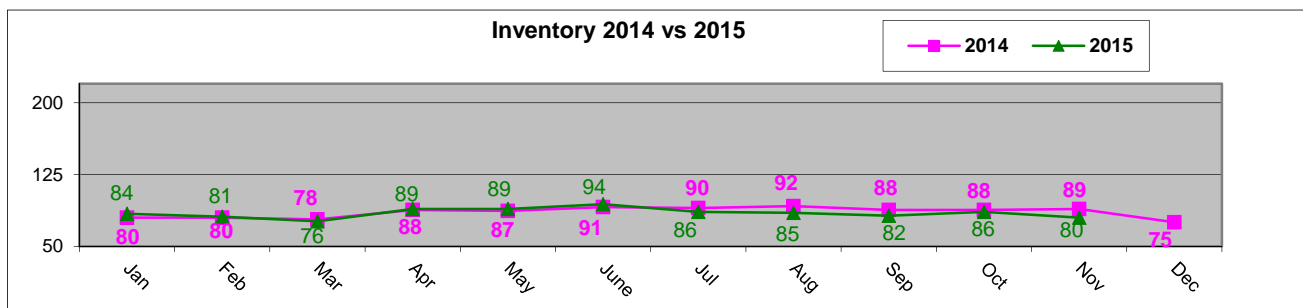
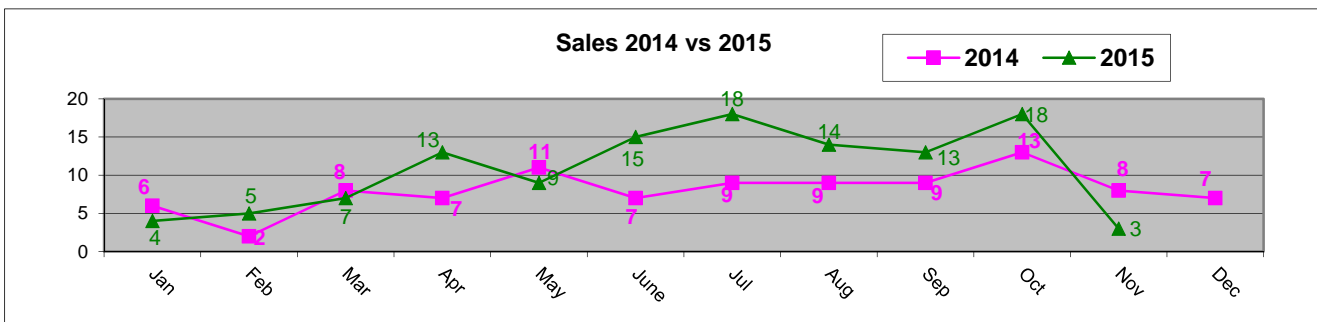
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

HARRISON 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	13	13.0	5
50,000	-	99,999	0	1	0	1	23	23.0	6
100,000	-	119,999	0	2	0	2	6	3.0	0
120,000	-	139,999	0	0	0	0	8	8.0	1
140,000	-	159,999	0	0	0	0	5	5.0	4
160,000	-	179,999	0	0	0	0	4	4.0	1
180,000	-	199,999	0	0	0	0	6	6.0	1
200,000	-	249,999	0	0	0	0	4	4.0	2
250,000	-	299,999	0	0	0	0	3	3.0	1
300,000	-	499,999	0	0	0	0	7	7.0	2
500,000	-	749,999	0	0	0	0	1	1.0	1
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
Total			0	3	0	3	80	26.7	24
Median Price			\$0	\$116,000	\$0	\$116,000	\$114,950		\$137,450
Average Price			\$0	\$94,950	\$0	\$102,000	\$142,544		\$152,225



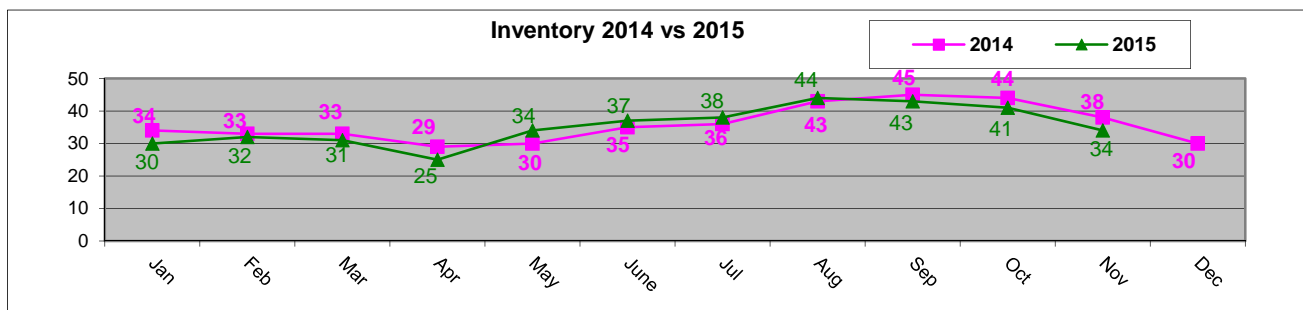
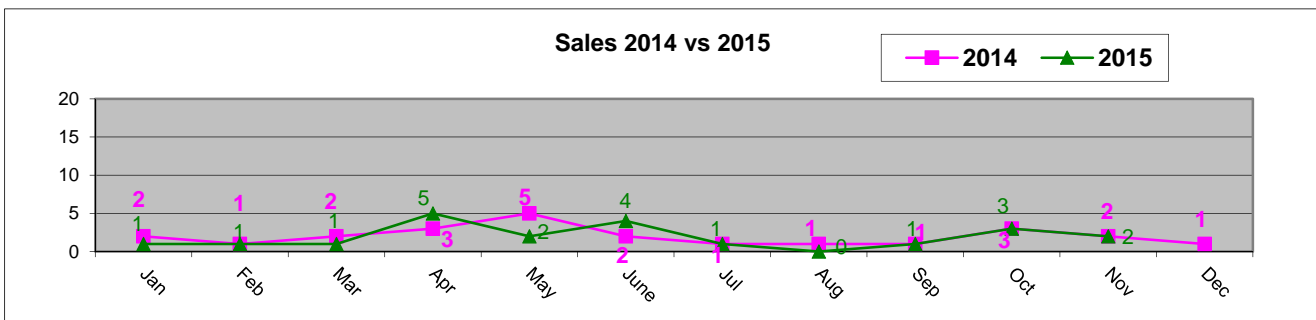
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

JACKSON 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	6	6.0	2
50,000	-	99,999	0	1	0	1	13	13.0	3
100,000	-	119,999	0	0	0	0	4	4.0	0
120,000	-	139,999	0	0	1	1	1	1.0	0
140,000	-	159,999	0	0	0	0	4	4.0	3
160,000	-	179,999	0	0	0	0	0	0.0	0
180,000	-	199,999	0	0	0	0	0	0.0	0
200,000	-	249,999	0	0	0	0	3	3.0	0
250,000	-	299,999	0	0	0	0	1	1.0	0
300,000	-	499,999	0	0	0	0	2	2.0	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
Total			0	1	1	2	34	17.0	8
Median Price			\$0	\$78,000	\$123,500	\$100,750	\$98,900		\$83,170
Average Price			\$0	\$78,000	\$123,500	\$100,750	\$130,066		\$92,605



