



/ Area 13: North Hamilton County/Soddy Daisy/Bakewell/Sale Creek/Middle Valley

Inventory History

Current Inventory = the number of active listings on the market on the last day of each month.

Months Inventory = how many months it would take to sell out of inventory at the current month's sale's pace.

DOM = Days on Market

Month	Year	Monthly Sales	Avg ListPrice	Avg Sale Price	% Diff Sell/list	Avg DOM	Curr Inventory	Months Inventory
January	2006	41	\$172,256	\$170,052	98.72%	102.0	320	7.80
February	2006	58	\$211,726	\$204,735	96.70%	105.0	300	5.17
March	2006	70	\$162,361	\$159,405	98.18%	109.0	308	4.40
April	2006	58	\$179,494	\$177,983	99.16%	96.0	337	5.81
May	2006	77	\$188,497	\$185,880	98.61%	92.0	338	4.39
June	2006	79	\$192,314	\$189,165	98.36%	105.0	345	4.37
July	2006	71	\$183,159	\$180,076	98.32%	102.0	366	5.15
August	2006	72	\$193,894	\$187,911	96.91%	102.0	366	5.08
September	2006	70	\$170,447	\$166,781	97.85%	90.0	371	5.30
October	2006	72	\$176,299	\$173,248	98.27%	91.0	395	5.49
November	2006	54	\$160,454	\$156,497	97.53%	108.0	364	6.74
December	2006	47	\$172,145	\$169,714	98.59%	119.0	340	7.23
Total		769	\$180,254	\$176,787	98.08%	101.8	346	5.58
January	2007	46	\$184,393	\$179,181	97.17%	107.0	357	7.76
February	2007	57	\$153,030	\$149,682	97.81%	105.0	374	6.56
March	2007	63	\$193,197	\$190,980	98.85%	125.0	419	6.65
April	2007	63	\$183,689	\$178,299	97.07%	97.0	444	7.05
May	2007	66	\$190,473	\$188,477	98.95%	87.0	444	6.73
June	2007	89	\$203,299	\$198,677	97.73%	84.0	439	4.93
July	2007	68	\$190,706	\$188,299	98.74%	87.0	447	6.57
August	2007	59	\$190,467	\$186,605	97.97%	90.0	451	7.64
September	2007	47	\$195,424	\$189,674	97.06%	117.0	457	9.72
October	2007	56	\$171,188	\$166,720	97.39%	92.0	438	7.82
November	2007	50	\$180,640	\$176,882	97.92%	101.0	448	8.96
December	2007	40	\$192,339	\$185,256	96.32%	140.0	415	10.38

Total		704	\$185,737	\$181,561	97.75%	102.7	428	7.56
January	2008	26	\$154,865	\$149,233	96.36%	126.0	409	15.73
February	2008	40	\$168,921	\$164,310	97.27%	138.0	411	10.28
March	2008	61	\$174,705	\$169,560	97.06%	137.0	415	6.80
April	2008	43	\$163,903	\$159,364	97.23%	178.0	419	9.74
May	2008	47	\$186,261	\$181,074	97.22%	135.0	414	8.81
June	2008	70	\$196,607	\$192,116	97.72%	163.0	427	6.10
July	2008	60	\$175,243	\$171,831	98.05%	157.0	436	7.27
August	2008	51	\$181,525	\$178,614	98.40%	112.0	431	8.45
September	2008	49	\$162,595	\$158,357	97.39%	129.0	435	8.88
October	2008	51	\$175,201	\$168,962	96.44%	93.0	435	8.53
November	2008	25	\$171,088	\$166,369	97.24%	180.0	416	16.64
December	2008	38	\$167,692	\$160,157	95.51%	116.0	376	9.89
Total		561	\$173,217	\$168,329	97.18%	138.7	419	9.76
January	2009	25	\$179,670	\$172,191	95.84%	134.0	379	15.16
February	2009	33	\$184,867	\$180,330	97.55%	110.0	397	12.03
March	2009	38	\$162,064	\$156,660	96.67%	96.0	384	10.11
April	2009	32	\$155,677	\$152,045	97.67%	126.0	400	12.50
May	2009	49	\$196,143	\$190,902	97.33%	144.0	399	8.14
June	2009	52	\$220,975	\$210,448	95.24%	160.0	406	7.81
July	2009	57	\$156,897	\$153,206	97.65%	105.0	403	7.07
Total		286	\$179,470	\$173,683	96.78%	125.0	395	10.40
Total	2006-2009	2320	\$179,670	\$175,090	97.45%	117.3	397	8.50

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