

The 100.

Market Updates for 100 Twin Cities Communities

A free research tool from the North Metro REALTORS® Association

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North Metro REALTORS® Association

Chanhassen

Carver County, MN

July

Year to Date

	2007	2008	Change	2007	2008	Change
New Listings	66	74	+ 12.1%	549	518	- 5.6%
Closed Sales	47	35	- 25.5%	237	182	- 23.2%
Average Sales Price	\$399,859	\$434,351	+ 8.6%	\$390,811	\$383,886	- 1.8%
Percent of Original List Price Received at Sale*	95.9%	94.8%	- 1.1%	96.7%	93.7%	- 3.2%
Average Days on Market Until Sale**	90	77	- 14.2%	116	124	+ 6.8%
Single-Family Detached Inventory	133	164	+ 23.3%	--	--	--
Townhouse-Condo Inventory	111	102	- 8.1%	--	--	--

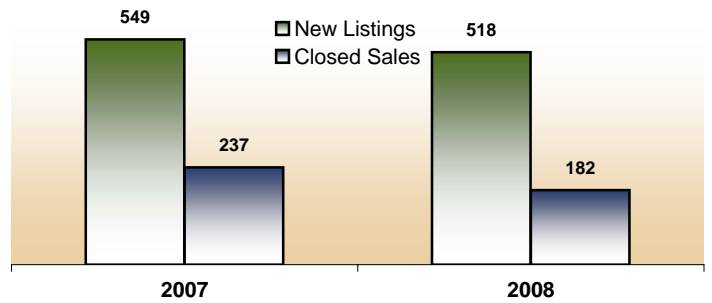
*Does not account for list prices from any previous listing contracts

**City market time figures were first available in August 2006, accounts for previous listing contracts

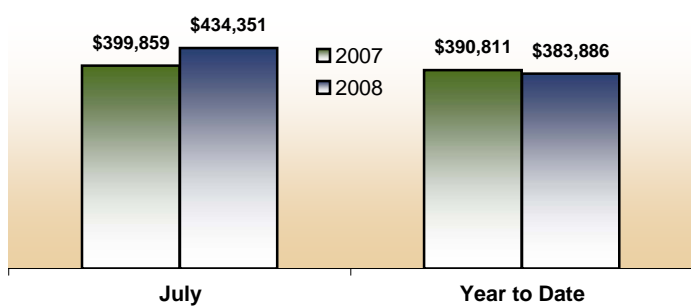
Activity—Most Recent Month



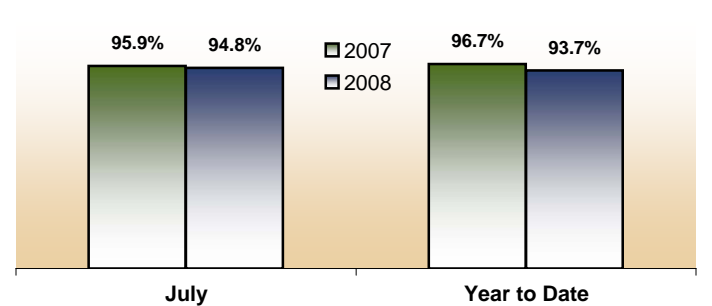
Activity—Year to Date



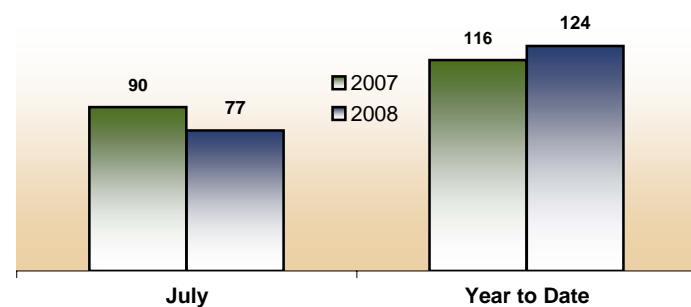
Average Sales Price



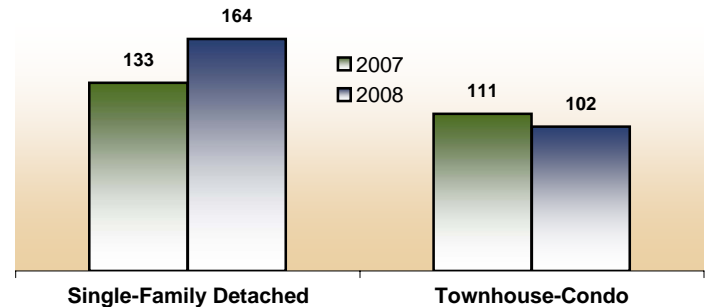
Ratio of Sales Price to Original List Price



Average Days on Market Until Sale



Inventory of Homes for Sale



Some of the figures referenced in this report are for only one month worth of activity. As such, they can sometimes look extreme due to the small sample size involved. For broader historical market information, please feel free to contact us.