Lexington-Bluegrass

Association of Realtors[®]

Nov-15 Statistical Report Residential, Condo, & Townhouses JESSAMINE COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings	54		66		22%
Month Inventory	10.4		6.5		-37%
% of List Price	98.51		96.60		
<u>Residential</u>					
Sales	34	\$7,327,182	45	\$7,998,000	32%
Avg Sales Price		\$215,500		\$177,733	-18%
Median Sales Price		\$149,750		\$125,900	-16%
Avg Days on Market		69		65	-6%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings	1,061		998		-6%
<u>Residential</u>					
Sales	587	\$113,352,667	638	\$139,844,025	9%
Avg Sales Price		\$193,105		\$219,191	14%
Median Sales Price		\$140,000		\$146,500	5%
Avg Days on Market		93		77	-17%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	54	72	63	82	73	82	76	62	56	48	52	
2014	37	43	47	86	80	68	70	55	50	38	42	35
2013	37	43	47	86	80	68	70	55	50	38	42	35

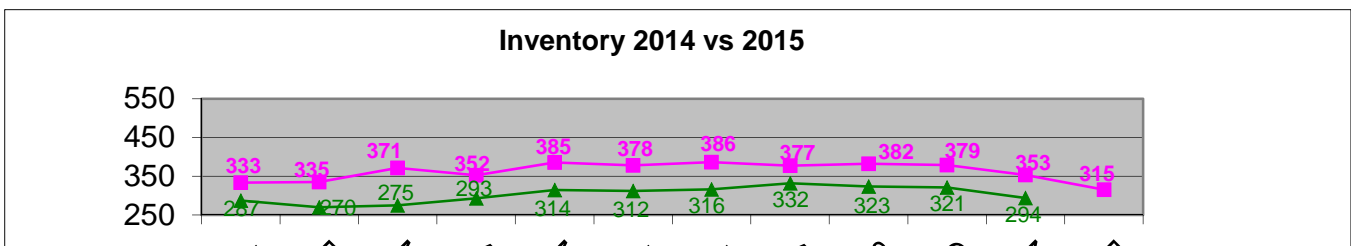
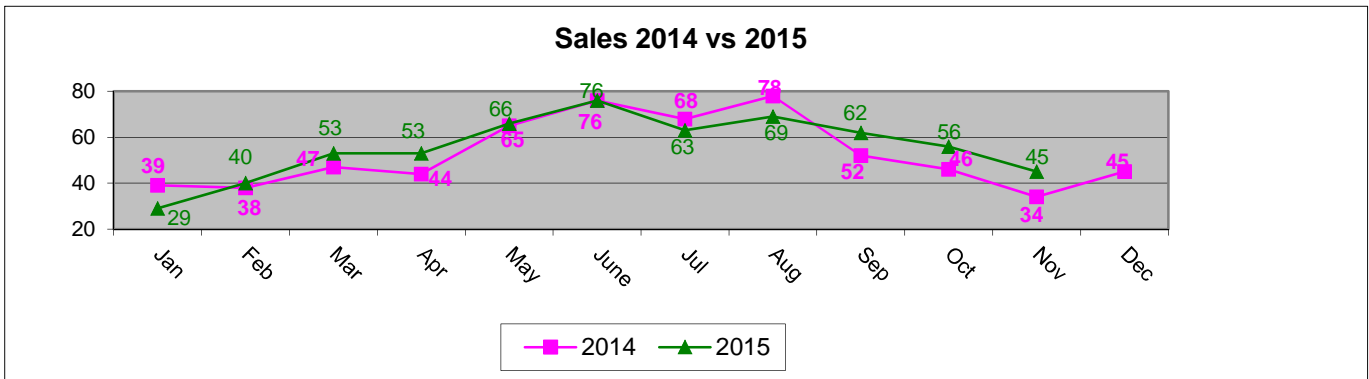
Lexington-Bluegrass

Association of Realtors®

Nov-15

Single Family SALES and INVENTORY and PENDING
JESSAMINE 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	10	10.0	1
50,000	-	99,999	3	10	0	13	37	2.8	16
100,000	-	119,999	0	5	0	5	24	4.8	13
120,000	-	139,999	0	6	2	8	31	3.9	10
140,000	-	159,999	0	3	2	5	18	3.6	10
160,000	-	179,999	0	2	0	2	18	9.0	7
180,000	-	199,999	0	0	1	1	12	12.0	5
200,000	-	249,999	0	0	3	3	32	10.7	4
250,000	-	299,999	0	0	1	1	26	26.0	7
300,000	-	499,999	0	1	2	3	20	6.7	10
500,000	-	749,999	0	0	2	2	33	16.5	3
750,000	-	999,999	0	0	1	1	26	26.0	4
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	1
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
Total			4	27	14	45	294	6.5	92
Median Price			\$73,200	\$110,000	\$224,000	\$125,900	\$194,250		\$154,288
Average Price			\$66,125	\$116,259	\$328,179	\$177,733	\$329,716		\$251,077



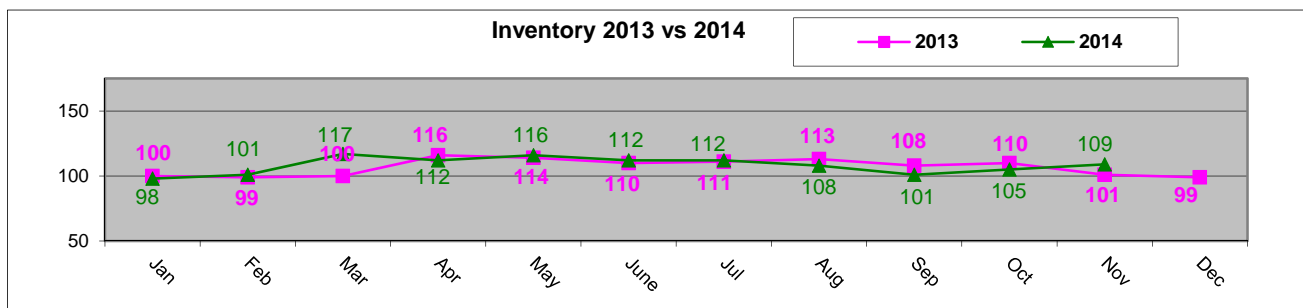
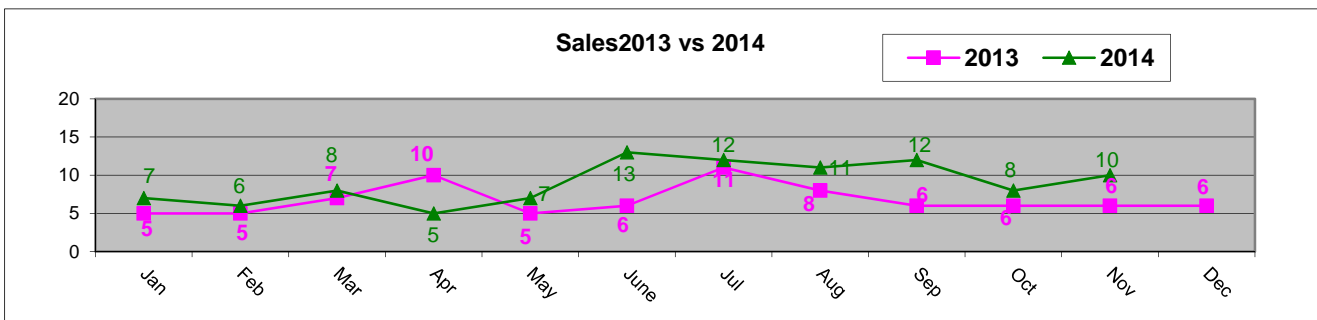
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

