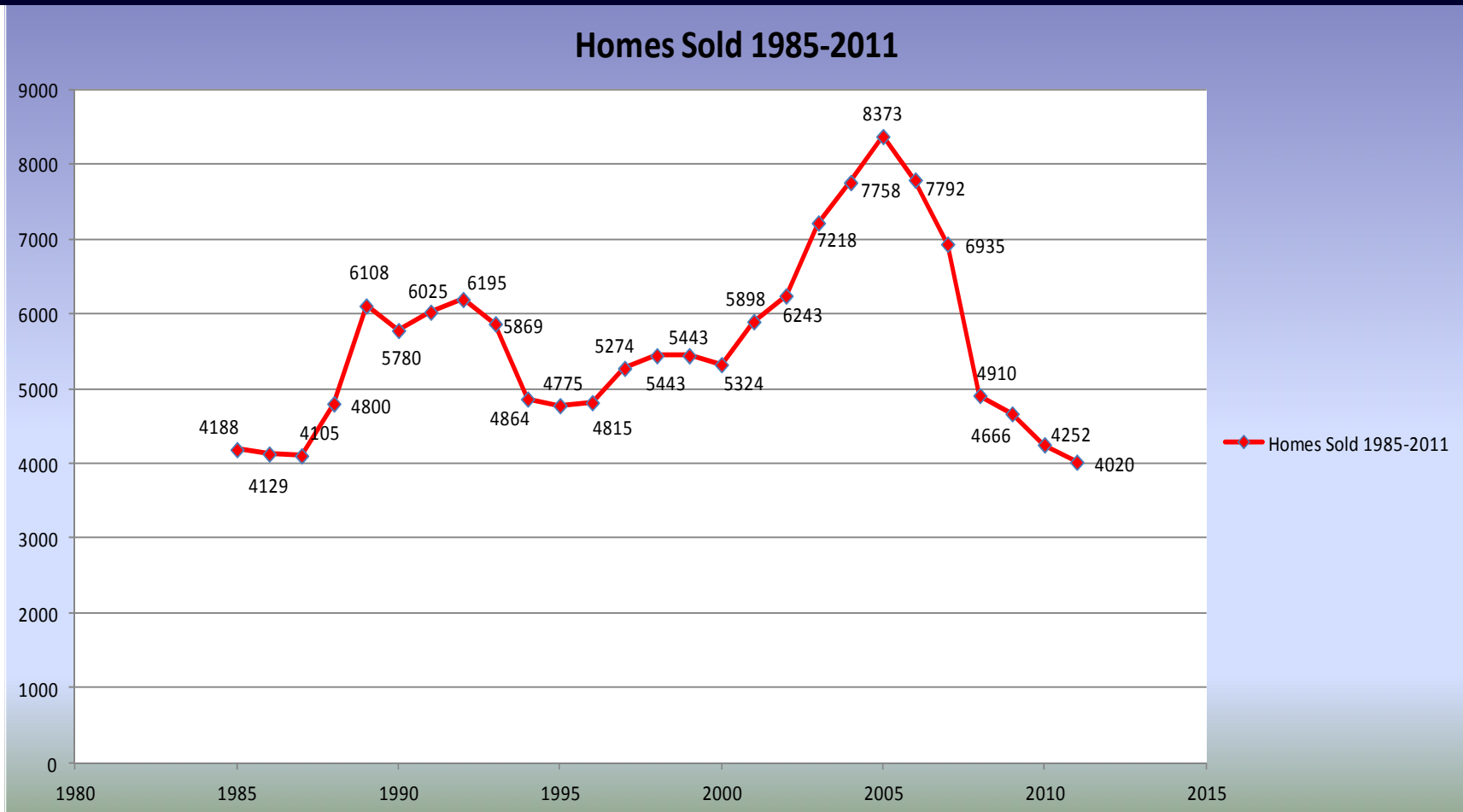
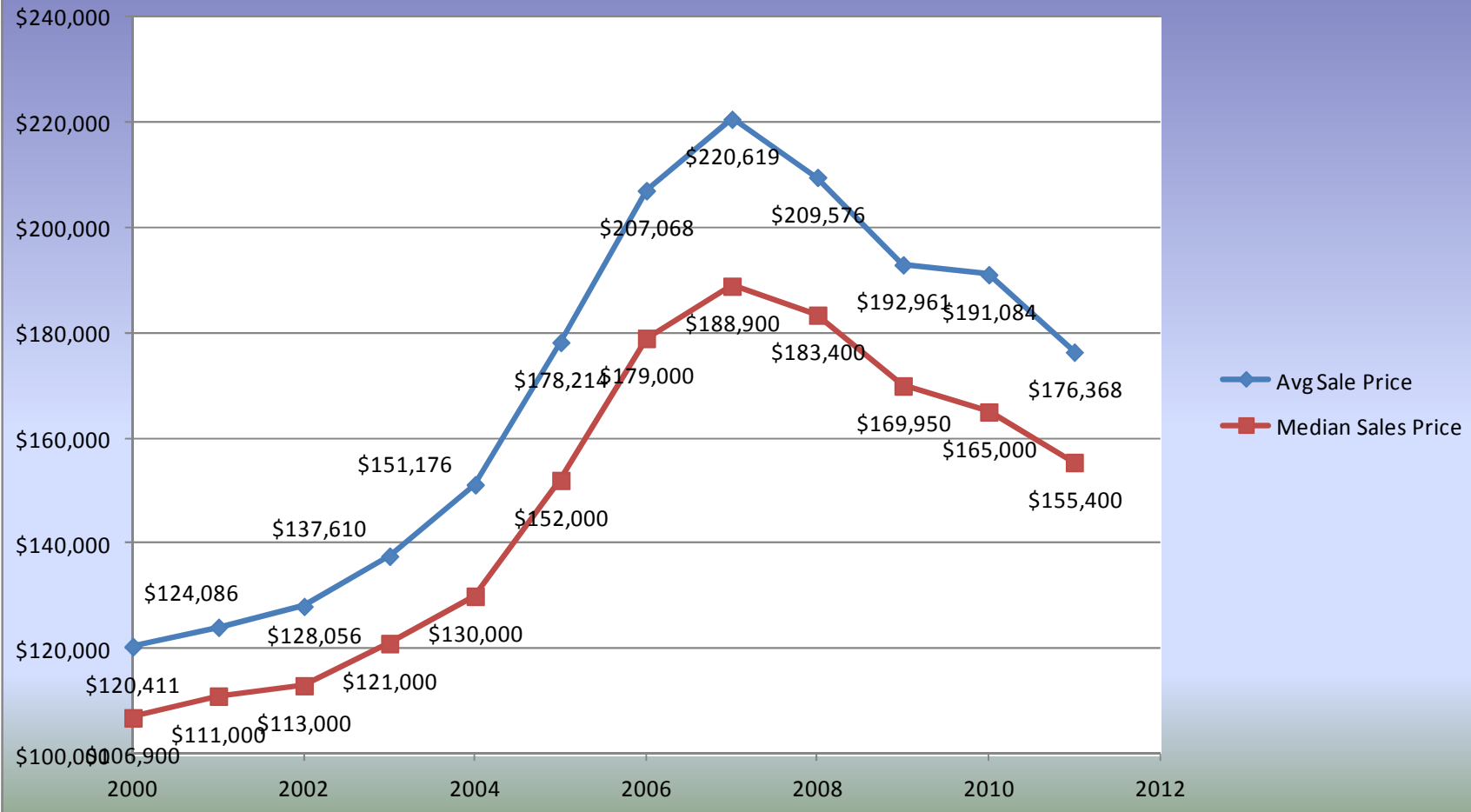


