

**EL DORADO COUNTY ASSOCIATION OF REALTORS®  
ALL SALES TRANSACTIONS**

YEAR: 2009

MONTH	PENDING SALES	FINAL SALES	\$VOLUME
JAN.	161	101**	\$ 34,849,000**
FEB.	159	117**	\$ 37,862,900**
MAR.	195	136**	\$ 48,388,000**
APR.	222	150**	\$ 46,268,600**
MAY	240	170**	\$ 60,375,700**
JUNE	245	194**	\$ 69,278,400**
JULY	238	220**	\$ 72,833,900**
AUG.	273	173**	\$ 53,285,100**
SEPT.	265	197**	\$ 58,718,800**
OCT.	239	210**	\$ 61,961,600**
NOV.	192	178**	\$ 55,637,400**
DEC.	186	174**	\$ 57,622,600**

YEAR: 2010

MONTH	PENDING SALES	FINAL SALES	\$VOLUME
JAN.	201	139**	\$ 44,495,900**
FEB.	248	138	\$ 41,667,600
MAR.			
APR.			
MAY			
JUNE			
JULY			
AUG.			
SEPT.			
OCT.			
NOV.			
DEC.			

\*\*Final Sales & Dollar Volume figures have been revised to reflect late reporting of sales into the MLS computer system.

EL DORADO COUNTY LISTING SUMMARY

	YEAR	2005	YEAR	2006	YEAR	2007	YEAR	2008	YEAR	2009	YEAR	2010
	TOTAL	NEW	TOTAL	NEW	TOTAL	NEW	TOTAL	NEW	TOTAL	NEW	TOTAL	NEW
MONTH	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS	LISTINGS
JAN.	1386	259	2207	462	1858	575	1672	487	1502	389	1420	350
FEB.	1489	254	2224	457	1640	512	1773	450	1484	291	1506	363
MAR.	1500	324	2212	458	1794	599	1750	494	1508	362		
APR.	1572	365	2274	537	2363	719	1810	437	1619	396		
MAY	1765	445	1917	742	2609	606	2164	599	1763	435		
JUNE	1990	494	2434	729	2629	558	2147	479	1802	371		
JULY	2073	460	2567	622	2515	508	2163	445	1813	409		
AUG.	2298	547	2525	625	2490	538	2127	397	1857	343		
SEPT.	2434	536	2552	544	2290	436	1873	397	1718	284		
OCT.	2612	498	2359	455	2119	411	1796	327	1665	347		
NOV.	2477	346	2140	361	1901	339	1679	282	1591	267		
DEC.	2166	250	1759	254	1627	288	1449	255	1346	205		

**EL DORADO COUNTY-CLOSED ESCROW-HOMES (RESIDENTIAL) MONTHLY**

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1999	129	128	184	201	196	265	237	230	243	206	200	220
2000	141	168	211	216	233	299	225	274	228	243	214	185
2001	150	153	240	211	221	226	192	239	179	203	153	167
2002	128	146	200	213	233	268	247	214	192	244	161	210
2003	146	133	197	209	227	242	242	270	251	236	213	207
2004	140	171	300	290	299	337	316	319	288	231	235	241
2005	185	195	320	286	255	276	260	269	249	187	179	171
2006	121	126	211	180	197	225	176	175	143	144	133	164
2007	137	120	187	175	151	174	160	167	118	127	110	111
2008	76	94	104	136	153	171	134	160	172	164	128	118
2009	94	106	125	131	158	180	197	152	172	194	154	154
2010	123	125										

**NEW LISTINGS BY MONTH (RESIDENTIAL)**

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1999	253	255	327	417	412	369	351	277	268	255	197	141
2000	272	229	336	347	350	335	298	313	249	266	184	145
2001	267	284	370	404	380	332	350	317	262	282	202	141
2002	258	277	309	338	365	339	366	378	360	298	220	149
2003	311	300	386	323	368	407	364	311	318	274	200	77
2004	152	179	245	281	224	246	235	226	228	202	182	138
2005	183	202	229	262	346	363	334	408	421	386	259	168
2006	355	345	333	427	584	518	494	443	420	342	259	180
2007	419	360	458	508	449	423	379	405	325	309	253	206
2008	334	330	316	303	482	347	342	303	288	256	210	196
2009	262	218	275	289	318	263	290	242	206	238	203	146
2010	215	292										