KNOX 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	11	11.0	1
50,000	-	99,999	4	2	0	6	32	5.3	10
100,000	-	119,999	0	0	0	0	8	8.0	1
120,000	-	139,999	0	0	1	1	12	12.0	0
140,000	-	159,999	0	0	0	0	8	8.0	3
160,000	-	179,999	0	0	0	0	6	6.0	1
180,000	-	199,999	0	0	0	0	6	6.0	1
200,000	-	249,999	0	2	0	2	10	5.0	0
250,000	-	299,999	0	0	1	1	7	7.0	1
300,000	-	499,999	0	0	0	0	7	7.0	0
500,000	-	749,999	0	0	0	0	0	0.0	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	1	1.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
Total			4	4	2	10	109	10.9	18
Median Price			\$71,225	\$147,000	\$191,500	\$91,950	\$127,500		\$96,500
Average Price			\$77,963	\$152,975	\$191,500	\$130,675	\$162,625		\$114,436



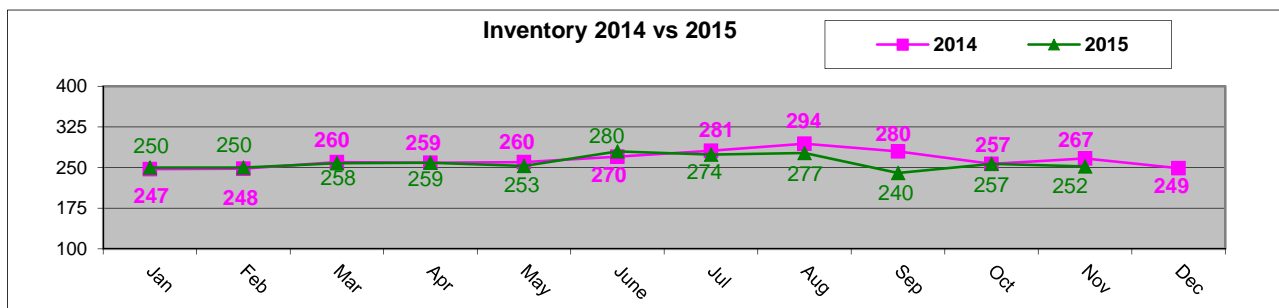
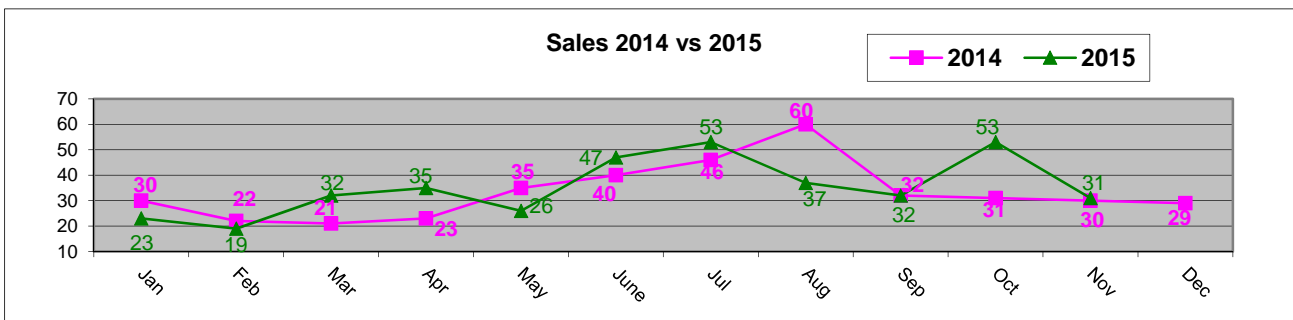
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

LAUREL 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	9	2.3	4
50,000	-	99,999	0	6	2	8	39	4.9	9
100,000	-	119,999	0	4	0	4	23	5.8	3
120,000	-	139,999	0	6	1	7	27	3.9	3
140,000	-	159,999	0	1	1	2	24	12.0	5
160,000	-	179,999	0	1	1	2	13	6.5	1
180,000	-	199,999	0	0	1	1	17	17.0	3
200,000	-	249,999	0	0	0	0	30	30.0	3
250,000	-	299,999	0	0	2	2	29	14.5	3
300,000	-	499,999	0	1	0	1	28	28.0	1
500,000	-	749,999	0	0	0	0	5	5.0	1
750,000	-	999,999	0	0	0	0	4	4.0	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	3	3.0	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
Total			2	21	8	31	252	8.1	36
Median Price			\$27,400	\$108,000	\$162,950	\$114,900	\$168,500		\$132,400
Average Price			\$27,400	\$116,504	\$162,800	\$122,702	\$221,444		\$156,538



Lexington-Bluegrass

Association of Realtors[®]

Nov-15 Statistical Report Residential, Condo, & Townhouses MADISON COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		83		74	-11%
Month Inventory		9.2		5.4	-41%
% of List Price		95.84		96.47	
<u>Residential</u>					
Sales	50	\$7,470,258	73	\$10,738,975	46%
Avg Sales Price		\$149,405		\$147,109	-2%
Median Sales Price		\$140,750		\$144,000	2%
Avg Days on Market		73		81	11%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		1,382		1,484	7%
<u>Residential</u>					
Sales	794	\$129,637,335	1,002	\$166,799,221	26%
Avg Sales Price		\$163,271		\$166,466	2%
Median Sales Price		\$145,000		\$146,000	1%
Avg Days on Market		99		79	-20%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	73	80	90	108	121	98	101	117	99	102	75	
2014	47	55	92	83	81	102	92	95	66	68	58	51
2013	44	35	56	50	86	51	64	58	61	52	52	33

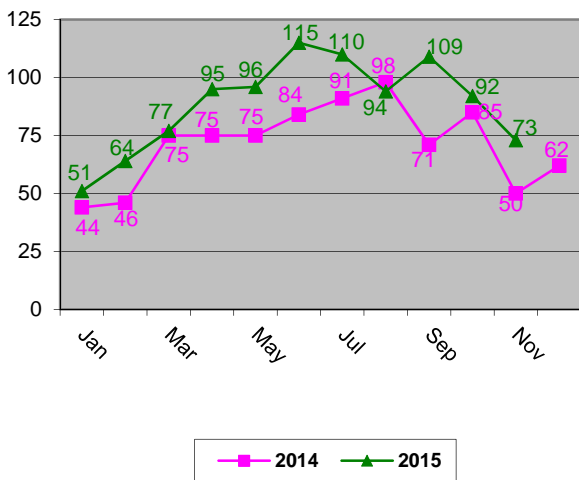
Lexington-Bluegrass

Association of Realtors[®]

