

Local Market Update – February 2013

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Wake County

+ 8.4%

Change in
New Listings

+ 20.1%

Change in
Closed Sales

- 3.0%

Change in
Median Sales Price

February

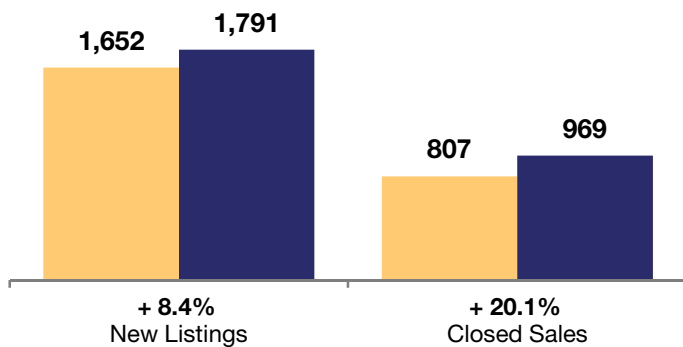
Year to Date

	2012	2013	+ / -	2012	2013	+ / -
New Listings	1,652	1,791	+ 8.4%	3,219	3,447	+ 7.1%
Closed Sales	807	969	+ 20.1%	1,444	1,790	+ 24.0%
Median Sales Price*	\$199,900	\$194,000	- 3.0%	\$199,000	\$199,600	+ 0.3%
Average Sales Price*	\$234,398	\$230,521	- 1.7%	\$234,734	\$239,393	+ 2.0%
Total Dollar Volume (in millions)*	\$189.2	\$223.4	+ 18.1%	\$338.8	\$428.5	+ 26.5%
Percent of Original List Price Received*	92.8%	95.0%	+ 2.3%	92.8%	94.7%	+ 2.0%
Percent of List Price Received*	96.5%	97.2%	+ 0.7%	96.6%	97.1%	+ 0.5%
Days on Market Until Sale	124	109	- 11.5%	124	110	- 11.3%
Inventory of Homes for Sale	6,764	5,549	- 18.0%	--	--	--
Months Supply of Inventory	7.4	4.9	- 34.1%	--	--	--

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

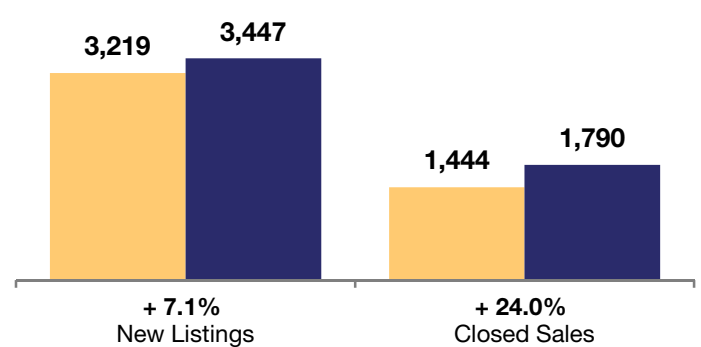
February

2012 2013



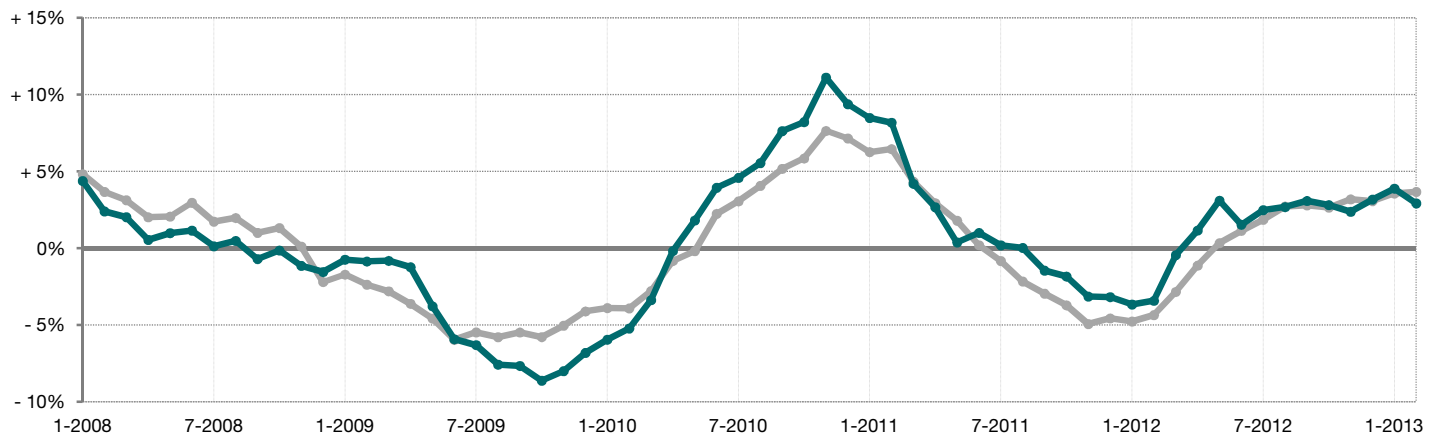
Year to Date

2012 2013



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

All MLS —
Wake County —



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