

Local Market Update – August 2013

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



+ 28.8%

Change in
New Listings

- 11.3%

Change in
Closed Sales

+ 2.9%

Change in
Median Sales Price

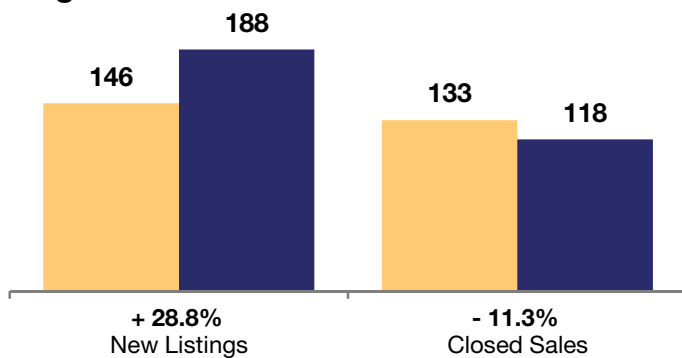
Inside the Beltline

	August			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	146	188	+ 28.8%	1,265	1,343	+ 6.2%
Closed Sales	133	118	- 11.3%	786	871	+ 10.8%
Median Sales Price*	\$242,500	\$249,450	+ 2.9%	\$229,500	\$237,500	+ 3.5%
Average Sales Price*	\$308,920	\$318,895	+ 3.2%	\$288,919	\$296,324	+ 2.6%
Total Dollar Volume (in millions)*	\$40.8	\$37.6	- 7.7%	\$226.9	\$258.1	+ 13.7%
Percent of Original List Price Received*	95.4%	94.9%	- 0.5%	94.1%	94.3%	+ 0.2%
Percent of List Price Received*	97.1%	97.1%	- 0.1%	97.0%	96.4%	- 0.6%
Days on Market Until Sale	126	94	- 25.6%	125	98	- 21.6%
Inventory of Homes for Sale	604	556	- 7.9%	--	--	--
Months Supply of Inventory	6.6	5.5	- 16.7%	--	--	--

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

August

2012 2013

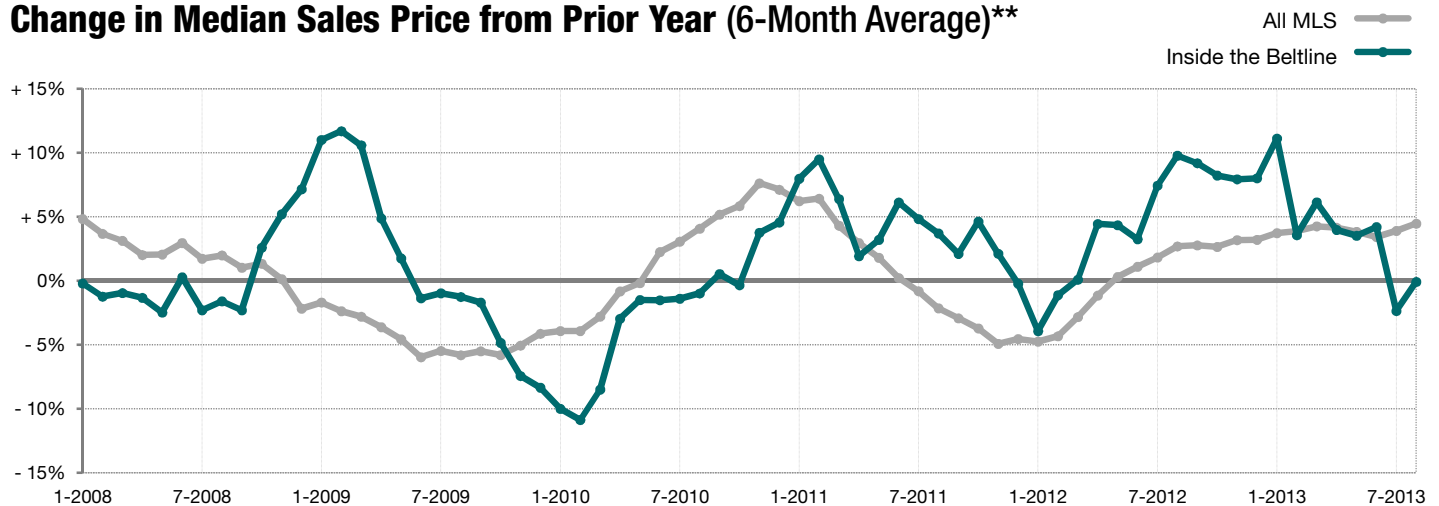


Year to Date

2012 2013



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 September 10, 2013. All data from Triangle Multiple Listing Service, Inc.. | Powered by 10K Research and Marketing.