

MLS STATISTICS

March 2002 - Sacramento County and the City of West Sacramento

RESIDENTIAL ONLY (Single Family Homes) Preliminary Report

	Current Month	Last Month	% Change	Last Year	% Change
New Listings Published	2,082	1,676	24.2	2,386	-12.7
Listing Inventory	4,002	2,186	83.1	4,483	-10.7
Number of New Escrows	915	728	25.7	959	-4.6
Number of Closed Escrows	1,509	1,155	30.6	1,381	9.3
Dollar Value of Closed Escrows	\$307,760,000	\$236,051,000	30.4	\$252,942,000	21.7
Median	\$186,000	\$180,000	3.3	\$164,900	12.8
Mean	\$203,950	\$204,373	-0.2	\$183,159	11.4
Mode	\$200,000	\$200,000	NA	\$160,000	NA
	\$249,000	\$249,000		\$179,999	

YEAR-TO-DATE STATISTICS

	01/01/02 to 3/31/02	01/01/02 to 2/28/02	1/1/01 to 3/31/01	% Change
Listings Published	5,489	3,407	5,994	-8.4
Number of New Escrows Opened	2,244	1,329	2,599	-13.7
Number of Closed Escrows	3,859	2,350	3,496	10.4
Dollar Value of Closed Escrows	769,232,000	\$461,472,000	\$617,358,000	24.6
Median	\$181,000	\$179,000	\$158,500	14.2
Mean	\$200,674	\$200,455	\$176,590	13.6

PRICE BRACKET OF SALES BASED ON FINAL SALES

Selling Price	Single-family		Condos	Resid. Income	Lots/Land
	Residential	Percent of Total			
UNDER \$29,999	1	0.1%	0	0	8
\$30,000-\$39,999	0	0.0%	0	0	2
\$40,000-\$49,999	2	0.1%	1	0	1
\$50,000-\$59,999	5	0.3%	2	0	0
\$60,000-\$69,999	21	1.4%	13	0	1
\$70,000-\$79,999	23	1.5%	13	19	1
\$80,000-\$89,999	29	1.9%	9	0	3
\$90,000-\$99,999	36	2.4%	16	0	2
\$100,000-\$119,999	74	4.9%	11	5	3
\$120,000-\$139,999	121	8.0%	24	8	2
\$140,000-\$159,999	167	11.1%	7	3	6
\$160,000-\$179,999	195	12.9%	5	10	0
\$180,000-\$199,999	234	15.5%	4	9	2
\$200,000-\$249,999	300	19.9%	10	15	2
\$250,000-\$299,999	141	9.3%	3	6	1
\$300,000-\$399,999	105	7.0%	3	8	1
\$400,000-\$499,999	31	2.1%	0	2	1
\$500,000 and over	24	1.6%	0	1	0
TOTAL.....	1,509		121	86	36

Selling Price	Percent
\$49,999 or less.....	0.2%
\$50,000-\$79,999.....	3.2%
\$80,000-\$99,999.....	4.3%
\$100,000-\$159,999.....	24.0%
\$160,000-\$199,999.....	28.4%
\$200,000-\$399,999.....	36.2%
\$400,000 and over.....	3.6%

TYPE OF FINANCING

Financing	# of Units	% of Total
Cash	57	3.8%
Conventional	1074	71.2%
FHA	230	15.2%
VA	20	1.3%
Other	128	8.5%

LENGTH OF TIME ON MARKET

Days on the Market	# of Units	% of Total
1-30	938	57.5%
31-60	237	14.5%
61-90	143	8.8%
91-120	78	4.8%
121+	113	6.9%
Average Market Time.....		39

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- 1 Median: The midpoint at which an equal number of homes sold above and below this value.
 2 Mean: The arithmetic average of the total number of residential sales divided into total residential sales dollar volume.
 3 Mode: The price range within which the most number of homes were sold.