# HOMES SOLD 1985-2011



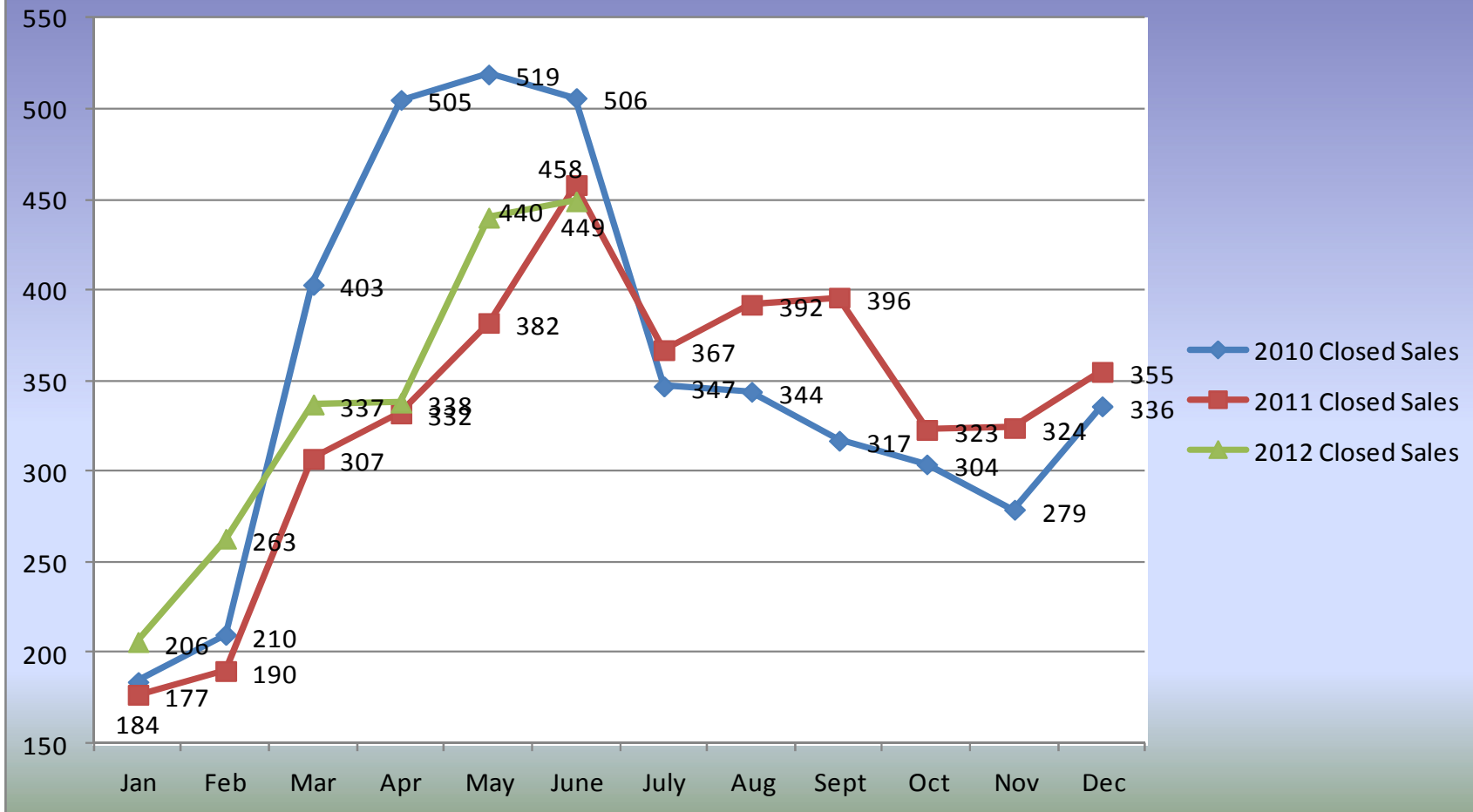
This is a graph of homes sold from 1985 to 2011. Statistics were first kept in 1985, and since that year, 2011 is the lowest number of homes sold.

