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Facts and Trends™



Published Nov. 2009

Location : Port Orchard (143) , Retsil/Manchester (144) , South Kitsap - E of Hwy 16 (142) , South Kitsap - W od Hwy 16 (141)

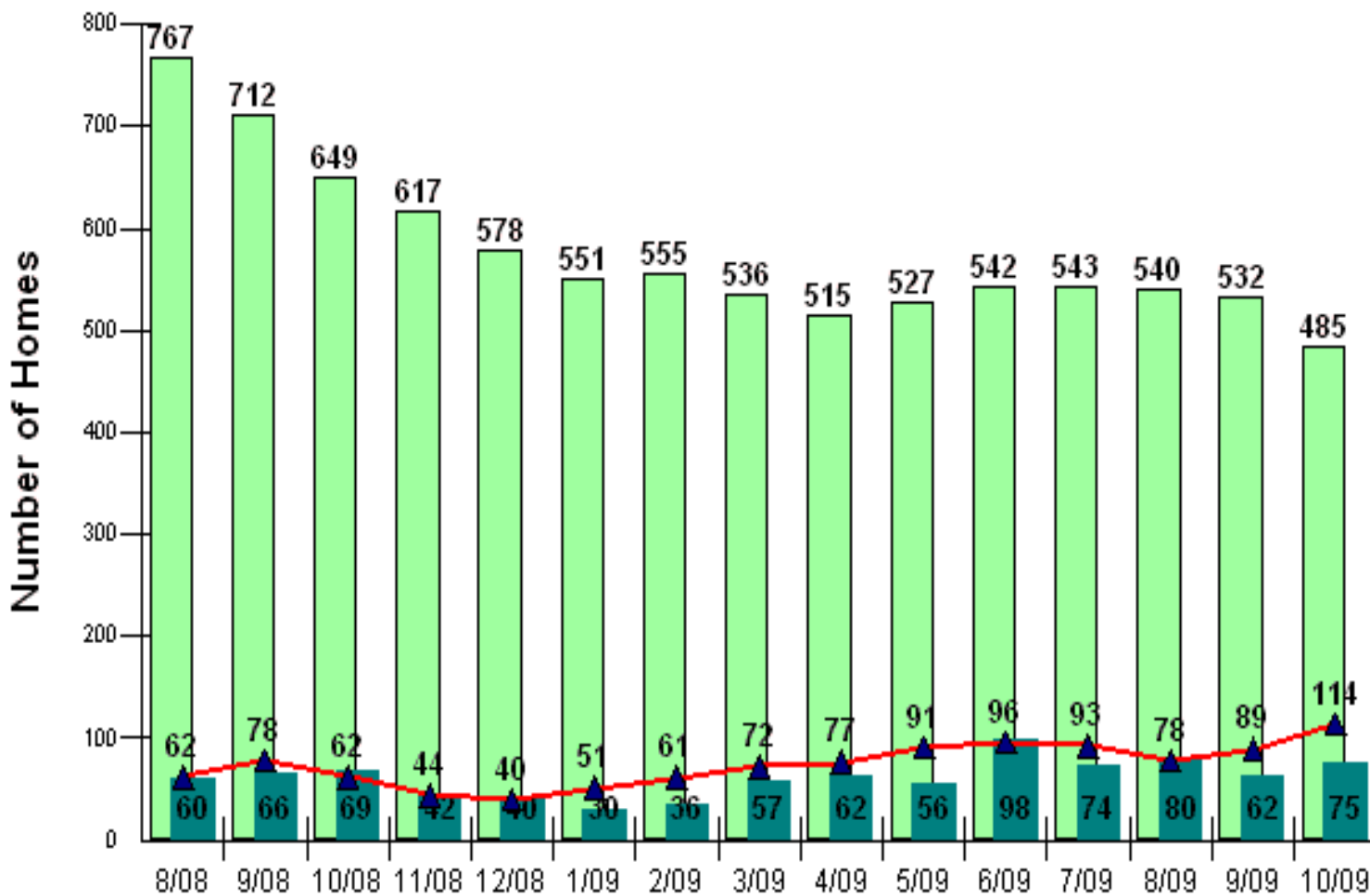
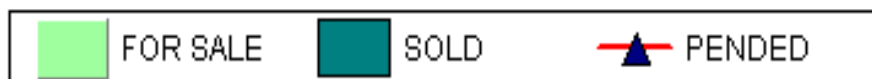
Number of Homes For Sale vs. Sold vs. Pending (Aug. 2008 - Oct. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family Homes - All Property Statuses - All Properties

