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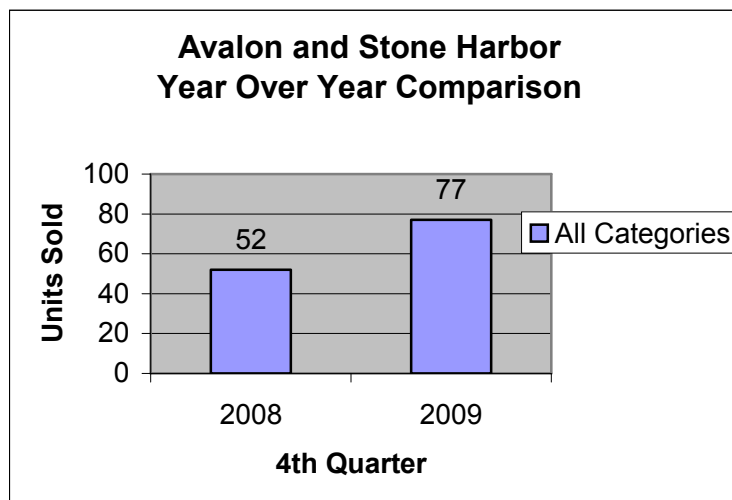
Quarterly Market Update

Fourth Quarter 2009

October 1, 2009-December 31, 2009

	SOLD				FOR SALE	
	SALES	AVERAGE PRICE	MEDIAN PRICE	AVG. DAYS ON MARKET	ACTIVE LISTINGS	AVERAGE PRICE
SINGLE FAMILY						
Avalon	34	\$1,581,405	\$1,411,500	263	199	\$2,487,196
Avalon Manor	0	-	-	-	21	\$768,905
Stone Harbor	16	\$1,508,781	\$1,515,000	218	98	\$2,152,426
Stone Harbor Manor	1	795,000	795,000	221	12	\$544,142
TOTALS	51	\$1,543,201	\$1,423,000	248	330	\$2,207,777
CONDO/TOWNHOUSE						
Avalon	19	\$706,763	\$700,000	261	127	\$777,924
Stone Harbor	6	\$493,333	\$460,000	121	54	\$661,329
Stone Harbor Manor	0	-	-	-	2	\$679,000
TOTALS	25	\$655,540	\$650,000	227	184	\$742,438
LOTS/LAND						
Avalon	1	\$1,500,000	\$1,500,000	296	21	\$2,017,524
Avalon Manor	0				5	\$487,100
Stone Harbor	0				7	\$1,891,857
Stone Harbor Manor	0				4	\$568,000
TOTALS	1	\$1,500,000	\$1,500,000	296	37	\$1,630,230
MULTI-FAMILY						
Avalon					8	\$1,695,375
Stone Harbor		NA			13	\$1,319,653
TOTALS					21	\$1,462,785
GRAND TOTAL	77	1,254,439	991,000	242	572	\$1,696,503

Things are Looking Up! Sales are up 48%



When it comes to buying, selling, and renting put a working team to work for you!

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