# ANNUAL AVERAGE AND MEDIAN HOME SALES 2000-2011



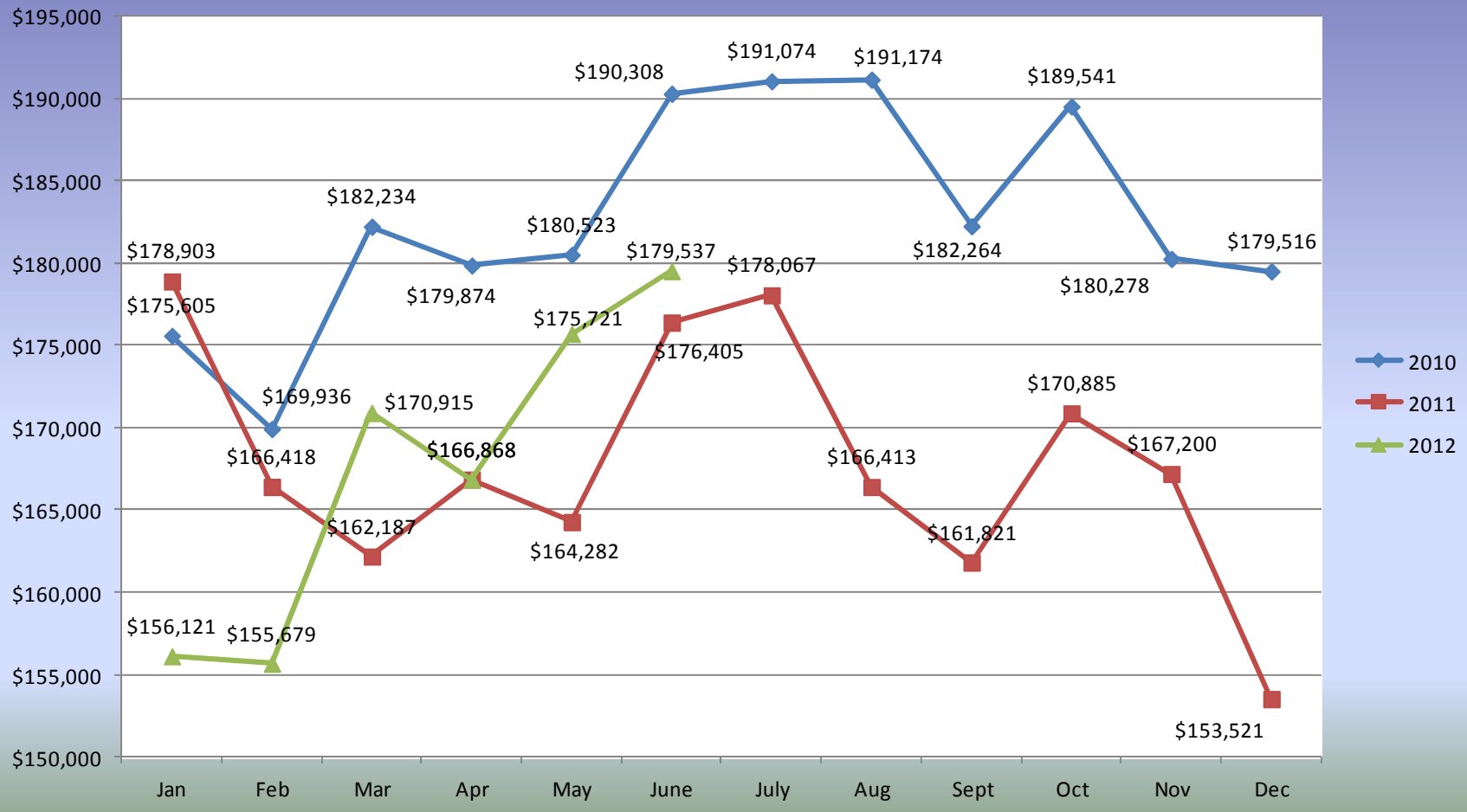
This graph shows the average and median sales price of residential single family homes from the year 2000-2011. Values in 2011 are near the values in 2005 after peaking in 2007.

