

August 09 Lower Keys Statistical Analysis
 Published by: Key West Association of REALTORS®
 Area 5-7, Lower Keys

	Active				Contingent/Pending				Sold			
	Single Family	Condo & Townhouse	Other*	Total	Single Family	Condo & Townhouse	Other*	Total	Single Family	Condo & Townhouse	Other*	Total
Aug-09	216	13	125	354	47	4	6	57	12	1	4	17
Jul-09	212	18	119	349	48	2	3	53	13	1	1	15
Jun-09	210	24	114	348	55	2	2	59	13	1	1	15
May-09	232	25	111	368	45	3	2	50	7	0	1	8
Apr-09	239	26	116	381	37	2	3	42	9	1	3	13
Mar-09	253	28	119	400	38	3	5	46	11	1	3	15
Feb-09	237	28	114	379	31	2	4	37	6	1	4	11
Analysis of Sold Data												
Aug-09	Listings Sold	Listings Sold % Change From Aug 08	Average Selling Price	Sold Price % Change From Aug 08	Median Selling Price	Sold Price % Change From Aug 08	DOM					
Single Family	12	71.4%	\$739,556.00	29.7%	\$510,000.00	14.6%	123					
Condo/Townhouse	1	0.0%	\$238,000.00	-25.6%	\$238,000.00	-25.6%	139					
Other*	4	100.0%	\$131,250.00	-36.7%	\$95,000.00	-54.2%	45					
Total	17	70.0%	\$369,602.00	1.0%	\$281,000.00	-13.3%	102					
Aug-08	Listing Sold		Average Selling Price		Median Selling Price		DOM					
Single Family	7		\$570,357.00		\$445,000.00		254					
Condo/Townhouse	1		\$320,000.00		\$320,000.00		305					
Other*	2		\$207,500.00		\$207,500.00		146					
Total	10		\$365,952.33		\$324,166.67		235					
2008 Calendar Year	Listings Sold	Listings Sold % Change From 2007	Average Selling Price	Sold Price % Change From 2007	Median Selling Price	Sold Price % Change From 2007	DOM					
Single Family	91	-2.2%	\$603,471.00	-25.3%	\$502,000.00	-23.9%	229					
Condo/Townhouse	4	33.3%	\$475,875.00	-22.6%	\$476,250.00	-32.0%	148					
Other*	23	-41.0%	\$282,380.00	-0.5%	\$260,000.00	-7.1%	266					
Total	118	-12.6%	\$453,908.67	-20.2%	\$412,750.00	-24.5%	214					
2007 Calendar Year	Listings Sold		Average Selling Price		Median Selling Price		DOM					
Single Family	93		\$808,079.00		\$660,000.00		193					
Condo/Townhouse	3		\$615,000.00		\$700,000.00		111					
Other*	39		\$283,863.00		\$280,000.00		202					
Total	135		\$568,980.67		\$546,666.67		169					

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