Prepared for you by: Dave Jones, CRS
(360-692-6102, ext 264)



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	1 month			1 year			15 months		
	Sep 09	Oct 09	% Change	Oct 08	Oct 09	% Change	Aug 08	Oct 09	% Change
For Sale	532	485	-8.8% ↓	649	485	-25.3% ↓	767	485	-36.8% ↓
Sold	62	75	21% ↑	69	75	8.7% ↑	60	75	25% ↑
Pended	89	114	28.1% ↑	62	114	83.9% ↑	62	114	83.9% ↑

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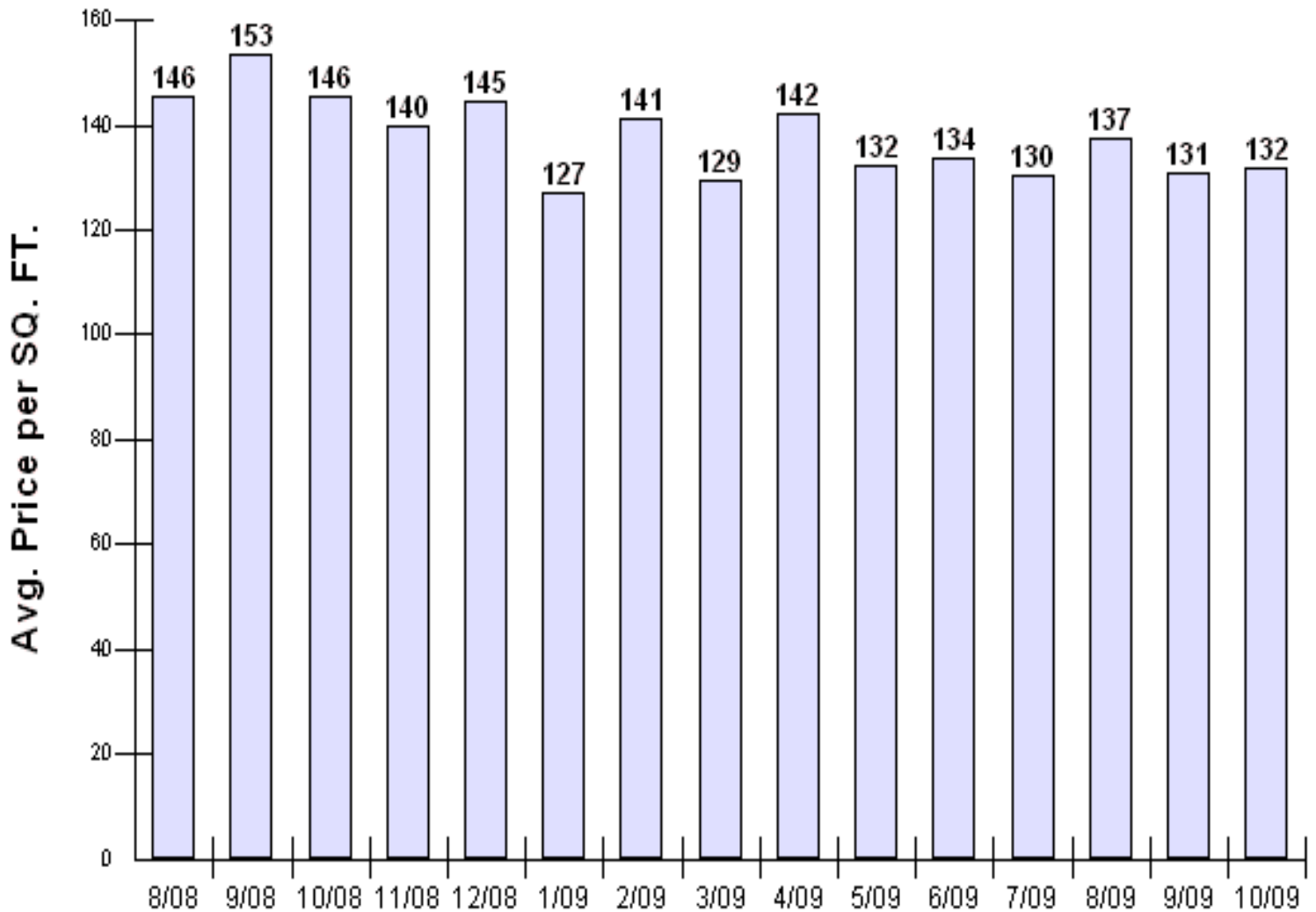
Average Home Sold Price per SQFT (Aug. 2008 - Oct. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family Homes - All Property Statuses - All Properties

