

Buncombe County
7/11/2010



*Absorption Rate
Report
(Residential Properties)

PRICE RANGE	ACTIVE LISTINGS	PENDING	PENDING RATIO	6 Month EXPIRED	6 Month CLOSINGS	Avg Sales Price	ABSORPTION RATE	Diff	List/Sale%	AVG DOM
0 - 74,999	57	18	31.6%	80	52	\$76,794	6.6	-2.6	90.9%	106
75,000 - 99,999	92	21	22.8%	71	56	\$88,023	9.9	-4.7	96.1%	116
100,000 - 124,999	184	17	9.2%	144	71	\$109,150	15.5	-0.6	94.5%	126
125,000 - 149,999	291	30	10.3%	257	143	\$132,631	12.2	-2.2	95.8%	155
150,000 - 174,999	292	36	12.3%	267	131	\$156,955	13.4	-2.2	96.3%	120
175,000 - 199,999	356	38	10.7%	281	133	\$179,344	16.1	1.4	94.6%	155
200,000 - 249,999	478	49	10.3%	379	196	\$216,968	14.6	-1.4	95.3%	173
250,000 - 299,999	440	44	10.0%	272	117	\$261,312	22.6	-0.3	94.7%	185
300,000 - 349,999	275	30	10.9%	178	78	\$311,237	21.2	-3.7	94.9%	152
350,000 - 399,999	264	19	7.2%	175	60	\$354,236	26.4	-4.6	93.9%	171
400,000 - 449,999	175	19	10.9%	99	34	\$402,965	30.9	-3.4	94.5%	199
450,000 - 499,999	153	17	11.1%	78	34	\$452,695	27.0	-8.8	94.3%	154
500,000 - 599,999	161	11	6.8%	101	27	\$515,315	35.8	-3.5	94.0%	208
600,000 - 699,999	99	8	8.1%	39	8	\$607,246	74.3	-2.3	94.1%	319
700,000 - 799,999	81	8	9.9%	44	7	\$676,286	69.4	23.2	90.5%	264
800,000 - 899,999	59	2	3.4%	29	4	\$801,415	88.5	-1.5	92.9%	349
900,000 - 999,999	66	2	3.0%	26	5	\$875,300	79.2	11.2	89.6%	191
1 Million +	249	2	0.8%	113	20	\$1,493,100	74.7	1.8	85.1%	462
TOTAL	3772	371	9.8%	2633	1176	\$244,187	19.2	-2.0	93.6%	162

Scott Raines - Realtor® - Mobile: 828-551-0087 Overall Median sales Price: \$191,500

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*Absorption Rate=# of months it would take for present inventory to sell based on the past 6 months sales averaged monthly