# HOMES SOLD PER MONTH JUNE 2012



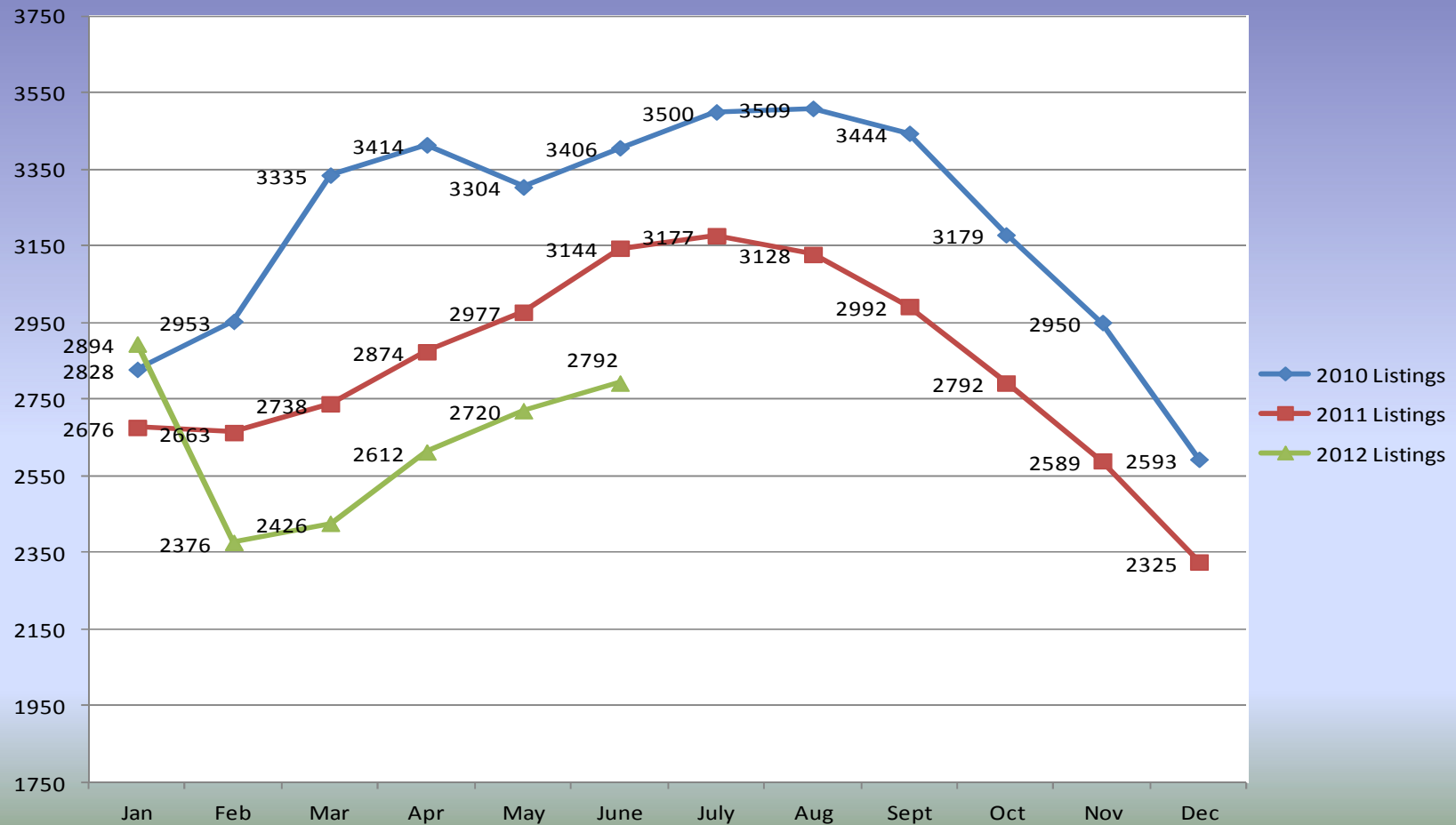
Closed homes in June 2012 went up slightly from May 2012 to 449.

