

# EL DORADO COUNTY ASSOCIATION OF REALTORS® ALL SALES TRANSACTIONS

YEAR: 2006

MONTH	PENDING SALES	FINAL SALES	\$VOLUME FINAL SALES
JAN.	262	156**	\$ 80,539,800**
FEB.	319	170**	\$ 75,360,600**
MAR.	331	264**	\$132,097,300**
APR.	319	222**	\$113,827,600**
MAY	307	242**	\$119,401,000**
JUNE	261	275**	\$136,820,200**
JULY	232	204**	\$109,279,300**
AUG.	240	214**	\$108,696,300**
SEPT.	240	181*	\$ 93,494,600**
OCT.	220	168**	\$ 84,555,200**
NOV.	219	164**	\$ 73,012,400**
DEC.	185	192**	\$ 90,832,100**

YEAR: 2007

MONTH	PENDING SALES	FINAL SALES	\$VOLUME FINAL SALES
JAN.	214	159**	\$ 70,628,600**
FEB.	265	149**	\$ 73,036,600**
MAR.	271	213**	\$105,443,700**
APR.	250	206**	\$100,276,000**
MAY	338	188**	\$ 90,737,800**
JUNE	240	213**	\$102,046,900**
JULY	238	192	\$ 97,813,500
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	2002	YEAR	2003	YEAR	2004	YEAR	2005	YEAR	2006	YEAR	2007
	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.	1,641	407	1394	439	1263	237	1386	259	2207	462	1858	575
FEB.	1,633	411	1442	432	1226	279	1489	254	2224	457	1640	512
MAR.	1,648	489	825	568	1623	368	1500	324	2212	458	1794	599
APR.	1,614	463	1176	484	1835	387	1572	365	2274	537	2363	719
MAY	1,536	481	967	474	1627	354	1765	445	1917	742	2609	606
JUNE	1,521	447	1037	519	1752	390	1990	494	2434	729	2629	558
JULY	1,581	539	903	507	1393	348	2073	460	2567	622	2515	508
AUG.	1,585	494	840	451	1747	317	2298	547	2525	625		
SEPT.	1,653	507	821	479	1664	304	2434	536	2552	544		
OCT.	1,639	451	680	382	1738	280	2612	498	2359	455		
NOV.	1,509	314	591	188	1491	240	2477	346	2140	361		
DEC.	1,349	204	401	102	1407	189	2156	250	1759	254		

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

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1996	71	93	132	122	155	151	130	125	109	131	102	106
1997	109	87	102	142	143	161	114	161	114	172	131	148
1998	124	118	175	173	190	208	202	187	173	181	151	209
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	145
2007	137	120	185	174	151	171	157					

**NEW LISTINGS BY MONTH (RESIDENTIAL)**

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1996	258	239	300	317	309	270	300	293	234	225	181	113
1997	251	245	313	301	295	263	293	242	247	234	148	115
1998	238	211	329	302	311	293	320	289	253	207	141	147
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					

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

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1998	\$ 170,000	\$ 163,000	\$ 176,250	\$162,500	\$165,250	\$174,500	\$176,500	\$166,500	\$160,000	\$168,000	\$174,000	\$167,750
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	\$459,900
2007	\$ 447,000	\$ 502,500	\$ 462,500	\$ 450,000	\$ 488,000	\$ 490,000	\$ 490,000					

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

	JAN.	FEB.	MAR.	APR.	MAY	JUNE	JULY	AUG.	SEPT.	OCT.	NOV.	DEC.
1998	\$ 181,963	\$ 188,391	\$ 196,265	\$189,822	\$193,122	\$195,193	\$191,898	\$190,604	\$189,763	\$189,607	\$195,137	\$192,903
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	\$516,916
2007	\$ 474,378	\$ 557,090	\$ 527,632	\$ 525,027	\$ 538,590	\$ 537,654	\$ 541,094					

