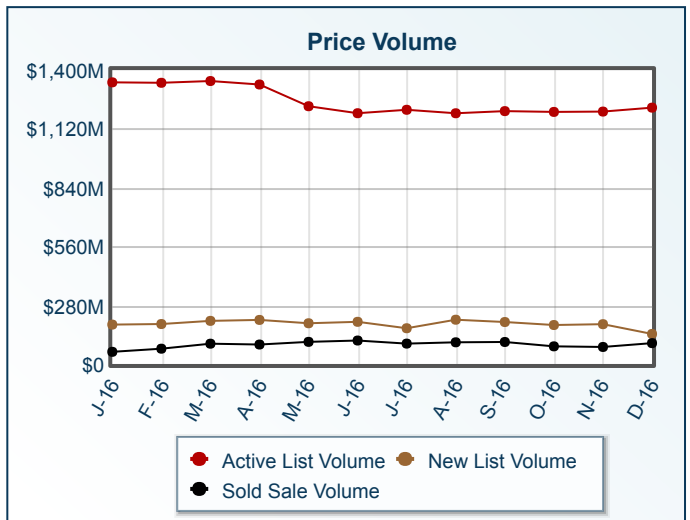
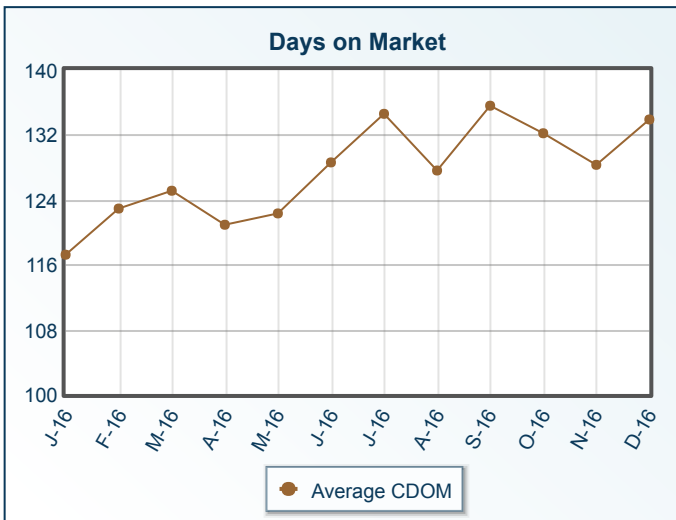
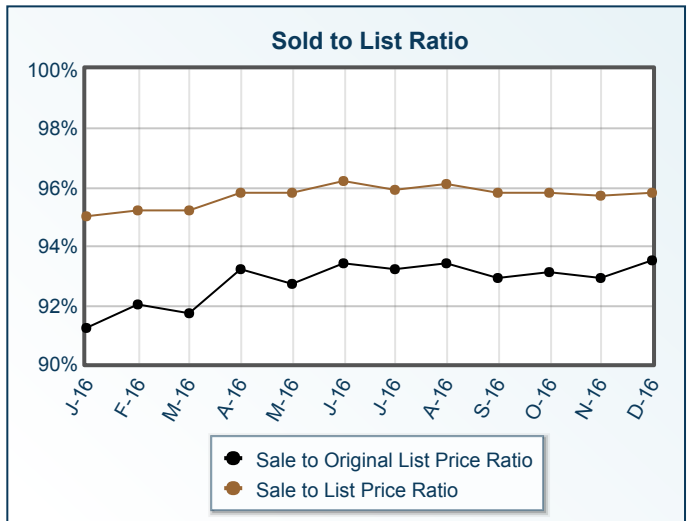