# AVERAGE SALES PRICE BY MONTH JUNE 2012



Average sales price is up over May 2012 and all of 2011! Prices haven't reach 2010 levels yet, but the increase has been fairly steady during 2012.

# HOMES FOR SALE JUNE 2012



Homes for sale is up slightly from May of 2012 as is customary from the last 2 years. The active homes list is down from June in 2010 and 2011.

# HOMES SOLD BY PRICE RANGE AND # OF MONTHS OF INVENTORY JUNE 2012

12+ Months of Inventory	Extreme Buyer's Market	High Depreciation
9-12 Months of Inventory	Normal Buyer's Market	Moderate Depreciation
6-9 Months of Inventory	Balanced Market	Flat/Slight Depreciation
3-6 Months of Inventory	Normal Seller's Market	Moderate Appreciation
0-3 Months of Inventory	Extreme Seller's Market	High Appreciation

Price Range	Active Listings	Homes Sold	Months of Inventory
\$0-\$75,000	97	50	1.9
\$76,000-\$100,000	127	48	2.6
\$101,000-\$125,000	199	43	4.6
\$126,000-\$150,000	267	54	4.9
\$151,000-\$175,000	302	70	4.3
\$176,000-\$200,000	333	49	6.8
\$201,000-\$225,000	235	31	7.6
\$226,000-\$250,000	214	32	6.7
\$251,000-\$275,000	143	24	5.9
\$276,000-\$300,000	162	16	10.1

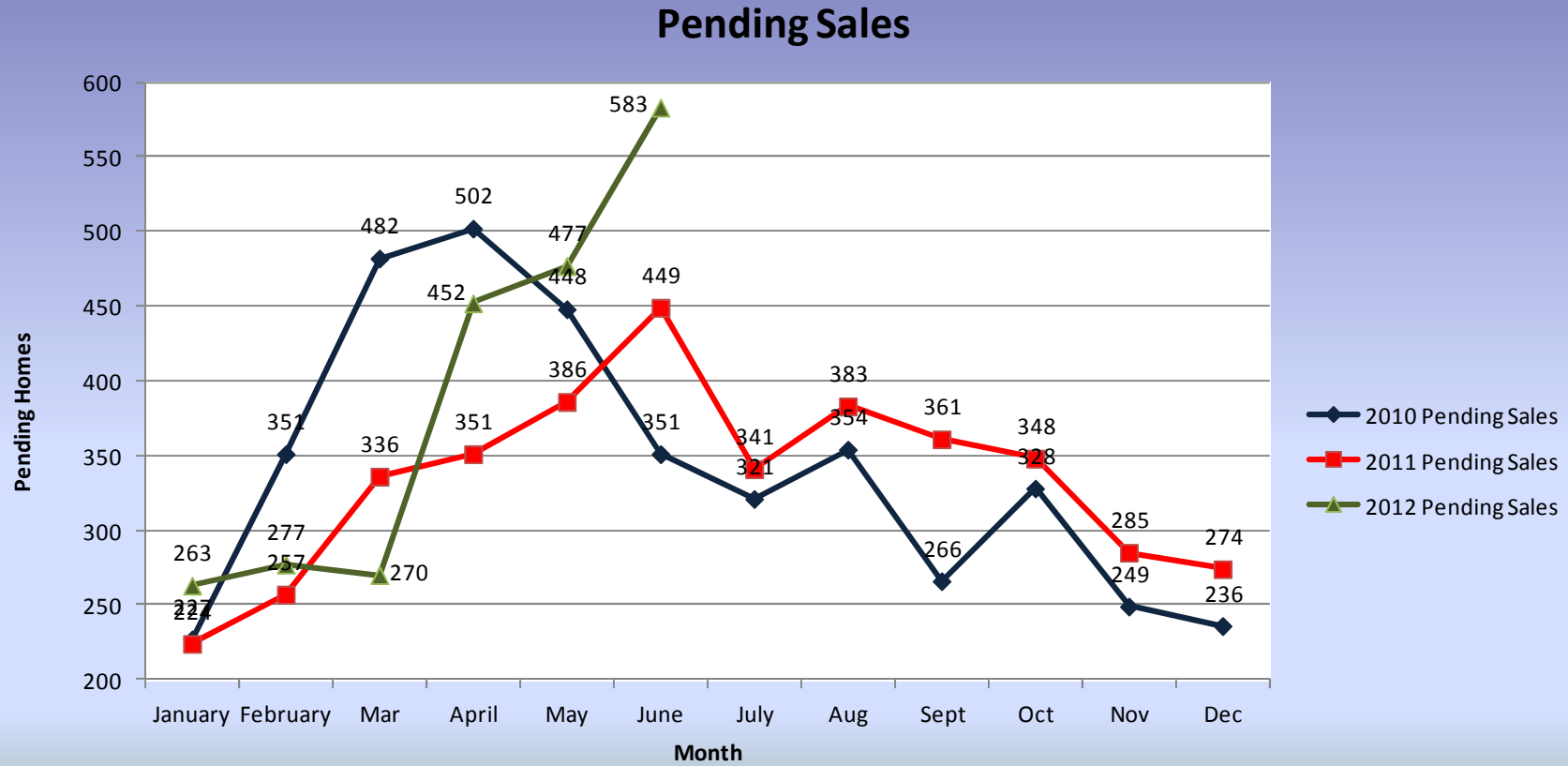
This chart shows the number of homes actively for sale on the open market and compares that number to the number of homes sold in the preceding month. The market for homes under \$300,000 is much stronger than the higher priced homes.

