

# The Housing Report

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## Sierra Vista and Surrounding Areas | July 2010

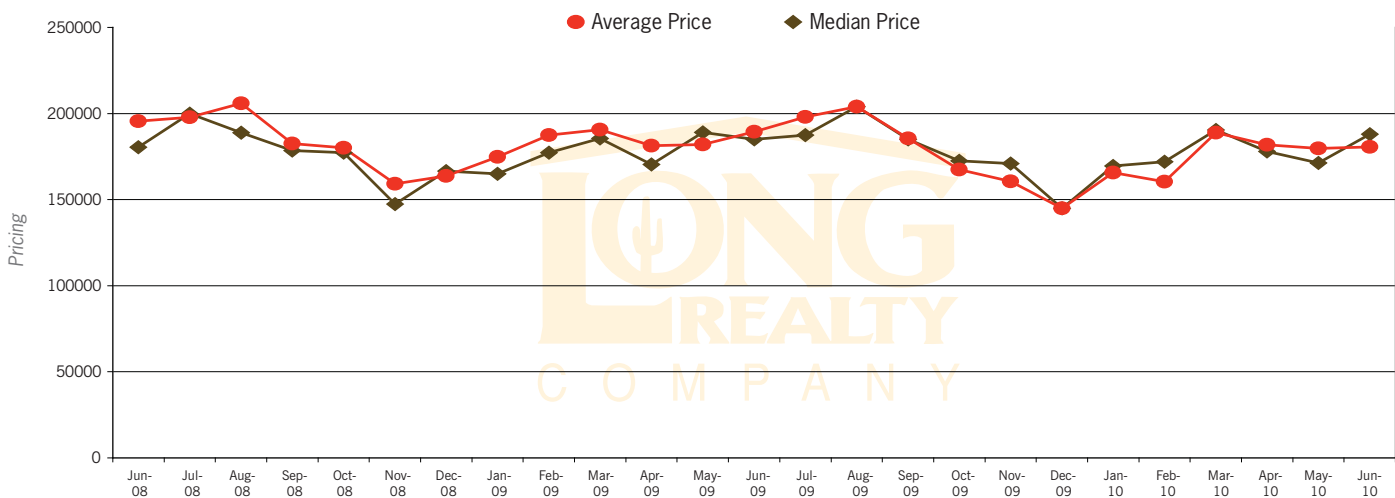
As of June 2010 active inventory was 1,120, a 12% increase from June 2009. There were 115 closings in June 2010, 1% below June 2009. Months of Inventory was 9.7, down from 11.2 in June 2009. Median price of sold homes was \$188,000 for the month of June 2010, up 2% from June 2009.

### Months of Inventory, Active Listings and Closings



These statistics are based on information obtained from the Southeast Arizona MLS on 7/6/10. Information is believed to be reliable, but not guaranteed. Months of Inventory (MOI) reflect the time period required to sell all the properties on the market given the number of closed transactions in the preceding month, provided no new product becomes available. This is an excellent benchmark to show the velocity of transactions in relation to the market inventories. This measurement is a broad one and will vary (in some cases dramatically) by price range, location and type of property.

### Median and Average Price (Closed Sales)



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Contact your favorite Long Realty Sales Associate for more information.

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## Price Banded Market Report Residential Homes

Price Band	Homes on the Market							Homes Sold/Closed							Months of Inventory
	Jun-10	Jan-10	Feb-10	10-Mar	Apr-10	May-10	Jun-10	Jun-10	Jan-10	Feb-10	10-Mar	Apr-10	May-10	Jun-10	
\$0 - 59,000	44	6	8	5	6	6	9	4.9							
\$60,000 - 79,999	66	5	4	5	6	3	8	8.23							
\$80,000 - 99,999	81	4	4	4	5	3	11	7.4							
\$100,000 - 119,999	76	5	5	6	7	9	5	15.2							
\$120,000 - 139,999	107	4	2	10	6	6	8	13.4							
\$140,000 - 159,999	116	4	3	8	8	12	4	29.00							
\$160,000 - 179,999	91	6	7	8	10	9	9	10.1							
\$180,000 - 199,999	103	5	6	10	8	9	11	9.4							
\$200,000 - 249,999	162	16	11	25	18	22	28	5.8							
\$250,000 - 299,999	114	7	4	9	11	5	12	9.5							
\$300,000 - 399,999	103	1	3	7	4	4	8	12.9							
\$400,000 - 499,999	29	0	0	2	2	0	2	14.5							
\$500,000 - 749,999	16	0	0	0	0	2	0	n/a							
\$750,000 - 1,000,000	4	0	0	0	0	0	0	n/a							
\$1,000,000 +	8	0	0	0	0	0	0	n/a							

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Real estate is in fact very localized. Market conditions can vary greatly by not only geographic area but also by price range, as demonstrated in the above Long Realty Research Center chart. Find the price range of interest to you to track relevant market conditions, and contact me for a more in-depth analysis.

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