

Local Market Update – May 2013

A RESEARCH TOOL PROVIDED BY TRIANGLE MLS



Chapel Hill / Carrboro

+ 19.3%

Change in
New Listings

+ 30.8%

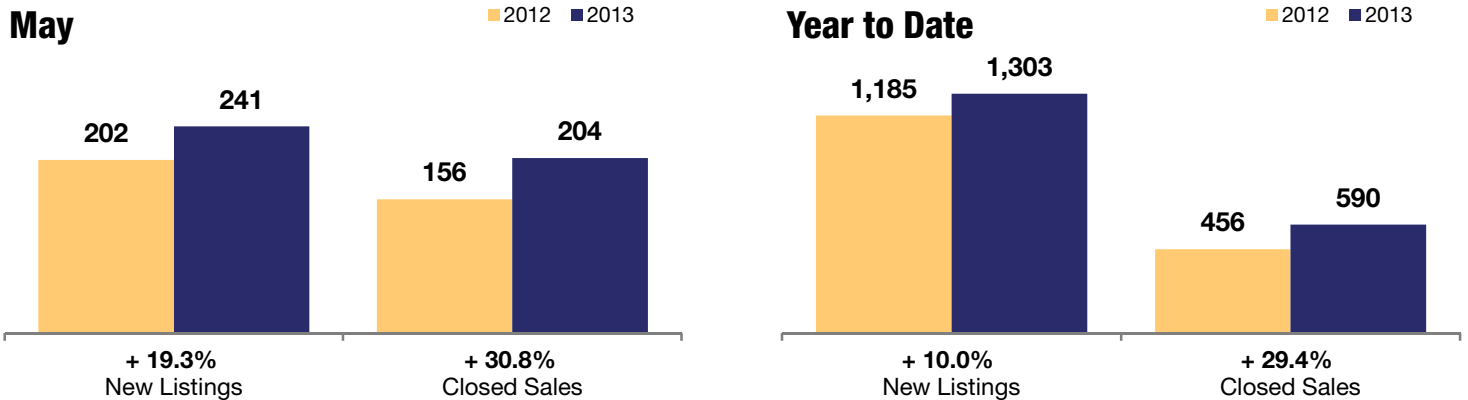
Change in
Closed Sales

+ 5.6%

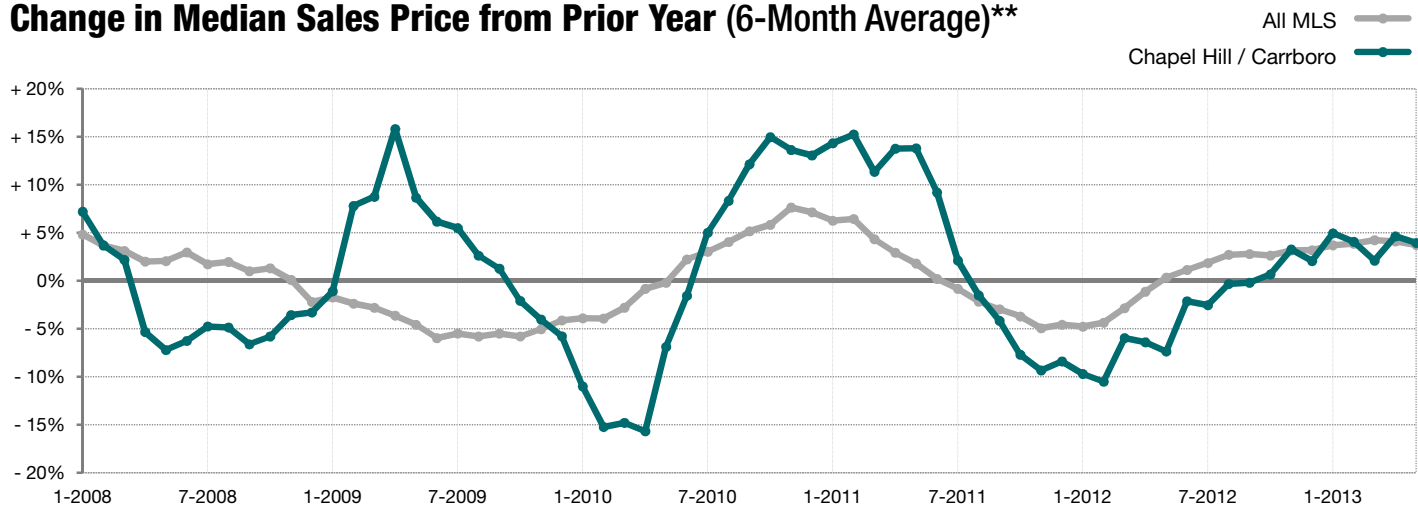
Change in
Median Sales Price

	May			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	202	241	+ 19.3%	1,185	1,303	+ 10.0%
Closed Sales	156	204	+ 30.8%	456	590	+ 29.4%
Median Sales Price*	\$299,700	\$316,500	+ 5.6%	\$301,820	\$312,750	+ 3.6%
Average Sales Price*	\$333,915	\$367,061	+ 9.9%	\$345,351	\$357,749	+ 3.6%
Total Dollar Volume (in millions)*	\$52.1	\$74.9	+ 43.8%	\$157.5	\$211.1	+ 34.0%
Percent of Original List Price Received*	93.9%	95.7%	+ 1.9%	93.1%	94.6%	+ 1.6%
Percent of List Price Received*	96.7%	97.6%	+ 0.9%	96.2%	96.9%	+ 0.7%
Days on Market Until Sale	120	107	- 11.0%	138	121	- 12.3%
Inventory of Homes for Sale	1,106	1,018	- 8.0%	--	--	--
Months Supply of Inventory	11.9	8.7	- 27.1%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Change in Median Sales Price from Prior Year (6-Month Average)**



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | Current as of June 10, 2013. All data from Triangle Multiple Listing Service, Inc.. | Powered by 10K Research and Marketing.