

## MLS STATISTICS

August 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	2,811	2,763	1.7	2,583	8.8
Listing Inventory	5,383	5,111	5.3	5,739	-6.2
Number of New Escrows	1,148	1,294	-11.3	675	70.1
Number of Closed Escrows	1,665	1,605	3.7	1,774	-6.1
Dollar Value of Closed Escrows	\$409,104,000	\$361,609,000	13.1	\$345,827,000	18.3
Median	\$215,000	\$210,000	2.4	\$175,000	22.9
Mean	\$245,708	\$225,302	9.1	\$194,942	26.0
Mode	\$200,000	\$200,000	NA	\$200,000	NA
	\$249,000	\$249,000		\$249,000	

### YEAR-TO-DATE STATISTICS

	01/01/02 to 8/31/02	01/01/02 to 7/31/02	1/1/01 to 8/31/01	% Change
Listings Published	17,968	15,157	19,341	-7.1
Number of New Escrows Opened	7,921	6,773	6,540	21.1
Number of Closed Escrows	12,663	10,645	12,009	5.4
Dollar Value of Closed Escrows	\$2,751,987,000	\$2,317,847,000	\$2,227,981,000	23.5
Median	\$194,500	\$191,000	\$166,000	17.2
Mean	\$217,325	\$213,292	\$185,278	17.3

### PRICE BRACKET OF SALES BASED ON FINAL SALES

Selling Price	Single-family Residential	Percent of Total	Condos	Resid. Income	Lots/Land
UNDER \$29,999	0	0.0%	0	0	3
\$30,000-\$39,999	0	0.0%	0	0	3
\$40,000-\$49,999	1	0.1%	1	0	2
\$50,000-\$59,999	3	0.2%	1	0	2
\$60,000-\$69,999	3	0.2%	0	0	1
\$70,000-\$79,999	11	0.7%	5	0	1
\$80,000-\$89,999	20	1.2%	10	0	2
\$90,000-\$99,999	22	1.3%	9	1	0
\$100,000-\$119,999	45	2.7%	16	2	0
\$120,000-\$139,999	69	4.1%	23	2	7
\$140,000-\$159,999	113	6.8%	22	3	3
\$160,000-\$179,999	170	10.2%	12	1	4
\$180,000-\$199,999	208	12.5%	1	3	1
\$200,000-\$249,999	494	29.7%	10	14	2
\$250,000-\$299,999	233	14.0%	8	10	2
\$300,000-\$399,999	168	10.1%	3	10	0
\$400,000-\$499,999	59	3.5%	2	6	2
\$500,000 and over	46	2.8%	0	5	1
TOTAL.....	1,665		123	57	36

Selling Price	Percent
\$49,999 or less.....	0.1%
\$50,000-\$79,999.....	1.0%
\$80,000-\$99,999.....	2.5%
\$100,000-\$159,999.....	13.6%
\$160,000-\$199,999.....	22.7%
\$200,000-\$399,999.....	53.8%
\$400,000 and over.....	6.3%

### TYPE OF FINANCING

Financing	# of Units	% of Total
Cash	71	4.3%
Conventional	1314	78.9%
FHA	148	8.9%
VA	15	0.9%
Other	117	7.0%

### LENGTH OF TIME ON MARKET

Days on the Market	# of Units	% of Total
1-30	1226	68.6%
31-60	273	15.3%
61-90	104	5.8%
91-120	23	1.3%
121+	39	2.2%
Average Market Time.....		26

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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.