**EL DORADO COUNTY-MEDIAN PRICE FOR SINGLE FAMILY HOMES-MONTHLY**

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1999	\$ 185,000	\$ 163,950	\$ 178,950	\$179,990	\$182,500	\$189,000	\$185,000	\$180,000	\$ 183,500	\$183,625	\$166,700	\$174,250
2000	\$ 185,000	\$ 187,725	\$ 180,000	\$192,750	\$212,000	\$212,500	\$193,000	\$207,400	\$ 225,500	\$192,500	\$224,500	\$227,000
2001	\$ 219,950	\$ 235,000	\$ 240,440	\$249,500	\$250,000	\$240,000	\$235,000	\$239,500	\$ 249,100	\$215,000	\$241,000	\$254,000
2002	\$ 270,000	\$ 249,200	\$ 266,500	\$268,500	\$289,250	\$277,750	\$285,250	\$300,000	\$ 295,000	\$291,525	\$275,000	\$291,375
2003	\$ 275,500	\$ 295,000	\$ 315,000	\$318,000	\$319,900	\$349,500	\$338,500	\$340,000	\$ 333,000	\$310,500	\$355,000	\$347,000
2004	\$ 323,250	\$ 375,000	\$ 369,250	\$382,000	\$397,900	\$408,000	\$392,950	\$399,000	\$ 416,250	\$410,000	\$414,500	\$415,000
2005	\$ 442,500	\$ 445,000	\$ 439,000	\$459,250	\$487,000	\$479,705	\$475,000	\$485,000	\$ 504,000	\$465,000	\$472,000	\$492,500
2006	\$ 487,000	\$ 437,350	\$ 515,000	\$521,225	\$499,900	\$519,000	\$499,475	\$502,000	\$ 484,250	\$457,500	\$450,000	\$456,950
2007	\$ 447,000	\$ 502,500	\$ 479,000	\$450,000	\$488,000	\$495,000	\$489,419	\$430,000	\$ 424,500	\$390,000	\$383,750	\$417,000
2008	\$ 420,000	\$ 382,000	\$ 359,000	\$379,500	\$386,000	\$399,000	\$380,000	\$354,950	\$ 358,000	\$385,000	\$350,000	\$329,500
2009	\$ 328,000	\$ 337,250	\$ 335,000	\$320,000	\$335,000	\$344,000	\$337,750	\$287,500	\$ 292,500	\$281,750	\$319,000	\$286,500
2010	\$ 315,000	\$ 289,000										

**EL DORADO COUNTY-AVERAGE PRICE-SINGLE FAMILY HOMES MONTHLY**

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1999	\$ 217,250	\$ 190,411	\$ 215,813	\$209,962	\$203,148	\$215,987	\$206,659	\$216,241	\$ 210,646	\$202,199	\$200,808	\$204,314
2000	\$ 219,943	\$ 219,134	\$ 215,144	\$233,703	\$252,997	\$244,697	\$226,827	\$243,046	\$ 251,200	\$234,068	\$264,518	\$251,078
2001	\$ 248,974	\$ 282,576	\$ 285,666	\$293,913	\$289,600	\$275,651	\$288,347	\$263,729	\$ 293,521	\$267,426	\$279,119	\$282,976
2002	\$ 297,549	\$ 278,354	\$ 296,392	\$330,153	\$330,661	\$312,912	\$318,516	\$341,199	\$ 336,877	\$319,228	\$320,496	\$328,176
2003	\$ 317,971	\$ 340,126	\$ 342,980	\$349,253	\$364,443	\$389,210	\$373,169	\$378,281	\$ 377,337	\$351,888	\$398,457	\$371,137
2004	\$ 373,429	\$ 389,013	\$ 411,164	\$409,311	\$442,606	\$455,364	\$441,934	\$439,397	\$ 443,106	\$445,283	\$458,073	\$458,818
2005	\$ 522,287	\$ 483,586	\$ 493,306	\$520,139	\$535,880	\$539,350	\$545,768	\$524,711	\$ 544,110	\$503,921	\$527,848	\$528,242
2006	\$ 570,391	\$ 500,207	\$ 541,910	\$559,820	\$549,878	\$547,701	\$578,118	\$572,647	\$ 557,866	\$539,861	\$482,987	\$516,202
2007	\$ 474,378	\$ 557,090	\$ 529,618	\$525,941	\$538,590	\$544,786	\$537,893	\$524,673	\$ 485,485	\$473,560	\$457,326	\$466,714
2008	\$ 463,547	\$ 416,868	\$ 414,951	\$426,308	\$425,739	\$458,584	\$432,000	\$397,935	\$ 385,955	\$418,186	\$380,649	\$362,228
2009	\$ 362,713	\$ 346,392	\$ 381,476	\$336,473	\$376,340	\$379,745	\$357,571	\$340,964	\$ 324,917	\$312,260	\$338,976	\$347,048
2010	\$ 351,549	\$ 321,554										