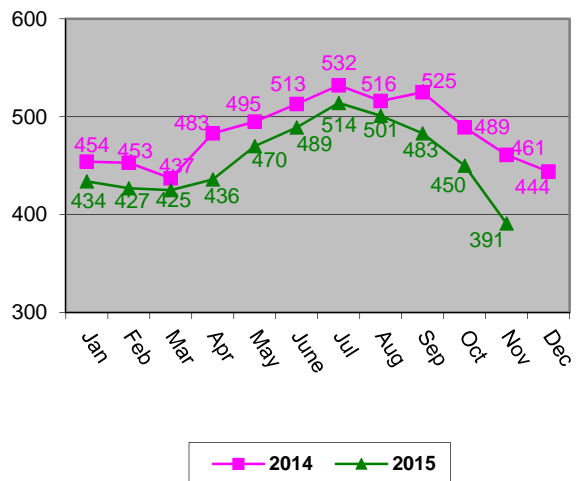
Single Family SALES and INVENTORY and PENDING
Nov-15
MADISON COUNTY

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	15	1.7	8
50,000	-	99,999	1	9	2	12	50	4.2	29
100,000	-	119,999	0	3	1	4	18	4.5	17
120,000	-	139,999	1	5	1	7	50	7.1	16
140,000	-	159,999	2	11	3	16	48	3.0	17
160,000	-	179,999	0	3	3	6	27	4.5	10
180,000	-	199,999	0	2	1	3	36	12.0	12
200,000	-	249,999	0	4	3	7	42	6.0	18
250,000	-	299,999	1	2	2	5	31	6.2	13
300,000	-	499,999	0	1	3	4	54	13.5	12
500,000	-	749,999	0	0	0	0	16	16.0	2
750,000	-	999,999	0	0	0	0	3	3.0	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	0	0.0	0
2,000,000	-	OVER	0	0	0	0	0	0.0	0
Total			7	45	21	73	391	5.4	155
Median Price			\$123,000	\$140,000	\$170,000	\$144,000	\$169,900		\$149,950
Average Price			\$116,777	\$133,903	\$185,519	\$147,109	\$214,067		\$176,553

Sales 2014 vs 2015



Inventory 2014 vs 2015



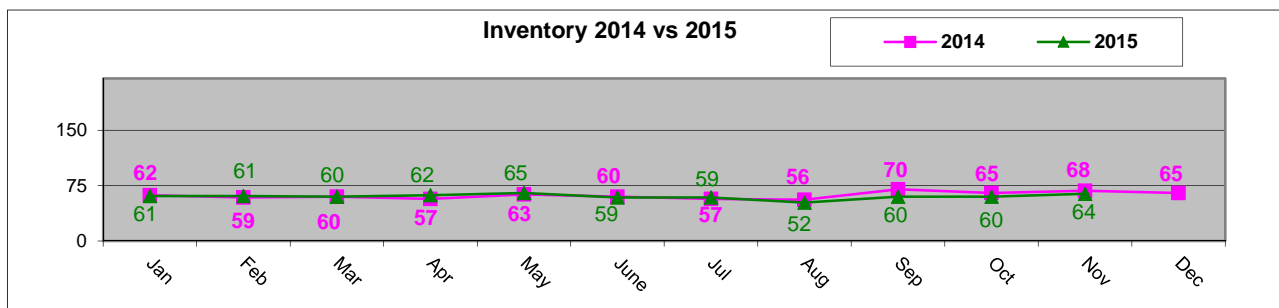
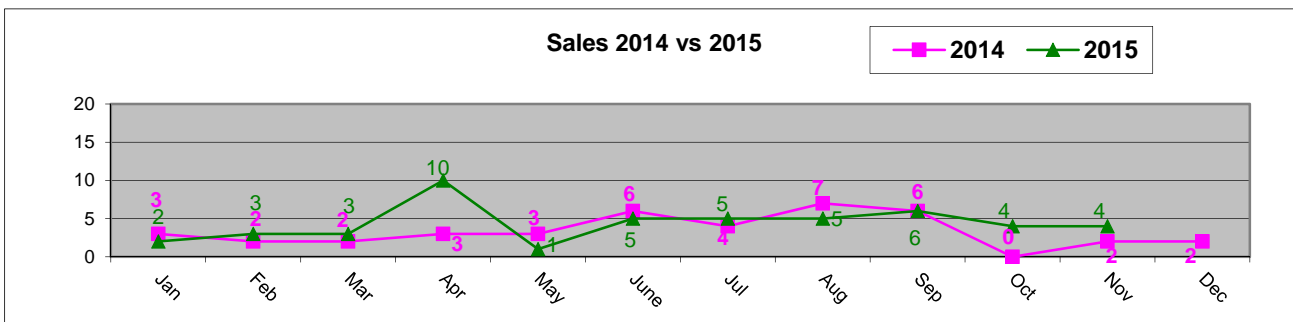
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

MENIFEE 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	0	0	1	16	16.0	0
50,000	-	99,999	1	0	0	1	25	25.0	1
100,000	-	119,999	0	1	0	1	3	3.0	0
120,000	-	139,999	0	0	0	0	5	5.0	0
140,000	-	159,999	0	0	0	0	5	5.0	0
160,000	-	179,999	0	0	0	0	3	3.0	1
180,000	-	199,999	0	0	0	0	2	2.0	1
200,000	-	249,999	0	1	0	1	0	0.0	0
250,000	-	299,999	0	0	0	0	3	3.0	0
300,000	-	499,999	0	0	0	0	2	2.0	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
Total			2	2	0	4	64	16.0	3
Median Price			\$58,000	\$154,750	\$0	\$94,750	\$72,250		\$164,900
Average Price			\$58,000	\$154,750	\$0	\$106,375	\$103,611		\$132,233



Lexington-Bluegrass

Association of Realtors[®]

Nov-15 Statistical Report Residential, Condo, & Townhouses MONTGOMERY COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings	40		23		-43%
Month Inventory	9.4		6.6		-30%
% of List Price	93.79		89.51		
<u>Residential</u>					
Sales	19	\$2,379,310	19	\$2,634,634	0%
Avg Sales Price		\$125,227		\$138,665	11%
Median Sales Price		\$115,000		\$115,000	0%
Avg Days on Market		121		94	-22%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings	482		386		-20%
<u>Residential</u>					
Sales	240	\$27,619,439	258	\$29,794,477	8%
Avg Sales Price		\$115,081		\$115,482	0%
Median Sales Price		\$108,500		\$106,000	-2%
Avg Days on Market		114		108	-5%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	26	19	25	29	35	35	22	23	36	13	25	
2014	16	21	19	32	30	20	23	18	24	31	21	22
2013	14	19	23	24	18	23	16	21	20	22	26	16

