

FORECLOSURES AND SHORT SALES IN THE TWIN CITIES HOUSING MARKET



MINNEAPOLIS AREA Association
of REALTORS®
Q4-2009 Update

Area 640: Shakopee

Lender-Mediated

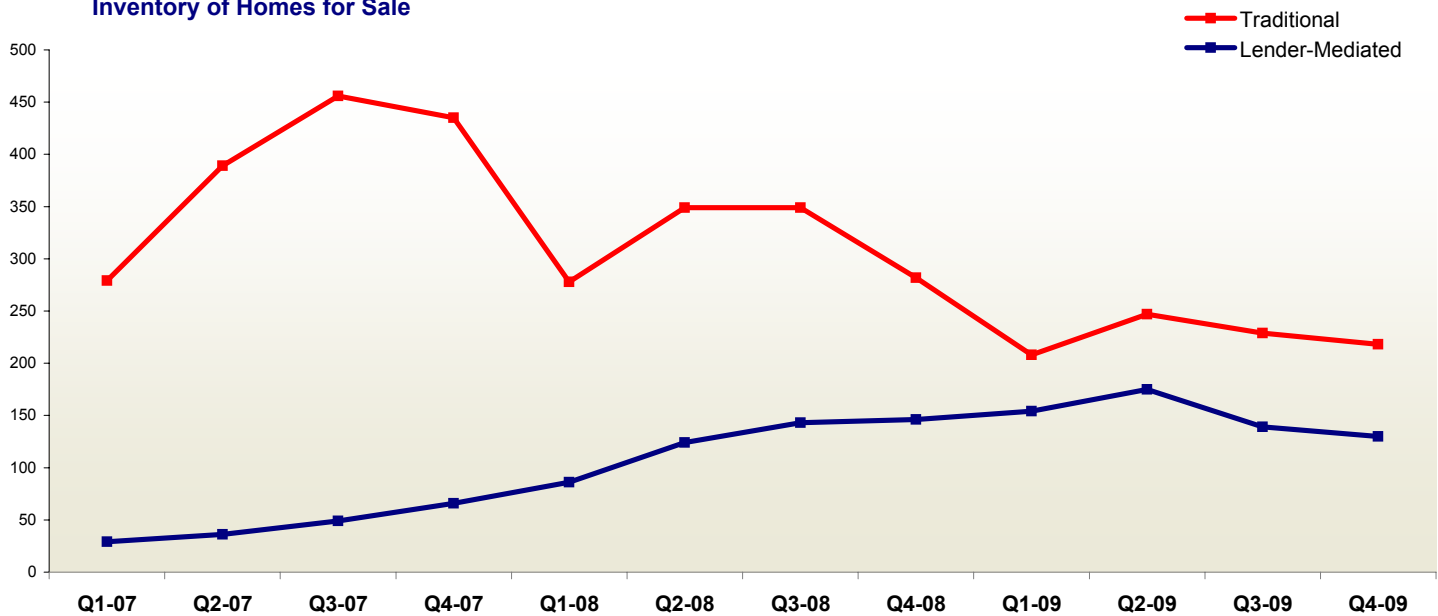
Traditional

	1-2009*	1-2010*	+/-	1-2009*	1-2010*	+/-
New Listings	459	525	+ 14.4%	1,005	806	- 19.8%
Closed Sales	202	345	+ 70.8%	341	360	+ 5.6%
Inventory of Homes for Sale**	146	130	- 11.0%	282	218	- 22.7%
Months Supply of Inventory**	7.7	4.1	- 46.1%	8.6	6.8	- 20.4%

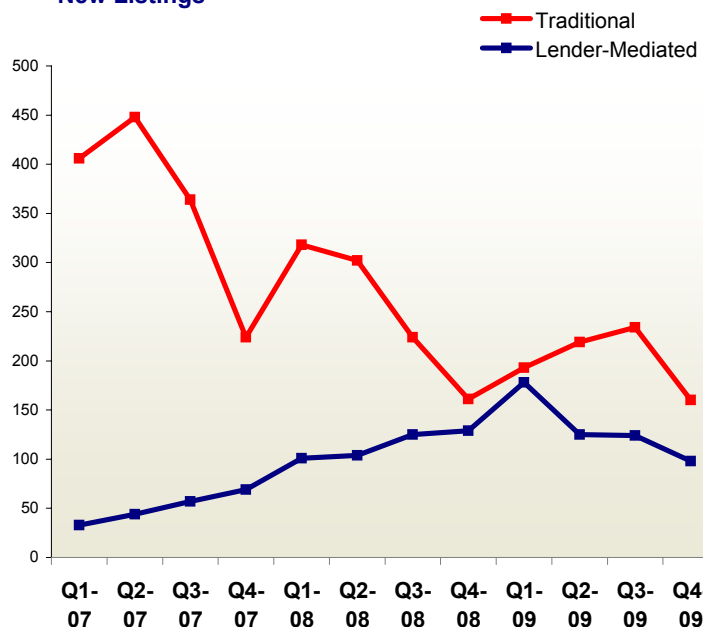
*For the prior twelve months through October