# HOMES SOLD BY PRICE RANGE AND # OF MONTHS OF INVENTORY JUNE 2012

12+ Months of Inventory	Extreme Buyer's Market	High Depreciation
9-12 Months of Inventory	Normal Buyer's Market	Moderate Depreciation
6-9 Months of Inventory	Balanced Market	Flat/Slight Depreciation
3-6 Months of Inventory	Normal Seller's Market	Moderate Appreciation
0-3 Months of Inventory	Extreme Seller's Market	High Appreciation

Price Range	Active Listings	Homes Sold	Months of Inventory
\$301,000-\$325,000	71	15	4.7
\$326,000-\$350,000	97	10	9.7
\$351,000-\$375,000	58	8	7.3
\$376,000-\$400,000	83	6	13.8
\$401,000-\$450,000	90	12	7.5
\$451,000-\$500,000	76	4	19
\$501,000-\$600,000	81	7	16.7
\$601,000-\$700,000	47	5	9.4
\$701,000-\$800,000	28	0	
\$801,000-\$900,000	15	0	
\$901,000-\$1,000,000	15	0	
\$1,000,100+	27	1	27

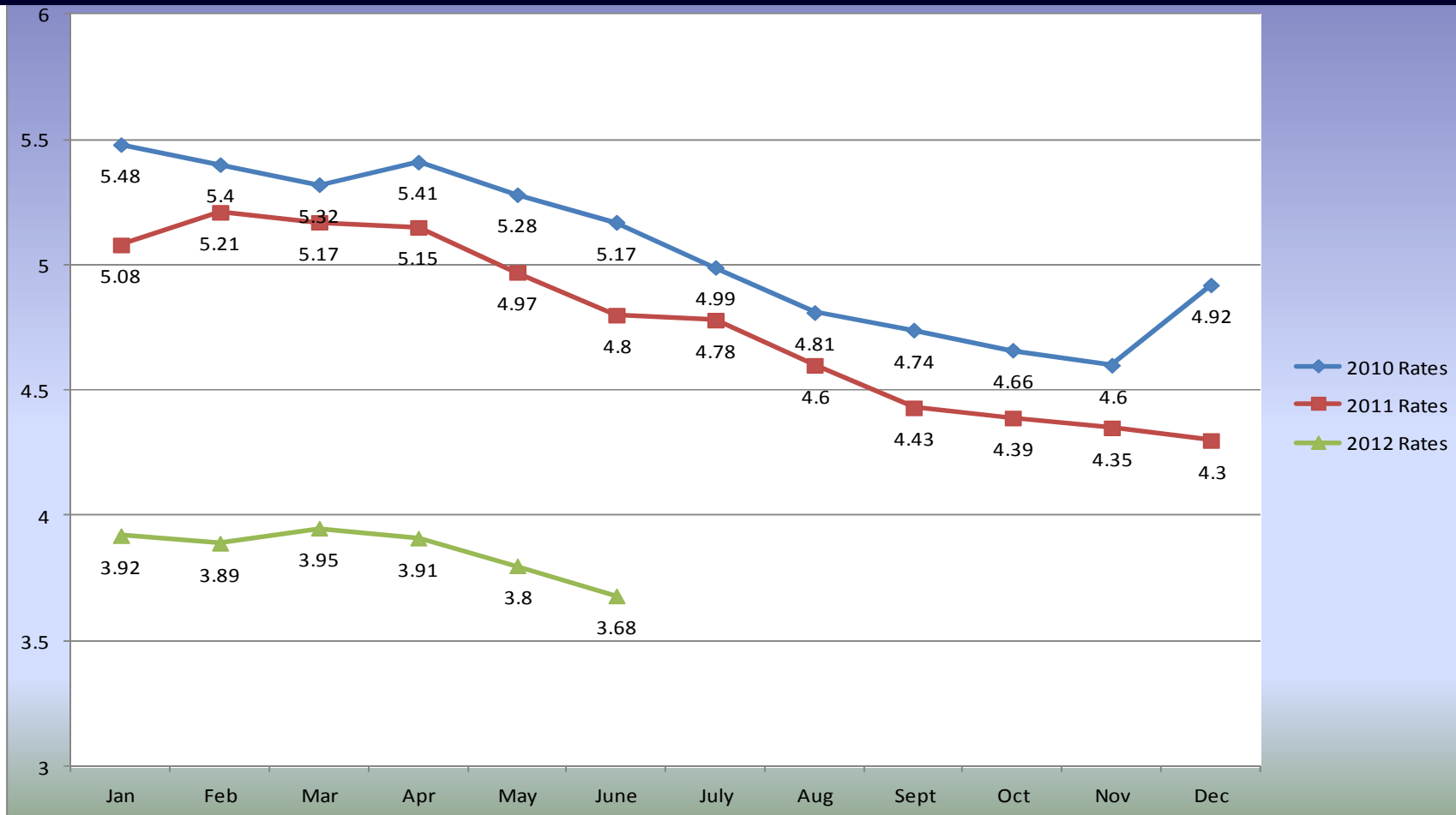
# PENDING SALES JUNE 2012



Whoa! There's something to be excited about. Pending sales at the end of June 2012 have shot up to 583, the highest point in 2.5 years.