**MULTIPLE LISTING STATISTICS FOR FEBRUARY 2010**

				AVERAGE	PRICE
		CLOSED '09	CLOSED '10	2009	2010
RESIDENTIAL/COMMON INT.	RES	106	125	\$ 346,392	\$ 321,554
MOBILE HOME-IN PARK	MOB	6	4	\$ 38,817	\$ 56,375
RESIDENTIAL INCOME	RIN	1	0	\$ 85,000	\$ -
LAND	LND	4	9	\$ 206,875	\$ 138,656
COMMERCIAL/INDUSTRIAL	COM	0	0	\$ -	\$ -
BUSINESS OPPORTUNITY	BOP	0	0	\$ -	\$ -

<b>RESIDENTIAL SALES - BY AREA - FEBRUARY 2010</b>					
		2009	2009	2010	2010
AREA	ZONE	# OF SALES	AVG. PRICE	# OF SALES	AVG. PRICE
GREATER CAMERON PARK	12601	12	\$ 340,533	22	\$ 263,995
EL DORADO HILLS	12602	27	\$ 451,505	38	\$ 480,642
SHINGLE SPRINGS	12603	8	\$ 420,469	7	\$ 336,643
RESCUE/LUNEMAN	12604	2	\$ 405,500	2	\$ 380,000
LATROBE/SOUTH AREA	12605	1	\$ 325,000	0	\$ -
GREATER PLACERVILLE	12701	13	\$ 281,613	10	\$ 248,400
DIAMOND SPRGS/EL DORADO	12702	8	\$ 273,652	6	\$ 260,417
PLEASANTVALLEY/PLV SOUTH	12703	2	\$ 381,250	2	\$ 273,250
SOMERSET/SOUTH COUNTY	12704	8	\$ 224,113	7	\$ 314,786
COLOMA, LOTUS	12705	2	\$ 355,250	0	\$ -
GREENSTONE/GOLDHILLWEST	12706	2	\$ 500,000	0	\$ -
MOSQUITO, SWANSBORO	12707	3	\$ 159,500	3	\$ 197,333
CAMINO, CEDAR GROVE	12801	3	\$ 567,000	3	\$ 322,000
POLLOCK PINES, SLY PARK	12802	9	\$ 214,133	10	\$ 135,620
AMERICAN RIVER CANYON	12803	0	\$ -	0	\$ -
GEORGETOWN, GARDENVALLEY	12901	2	\$ 306,500	4	\$ 198,500
PILOT HILL, COOL	12902	4	\$ 276,250	11	\$ 227,345
NORTH COUNTY	12903	0	\$ -	0	\$ -

**TRANSACTION SUMMARY**

	2009	2009	2010	2010
	MONTH	YTD	MONTH	YTD
PENDING SALES-TOTAL	159	320	248	449
PENDING SALES - RESIDENTIAL	150	302	227	409
CLOSED SALES - TOTAL	117	218	138	277
CLOSED SALES - RESIDENTIAL	106	200	125	248
CLOSED SALES -RES.MEDIAN PRICE	\$ 337,250	\$ 336,150	\$ 289,000	\$ 302,500
LISTING INVENTORY - TOTAL	1484		1506	
LISTING INVENTORY - RESIDENTIAL	1057		1064	

**FEBRUARY 2010**

**Market Statistics Report**

Listings as of 03/04/10 at 2:38pm

Residential	<u>2- Bedrooms</u>	<u>3 Bedrooms</u>	<u>4 Bedrooms</u>	<u>5+ Bedrooms</u>	<u>All Bedrooms</u>
<b>Active</b>					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
<b>All Off Market</b>					
#Units	24	59	33	9	125
<b>Pending</b>					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
<b>Sold</b>					
#Units	24	59	33	9	125
Dollar Value	\$4,881,600	\$16,011,900	\$13,789,600	\$5,511,200	\$40,194,300
Average List Price	\$210,928	\$276,157	\$419,418	\$677,989	\$330,386
Average Sold Price	\$203,400	\$271,388	\$417,867	\$612,356	\$321,554
Average Market Time	103	80	67	119	84
Average Square Feet	1348	1937	2868	4041	2221
% of List Price	96.43	98.27	99.63	90.32	97.33
<b>Not Pending or Sold</b>					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Square Feet	0	0	0	0	0