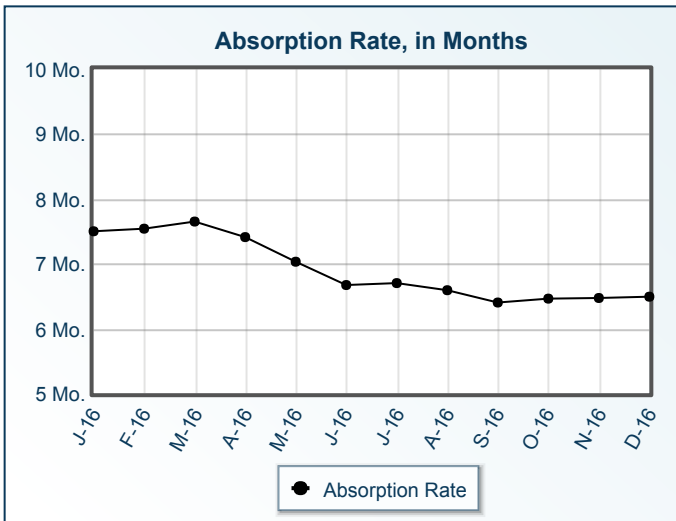
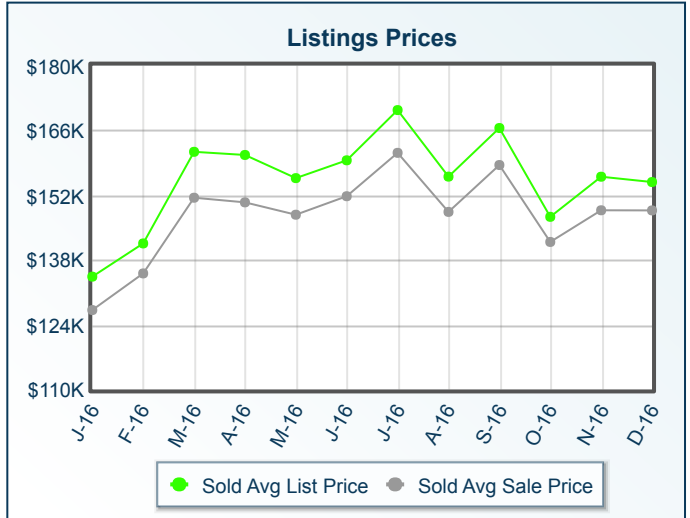
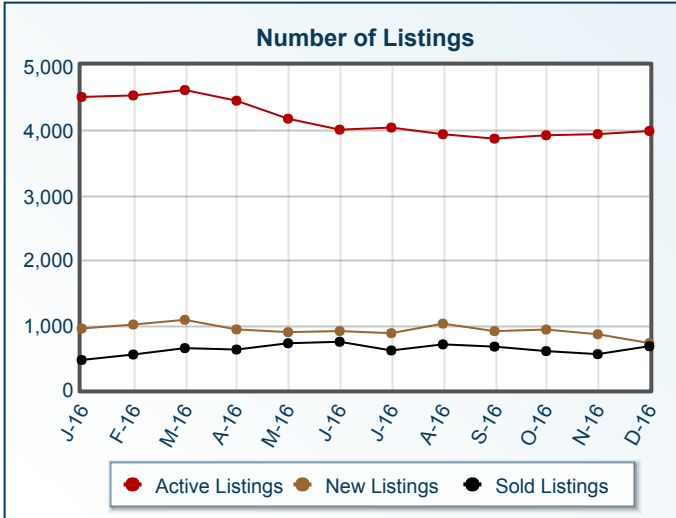


