

December 2010 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
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
May-10	294	173	65	532	96	87	12	195	16	16	2	34
Apr-10	311	181	67	559	106	86	15	207	22	22	3	47
Mar-10	322	194	35	551	117	84	13	214	32	16	3	51
Feb-10	329	190	48	567	119	81	16	216	20	17	3	40
Jan-10	338	184	65	587	117	79	18	214	19	9	3	31
	Analysis of Sold Data											
		Listings Sold % Change From Dec 09		Average Selling Price	Sold Price % Change From Dec 09	Median Selling Price	Sold Price % Change From Dec 09		DOM			
Dec-10	Listings Sold											
Single Family	27	107.7%		\$535,463.00	-2.4%	\$375,000.00	-38.5%		112			
Condo/Townhouse	9	-55.0%		\$334,533.00	5.0%	\$215,900.00	25.3%		131			
Other*	1	None Sold		\$269,000.00	None Sold	\$269,000.00	None Sold		3			
Total	37	12.1%		\$379,665.33	-12.4%	\$286,633.33	-26.7%		82			
Dec-09	Listing Sold			Average Selling Price		Median Selling Price		DOM				
Single Family	13			\$548,392.00		\$610,000.00		206				
Condo/Townhouse	20			\$318,528.00		\$172,250.00		175				
Other*	0			None Sold		None Sold		N/A				
Total	33			\$433,460.00		\$391,125.00		191				

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

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Analysis of Sold Data							
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**