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	1 month			1 year			15 months		
	Sep 09	Oct 09	% Change	Oct 08	Oct 09	% Change	Aug 08	Oct 09	% Change
Avg. Sq. Ft. Price	131	132	0.8% ↑	146	132	-9.3% ↓	146	132	-9.4% ↓

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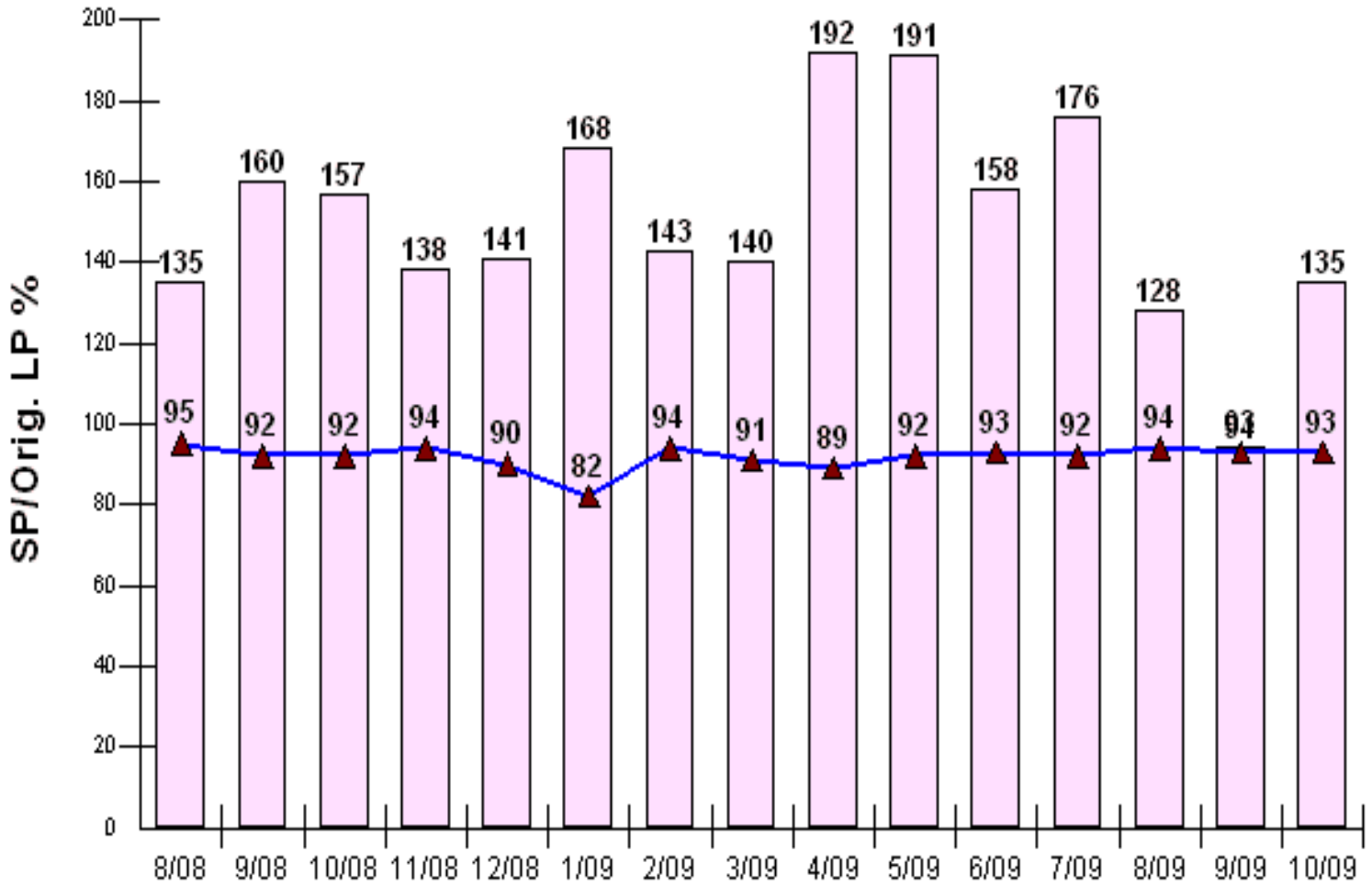
Avg CDOM & SP/Orig LP % (Aug. 2008 - Oct. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