Market Summary

Residential, December 2016



Summary Statistics						
	Dec-16	Dec-15	% Chg	2016 YTD	2015 YTD	% Chg
Absorption Rate	6.49	7.43	-12.65	6.91	7.82	-11.64
Average List Price	\$306,057	\$298,193	2.64	\$233,544	\$217,987	7.14
Median List Price	\$184,900	\$169,900	8.83	\$150,000	\$135,000	11.11
Average Sale Price	\$148,696	\$133,289	11.56	\$148,306	\$133,830	10.82
Median Sale Price	\$125,000	\$112,000	11.61	\$120,000	\$104,000	15.38
Average CDOM	133	127	4.72	127	128	-0.78
Median CDOM	89	96	-7.29	92	95	-3.16

	Sold Listings						Pending Listings						
	This Month			Year to Date			This Month			Year to Date			
	2016	2015	% Chg	2016	2015	% Chg	2016	2015	% Chg	2016	2015	% Chg	
0-29,999	23	33	-30.3	289	398	-27.4	0-29,999	16	17	-5.9	232	322	-28.0
30,000-39,999	18	18	0.0	282	383	-26.4	30,000-39,999	26	20	30.0	281	349	-19.5
40,000-49,999	26	40	-35.0	279	466	-40.1	40,000-49,999	20	30	-33.3	249	423	-41.1
50,000-59,999	31	27	14.8	380	456	-16.7	50,000-59,999	18	30	-40.0	350	446	-21.5
60,000-69,999	28	36	-22.2	393	460	-14.6	60,000-69,999	23	23	0.0	384	446	-13.9
70,000-79,999	45	32	40.6	440	463	-5.0	70,000-79,999	28	37	-24.3	400	434	-7.8
80,000-89,999	33	31	6.5	435	434	0.2	80,000-89,999	22	31	-29.0	428	429	-0.2
90,000-99,999	32	38	-15.8	385	410	-6.1	90,000-99,999	30	26	15.4	366	376	-2.7
100,000-119,999	71	58	22.4	787	699	12.6	100,000-119,999	50	26	92.3	726	646	12.4
120,000-139,999	77	50	54.0	763	645	18.3	120,000-139,999	53	36	47.2	796	613	29.9
140,000-159,999	57	47	21.3	615	502	22.5	140,000-159,999	51	34	50.0	626	481	30.1
160,000-179,999	46	48	-4.2	515	451	14.2	160,000-179,999	37	35	5.7	496	452	9.7
180,000-199,999	41	27	51.9	401	288	39.2	180,000-199,999	31	23	34.8	422	304	38.8
200,000-249,999	66	52	26.9	636	484	31.4	200,000-249,999	42	29	44.8	642	447	43.6
250,000-299,999	36	16	125.0	367	272	34.9	250,000-299,999	34	21	61.9	400	265	50.9
300,000-399,999	18	15	20.0	278	223	24.7	300,000-399,999	22	11	100.0	285	209	36.4
400,000-499,999	6	6	0.0	89	76	17.1	400,000-499,999	6	3	100.0	90	61	47.5
500,000+	14	5	180.0	127	112	13.4	500,000+	12	8	50.0	136	79	72.2
Totals	668	579	15.4	7461	7222	3.3	Totals	521	440	18.4	7309	6782	7.8

	Active Listings						New Listings						
	This Month			Year to Date			This Month			Year to Date			
	2016	2015	% Chg	2016	2015	% Chg	2016	2015	% Chg	2016	2015	% Chg	
0-29,999	84	116	-27.6	403	591	-31.8	0-29,999	24	40	-40.0	277	420	-34.0
30,000-39,999	62	124	-50.0	431	618	-30.3	30,000-39,999	16	22	-27.3	315	454	-30.6
40,000-49,999	93	116	-19.8	444	723	-38.6	40,000-49,999	27	32	-15.6	329	505	-34.9
50,000-59,999	100	143	-30.1	556	734	-24.3	50,000-59,999	25	33	-24.2	418	551	-24.1
60,000-69,999	121	156	-22.4	638	795	-19.7	60,000-69,999	34	38	-10.5	483	580	-16.7
70,000-79,999	109	187	-41.7	659	802	-17.8	70,000-79,999	25	40	-37.5	480	599	-19.9
80,000-89,999	128	183	-30.1	708	806	-12.2	80,000-89,999	31	42	-26.2	536	566	-5.3
90,000-99,999	126	157	-19.7	622	682	-8.8	90,000-99,999	36	37	-2.7	480	510	-5.9
100,000-119,999	255	263	-3.0	1204	1192	1.0	100,000-119,999	57	68	-16.2	933	850	9.8
120,000-139,999	319	341	-6.5	1417	1328	6.7	120,000-139,999	59	68	-13.2	1071	940	13.9
140,000-159,999	281	304	-7.6	1179	1111	6.1	140,000-159,999	65	69	-5.8	869	773	12.4
160,000-179,999	282	315	-10.5	1045	1053	-0.8	160,000-179,999	55	50	10.0	749	740	1.2
180,000-199,999	262	293	-10.6	943	846	11.5	180,000-199,999	33	39	-15.4	672	595	12.9
200,000-249,999	488	485	0.6	1614	1375	17.4	200,000-249,999	76	50	52.0	1156	978	18.2
250,000-299,999	365	358	2.0	1114	935	19.1	250,000-299,999	59	43	37.2	768	659	16.5
300,000-399,999	321	320	0.3	990	871	13.7	300,000-399,999	43	42	2.4	668	579	15.4
400,000-499,999	153	159	-3.8	412	396	4.0	400,000-499,999	19	14	35.7	261	247	5.7
500,000+	441	455	-3.1	986	941	4.8	500,000+	32	43	-25.6	544	520	4.6
Totals	3990	4475	-10.8	15365	15799	-2.7	Totals	716	770	-7.0	11009	11066	-0.5