**MULTIPLE LISTING STATISTICS FOR JULY 2007**

				AVERAGE	PRICE
		CLOSED '06	CLOSED '07	2006	2007
RESIDENTIAL/COMMON INT.	RES	176	157	\$ 578,118	\$ 541,094
MOBILE HOME-IN PARK	MOB	7	10	\$ 68,414	\$ 72,890
RESIDENTIAL INCOME	RIN	1	1	\$ 275,000	\$ 1,500,000
LAND	LND	20	22	\$ 338,840	\$ 316,818
COMMERCIAL/INDUSTRIAL	COM	0	1	\$ -	\$ 663,000
BUSINESS OPPORTUNITY	BOP	0	1	\$ -	\$ 3,000,000

<b>RESIDENTIAL SALES - BY AREA - JULY 2007</b>					
		2006	2006	2007	2007
AREA	ZONE	# OF SALES	AVG. PRICE	# OF SALES	AVG. PRICE
GREATER CAMERON PARK	12601	22	\$ 553,864	15	\$ 454,813
EL DORADO HILLS	12602	52	\$ 704,868	58	\$ 696,917
SHINGLE SPRINGS	12603	9	\$ 701,667	5	\$ 815,200
RESCUE/LUNEMAN	12604	2	\$ 500,000	5	\$ 534,600
LATROBE/SOUTH AREA	12605	0	\$ -	0	\$ -
GREATER PLACERVILLE	12701	21	\$ 540,664	11	\$ 361,182
DIAMOND SPRGS/EL DORADO	12702	8	\$ 419,875	9	\$ 596,778
PLEASANTVALLEY/PLV SOUTH	12703	1	\$ 395,000	2	\$ 484,000
SOMERSET/SOUTH COUNTY	12704	11	\$ 531,273	8	\$ 416,250
COLOMA, LOTUS	12705	1	\$ 512,500	0	\$ -
GREENSTONE/GOLDHILLWEST	12706	8	\$ 983,438	2	\$ 937,500
MOSQUITO, SWANSBORO	12707	4	\$ 406,500	4	\$ 341,750
CAMINO, CEDAR GROVE	12801	6	\$ 473,333	1	\$ 263,000
POLLOCK PINES, SLY PARK	12802	17	\$ 342,174	20	\$ 322,095
AMERICAN RIVER CANYON	12803	2	\$ 254,500	2	\$ 314,250
GEORGETOWN, GARDENVALLEY	12901	4	\$ 431,450	10	\$ 433,395
PILOT HILL, COOL	12902	8	\$ 468,244	4	\$ 477,000
NORTH COUNTY	12903	0	\$ -	1	\$ 500,000

**TRANSACTION SUMMARY**

	2006	2006	2007	2007
	MONTH	YTD	MONTH	YTD
PENDING SALES-TOTAL	232	2031	238	1816
PENDING SALES - RESIDENTIAL	182	1551	201	1468
CLOSED SALES - TOTAL	204	1533	192	1320
CLOSED SALES - RESIDENTIAL	176	1237	157	1095
CLOSED SALES -RES.MEDIAN PRICE	\$ 499,475	\$ 500,000	\$ 490,000	\$ 475,000
LISTING INVENTORY - TOTAL	2567		2515	
LISTING INVENTORY - RESIDENTIAL	1854		1777	

## Market Statistics Report

Listings as of 08/08/07 at 3:26pm

JULY 2007

Residential	2- Bedrooms	3 Bedrooms	4 Bedrooms	5+ Bedrooms	All Bedrooms
<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	29	67	47	14	157
<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	29	67	47	14	157
Dollar Value	\$10,491,795	\$30,543,349	\$31,099,588	\$12,817,000	\$84,951,732
Average List Price	\$376,231	\$467,802	\$691,377	\$953,561	\$561,134
Average Sold Price	\$361,786	\$455,871	\$661,693	\$915,500	\$541,094
Average Market Time	89	74	77	111	81
Average Square Feet	1522	1920	2861	3726	2289
% of List Price	96.16	97.45	95.71	96.01	96.43
<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