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	1 month			1 year			15 months		
	Sep 09	Oct 09	% Change	Oct 08	Oct 09	% Change	Aug 08	Oct 09	% Change
Avg. CDOM	94	135	43.6% ↑	157	135	-14% ↓	135	135	0%
Sold/Orig List Diff. %	93	93	0%	92	93	1.1% ↑	95	93	-2.1% ↓

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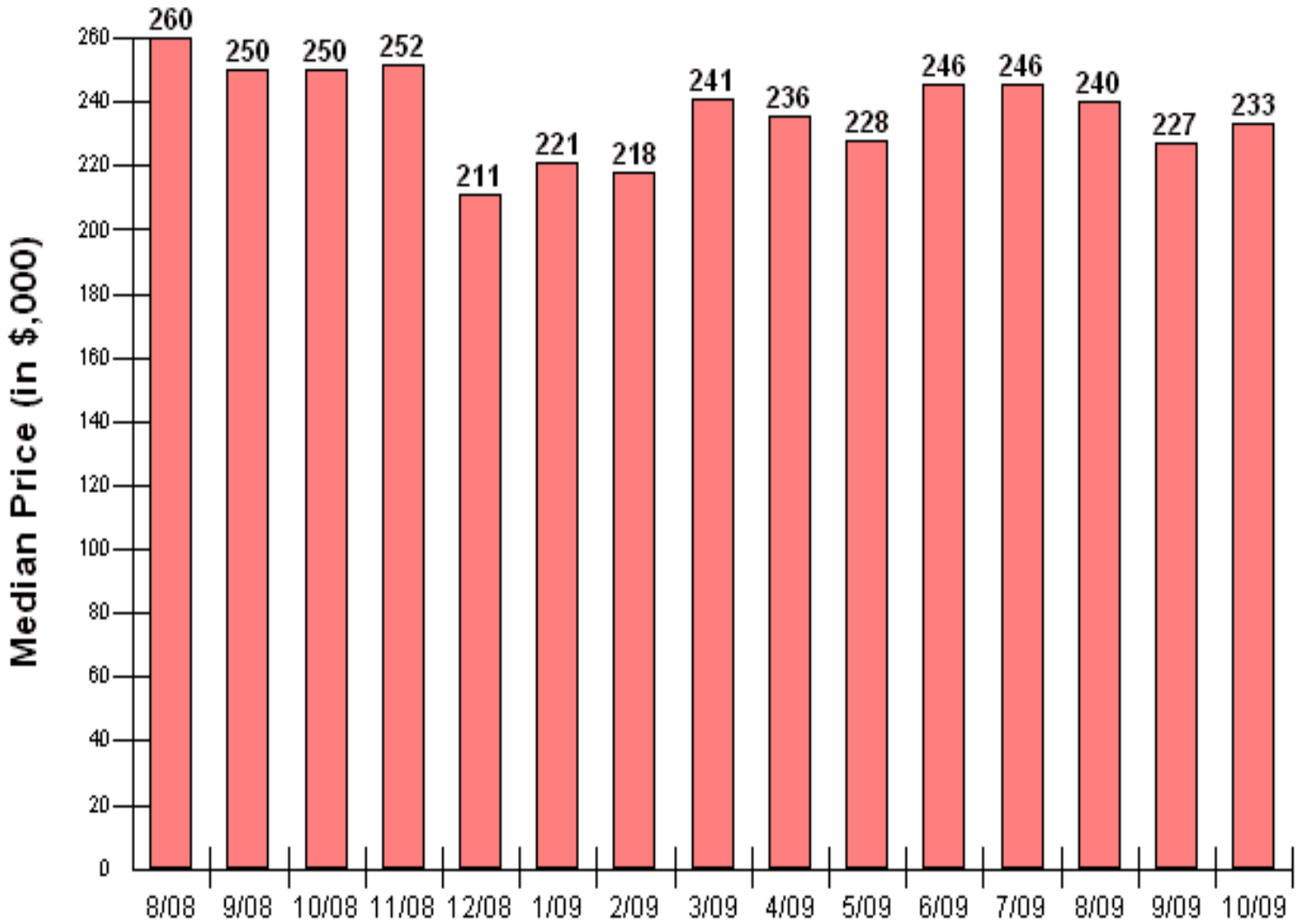
Median Price Sold (Aug. 2008 - Oct. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family Homes - All Property Statuses - All Properties

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	1 month			1 year			15 months		
	Sep 09	Oct 09	% Change	Oct 08	Oct 09	% Change	Aug 08	Oct 09	% Change
Median Price	227	233	2.6% ↑	250	233	-6.8% ↓	260	233	-10.4% ↓

