



/ Area 16: East Brainerd (County)/Ooltewah

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	22	\$185,736	\$181,098	97.50%	109.0	168	7.64
February	2006	34	\$244,221	\$239,081	97.90%	114.0	195	5.74
March	2006	30	\$223,277	\$217,450	97.39%	100.0	211	7.03
April	2006	38	\$237,203	\$230,914	97.35%	82.0	221	5.82
May	2006	57	\$324,964	\$297,574	91.57%	84.0	237	4.16
June	2006	46	\$267,944	\$266,078	99.30%	105.0	248	5.39
July	2006	67	\$265,876	\$265,070	99.70%	76.0	268	4.00
August	2006	37	\$264,819	\$259,524	98.00%	78.0	280	7.57
September	2006	38	\$220,644	\$216,389	98.07%	73.0	286	7.53
October	2006	25	\$239,694	\$234,296	97.75%	113.0	266	10.64
November	2006	44	\$247,490	\$243,301	98.31%	122.0	255	5.80
December	2006	34	\$222,635	\$214,331	96.27%	124.0	236	6.94
Total		472	\$245,375	\$238,759	97.30%	98.3	239	6.52
January	2007	20	\$234,755	\$230,480	98.18%	114.0	256	12.80
February	2007	40	\$231,300	\$224,564	97.09%	143.0	266	6.65
March	2007	36	\$211,672	\$205,494	97.08%	108.0	303	8.42
April	2007	47	\$240,904	\$233,797	97.05%	115.0	317	6.74
May	2007	45	\$253,089	\$247,667	97.86%	127.0	342	7.60
June	2007	43	\$287,305	\$282,536	98.34%	87.0	351	8.16
July	2007	45	\$255,074	\$247,466	97.02%	117.0	337	7.49
August	2007	54	\$278,433	\$272,018	97.70%	120.0	338	6.26
September	2007	25	\$272,743	\$259,345	95.09%	117.0	328	13.12
October	2007	29	\$238,341	\$231,531	97.14%	157.0	327	11.28
November	2007	23	\$243,366	\$241,641	99.29%	168.0	308	13.39
December	2007	28	\$280,975	\$274,944	97.85%	163.0	293	10.46

Total		435	\$252,330	\$245,957	97.47%	128.0	314	9.36
January	2008	18	\$263,461	\$256,929	97.52%	184.0	287	15.94
February	2008	28	\$209,904	\$203,842	97.11%	200.0	295	10.54
March	2008	26	\$239,322	\$231,633	96.79%	128.0	334	12.85
April	2008	28	\$236,646	\$233,872	98.83%	180.0	336	12.00
May	2008	34	\$233,971	\$228,458	97.64%	124.0	330	9.71
June	2008	46	\$227,375	\$217,666	95.73%	135.0	332	7.22
July	2008	34	\$263,850	\$258,275	97.89%	151.0	334	9.82
August	2008	30	\$228,420	\$227,238	99.48%	117.0	325	10.83
September	2008	27	\$220,378	\$215,265	97.68%	146.0	301	11.15
October	2008	44	\$259,277	\$247,913	95.62%	139.0	288	6.55
November	2008	16	\$282,869	\$276,425	97.72%	162.0	272	17.00
December	2008	29	\$289,371	\$274,902	95.00%	103.0	251	8.66
Total		360	\$246,237	\$239,368	97.21%	147.4	307	11.02
January	2009	13	\$224,400	\$195,346	87.05%	151.0	244	18.77
February	2009	14	\$206,991	\$198,658	95.97%	92.0	239	17.07
March	2009	20	\$226,420	\$225,068	99.40%	120.0	252	12.60
April	2009	28	\$196,793	\$192,451	97.79%	145.0	226	8.07
May	2009	28	\$221,213	\$212,443	96.04%	142.0	217	7.75
June	2009	35	\$240,689	\$232,525	96.61%	178.0	208	5.94
July	2009	36	\$226,078	\$219,185	96.95%	148.0	206	5.72
Total		174	\$220,369	\$210,811	95.66%	139.4	227	10.85
Total	2006-2009	1441	\$241,078	\$233,724	96.95%	128.0	272	9.25

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