**As of the end of the period

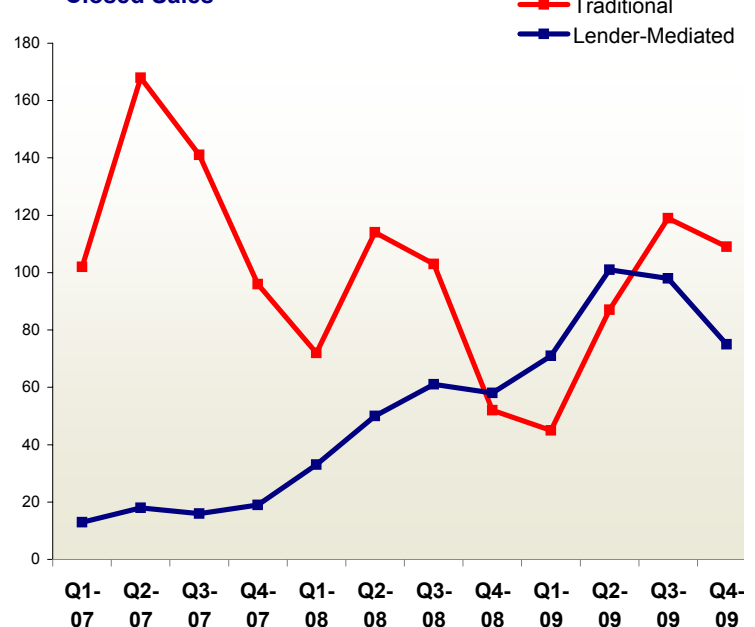
Inventory of Homes for Sale



New Listings



Closed Sales



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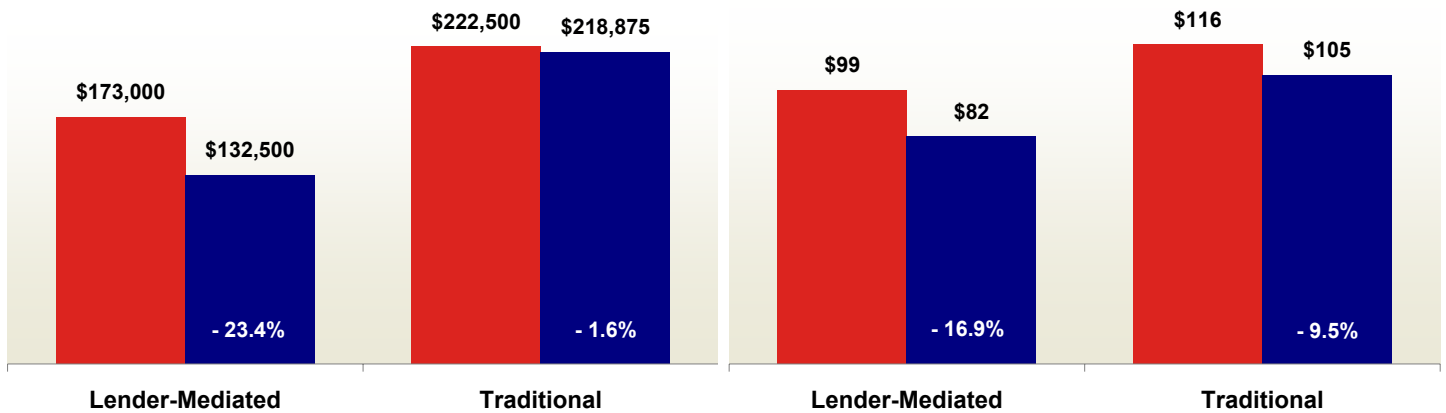
	1-2009*	1-2010*	+/-	1-2009*	1-2010*	+/-
Median Sales Price	\$173,000	\$132,500	- 23.4%	\$222,500	\$218,875	- 1.6%
Median Price Per Square Foot	\$99	\$82	- 16.9%	\$116	\$105	- 9.5%
Percent of Original List Price Received at Sale	89.7%	92.2%	+ 2.7%	94.3%	95.2%	+ 1.0%
Days on Market Until Sale	141	142	+ 1.0%	135	115	- 14.7%

Median Sales Price

■ 1-2008 thru 12-2008
■ 1-2009 thru 12-2009

Median Price Per Square Foot

■ 1-2008 thru 12-2008
■ 1-2009 thru 12-2009



Percent of Original List Price Received

■ 1-2008 thru 12-2008
■ 1-2009 thru 12-2009

Days on Market Until Sale

■ 1-2008 thru 12-2008
■ 1-2009 thru 12-2009