Lexington-Bluegrass

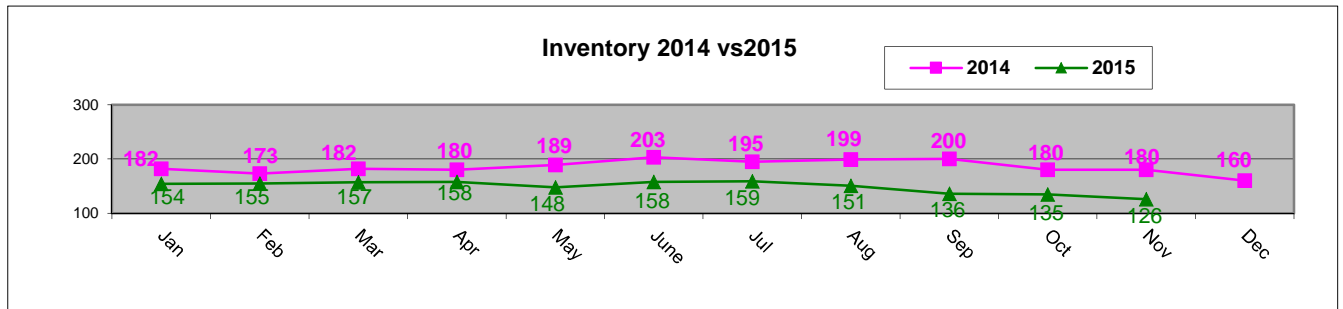
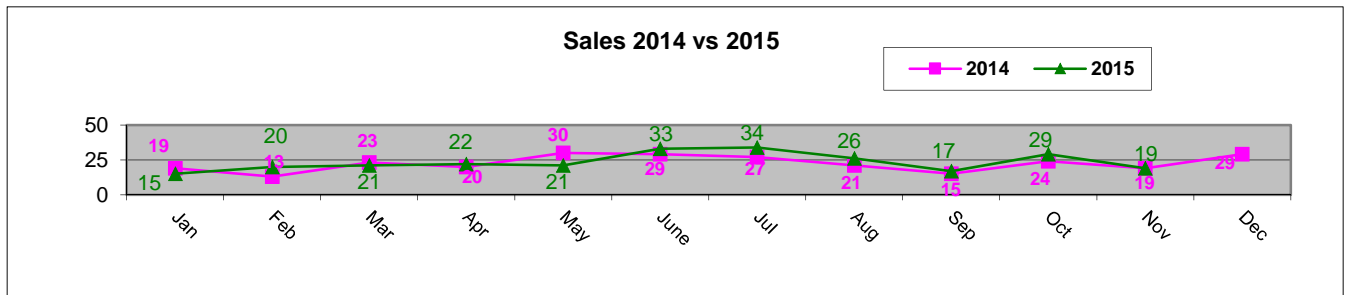
Association of Realtors®

Single Family SALES and INVENTORY and PENDING

Nov-15

MONTGOMERY 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	2	0	3	7	2.3	6
50,000	-	99,999	0	4	1	5	41	8.2	8
100,000	-	119,999	0	3	0	3	11	3.7	4
120,000	-	139,999	0	2	0	2	14	7.0	6
140,000	-	159,999	0	1	0	1	9	9.0	2
160,000	-	179,999	0	0	0	0	4	4.0	1
180,000	-	199,999	0	0	1	1	8	8.0	2
200,000	-	249,999	0	0	0	0	10	10.0	2
250,000	-	299,999	0	1	2	3	9	3.0	2
300,000	-	499,999	0	0	1	1	9	9.0	1
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	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	0	0.0	0
Total			1	13	5	19	126	6.6	34
Median Price			\$25,000	\$112,000	\$253,000	\$115,000	\$129,000		\$119,700
Average Price			\$25,000	\$106,077	\$246,127	\$138,665	\$181,396		\$128,350



Lexington-Bluegrass

Association of Realtors[®]

Nov-15

Statistical Report Residential, Condo, & Townhouses NICHOLAS COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		10		0	0%
Month Inventory		11.8		7.7	-34%
% of List Price		90.85		92.08	
<u>Residential</u>					
Sales	4	\$436,000	3	\$261,480	-25%
Avg Sales Price		\$109,000		\$87,160	-20%
Median Sales Price		\$103,500		\$65,000	-37%
Avg Days on Market		184		106	-42%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		74		50	-32%
<u>Residential</u>					
Sales	30	\$2,286,812	38	\$2,803,820	27%
Avg Sales Price		\$76,227		\$73,785	-3%
Median Sales Price		\$69,750		\$70,000	0%
Avg Days on Market		164		129	-21%

	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	4	5	1	2	7	6	1	3	5	4	2	
2014	1	5	3	4	4	1	8	0	2	5	1	3
2013	2	7	4	2	5	0	4	0	4	4	3	1

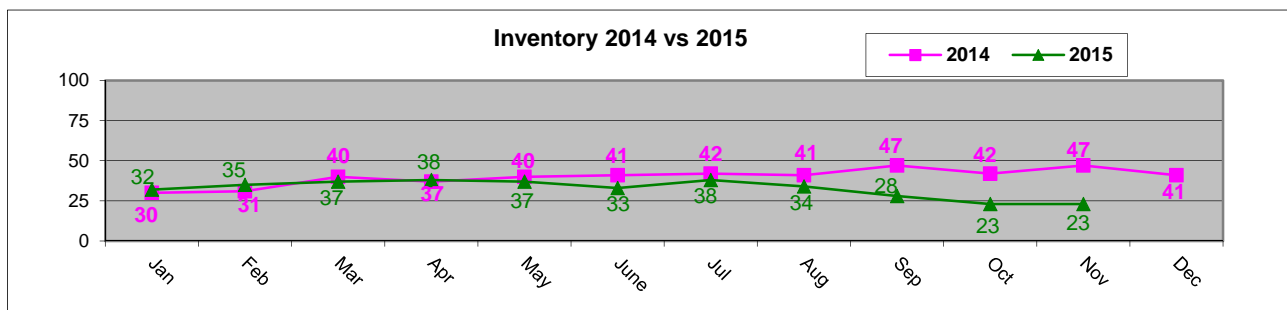
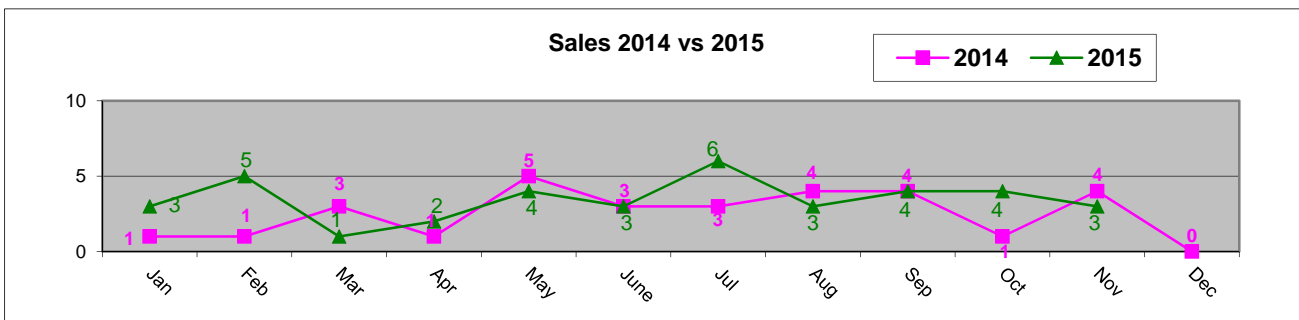
Lexington-Bluegrass Association of Realtors®

