

May 2011 Key West Statistical Analysis
Published by: Key West Association of REALTORS®
Area 1-4, Key West

	Active				Contingent/Pending				Sold			
	Single Family	Condo & Townhouse	Other*	Total	Single Family	Condo & Townhouse	Other*	Total	Single Family	Condo & Townhouse	Other*	Total
May-11	239	178	40	457	74	60	15	149	13	16	3	32
Apr-11	241	184	40	465	76	70	17	163	28	27	2	57
Mar-11	245	190	39	474	79	72	18	169	24	15	3	42
Feb-11	254	188	42	484	79	72	16	167	19	12	2	33
Jan-11	268	192	51	511	59	59	16	134	10	14	6	30
Dec-10	277	184	55	516	62	64	15	141	27	9	1	37
Nov-10	280	188	58	526	66	60	14	140	9	12	1	22
Oct-10	276	183	57	516	68	63	11	142	15	10	1	26
Sep-10	268	178	55	501	69	67	13	149	18	15	2	35
Aug-10	272	173	58	503	67	61	14	142	11	12	2	25
Jul-10	278	177	63	518	71	81	13	165	14	18	1	33
Jun-10	289	167	64	520	85	90	11	186	19	12	1	32

Analysis of Sold Data							
May-11	Listings Sold	Listings Sold % Change From May 10	Average Selling Price	Sold Price % Change From May 10	Median Selling Price	Sold Price % Change From May 10	DOM
Single Family	13	-23.5%	\$494,769.00	-22.9%	\$388,000.00	-40.3%	186
Condo/Townhouse	16	0.0%	\$578,425.00	63.8%	\$530,000.00	105.8%	100
Other*	3	50.0%	\$370,000.00	-20.9%	\$360,000.00	-23.1%	123
Total	32	-8.6%	\$481,064.67	-1.4%	\$426,000.00	-7.1%	136

May-10	Listing Sold	Average Selling Price	Median Selling Price	DOM
Single Family	17	\$641,859.00	\$650,000.00	134
Condo/Townhouse	16	\$353,119.00	\$257,500.00	151
Other*	2	\$468,000.00	\$468,000.00	216
Total	35	\$487,659.33	\$458,500.00	167

*Other: Duplex, Half Duplex, Mobile Homes, & 3-4 Units

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Analysis of Sold Data							
01/01/11 - 05/31/11	Listings Sold	Listings Sold % Change From 10	Average Selling Price	Sold Price % Change From 10	Median Selling Price	Sold Price % Change From 10	DOM
Single Family	100	-1.0%	\$602,135.00	-2.2%	\$445,000.00	5.95%	155
Condo/Townhouse	89	-2.2%	\$433,460.00	27.6%	\$325,000.00	8.3%	116
Other*	17	21.4%	\$337,118.00	-8.3%	\$310,000.00	-15.8%	147
Total	206	0.0%	\$457,571.00	3.8%	\$360,000.00	-0.7%	139
01/01/10 - 05/31/10	Listing Sold		Average Selling Price		Median Selling Price		DOM
Single Family	101		\$615,444.00		\$420,000.00		151
Condo/Townhouse	91		\$339,811.00		\$300,000.00		128
Other*	14		\$367,779.00		\$368,000.00		136
Total	206		\$441,011.33		\$362,666.67		138
2010 Calendar Year	Listings Sold	Listings Sold % Change From 2009	Average Selling Price	Sold Price % Change From 2009	Median Selling Price	Sold Price % Change From 2009	DOM
Single Family	217	8.0%	\$562,322.00	-4.6%	\$410,000.00	-1.4%	138
Condo/Townhouse	183	8.9%	\$331,767.00	6.6%	\$290,000.00	35.5%	109
Other*	23	0.0%	\$352,691.00	-27.5%	\$365,000.00	-6.4%	156
Total	423	7.9%	\$415,593.33	-10.1%	\$355,000.00	4.4%	134
2009 Calendar Year	Listings Sold		Average Selling Price		Median Selling Price		DOM
Single Family	201		\$589,467.00		\$416,000.00		181
Condo/Townhouse	168		\$311,354.00		\$214,000.00		146
Other*	23		\$486,491.00		\$389,900.00		182
Total	392		\$462,437.33		\$339,966.67		170

***Other: Duplex, Half Duplex, Mobile Homes, & 3-4 Units**