

# Local Market Update – May 2013

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



**+ 14.4%**

Change in  
New Listings

**+ 28.6%**

Change in  
Closed Sales

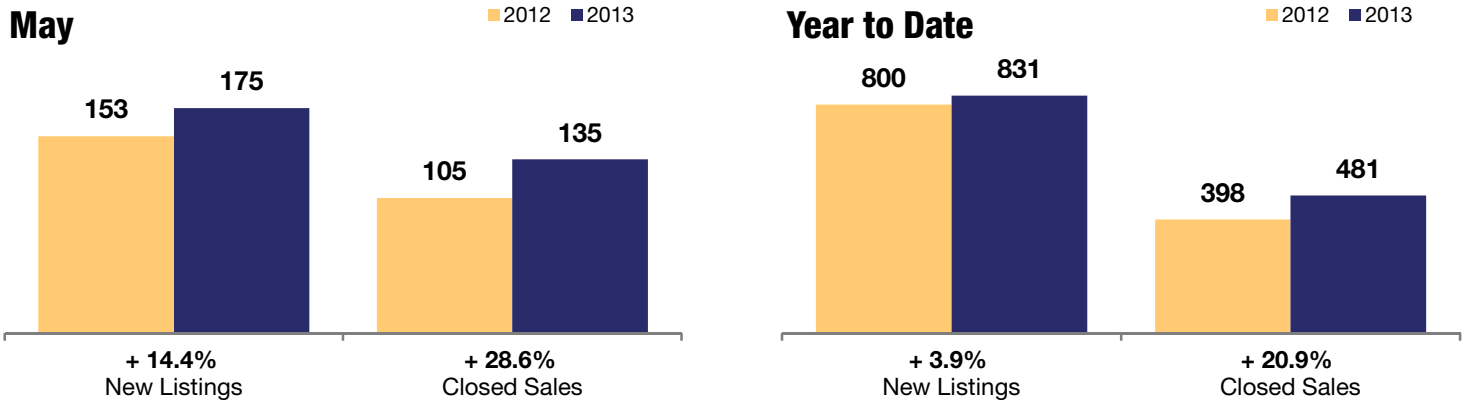
**+ 5.3%**

Change in  
Median Sales Price

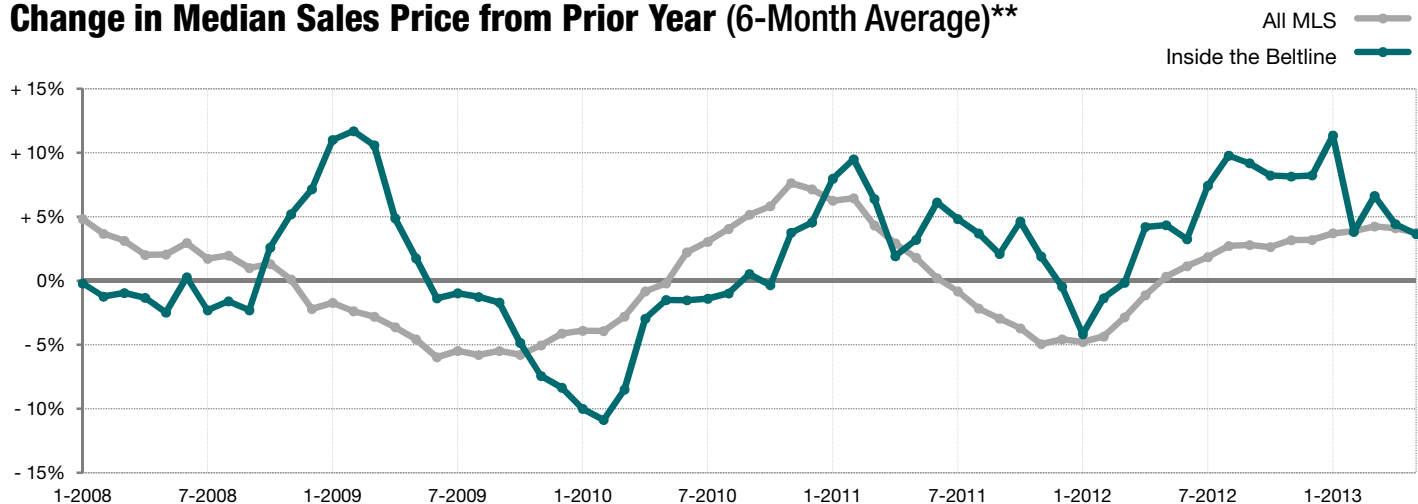
## Inside the Beltline

	May			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	153	175	+ 14.4%	800	831	+ 3.9%
Closed Sales	105	135	+ 28.6%	398	481	+ 20.9%
Median Sales Price*	\$225,000	<b>\$237,000</b>	+ 5.3%	\$215,000	<b>\$232,500</b>	+ 8.1%
Average Sales Price*	\$295,958	<b>\$295,377</b>	- 0.2%	\$274,049	<b>\$289,796</b>	+ 5.7%
Total Dollar Volume (in millions)*	\$31.1	<b>\$39.9</b>	+ 28.3%	\$109.1	<b>\$139.4</b>	+ 27.8%
Percent of Original List Price Received*	94.8%	<b>95.8%</b>	+ 1.0%	92.7%	<b>93.8%</b>	+ 1.2%
Percent of List Price Received*	96.9%	<b>97.0%</b>	+ 0.1%	96.0%	<b>96.1%</b>	+ 0.2%
Days on Market Until Sale	118	<b>92</b>	- 21.5%	127	<b>101</b>	- 20.4%
Inventory of Homes for Sale	679	<b>592</b>	- 12.8%	--	--	--
Months Supply of Inventory	8.2	<b>5.9</b>	- 28.5%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



## Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | Current as of June 10, 2013. All data from Triangle Multiple Listing Service, Inc.. | Powered by 10K Research and Marketing.