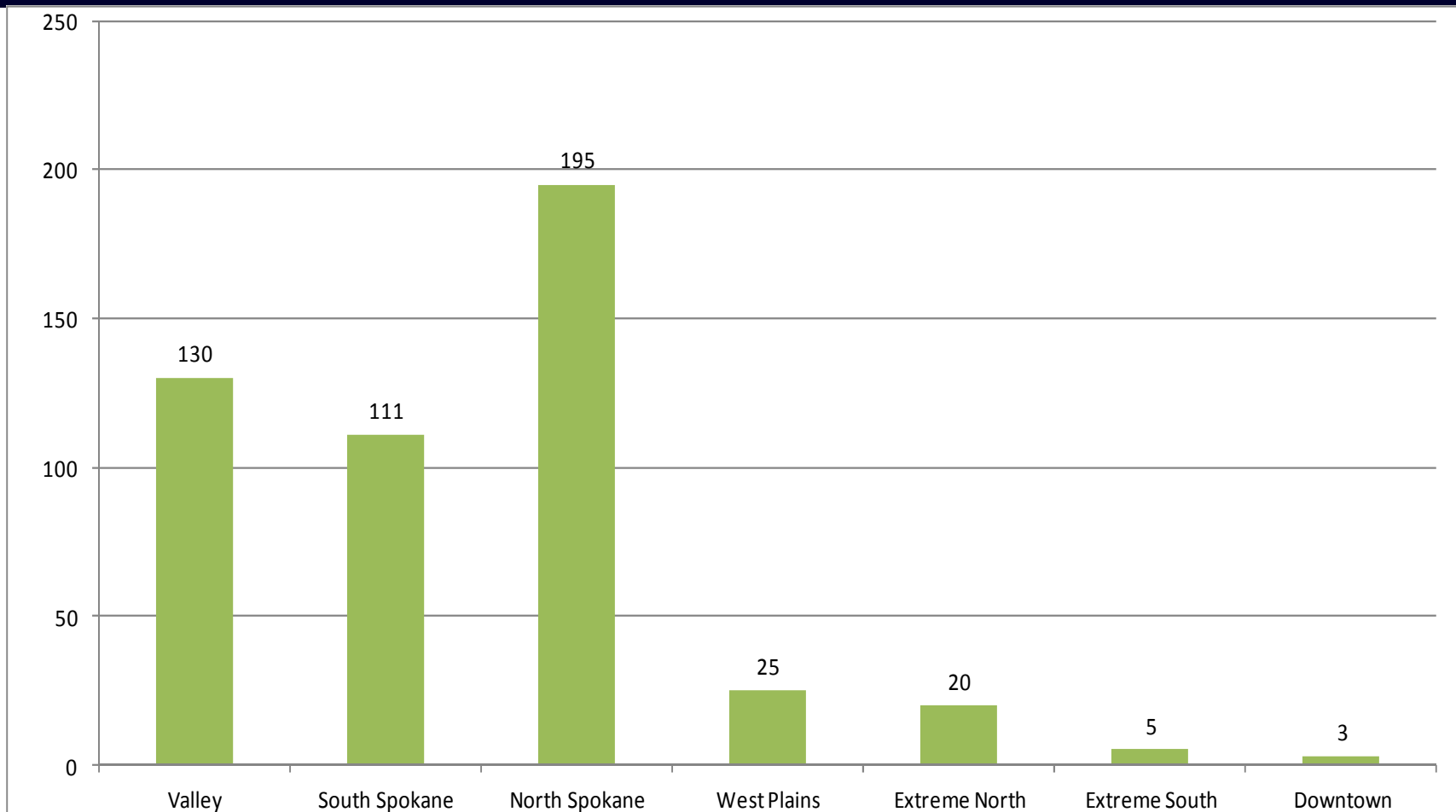


# INTEREST RATES BY MONTH 2010– JUNE 2012



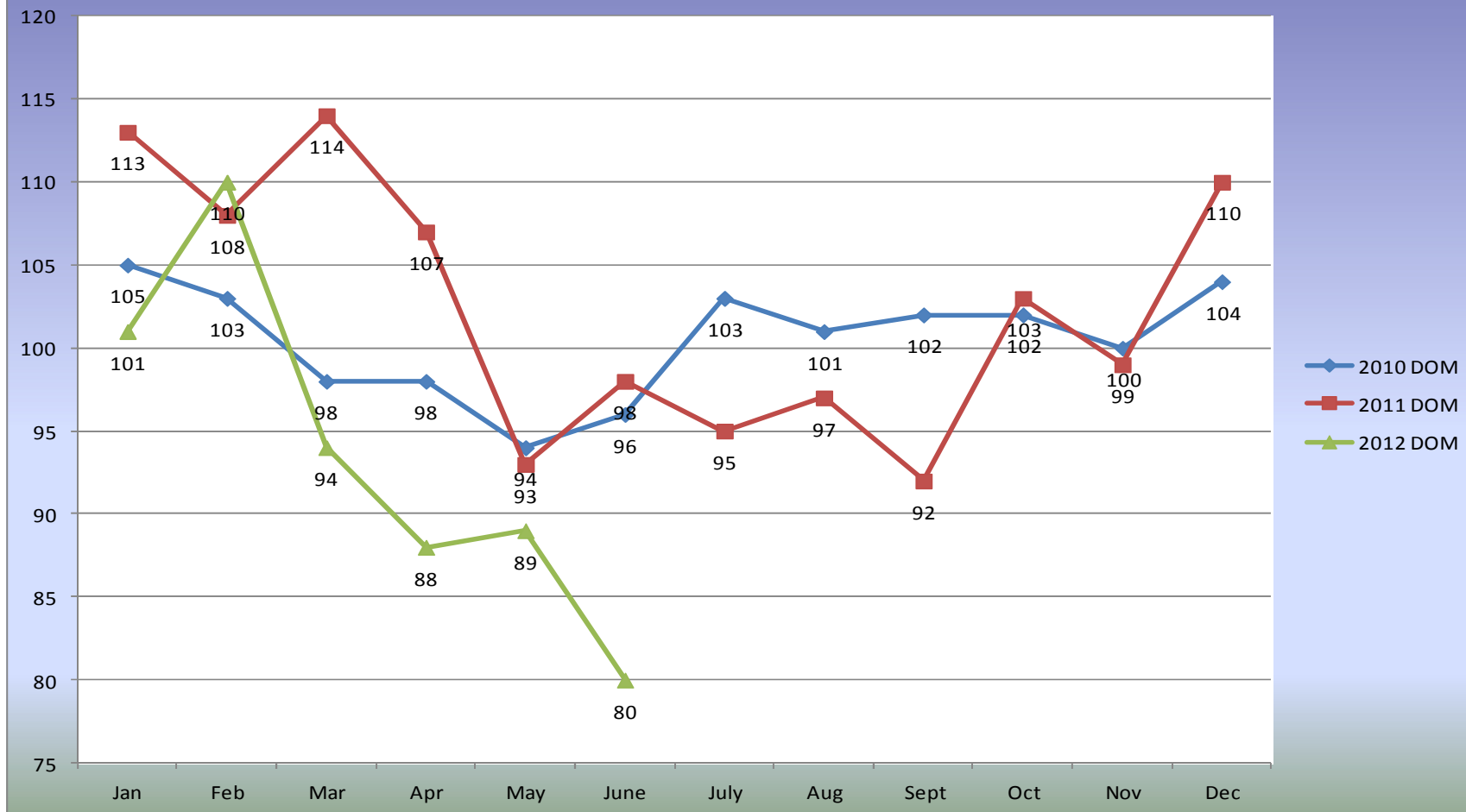
Information taken from [www.FreddieMac.com](http://www.FreddieMac.com)

# HOMES SOLD BY AREA JUNE 2012



This graph shows the number of homes that sold in June 2012 by area. The number of homes sold in the valley took a dip this month, while South Spokane took the most significant jump from May 2012.

# DAYS ON MARKET 2010 TO JUNE 2012



Average days on market for homes sold in June 2012 have dropped to the lowest number of days in the past 2.5 years.