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

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## Area Market Survey

Listings as of 08/08/07 at 3:24pm

Sold	Quantity	Average DOM	Summary Price Information		
<b>Selling Price Range.</b>			<b>Minimum</b>		<b>Maximum</b>
\$140,000 thru \$159,999	1	17	\$140,000		\$1,840,000
\$180,000 thru \$199,999	2	101			
\$200,000 thru \$249,999	4	89	Average	\$541,094	Median
\$250,000 thru \$299,999	14	103			\$490,000
\$300,000 thru \$349,999	14	82			
\$350,000 thru \$399,999	16	90			
\$400,000 thru \$449,999	10	80			
\$450,000 thru \$499,999	23	80			
\$500,000 thru \$549,999	17	53			
\$550,000 thru \$599,999	12	76			
\$600,000 thru \$649,999	8	57			
\$650,000 thru \$699,999	5	65			
\$700,000 thru \$749,999	8	61			
\$750,000 thru \$799,999	5	90			
\$800,000 thru \$849,999	4	75			
\$850,000 thru \$899,999	1	132			
\$900,000 thru \$949,999	2	66			
\$950,000 thru \$999,999	1	37			
\$1,000,000 thru \$1,249,999	4	57			
\$1,250,000 thru \$1,499,999	5	211			
\$1,750,000 thru \$1,999,999	1	83			
	157	81			

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

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## Market Statistics Report

Listings as of 08/08/07 at 3:30pm

YEAR TO DATE 1/1/07 - 7/31/07

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	170	500	333	92	1095
<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	170	500	333	92	1095
Dollar Value	\$58,469,621	\$224,592,600	\$219,101,831	\$77,005,646	\$579,169,698
Average List Price	\$358,645	\$467,332	\$682,482	\$879,213	\$550,493
Average Sold Price	\$343,939	\$449,185	\$657,963	\$837,018	\$528,922
Average Market Time	78	77	82	83	79
Average Square Feet	1342	1870	2805	3730	2229
% of List Price	95.90	96.12	96.41	95.20	96.08
<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 08/08/07 at 3:29pm

Sold	<u>Quantity</u>	<u>Average DOM</u>	<u>Summary Price Information</u>			
<u>Selling Price Range</u>			<u>Minimum</u>	\$87,500	<u>Maximum</u>	\$2,434,801
\$80,000 thru \$89,999	1	0	<u>Average</u>	\$528,922	<u>Median</u>	\$475,000
\$90,000 thru \$99,999	5	112				
\$120,000 thru \$139,999	2	14				
\$140,000 thru \$159,999	2	92				
\$160,000 thru \$179,999	3	15				
\$180,000 thru \$199,999	7	102				
\$200,000 thru \$249,999	39	75				
\$250,000 thru \$299,999	79	85				
\$300,000 thru \$349,999	122	86				
\$350,000 thru \$399,999	119	79				
\$400,000 thru \$449,999	110	69				
\$450,000 thru \$499,999	104	80				
\$500,000 thru \$549,999	118	72				
\$550,000 thru \$599,999	73	78				
\$600,000 thru \$649,999	59	65				
\$650,000 thru \$699,999	54	90				
\$700,000 thru \$749,999	43	65				
\$750,000 thru \$799,999	34	97				
\$800,000 thru \$849,999	21	63				
\$850,000 thru \$899,999	20	106				
\$900,000 thru \$949,999	11	74				
\$950,000 thru \$999,999	16	60				
\$1,000,000 thru \$1,249,999	21	100				
\$1,250,000 thru \$1,499,999	22	115				
\$1,500,000 thru \$1,749,999	4	38				
\$1,750,000 thru \$1,999,999	4	101				
\$2,250,000 thru \$2,499,999	2	68				
	1095	79				

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