

# 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

## Cokato

Wright County, MN

### July

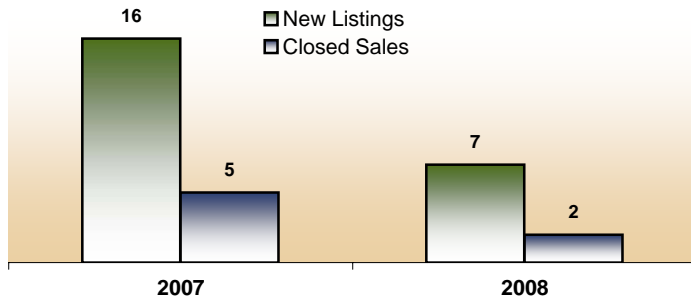
### Year to Date

	2007	2008	Change	2007	2008	Change
New Listings	16	7	- 56.3%	102	79	- 22.5%
Closed Sales	5	2	- 60.0%	30	24	- 20.0%
Average Sales Price	\$183,665	\$150,000	- 18.3%	\$189,191	\$144,364	- 23.7%
Percent of Original List Price Received at Sale*	94.6%	90.6%	- 4.2%	95.1%	92.8%	- 2.5%
Average Days on Market Until Sale**	137	276	+ 100.9%	179	166	- 7.4%
Single-Family Detached Inventory	59	53	- 10.2%	--	--	--
Townhouse-Condo Inventory	4	3	- 25.0%	--	--	--

\*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

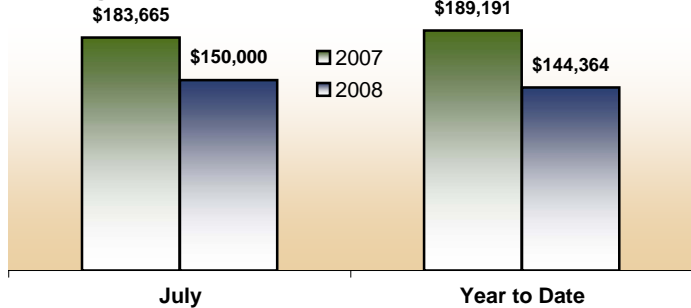
#### Activity—Most Recent Month



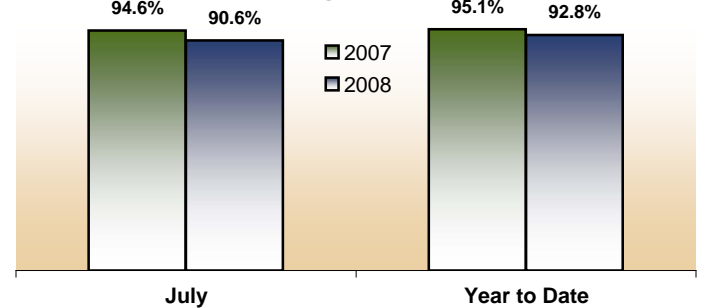
#### Activity—Year to Date



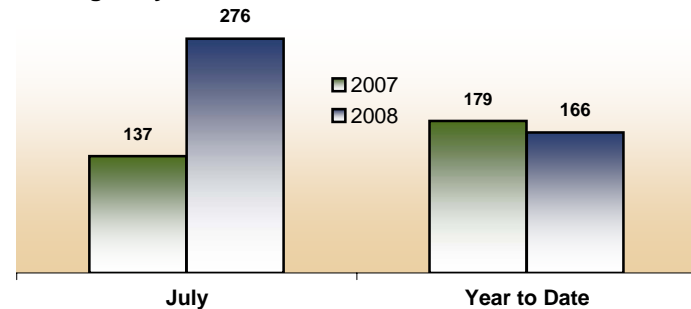
#### Average Sales Price



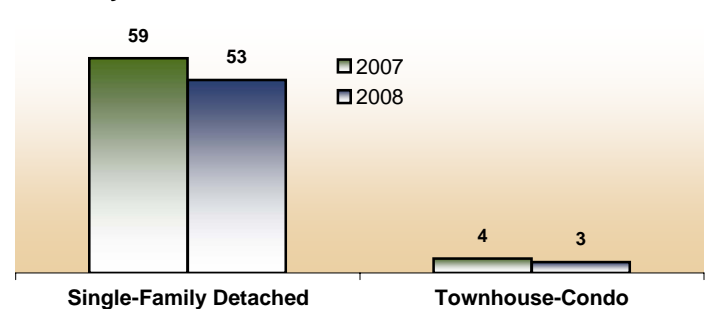
#### Ratio of Sales Price to Original List Price



#### 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.