

# Local Market Updates

A free research tool from the Triangle Multiple Listing Service, Inc.



## Entire Triangle Region

## December

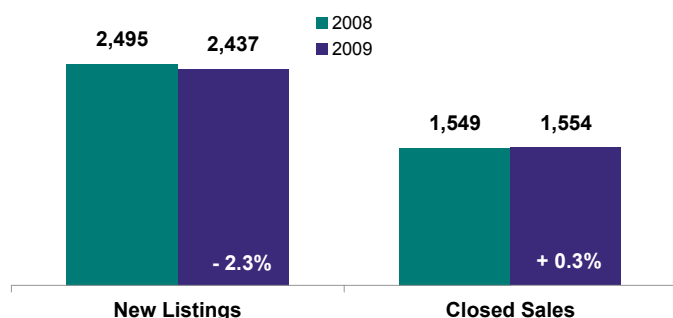
## Year to Date

All TMLS Activity	2008	2009	Change	2008	2009	Change
<b>New Listings</b>	2,495	<b>2,437</b>	- 2.3%	53,164	<b>44,862</b>	- 15.6%
<b>Closed Sales</b>	1,549	<b>1,554</b>	+ 0.3%	24,924	<b>21,983</b>	- 11.8%
<b>Median Sales Price*</b>	\$187,400	<b>\$178,510</b>	- 4.7%	\$190,000	<b>\$182,000</b>	- 4.2%
<b>Average Sales Price*</b>	\$233,788	<b>\$222,590</b>	- 4.8%	\$238,573	<b>\$222,827</b>	- 6.6%
<b>Total Dollar Volume (in millions)*</b>	\$361.6	<b>\$345.1</b>	- 4.6%	\$5,941.8	<b>\$4,895.8</b>	- 17.6%
<b>Percent of Original List Price Received at Sale*</b>	96.0%	<b>96.4%</b>	+ 0.4%	97.2%	<b>96.6%</b>	- 0.7%
<b>Average Days on Market Until Sale</b>	100	<b>104</b>	+ 4.5%	91	<b>101</b>	+ 11.1%
<b>Inventory of Homes for Sale</b>	18,720	<b>16,204</b>	- 13.4%	--	--	--

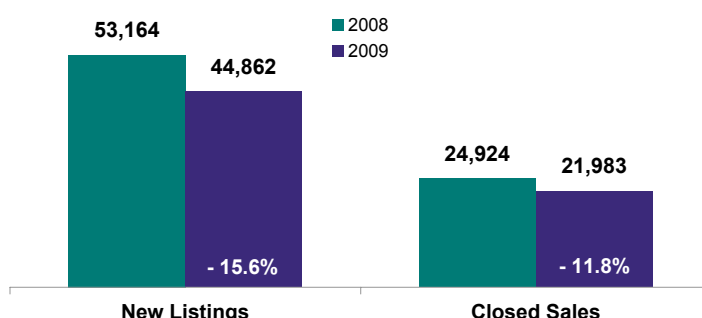
\*Does not account for seller concessions.

Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved.

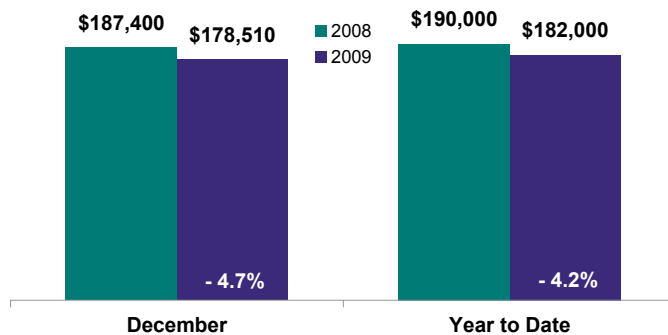
### Activity—Most Recent Month



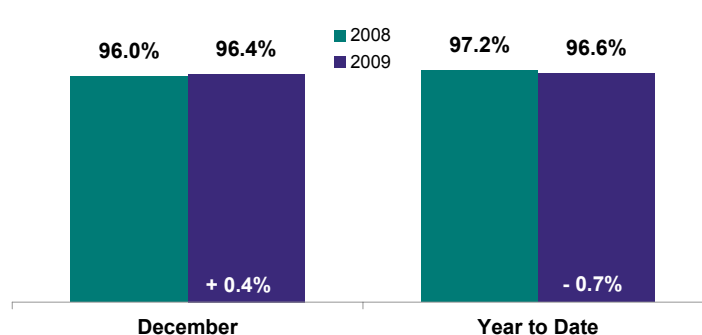
### Activity—Year to Date



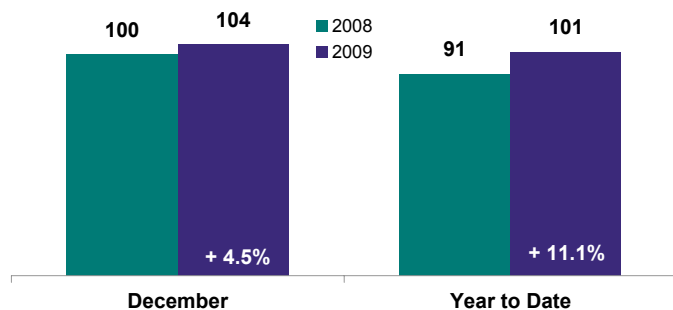
### Median Sales Price



### Percent of Original List Price Received at Sale



### Days on Market Until Sale



### December Inventory of Homes for Sale

