

# MONTGOMERY COUNTY

## Residential Market Report



# HOUSING REPORT

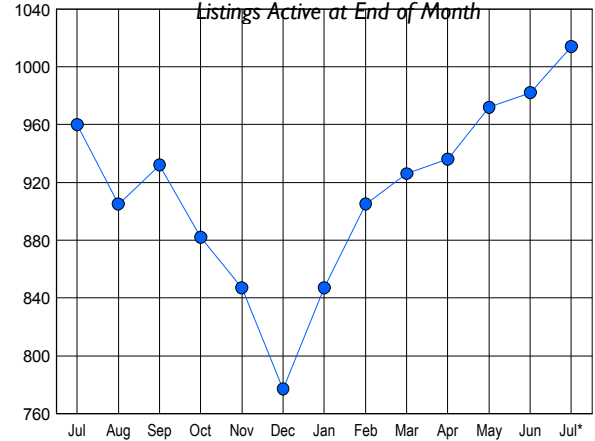
## CONDO & COOPS

### July 2010

### LISTINGS

Price Range	New This Month			Total Actives		
	2010	2009	% Change	2010	2009	% Change
0 - 149,999	101	78	29.5	293	231	26.8
150,000 - 199,999	59	65	-9.2	187	190	-1.6
200,000 - 299,999	92	109	-15.6	271	269	0.7
300,000 - 399,999	54	54	0.0	133	136	-2.2
400,000 - 499,999	15	10	50.0	53	50	6.0
500,000 - 599,999	8	7	14.3	23	30	-23.3
600,000 - 699,999	3	4	-25.0	7	7	0.0
700,000 - 799,999	0	3	-100.0	9	10	-10.0
800,000 - 899,999	1	4	-75.0	8	10	-20.0
900,000 - 999,999	2	1	100.0	8	5	60.0
1,000,000 - 1,249,999	0	1	-100.0	7	4	75.0
1,250,000 - 1,499,999	1	2	-50.0	3	5	-40.0
1,500,000 +	3	2	50.0	12	13	-7.7
<b>TOTALS</b>	<b>339</b>	<b>340</b>	<b>-0.3</b>	<b>1014</b>	<b>960</b>	<b>5.6</b>

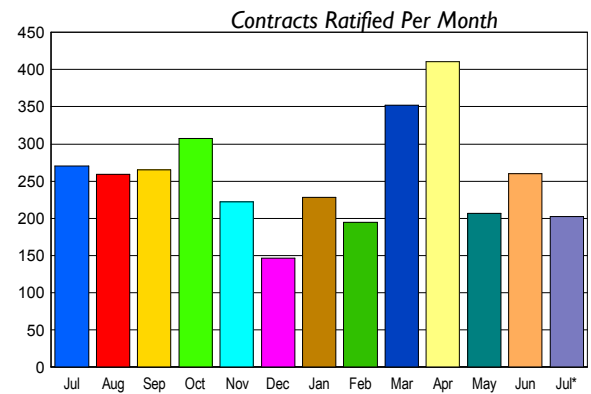
### INVENTORY TREND



### CONTRACTS

Price Range	New This Month			Year-To-Date		
	2010	2009	% Change	2010	2009	% Change
0 - 149,999	73	93	-21.5	500	337	48.4
150,000 - 199,999	36	50	-28.0	282	268	5.2
200,000 - 299,999	48	74	-35.1	399	347	15.0
300,000 - 399,999	26	33	-21.2	251	224	12.1
400,000 - 499,999	11	8	37.5	79	61	29.5
500,000 - 599,999	3	5	-40.0	45	32	40.6
600,000 - 699,999	1	2	-50.0	15	16	-6.3
700,000 - 799,999	0	1	-100.0	17	5	240.0
800,000 - 899,999	1	2	-50.0	9	5	80.0
900,000 - 999,999	1	0	100.0	5	1	400.0
1,000,000 - 1,249,999	0	0	0.0	8	3	166.7
1,250,000 - 1,499,999	1	2	-50.0	2	6	-66.7
1,500,000 +	1	0	100.0	5	2	150.0
<b>TOTALS</b>	<b>202</b>	<b>270</b>	<b>-25.2</b>	<b>1617</b>	<b>1307</b>	<b>23.7</b>

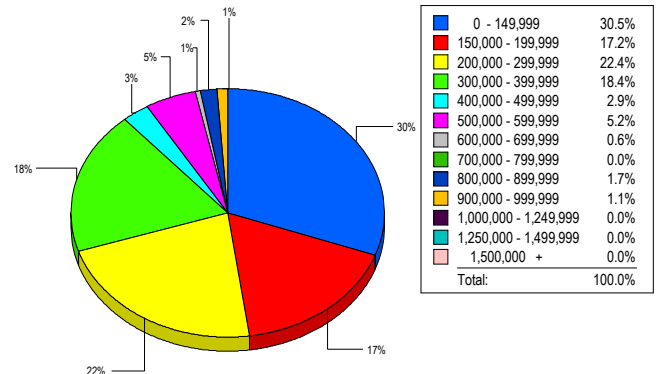
### SALES TREND



### SETTLEMENTS

Price Range	New This Month			Year-To-Date		
	2010	2009	% Change	2010	2009	% Change
0 - 149,999	53	42	26.2	425	227	87.2
150,000 - 199,999	30	40	-25.0	216	197	9.6
200,000 - 299,999	39	43	-9.3	346	288	20.1
300,000 - 399,999	32	35	-8.6	231	181	27.6
400,000 - 499,999	5	8	-37.5	69	49	40.8
500,000 - 599,999	9	7	28.6	43	31	38.7
600,000 - 699,999	1	0	100.0	18	9	100.0
700,000 - 799,999	0	0	0.0	14	5	180.0
800,000 - 899,999	3	2	50.0	7	2	250.0
900,000 - 999,999	2	0	200.0	5	1	400.0
1,000,000 - 1,249,999	0	2	-100.0	8	3	166.7
1,250,000 - 1,499,999	0	0	0.0	2	6	-66.7
1,500,000 +	0	0	0.0	2	3	-33.3
<b>TOTALS</b>	<b>174</b>	<b>179</b>	<b>-2.8</b>	<b>1386</b>	<b>1002</b>	<b>38.3</b>

### MARKET BY PRICE RANGE



### AVERAGE & MEDIAN PRICE



DATA SOURCE: Metropolitan Regional Information Systems, Inc. (MRIS)

NOTES: Properties not listed through this Multiple Listing Service are not reflected. The term "sales" represents ratified purchase contracts. Current year information is preliminary and subject to revision. Current year-to-date contract information may not equal the sum of the monthly contract totals reported in