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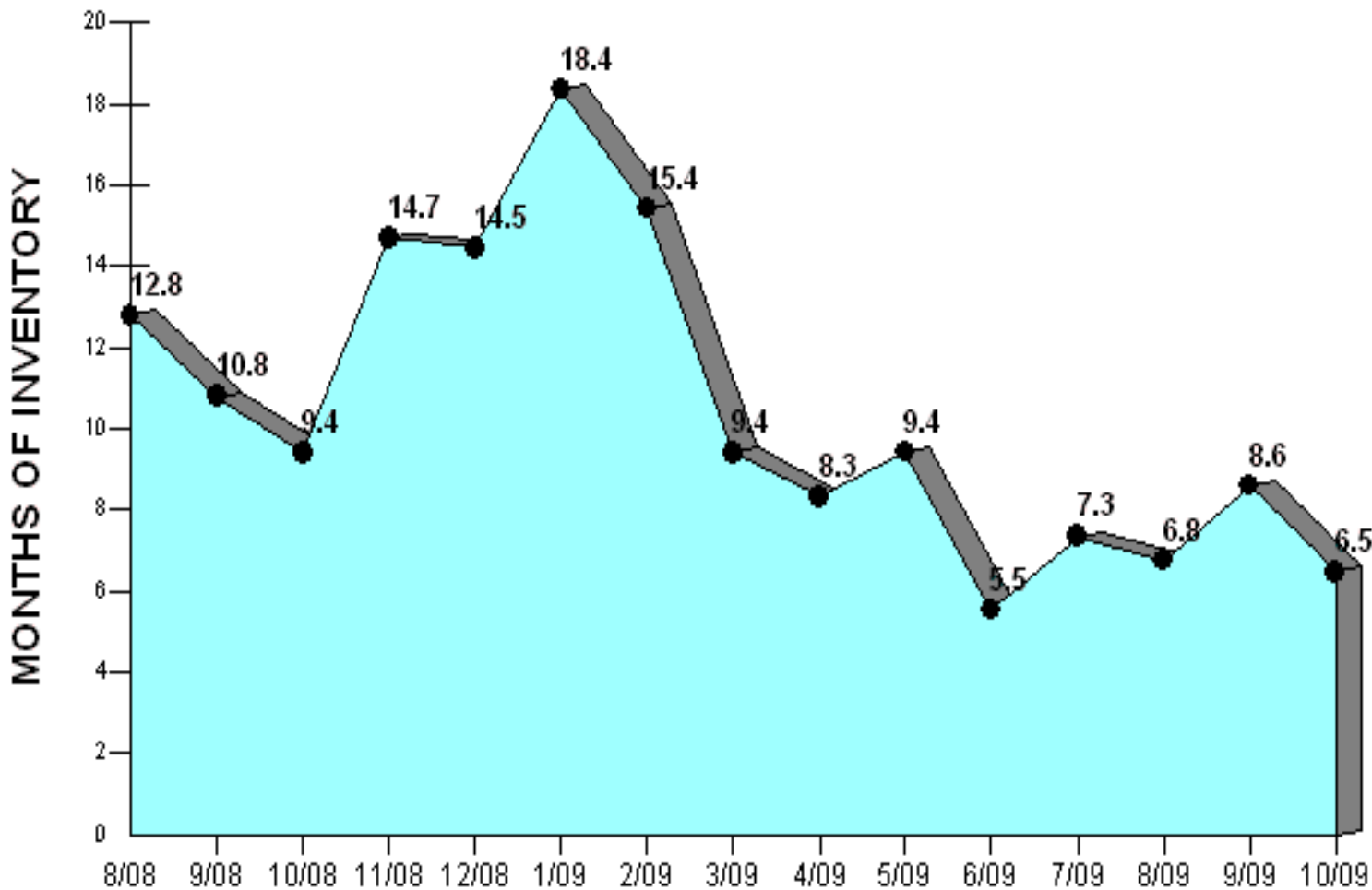
Months of Inventory based on Closed Sales (Aug. 2008 - Oct. 2009)

Price Range: \$0 - No Limit

SQFT Range: 0 - No Limit

Single Family Homes - All Property Statuses - All Properties

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1 month			1 year			15 months		
Sep 09	Oct 09	% Change	Oct 08	Oct 09	% Change	Aug 08	Oct 09	% Change

Months of Inventory (Closed Sales)	8.6	6.5	-24.4% ↓	9.4	6.5	-30.9% ↓	12.8	6.5	-49.2% ↓
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