Single Family SALES and INVENTORY and PENDING

Nov-15

NICHOLAS 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	2	2.0	0
50,000	-	99,999	1	0	1	2	12	6.0	1
100,000	-	119,999	0	0	0	0	3	3.0	0
120,000	-	139,999	0	0	0	0	2	2.0	0
140,000	-	159,999	0	0	1	1	1	1.0	0
160,000	-	179,999	0	0	0	0	0	0.0	1
180,000	-	199,999	0	0	0	0	0	0.0	0
200,000	-	249,999	0	0	0	0	0	0.0	0
250,000	-	299,999	0	0	0	0	2	2.0	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
Total			1	0	2	3	23	7.7	2
Median Price			\$65,000	\$9	\$98,240	\$65,000	\$79,000		\$133,750
Average Price			\$65,000	\$9	\$98,240	\$87,160	\$113,004		\$133,750



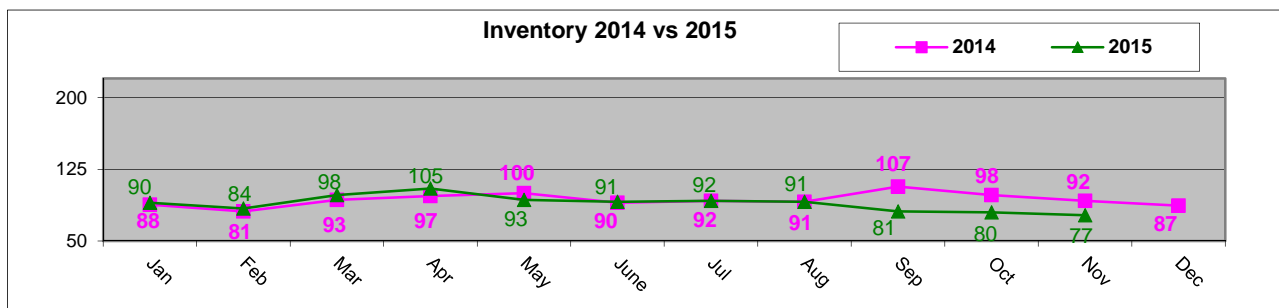
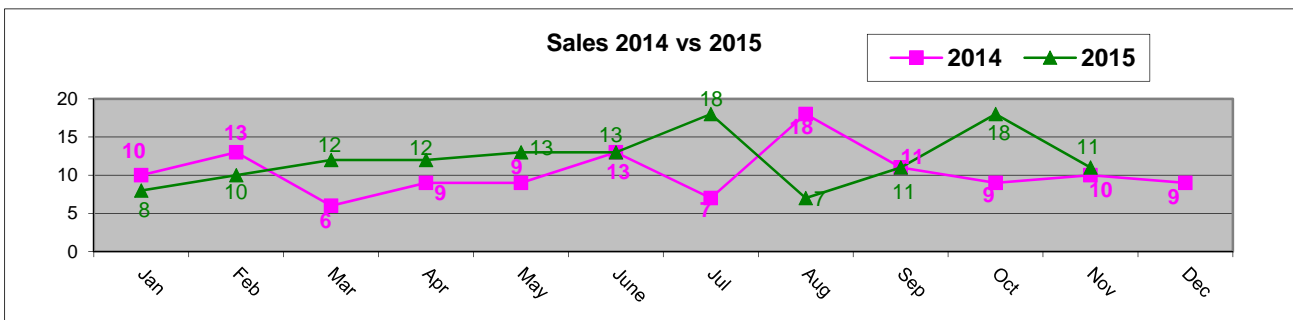
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

ROWAN 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	1	1.0	2
50,000	-	99,999	0	3	0	3	22	7.3	4
100,000	-	119,999	1	0	1	2	3	1.5	2
120,000	-	139,999	0	0	0	0	9	9.0	2
140,000	-	159,999	0	1	1	2	7	3.5	3
160,000	-	179,999	0	0	0	0	9	9.0	0
180,000	-	199,999	0	1	2	3	3	1.0	1
200,000	-	249,999	0	0	0	0	5	5.0	1
250,000	-	299,999	0	0	0	0	4	4.0	2
300,000	-	499,999	0	0	1	1	11	11.0	0
500,000	-	749,999	0	0	0	0	3	3.0	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
Total			1	5	5	11	77	7.0	17
Median Price			\$100,000	\$86,000	\$185,000	\$142,500	\$149,900		\$138,500
Average Price			\$100,000	\$115,800	\$219,800	\$161,636	\$191,580		\$132,047



Lexington-Bluegrass

Association of Realtors[®]

Nov-15

Statistical Report Residential, Condo, & Townhouses

SCOTT COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		73		81	11%
Month Inventory		6.6		4.3	-35%
% of List Price		97.46		97.26	
<u>Residential</u>					
Sales	59	\$9,288,324	80	\$15,169,395	36%
Avg Sales Price		\$157,429		\$189,617	20%
Median Sales Price		\$148,000		\$168,741	14%
Avg Days on Market		64		61	-5%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		1,418		1,430	1%
<u>Residential</u>					
Sales	871	\$155,489,650	949	\$173,149,690	9%
Avg Sales Price		\$178,519		\$182,455	2%
Median Sales Price		\$153,500		\$162,000	6%
Avg Days on Market		85		68	-20%