**Area Market Survey**

Listings as of 03/04/10 at 2:36pm

Sold	<u>Quantity</u>	<u>Average DOM</u>	<u>Summary Price Information</u>			
<u>Selling Price Range</u>			<u>Minimum</u>	\$60,000	<u>Maximum</u>	\$1,200,000
\$60,000 thru \$69,999	1	18	<u>Average</u>	\$321,554	<u>Median</u>	\$289,000
\$70,000 thru \$79,999	1	65				
\$90,000 thru \$99,999	1	92				
\$100,000 thru \$119,999	3	49				
\$120,000 thru \$139,999	4	94				
\$140,000 thru \$159,999	5	188				
\$160,000 thru \$179,999	6	47				
\$180,000 thru \$199,999	9	94				
\$200,000 thru \$249,999	17	96				
\$250,000 thru \$299,999	19	55				
\$300,000 thru \$349,999	15	68				
\$350,000 thru \$399,999	11	65				
\$400,000 thru \$449,999	11	97				
\$450,000 thru \$499,999	8	90				
\$500,000 thru \$549,999	5	51				
\$550,000 thru \$599,999	2	90				
\$600,000 thru \$649,999	2	156				
\$650,000 thru \$699,999	1	119				
\$750,000 thru \$799,999	2	2				
\$950,000 thru \$999,999	1	147				
\$1,000,000 thru \$1,249,999	1	488				
	125	84				

Equal Opportunity Housing \* All information deemed reliable, but not guaranteed.

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**YEAR TO DATE 1/1/10 - 2/28/10**

**Market Statistics Report**

Listings as of 03/04/10 at 2:53pm

Residential	<u>2- Bedrooms</u>	<u>3 Bedrooms</u>	<u>4 Bedrooms</u>	<u>5+ Bedrooms</u>	<u>All Bedrooms</u>
<b>Active</b>					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
<b>All Off Market</b>					
#Units	38	114	69	27	248
<b>Pending</b>					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Market Time	0	0	0	0	0
Average Square Feet	0	0	0	0	0
<b>Sold</b>					
#Units	38	114	69	27	248
Dollar Value	\$7,138,900	\$31,823,750	\$28,801,482	\$15,670,700	\$83,434,832
Average List Price	\$195,957	\$284,499	\$425,995	\$606,292	\$345,334
Average Sold Price	\$187,866	\$279,156	\$417,413	\$580,396	\$336,431
Average Market Time	82	76	91	97	83
Average Square Feet	1329	1912	2816	3827	2283
% of List Price	95.87	98.12	97.99	95.73	97.42
<b>Not Pending or Sold</b>					
#Units	0	0	0	0	0
Average List Price	\$0	\$0	\$0	\$0	\$0
Average Square Feet	0	0	0	0	0

**Area Market Survey**

Listings as of 03/04/10 at 2:51pm

<u>Selling Price Range</u>	<u>Quantity</u>	<u>Average DOM</u>	<u>Summary Price Information</u>			
\$50,000 thru \$59,999	2	35	<b>Minimum</b>	\$57,750	<b>Maximum</b>	\$1,200,000
\$60,000 thru \$69,999	1	18	<b>Average</b>	\$336,431	<b>Median</b>	\$302,500
\$70,000 thru \$79,999	1	65				
\$90,000 thru \$99,999	2	143				
\$100,000 thru \$119,999	7	33				
\$120,000 thru \$139,999	10	72				
\$140,000 thru \$159,999	10	115				
\$160,000 thru \$179,999	11	40				
\$180,000 thru \$199,999	14	84				
\$200,000 thru \$249,999	35	88				
\$250,000 thru \$299,999	30	67				
\$300,000 thru \$349,999	27	73				
\$350,000 thru \$399,999	25	78				
\$400,000 thru \$449,999	23	91				
\$450,000 thru \$499,999	17	82				
\$500,000 thru \$549,999	7	74				
\$550,000 thru \$599,999	6	104				
\$600,000 thru \$649,999	4	104				
\$650,000 thru \$699,999	1	119				
\$700,000 thru \$749,999	1	50				
\$750,000 thru \$799,999	7	132				
\$800,000 thru \$849,999	2	72				
\$950,000 thru \$999,999	1	147				
\$1,000,000 thru \$1,249,999	4	263				
	<b>248</b>	<b>83</b>				

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