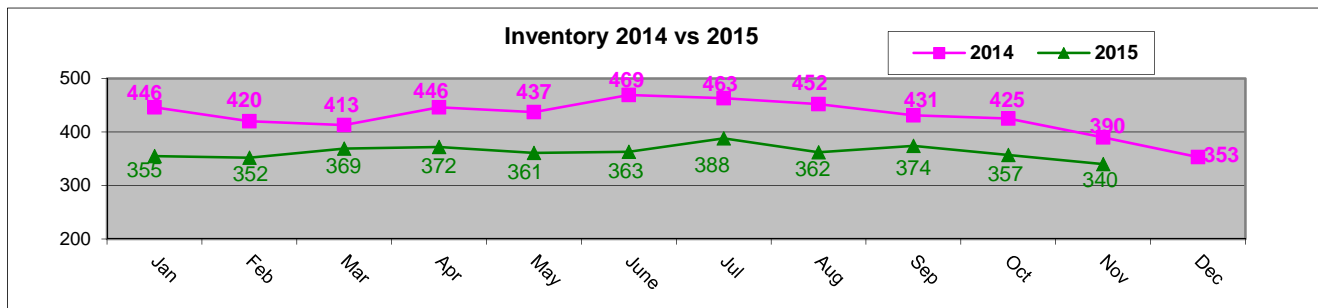
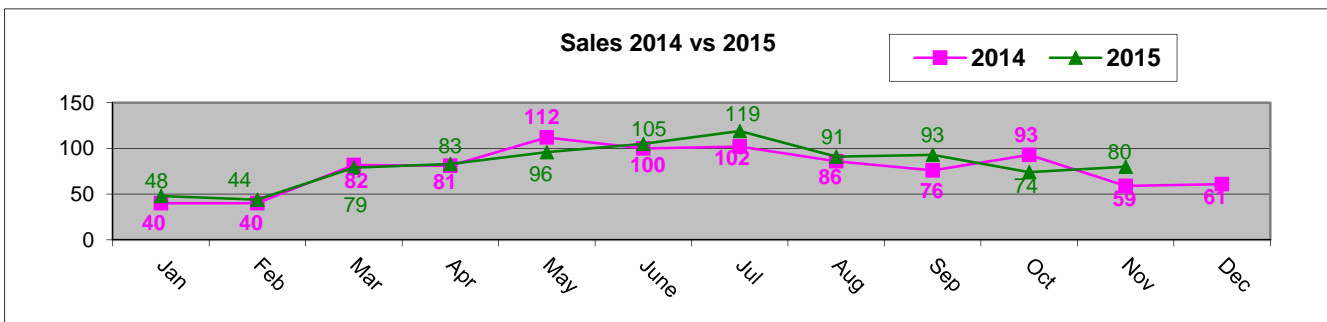
Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	73	85	107	120	138	122	94	83	84	87	69	
2014	44	83	111	97	99	119	86	76	101	69	67	51
2013	71	66	69	105	101	70	88	93	76	59	57	42

Single Family SALES and INVENTORY and PENDING

Nov-15

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	5	5.0	2
50,000	-	99,999	2	4	1	7	10	1.4	8
100,000	-	119,999	0	5	0	5	7	1.4	12
120,000	-	139,999	1	12	0	13	37	2.8	27
140,000	-	159,999	2	9	1	12	40	3.3	15
160,000	-	179,999	0	5	0	5	35	7.0	18
180,000	-	199,999	0	5	3	8	22	2.8	13
200,000	-	249,999	0	8	7	15	48	3.2	52
250,000	-	299,999	0	1	7	8	52	6.5	26
300,000	-	499,999	0	1	5	6	63	10.5	23
500,000	-	749,999	0	0	1	1	16	16.0	2
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	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
Total			5	50	25	80	340	4.3	198
Median Price			\$120,000	\$145,750	\$256,531	\$168,741	\$216,849		\$206,078
Average Price			\$105,700	\$159,367	\$266,901	\$189,617	\$254,596		\$210,571



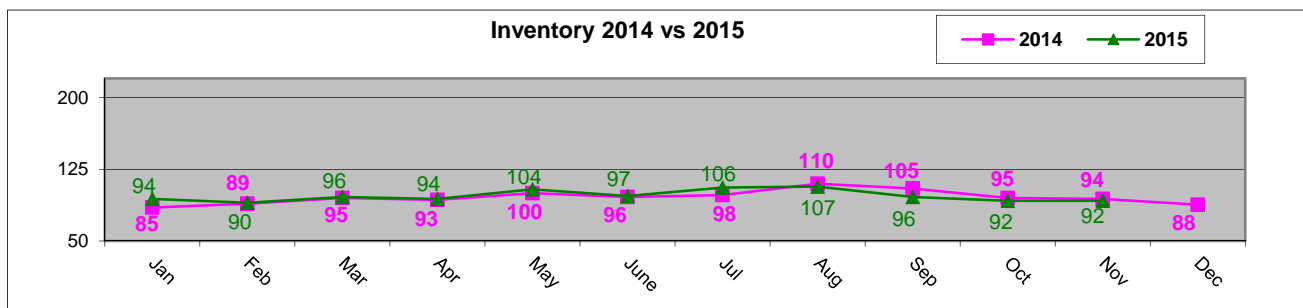
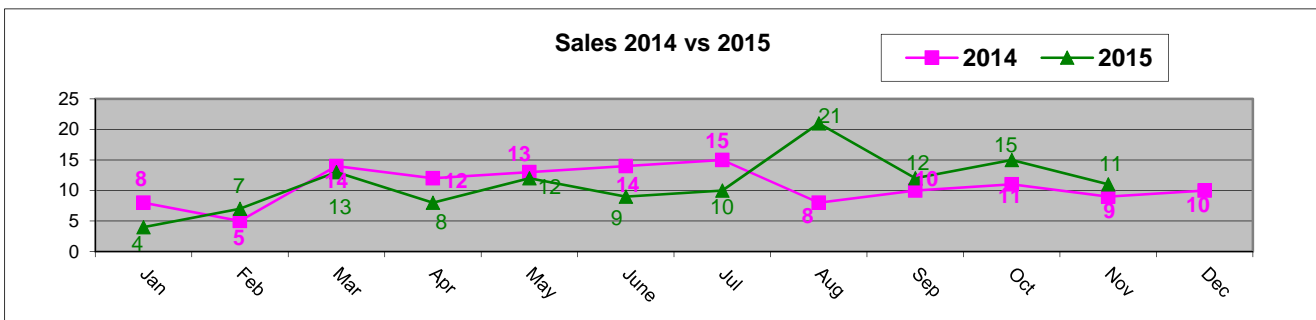
Lexington-Bluegrass Association of Realtors™

Single Family SALES and INVENTORY and PENDING

Nov-15

WHITLEY 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	1	1	8	8.0	2
50,000	-	99,999	2	4	0	6	15	2.5	3
100,000	-	119,999	0	0	1	1	10	10.0	3
120,000	-	139,999	0	0	0	0	11	11.0	3
140,000	-	159,999	0	0	0	0	13	13.0	0
160,000	-	179,999	0	1	0	1	7	7.0	0
180,000	-	199,999	0	1	0	1	14	14.0	0
200,000	-	249,999	0	0	0	0	2	2.0	1
250,000	-	299,999	0	0	0	0	5	5.0	0
300,000	-	499,999	0	0	1	1	7	7.0	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
Total			2	6	3	11	92	8.4	12
Median Price			\$70,000	\$92,750	\$112,500	\$87,500	\$144,450		\$108,500
Average Price			\$70,000	\$116,500	\$160,167	\$119,955	\$155,436		\$103,558



Lexington-Bluegrass

Association of Realtors[®]

Nov-15

Statistical Report Residential, Condo, & Townhouses WOODFORD COUNTY

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings	33		33		0%
Month Inventory	7.3		6.5		-10%
% of List Price	95.88		96.45		
<u>Residential</u>					
Sales	24	\$4,820,110	20	\$3,125,651	-17%
Avg Sales Price		\$200,838		\$156,283	-22%
Median Sales Price		\$154,750		\$141,500	-9%
Avg Days on Market		105		86	-18%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings	535		476		-11%
<u>Residential</u>					
Sales	282	\$52,975,166	308	\$64,192,780	9%
Avg Sales Price		\$187,855		\$208,418	11%
Median Sales Price		\$168,625		\$194,500	15%
Avg Days on Market		110		77	-30%

Total Pending by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	23	20	29	33	49	42	38	34	19	28	32	
2014	22	22	24	31	40	31	43	29	33	41	25	32
2013	19	31	23	33	34	31	24	25	20	22	24	5

Lexington-Bluegrass

Association of Realtors[®]

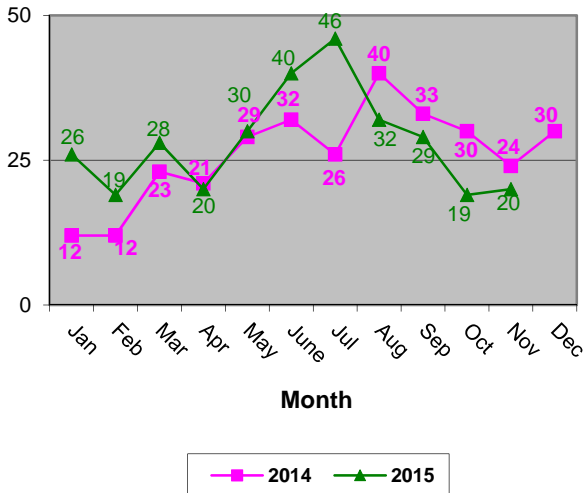
Single Family SALES and INVENTORY and PENDING

Nov-15

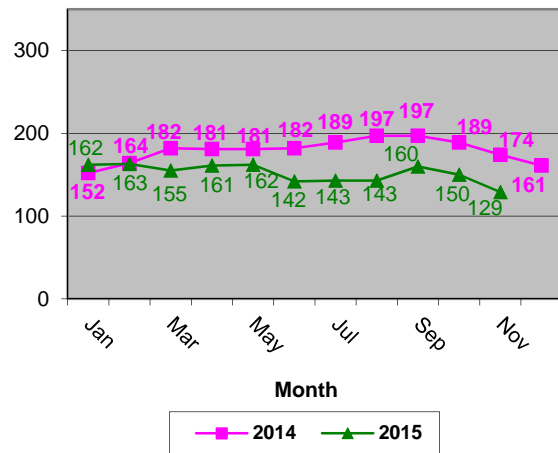
WOODFORD COUNTY

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	2	2.0	0
50,000	-	99,999	2	2	0	4	8	2.0	4
100,000	-	119,999	1	2	0	3	8	2.7	5
120,000	-	139,999	1	0	1	2	5	2.5	6
140,000	-	159,999	0	2	0	2	8	4.0	3
160,000	-	179,999	0	2	0	2	7	3.5	2
180,000	-	199,999	0	0	0	0	16	16.0	3
200,000	-	249,999	0	3	0	3	16	5.3	18
250,000	-	299,999	0	1	1	2	11	5.5	15
300,000	-	499,999	0	0	1	1	26	26.0	11
500,000	-	749,999	0	0	0	0	10	10.0	2
750,000	-	999,999	0	0	0	0	6	6.0	1
1,000,000	-	1,249,999	0	0	0	0	3	3.0	0
1,250,000	-	1,499,999	0	0	0	0	0	0.0	1
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
Total			5	12	3	20	129	6.5	71
Median Price			\$93,000	\$163,025	\$250,000	\$141,500	\$225,900		\$236,069
Average Price			\$82,310	\$166,008	\$240,667	\$156,283	\$356,280		\$261,727

Sales 2014 vs 2015



Inventory 2014 vs 2015



Lexington-Bluegrass

Association of Realtors[®]

Nov-15

Statistical Report Residential, Condo, & Townhouses

OTHER COUNTIES

MONTHLY SUMMARY	November-14		November-15		% CHANGE
New Listings		87		118	36%
Month Inventory		11.1		9.9	-10%
% of List Price		93.43		95.13	
<u>Residential</u>					
Sales	61	\$8,504,454	75	\$9,227,374	23%
Avg Sales Price		\$139,417		\$123,032	-12%
Median Sales Price		\$125,000		\$108,000	-14%
Avg Days on Market		119		113	-5%

CUMMULATIVE SUMMARY	Jan 14 - Nov 14		Jan 15 - Nov 15		% CHANGE
New Listings		1,485		1,793	21%
<u>Residential</u>					
Sales	684	\$76,492,748	1,007	\$118,327,669	47%
Avg Sales Price		\$111,832		\$117,505	5%
Median Sales Price		\$84,500		\$94,000	11%
Avg Days on Market		109		107	-2%

Total Pendings by Month												
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
2015	84	75	91	101	123	107	115	110	114	93	76	
2014	67	65	78	90	95	76	106	92	79	74	62	57
2013	57	52	59	83	99	81	66	89	75	74	51	59

Lexington-Bluegrass

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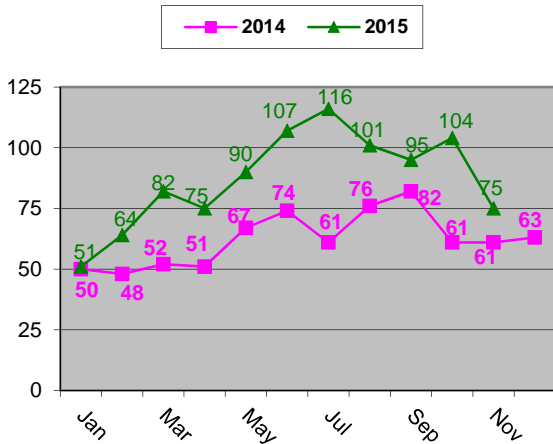
Single Family SALES and INVENTORY and PENDING

Nov-15

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	7	5	1	13	90	6.9	25
50,000	-	99,999	3	17	2	22	179	8.1	47
100,000	-	119,999	0	7	3	10	63	6.3	5
120,000	-	139,999	0	4	1	5	66	13.2	15
140,000	-	159,999	1	7	0	8	61	7.6	7
160,000	-	179,999	0	4	1	5	40	8.0	8
180,000	-	199,999	0	2	0	2	36	18.0	7
200,000	-	249,999	0	2	1	3	51	17.0	11
250,000	-	299,999	0	1	2	3	50	16.7	4
300,000	-	499,999	0	0	4	4	76	19.0	6
500,000	-	749,999	0	0	0	0	15	15.0	1
750,000	-	999,999	0	0	0	0	8	8.0	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	2	2.0	0
1,500,000	-	1,999,999	0	0	0	0	2	2.0	1
2,000,000	-	OVER	0	0	0	0	0	0.0	0
Total			11	49	15	75	740	9.9	137
Median Price			\$30,000	\$108,000	\$170,000	\$108,000	\$135,000		\$99,000
Average Price			\$52,309	\$111,820	\$211,520	\$123,032	\$180,784		\$138,035

Sales 2014 vs 2015



Inventory 2014 vs 2015

